

# PHA Plans

## Streamlined Annual Version

U.S. Department of Housing and  
Urban Development  
Office of Public and Indian  
Housing

OMB No. 2577-0226  
(exp. 05/31/2006)

---

This information collection is authorized by Section 511 of the Quality Housing and Work Responsibility Act, which added a new section 5A to the U.S. Housing Act of 1937 that introduced 5-year and annual PHA Plans. The full PHA plan provides a ready source for interested parties to locate basic PHA policies, rules, and requirements concerning the PHA's operations, programs, and services, and informs HUD, families served by the PHA, and members of the public of the PHA's mission and strategies for serving the needs of low-income and very low-income families. This form allows eligible PHAs to make a streamlined annual Plan submission to HUD consistent with HUD's efforts to provide regulatory relief for certain types of PHAs. Public reporting burden for this information collection is estimated to average 11.7 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. HUD may not collect this information and respondents are not required to complete this form, unless it displays a currently valid OMB Control Number.

**Privacy Act Notice.** The United States Department of Housing and Urban Development, Federal Housing Administration, is authorized to solicit the information requested in this form by virtue of Title 12, U.S. Code, Section 1701 et seq., and regulations promulgated thereunder at Title 12, Code of Federal Regulations. Information in PHA plans is publicly available.

---

# Streamlined Annual PHA Plan

## for Fiscal Year: 2006

# PHA Name: Housing Authority of the City of Mexico

**NOTE: This PHA Plan template (HUD-50075-SA) is to be completed in accordance with instructions contained in previous Notices PIH 99-33 (HA), 99-51 (HA), 2000-22 (HA), 2000-36 (HA), 2000-43 (HA), 2001-4 (HA), 2001-26 (HA), 2003-7 (HA), and any related notices HUD may subsequently issue.**



**Streamlined Annual PHA Plan**  
**Fiscal Year 2006**  
[24 CFR Part 903.12(c)]

**Table of Contents**  
[24 CFR 903.7(r)]

Provide a table of contents for the Plan, including applicable additional requirements, and a list of supporting documents available for public inspection.

**A. PHA PLAN COMPONENTS**

- 1. Site-Based Waiting List Policies  
**903.7(b)(2) Policies on Eligibility, Selection, and Admissions**
- 2. Capital Improvement Needs  
**903.7(g) Statement of Capital Improvements Needed**
- 3. Section 8(y) Homeownership  
**903.7(k)(1)(i) Statement of Homeownership Programs**
- 4. Project-Based Voucher Programs
- 5. PHA Statement of Consistency with Consolidated Plan. Complete only if PHA has changed any policies, programs, or plan components from its last Annual Plan.
- 6. Supporting Documents Available for Review
- 7. Capital Fund Program and Capital Fund Program Replacement Housing Factor, Annual Statement/Performance and Evaluation Report
- 8. Capital Fund Program 5-Year Action Plan

**B. SEPARATE HARD COPY SUBMISSIONS TO LOCAL HUD FIELD OFFICE**

**Form HUD-50076, PHA Certifications of Compliance with the PHA Plans and Related Regulations: Board Resolution to Accompany the Streamlined Annual Plan** identifying policies or programs the PHA has revised since submission of its last Annual Plan, and including Civil Rights certifications and assurances the changed policies were presented to the Resident Advisory Board for review and comment, approved by the PHA governing board, and made available for review and inspection at the PHA's principal office;

For PHAs Applying for Formula Capital Fund Program (CFP) Grants:

**Form HUD-50070, Certification for a Drug-Free Workplace;**

**Form HUD-50071, Certification of Payments to Influence Federal Transactions; and**

**Form SF-LLL & SF-LLLa, Disclosure of Lobbying Activities.**

**1. Site-Based Waiting Lists (Eligibility, Selection, Admissions Policies)**

[24 CFR Part 903.12(c), 903.7(b)(2)]

Exemptions: Section 8 only PHAs are not required to complete this component.

**A. Site-Based Waiting Lists-Previous Year**

1. Has the PHA operated one or more site-based waiting lists in the previous year? If yes, complete the following table; if not skip to B.

Site-Based Waiting Lists				
Development Information: (Name, number, location)	Date Initiated	Initial mix of Racial, Ethnic or Disability Demographics	Current mix of Racial, Ethnic or Disability Demographics since Initiation of SBWL	Percent change between initial and current mix of Racial, Ethnic, or Disability demographics

2. What is the number of site based waiting list developments to which families may apply at one time?
3. How many unit offers may an applicant turn down before being removed from the site-based waiting list?
4.  Yes  No: Is the PHA the subject of any pending fair housing complaint by HUD or any court order or settlement agreement? If yes, describe the order, agreement or complaint and describe how use of a site-based waiting list will not violate or be inconsistent with the order, agreement or complaint below:

**B. Site-Based Waiting Lists – Coming Year**

If the PHA plans to operate one or more site-based waiting lists in the coming year, answer each of the following questions; if not, skip to next component.

1. How many site-based waiting lists will the PHA operate in the coming year?
2.  Yes  No: Are any or all of the PHA’s site-based waiting lists new for the upcoming year (that is, they are not part of a previously-HUD-approved site based waiting list plan)?  
If yes, how many lists?

3.  Yes  No: May families be on more than one list simultaneously  
If yes, how many lists?
4. Where can interested persons obtain more information about and sign up to be on the site-based waiting lists (select all that apply)?
- PHA main administrative office
  - All PHA development management offices
  - Management offices at developments with site-based waiting lists
  - At the development to which they would like to apply
  - Other (list below)

## **2. Capital Improvement Needs**

[24 CFR Part 903.12 (c), 903.7 (g)]

Exemptions: Section 8 only PHAs are not required to complete this component.

### **A. Capital Fund Program**

1.  Yes  No Does the PHA plan to participate in the Capital Fund Program in the upcoming year? If yes, complete items 7 and 8 of this template (Capital Fund Program tables). If no, skip to B.
2.  Yes  No: Does the PHA propose to use any portion of its CFP funds to repay debt incurred to finance capital improvements? If so, the PHA must identify in its annual and 5-year capital plans the development(s) where such improvements will be made and show both how the proceeds of the financing will be used and the amount of the annual payments required to service the debt. (Note that separate HUD approval is required for such financing activities.).

### **B. HOPE VI and Public Housing Development and Replacement Activities (Non-Capital Fund)**

Applicability: All PHAs administering public housing. Identify any approved HOPE VI and/or public housing development or replacement activities not described in the Capital Fund Program Annual Statement.

1.  Yes  No: Has the PHA received a HOPE VI revitalization grant? (if no, skip to #3; if yes, provide responses to the items on the chart located on the next page, copying and completing as many times as necessary).
2. Status of HOPE VI revitalization grant(s):

<b>HOPE VI Revitalization Grant Status</b>	
a. Development Name:	
b. Development Number:	
c. Status of Grant:	
<input type="checkbox"/>	Revitalization Plan under development
<input type="checkbox"/>	Revitalization Plan submitted, pending approval
<input type="checkbox"/>	Revitalization Plan approved
<input type="checkbox"/>	Activities pursuant to an approved Revitalization Plan underway

3.  Yes  No: Does the PHA expect to apply for a HOPE VI Revitalization grant in the Plan year?  
If yes, list development name(s) below:

4.  Yes  No: Will the PHA be engaging in any mixed-finance development activities for public housing in the Plan year? If yes, list developments or activities below:

5.  Yes  No: Will the PHA be conducting any other public housing development or replacement activities not discussed in the Capital Fund Program Annual Statement? If yes, list developments or activities below:

**3. Section 8 Tenant Based Assistance--Section 8(y) Homeownership Program**  
(if applicable) [24 CFR Part 903.12(c), 903.7(k)(1)(i)]

1.  Yes  No: Does the PHA plan to administer a Section 8 Homeownership program pursuant to Section 8(y) of the U.S.H.A. of 1937, as implemented by 24 CFR part 982 ? (If “No”, skip to the next component; if “yes”, complete each program description below (copy and complete questions for each program identified.)

2. Program Description:

a. Size of Program

Yes  No: Will the PHA limit the number of families participating in the Section 8 homeownership option?

If the answer to the question above was yes, what is the maximum number of participants this fiscal year?

b. PHA-established eligibility criteria

Yes  No: Will the PHA’s program have eligibility criteria for participation in its Section 8 Homeownership Option program in addition to HUD criteria?  
If yes, list criteria:

c. What actions will the PHA undertake to implement the program this year (list)?

3. Capacity of the PHA to Administer a Section 8 Homeownership Program:

The PHA has demonstrated its capacity to administer the program by (select all that apply):

- Establishing a minimum homeowner down payment requirement of at least 3 percent of purchase price and requiring that at least 1 percent of the purchase price comes from the family's resources.
- Requiring that financing for purchase of a home under its Section 8 homeownership will be provided, insured or guaranteed by the state or Federal government; comply with secondary mortgage market underwriting requirements; or comply with generally accepted private sector underwriting standards.
- Partnering with a qualified agency or agencies to administer the program (list name(s) and years of experience below):
- Demonstrating that it has other relevant experience (list experience below):

#### **4. Use of the Project-Based Voucher Program**

##### **Intent to Use Project-Based Assistance**

Yes  No: Does the PHA plan to "project-base" any tenant-based Section 8 vouchers in the coming year? If the answer is "no," go to the next component. If yes, answer the following questions.

1.  Yes  No: Are there circumstances indicating that the project basing of the units, rather than tenant-basing of the same amount of assistance is an appropriate option? If yes, check which circumstances apply:
  - low utilization rate for vouchers due to lack of suitable rental units
  - access to neighborhoods outside of high poverty areas
  - other (describe below):
2. Indicate the number of units and general location of units (e.g. eligible census tracts or smaller areas within eligible census tracts):

#### **5. PHA Statement of Consistency with the Consolidated Plan**

[24 CFR Part 903.15]

For each applicable Consolidated Plan, make the following statement (copy questions as many times as necessary) only if the PHA has provided a certification listing program or policy changes from its last Annual Plan submission.

1. Consolidated Plan jurisdiction: (provide name here) State of Missouri

2. The PHA has taken the following steps to ensure consistency of this PHA Plan with the Consolidated Plan for the jurisdiction: (select all that apply)

- The PHA has based its statement of needs of families on its waiting lists on the needs expressed in the Consolidated Plan/s.
- The PHA has participated in any consultation process organized and offered by the Consolidated Plan agency in the development of the Consolidated Plan.
- The PHA has consulted with the Consolidated Plan agency during the development of this PHA Plan.
- Activities to be undertaken by the PHA in the coming year are consistent with the initiatives contained in the Consolidated Plan. (list below)
- Other: (list below)

3. The Consolidated Plan of the jurisdiction supports the PHA Plan with the following actions and commitments: (describe below)

- Affordable housing for low income households
- Affordable housing for homeless persons & families with other special needs
- Affordable homeownership for low and moderate income households
- Preservation of affordable housing for low-income persons and families

This information above is taken from the Missouri Consolidated Plan for the five years covering 2003-2007 (91.315(b) page 177 Missouri Consolidated Plan.

## **6. Supporting Documents Available for Review for Streamlined Annual PHA Plans**

PHAs are to indicate which documents are available for public review by placing a mark in the “Applicable & On Display” column in the appropriate rows. All listed documents must be on display if applicable to the program activities conducted by the PHA.

<b>List of Supporting Documents Available for Review</b>		
<b>Applicable &amp; On Display</b>	<b>Supporting Document</b>	<b>Related Plan Component</b>
N/A	<i>PHA Certifications of Compliance with the PHA Plans and Related Regulations and Board Resolution to Accompany the Standard Annual, Standard Five-Year, and Streamlined Five-Year/Annual Plans;</i>	5 Year and Annual Plans
Yes	<i>PHA Certifications of Compliance with the PHA Plans and Related Regulations and Board Resolution to Accompany the Streamlined Annual Plan</i>	Streamlined Annual Plans
N/A	<i>Certification by State or Local Official of PHA Plan Consistency with Consolidated Plan.</i>	5 Year and standard Annual Plans
Yes	Fair Housing Documentation Supporting Fair Housing Certifications: Records reflecting that the PHA has examined its programs or proposed programs, identified any impediments to fair housing choice in those programs, addressed or is addressing those impediments in a reasonable fashion in view of the resources available, and worked or is working with local jurisdictions to implement any of the jurisdictions’ initiatives to affirmatively further fair housing that require the PHA’s involvement.	5 Year and Annual Plans
Yes	Housing Needs Statement of the Consolidated Plan for the jurisdiction(s) in which the PHA is located and any additional backup data to support statement of housing needs for families on the PHA’s public housing and Section 8 tenant-based waiting lists.	Annual Plan: Housing Needs
Yes	Most recent board-approved operating budget for the public housing program	Annual Plan: Financial Resources
Yes	Public Housing Admissions and (Continued) Occupancy Policy (A&O/ACOP), which includes the Tenant Selection and Assignment Plan [TSAP] and the Site-Based Waiting List Procedure.	Annual Plan: Eligibility, Selection, and Admissions Policies
Yes	Deconcentration Income Analysis	Annual Plan: Eligibility, Selection, and Admissions Policies
Yes	Any policy governing occupancy of Police Officers and Over-Income Tenants in Public Housing. <input checked="" type="checkbox"/> Check here if included in the public housing A&O Policy.	Annual Plan: Eligibility, Selection, and Admissions Policies
Yes	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions Policies
Yes	Public housing rent determination policies, including the method for setting public housing flat rents. <input checked="" type="checkbox"/> Check here if included in the public housing A & O Policy.	Annual Plan: Rent Determination
Yes	Schedule of flat rents offered at each public housing development. <input checked="" type="checkbox"/> Check here if included in the public housing A & O Policy.	Annual Plan: Rent Determination
Yes	Section 8 rent determination (payment standard) policies (if included in plan, not necessary as a supporting document) and written analysis of Section 8 payment standard policies. <input checked="" type="checkbox"/> Check here if included in Section 8 Administrative Plan.	Annual Plan: Rent Determination
Yes	Public housing management and maintenance policy documents, including policies for the prevention or eradication of pest infestation (including cockroach infestation).	Annual Plan: Operations and Maintenance
	Results of latest Public Housing Assessment System (PHAS) Assessment (or	Annual Plan: Management

<b>List of Supporting Documents Available for Review</b>		
<b>Applicable &amp; On Display</b>	<b>Supporting Document</b>	<b>Related Plan Component</b>
Yes	other applicable assessment).	and Operations
Yes	Follow-up Plan to Results of the PHAS Resident Satisfaction Survey (if necessary)	Annual Plan: Operations and Maintenance and Community Service & Self-Sufficiency
Yes	Results of latest Section 8 Management Assessment System (SEMAP)	Annual Plan: Management and Operations
N/A	Any policies governing any Section 8 special housing types <input type="checkbox"/> Check here if included in Section 8 Administrative Plan	Annual Plan: Operations and Maintenance
Yes	Public housing grievance procedures <input checked="" type="checkbox"/> Check here if included in the public housing A & O Policy	Annual Plan: Grievance Procedures
Yes	Section 8 informal review and hearing procedures. <input checked="" type="checkbox"/> Check here if included in Section 8 Administrative Plan.	Annual Plan: Grievance Procedures
Yes	The Capital Fund/Comprehensive Grant Program Annual Statement /Performance and Evaluation Report for any active grant year.	Annual Plan: Capital Needs
N/A	Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grants.	Annual Plan: Capital Needs
N/A	Approved HOPE VI applications or, if more recent, approved or submitted HOPE VI Revitalization Plans, or any other approved proposal for development of public housing.	Annual Plan: Capital Needs
Yes	Self-evaluation, Needs Assessment and Transition Plan required by regulations implementing Section 504 of the Rehabilitation Act and the Americans with Disabilities Act. See PIH Notice 99-52 (HA).	Annual Plan: Capital Needs
Yes	Approved or submitted applications for demolition and/or disposition of public housing.	Annual Plan: Demolition and Disposition
N/A	Approved or submitted applications for designation of public housing (Designated Housing Plans).	Annual Plan: Designation of Public Housing
Yes	Approved or submitted assessments of reasonable revitalization of public housing and approved or submitted conversion plans prepared pursuant to section 202 of the 1996 HUD Appropriations Act, Section 22 of the US Housing Act of 1937, or Section 33 of the US Housing Act of 1937.	Annual Plan: Conversion of Public Housing
N/A	Documentation for required Initial Assessment and any additional information required by HUD for Voluntary Conversion.	Annual Plan: Voluntary Conversion of Public Housing
N/A	Approved or submitted public housing homeownership programs/plans.	Annual Plan: Homeownership
N/A	Policies governing any Section 8 Homeownership program (Section _____ of the Section 8 Administrative Plan)	Annual Plan: Homeownership
Yes	Public Housing Community Service Policy/Programs <input checked="" type="checkbox"/> Check here if included in Public Housing A & O Policy	Annual Plan: Community Service & Self-Sufficiency
N/A	Cooperative agreement between the PHA and the TANF agency and between the PHA and local employment and training service agencies.	Annual Plan: Community Service & Self-Sufficiency
N/A	FSS Action Plan(s) for public housing and/or Section 8.	Annual Plan: Community Service & Self-Sufficiency
Yes	Section 3 documentation required by 24 CFR Part 135, Subpart E for public housing.	Annual Plan: Community Service & Self-Sufficiency
N/A	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) program reports for public housing.	Annual Plan: Community Service & Self-Sufficiency
Yes	Policy on Ownership of Pets in Public Housing Family Developments (as required by regulation at 24 CFR Part 960, Subpart G). <input checked="" type="checkbox"/> Check here if included in the public housing A & O Policy.	Annual Plan: Pet Policy
Yes	The results of the most recent fiscal year audit of the PHA conducted under the Single Audit Act as implemented by OMB Circular A-133, the results of that audit and the PHA's response to any findings.	Annual Plan: Annual Audit
Yes	Other supporting documents: number and location of unit to be occupied by police officer, terms and conditions of their tenancies, statement of increased	Annual Plan: Eligibility, Selection, and Admissions

PHA Name:  
HA Code:

Streamlined Annual Plan for Fiscal Year 20\_\_

<b>List of Supporting Documents Available for Review</b>		
<b>Applicable &amp; On Display</b>	<b>Supporting Document</b>	<b>Related Plan Component</b>
	security needed for public housing residents	Policies
N/A	Consortium agreement(s) and for Consortium Joint PHA Plans <u>Only</u> : Certification that consortium agreement is in compliance with 24 CFR Part 943 pursuant to an opinion of counsel on file and available for inspection.	Joint Annual PHA Plan for Consortia: Agency Identification and Annual Management and Operations

## 7. Capital Fund Program Annual Statement/Performance and Evaluation Report and Replacement Housing Factor

<b>Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary</b>					
PHA Name: Housing Authority of the City of Mexico, Missouri			Grant Type and Number Capital Fund Program Grant No: MO36PO1050106 Replacement Housing Factor Grant No:		Federal FY of Grant: 2006
<input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/ Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:    )					
<input type="checkbox"/> Performance and Evaluation Report for Period Ending: <input type="checkbox"/> Final Performance and Evaluation Report					
Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds	395,727.00	0.00	0.00	0.00
2	1406 Operations	10,000.00	0.00	0.00	0.00
3	1408 Management Improvements	43,000.00	0.00	0.00	0.00
4	1410 Administration	38,572.00	0.00	0.00	0.00
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	24,000.00	0.00	0.00	0.00
8	1440 Site Acquisition				
9	1450 Site Improvement	5,000.00	0.00	0.00	0.00
10	1460 Dwelling Structures	167,355.00	0.00	0.00	0.00
11	1465.1 Dwelling Equipment—Nonexpendable	58,800.00	0.00	0.00	0.00
12	1470 Nondwelling Structures	15,000.00	0.00	0.00	0.00
13	1475 Nondwelling Equipment	34,000.00	0.00	0.00	0.00
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	395,727.00	0.00	0.00	0.00
22	Amount of line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance	40,000.00	0.00	0.00	0.00
24	Amount of line 21 Related to Security – Soft Costs				
25	Amount of Line 21 Related to Security – Hard Costs	20,000.00	0.00	0.00	0.00
26	Amount of line 21 Related to Energy Conservation Measures	80,000.00	0.00	0.00	0.00

**7. Capital Fund Program Annual Statement/Performance and Evaluation Report and Replacement Housing Factor**

**7. Capital Fund Program Annual Statement/Performance and Evaluation Report and Replacement Housing Factor**

**Annual Statement/Performance and Evaluation Report  
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)**

**Part II: Supporting Pages**

PHA Name: Housing Authority of the City of Mexico, Missouri	Grant Type and Number Capital Fund Program Grant No: MO36PO1050106 Replacement Housing Factor Grant No:	Federal FY of Grant: 2006
---	---	---------------------------

Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
<b>PHA Wide</b>	<b>Operations</b>	<b>1406</b>						
	Operations		N/A	10,000.00	0.00	0.00	0.00	
	<b>Operations Total</b>	<b>1406</b>		<b>10,000.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	
<b>PHA Wide</b>	<b>Management Improvement</b>	<b>1408</b>						
	Computer Software & Maintenance	1408 A	N/A	10,000.00	0.00	0.00	0.00	
	Management Training	1408 B	N/A	18,000.00	0.00	0.00	0.00	
	Vacancy Reduction	1408 C	N/A	15,000.00	0.00	0.00	0.00	
	<b>Management Total</b>	<b>1408</b>		<b>43,000.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	
<b>PHA Wide</b>	<b>Administration</b>	<b>1410</b>						
	Dev. Director Salary	1410.1	1	28,000.00	0.00	0.00	0.00	
	Dev. Director Benefits	1410.9	1	8,572.00	0.00	0.00	0.00	
	Advertising	1410.19	N/A	2,000.00	0.00	0.00	0.00	
	<b>Administration Total</b>	<b>1410</b>		<b>38,572.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	
<b>PHA Wide</b>	<b>Fees and Costs</b>	<b>1430</b>						
	A/E Fees	1430.1	N/A	20,000.00	0.00	0.00	0.00	
	Inspection Cost	1430.7	N/A	2,000.00	0.00	0.00	0.00	
	Sundry Planning Costs	1430.19	N/A	2,000.00	0.00	0.00	0.00	

**Annual Statement/Performance and Evaluation Report  
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)**

**Part II: Supporting Pages**

## 7. Capital Fund Program Annual Statement/Performance and Evaluation Report and Replacement Housing Factor

PHA Name: Housing Authority of the City of Mexico, Missouri		Grant Type and Number Capital Fund Program Grant No: MO36PO1050106 Replacement Housing Factor Grant No:				Federal FY of Grant: 2006		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
<b>PHA Wide</b>	<b>Fees and Costs</b>	<b>1430</b>		<b>24,000.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	
<b>PHA Wide</b>	<b>Site Improvement</b>	<b>1450</b>						
<b>MO-04</b>	Drainage Issues	1450 A		5,000.00	0.00	0.00	0.00	
	<b>Site Total</b>	<b>1450</b>		<b>5,000.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	
<b>MO-01</b>	<b>Dwelling Structures</b>	<b>1460</b>						
	Renovation of Units	1460 A	4 DU	20,000.00	0.00	0.00	0.00	
	Replace Water & Sewer Lines	1460 B	50 DU	80,000.00	0.00	0.00	0.00	
<b>MO-02</b>	<b>Dwelling Structures</b>	<b>1460</b>						
	Renovation of Units	1460 C	4 DU	20,000.00	0.00	0.00	0.00	
<b>MO-03</b>	<b>Dwelling Structures</b>	<b>1460</b>						
	Renovation of Units	1460 D	2 DU	10,000.00	0.00	0.00	0.00	
<b>MO-04</b>	<b>Dwelling Structures</b>	<b>1460</b>						
	Renovation of Units	1460 E	2 DU	10,000.00	0.00	0.00	0.00	
	Replace Shower Surrounds & Plumbing	1460 F	24 DU	27,355.00	0.00	0.00	0.00	
	<b>Total Dwelling Structures</b>	<b>1460</b>		<b>167,355.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	

**7. Capital Fund Program Annual Statement/Performance and Evaluation Report and Replacement Housing Factor**

Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part II: Supporting Pages									
PHA Name: Housing Authority of the City of Mexico, Missouri			Grant Type and Number Capital Fund Program Grant No: MO36PO1050106 Replacement Housing Factor Grant No:				Federal FY of Grant: 2006		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work	
				Original	Revised	Funds Obligated	Funds Expended		
<b>PHA Wide</b>	<b>Non-Dwelling Structures</b>	<b>1470</b>							
<b>MO-01</b>	Interior Renovation at the Senior Center	1470.1 A	One Building	10,000.00	0.00	0.00	0.00		
<b>MO-01</b>	Interior Renovation at the Help Center	1470.1 B	One Building	5,000.00	0.00	0.00	0.00		
	<b>Total Non- Dwelling</b>	<b>1470</b>		<b>15,000.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>		
<b>PHA Wide</b>	<b>Non-Dwelling Equipment</b>	<b>1475</b>							
	Computer hardware	1475.1	N/A	7,000.00	0.00	0.00	0.00		
	Lawn Mower	1475.2	One	12,000.00	0.00	0.00	0.00		
	Maintenance vehicle	1475.3	One	15,000.00	0.00	0.00	0.00		
	<b>Total Non-Dwelling</b>	<b>1475</b>		<b>34,000.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>		
<b>PHA Wide</b>	<b>Dwelling Equipment</b>	<b>1465</b>							
<b>MO-01</b>	Refrigerator & Range	1465.1 A	35 Each	24,500.00	0.00	0.00	0.00		
<b>MO-02</b>	Refrigerator & Range	1465.1 B	25 Each	17,500.00	0.00	0.00	0.00		
<b>MO-03</b>	Refrigerator & Range	1465.1 C	4 Each	2,800.00	0.00	0.00	0.00		
<b>MO-04</b>	Refrigerator & Range	1465.1 D	20 Each	14,000.00	0.00	0.00	0.00		
	<b>Total Dwelling Equipment</b>	<b>1465</b>		<b>58,800.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>		

**Annual Statement/Performance and Evaluation Report  
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)**

**7. Capital Fund Program Annual Statement/Performance and Evaluation Report and Replacement Housing Factor**

PHA Name: Housing Authority of the City of Mexico, Missouri		Grant Type and Number Capital Fund Program No: MO36PO1050106 Replacement Housing Factor No:					Federal FY of Grant: 2006	
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates	
	Original	Revised	Actual	Original	Revised	Actual		
MO-010-1	05/30/08			05/30/10				
MO-010-2	05/30/08			05/30/10				
MO-010-3	05/30/08			05/30/10				
MO-010-4	05/30/08			05/30/10				
PHA Wide	05/30/08			05/30/10				

## 8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan					
Part I: Summary					
PHA Name Housing Authority of the City of Mexico, Missouri				<input checked="" type="checkbox"/> <b>Original 5-Year Plan</b> <input type="checkbox"/> <b>Revision No:</b>	
Development Number/Name/HA-Wide	Year 1 PHA 2006	Work Statement for Year 2 FFY Grant: 2007 PHA FY: 2007	Work Statement for Year 3 FFY Grant: 2008 PHA FY: 2008	Work Statement for Year 4 FFY Grant: 2009 PHA FY: 2009	Work Statement for Year 5 FFY Grant: 2010 PHA FY: 2010
	Annual Statement				
MO-10-01		105,000.00	194,000.00	134,000.00	120,000.00
MO-10-02		140,000.00	95,000.00	99,300.00	105,000.00
MO010-03		8,000.00	10,000.00	9,500.00	11,000.00
MO-10-04		27,000.00	25,000.00	25,000.00	65,000.00
PHA Wide Operations		10,000.00	10,000.00	10,000.00	10,000.00
PHA Wide Management Improvements		43,000.00	43,000.00	43,000.00	43,000.00
PHA Wide Other		85,414.00	77,572.00	142,572.00	62,572.00
PHA Wide Non-Dwelling					
CFP Funds Listed for 5-year planning		453,414.00	489,572.00	473,372.00	461,572.00

## 8. Capital Fund Program Five-Year Action Plan

Replacement Housing Factor Funds					
----------------------------------	--	--	--	--	--

<b>Capital Fund Program Five-Year Action Plan</b>						
<b>Part II: Supporting Pages—Work Activities</b>						
Activities for 2006	Activities for Year: 2007 FFY Grant: 2007 PHA FY: 2007			Activities for Year: 2008 FFY Grant: 2008 PHA FY: 2008		
	<b>Development Name/Number</b>	<b>Major Work Categories</b>	<b>Estimated Cost</b>	<b>Development Name/Number</b>	<b>Major Work Categories</b>	<b>Estimated Cost</b>
<b>See</b>	<b>MO10-01</b>	<b>Garfield, Trinity, Central, Seminary</b>		<b>MO10-01</b>	<b>Garfield, Trinity, Central, Seminary</b>	
<b>Annual Statement</b>	Renovation of Dwelling Units	4 DU	10,000.00	Renovation of Dwelling Units	5 DU	15,000.00
	Replacement of Water Heater	50 DU	10,000.00	Replace HVAC	35 DU	125,000.00
	Replace HVAC	35 DU	85,000.00	Replace Roof	30 Buildings	54,000.00
	<b>Subtotal</b>		<b>105,000.00</b>	<b>Subtotal</b>		<b>194,000.00</b>
	<b>MO10-02</b>	<b>Bolivar, Holt Lafayette</b>		<b>MO10-02</b>		<b>Bolivar, Holt Lafayette</b>
	Replace Water Heater	25 DU	10,000.00	Renovation of Dwelling Units	2 DU	10,000.00
	Renovation of Dwelling Units	5 DU	10,000.00	Replacement of HVAC	15 DU	85,000.00
	Replace Water & Sewer Lines	26 Building	35,000.00	<b>Subtotal</b>		<b>95,000.00</b>
	Replace HVAC	35 DU	85,000.00	<b>MO10-03</b>	<b>West Liberty</b>	
	<b>Subtotal</b>		<b>140,000.00</b>	Renovation of Dwelling units	1 DU	10,000.00

## 8. Capital Fund Program Five-Year Action Plan

	<b>MO10-03</b>	<b>West Liberty</b>		<b>Subtotal</b>		<b>10,000.00</b>
	Renovation of Dwelling Units	1 DU	5,000.00	<b>MO10-04</b>	<b>Hassen, Wade, Blvd., Missouri</b>	
	Concrete Replacement	500 SF	3,000.00	Renovation of Dwelling Units	4 DU	25,000.00
	<b>Subtotal</b>		<b>8,000.00</b>	<b>Subtotal</b>		<b>25,000.00</b>
	<b>MO10-04</b>	<b>Hassen, Wade, Calhoun, Blvd.</b>				
	Renovation of Dwelling Units	3 DU	15,000.00			
	Concrete Replacement	3000SF	12,000.00			

### Capital Fund Program Five-Year Action Plan Part II: Supporting Pages—Work Activities

Activities for Year: 2007 FFY Grant: 2007 PHA FY: 2007			Activities for Year: 2008 FFY Grant: 2008 PHA FY: 2008		
<b>Development Name/Number</b>	<b>Major Work Categories</b>	<b>Estimated Cost</b>	<b>Development Name/Number</b>	<b>Major Work Categories</b>	<b>Estimated Cost</b>
<b>MO10-04</b>	<b>Subtotal</b>	<b>27,000.00</b>	PHA Wide Operations	Operations	10,000.00
PHA Wide Operations	Operations	10,000.00	<b>Subtotal</b>		<b>10,000.00</b>
<b>Subtotal</b>		<b>10,000.00</b>			
PHA Wide	Management Improvements		PHA Wide	Management Improvements	
Computer Software & Maintenance	N/A	10,000.00	Computer Software & Maintenance	N/A	10,000.00
Management Training	N/A	18,000.00	Management Training	N/A	18,000.00
Vacancy Reduction	N/A	15,000.00	Vacancy Reduction	N/A	15,000.00
<b>Subtotal</b>		<b>43,000.00</b>	<b>Subtotal</b>		<b>43,000.00</b>
PHA Wide	Administration		PHA Wide	Administration	
Dev. Director Salary		28,000.00	Dev. Director Salary		28,000.00

## 8. Capital Fund Program Five-Year Action Plan

Dev. Director Benefits		8,572.00	Dev. Director Benefits		8,572.00
Advertising		2,000.00	Advertising		2,000.00
<b>Subtotal</b>		<b>38,572.00</b>	<b>Subtotal</b>		<b>38,572.00</b>
PHA Wide	Fees & Costs		PHA Wide	Fees & Costs	
A/E Fees		20,000.00	A/E Fees		20,000.00
Inspections Cost		2,000.00	Inspection Cost		2,000.00
Sundry Planning Costs		2,000.00	Sundry Planning Costs		2,000.00
<b>Subtotal</b>		<b>24,000.00</b>	<b>Subtotal</b>		<b>24,000.00</b>

### Capital Fund Program Five-Year Action Plan

#### Part II: Supporting Pages—Work Activities

Activities for Year: 2007 FFY Grant: 2007 PHA FY: 2007			Activities for Year: 2008 FFY Grant: 2008 PHA FY: 2008		
Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
PHA Wide	Non-Dwelling Equipment Expendable		PHA Wide <b>MO-01</b>	Site Improvement	
Upgrade Computer Hardware/ furniture	N/A	8,000.00	Drainage Improvements		15,000.00
Purchase Lawn Mower	One	12,000.00	<b>Subtotal</b>		<b>15,000.00</b>
Purchase Maintenance Vehicle	One	15,000.00	PHA Wide	Non-Dwelling Equipment	
<b>Subtotal</b>		<b>35,000.00</b>	Update Computer Hardware/ Office Furniture	N/A	8,000.00
			Purchase Lawn Mower	One	12,000.00



## 8. Capital Fund Program Five-Year Action Plan

	Replace Roofs	30 Buildings	54,000.00	Concrete Replacement	5,000 SF	20,000.00
	<b>Subtotal</b>		<b>134,000.00</b>	<b>Subtotal</b>		<b>120,000.00</b>
	<b>MO10-02</b>	<b>Bolivar, Holt, Union</b>		<b>MO10-02</b>	<b>Union, Lafayette, Buchanan</b>	
	Renovation of Dwelling Units	2 DU	10,000.00	Renovation of Dwelling Units	2 DU	10,000.00
	Replace Roof	26 Buildings	46,800.00	Upgrade Electrical	50 DU	75,000.00
	Exterior Painting	26 Buildings	22,500.00	Concrete Replacement	5,000 SF	20,000.00
	Replace Gutters	26 Buildings	20,000.00	<b>Subtotal</b>		<b>105,000.00</b>
	<b>Subtotal</b>		<b>99,300.00</b>			
	<b>MO10-03</b>	<b>West Liberty</b>		<b>MO10-03</b>	<b>West Liberty</b>	
	Renovation of Dwelling Units	1 DU	8,000.00	Renovation of Dwelling Units	1 DU	8,000.00
	Exterior Painting	2 Buildings	1,500.00	Concrete Replacement	500 SF	3,000.00
	<b>Subtotal</b>		<b>9,500.00</b>	<b>Subtotal</b>		<b>11,000.00</b>
	<b>MO10-04</b>	<b>Hassen, Wade, Missouri</b>				
	Renovation of Dwelling Units	3 DU	25,000.00			
	<b>Subtotal</b>		<b>\$25,000.00</b>			<b>\$</b>

### Capital Fund Program Five-Year Action Plan Part II: Supporting Pages—Work Activities

Activities for Year : 2009 FFY Grant: 2009 PHA FY: 2009			Activities for Year: 2010 FFY Grant: 2010 PHA FY: 2010		
Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost

## 8. Capital Fund Program Five-Year Action Plan

PHA Wide Operations	Housing Operations	10,000.00	MO10-04	Calhoun, Hassen	
<b>Subtotal</b>		<b>10,000.00</b>	Renovation of Dwelling Units	4 DU	15,000.00
PHA Wide Management	Improvements		Concrete Replacement	8000 SF	35,000.00
Computer Software and Maintenance	N/A	10,000.00	Exterior Painting	20 Buildings	15,000.00
Management Training	N/A	18,000.00	<b>Subtotal</b>		<b>65,000.00</b>
Vacancy Reduction	N/A	15,000.00	PHA Wide Operations	Housing Operations	10,000.00
<b>Subtotal</b>		<b>43,000.00</b>	<b>Subtotal</b>		<b>10,000.00</b>
PHA Wide	Administration		PHA Wide Management	Improvements	
Dev. Director Salary		28,000.00	Computer Software and Maintenance	N/A	10,000.00
Dev. Director Benefits		8,572.00	Management Training	N/A	18,000.00
Advertising		2,000.00	Vacancy Reduction	N/A	15,000.00
<b>Subtotal</b>		<b>38,572.00</b>	<b>Subtotal</b>		<b>43,000.00</b>
PHA Wide	Fees and Costs		PHA Wide	Administration	
A/E Fee		20,000.00	Dev. Director Salary		28,000.00
Inspections Cost		2,000.00	Dev. Director Benefits		8,572.00
Sundry Planning Costs		2,000.00	Advertising		2,000.00
<b>Subtotal</b>		<b>24,000.00</b>	<b>Subtotal</b>		<b>38,572.00</b>

## 8. Capital Fund Program Five-Year Action Plan

<b>Capital Fund Program Five-Year Action Plan</b>					
<b>Part II: Supporting Pages—Work Activities</b>					
Activities for Year : 2009 FFY Grant: 2009 PHA FY: 2009			Activities for Year: 2010 FFY Grant: 2010 PHA FY: 2010		
<b>Development Name/Number</b>	<b>Major Work Categories</b>	<b>Estimated Cost</b>	<b>Development Name/Number</b>	<b>Major Work Categories</b>	<b>Estimated Cost</b>
PHA Wide MO-01	Non-Dwelling Structures		PHA Wide	Fees and Costs	
Interior Renovation of the Maintenance Building	Two Buildings	25,000.00	A/E Fees		20,000.00
<b>Subtotal</b>		<b>25,000.00</b>	Inspection Costs		2,000.00
PHA Wide	Non-Dwelling Equipment		Sundry Planning Costs		2,000.00
Upgrade Computer Hardware/ Office Furniture	N/A	10,000.00	<b>Subtotal</b>		<b>24,000.00</b>
<b>Subtotal</b>		<b>10,000.00</b>	PHA Wide	Non-Dwelling Equipment	
PHA Wide	Dwelling Equipment Expendable		Upgrade Computer Hardware/ Office Furniture	N/A	10,000.00
<b>MO-01, 02, 04</b>			Purchase Maintenance Vehicle	One	20,000.00
Replace Refrigerators & Range	75 Each	55,000.00	Purchase Lawn Mower	One	15,000.00
<b>Subtotal</b>		<b>55,000.00</b>	<b>Subtotal</b>		<b>45,000.00</b>



**The Mexico Housing Authority's addendum to the annual plan of 2006:** to have occupancy by a police officer to provide security for public housing residents per CFR 24; 960.505. One police officer at the location of Hassen Drive will provide increased security and report of Hassen Drive area and other necessary areas upon request of the Mexico Housing Authority. A police officer, including sheriff, must be a duly license officer to qualify. Trespassing of banned and barred individuals is known in this area and disturbances. The goal is to improve Hassen Drive in a peaceful and safe environment for housing authority's residents.

The terms and conditions of the officers' tenancies will be determined by the Mexico Housing Authority and as needed. The Mexico Housing Authority will also follow the guideline of the Admissions and Continued Occupancy Plan (ACOP) by paying rent at least equally the cost of operating the public housing unit. This rent is determined on a year to year basis of the public housing annual budget of allowable expense level or project expense level.