

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

PHA Plans

5 Year Plan for Fiscal Years 2005 - 2009

Annual Plan for Fiscal Year 2007

**NOTE: THIS PHA PLANS TEMPLATE (HUD 50075) IS TO BE COMPLETED IN
ACCORDANCE WITH INSTRUCTIONS LOCATED IN APPLICABLE PIH NOTICES**

PHA Plan Agency Identification

PHA Name: Ann Arbor Housing Commission **PHA Number:** MI064

PHA Fiscal Year Beginning: (mm/yyyy) 07/2007

PHA Programs Administered:

Public Housing and Section 8 **Section 8 Only** **Public Housing Only**
 Number of public housing units: 360 Number of S8 units: Number of public housing units:
 Number of S8 units: 1333

PHA Consortia: (check box if submitting a joint PHA Plan and complete table)

| Participating PHAs | PHA Code | Program(s) Included in the Consortium | Programs Not in the Consortium | # of Units Each Program |
|----------------------|----------|---------------------------------------|--------------------------------|-------------------------|
| Participating PHA 1: | | | | |
| Participating PHA 2: | | | | |
| Participating PHA 3: | | | | |

Public Access to Information

Information regarding any activities outlined in this plan can be obtained by contacting: (select all that apply)

- Main administrative office of the PHA
- PHA development management offices
- PHA local offices

Display Locations For PHA Plans and Supporting Documents

The PHA Plans (including attachments) are available for public inspection at: (select all that apply)

- Main administrative office of the PHA (only location for Supporting Documents)
- PHA development management offices – Baker Commons
- PHA local offices
- Main administrative office of the local government
- Main administrative office of the County government
- Main administrative office of the State government
- Public library
- PHA website
- Other (list below)

PHA Plan Supporting Documents are available for inspection at: (select all that apply)

Main business office of the PHA – 727 Miller Avenue, Ann Arbor, MI 48103

PHA development management offices

Other (list below)

Fiscal & Administrative Office at 406 N. Ashley, Ann Arbor, MI 48103

5-YEAR PLAN
PHA FISCAL YEARS 2005 - 2009
[24 CFR Part 903.5]

A. Mission

State the PHA's mission for serving the needs of low-income, very low income, and extremely low-income families in the PHA's jurisdiction. (select one of the choices below)

- The mission of the PHA is the same as that of the Department of Housing and Urban Development: To promote adequate and affordable housing, economic opportunity and a suitable living environment free from discrimination.
- The PHA's mission is: (state mission here)
The Ann Arbor Housing Commission (AAHC) seeks to provide desirable housing and related supportive services for low-income individuals and families on a transitional and/or permanent basis. AAHC will partner with housing service providers to build healthy residential communities and promote an atmosphere of pride and responsibility.

B. Goals

The goals and objectives listed below are derived from HUD's strategic Goals and Objectives and those emphasized in recent legislation. PHAs may select any of these goals and objectives as their own, or identify other goals and/or objectives. Whether selecting the HUD-suggested objectives or their own, **PHAS ARE STRONGLY ENCOURAGED TO IDENTIFY QUANTIFIABLE MEASURES OF SUCCESS IN REACHING THEIR OBJECTIVES OVER THE COURSE OF THE 5 YEARS.** (Quantifiable measures would include targets such as: numbers of families served or PHAS scores achieved.) PHAs should identify these measures in the spaces to the right of or below the stated objectives.

HUD Strategic Goal: Increase the availability of decent, safe, and affordable housing.

- PHA Goal: Expand the supply of assisted housing
Objectives:
- Apply for additional rental vouchers: *expand vouchers as funding permits and seek "opt-out" opportunities as they arise.*
 - Reduce public housing vacancies: *reduce annualized vacancies to 3% with target of 10 or fewer vacancies at any one time.*
 - Leverage private or other public funds to create additional housing opportunities: *Participate in at least one new partnership development project.*
 - Acquire or build units or developments
 - Other (list below)
- PHA Goal: Improve the quality of assisted housing
Objectives:

- Improve public housing management: (PHAS score) *Continue achievement toward high performer status.*
- Improve voucher management: (SEMAP score) *Continue achievement toward high performer status*
- Increase customer satisfaction: *improve communications via new phone tree; issuance of maintenance manual for residents, continuation of newsletter issuances; and on-going staff development.*
- Concentrate on efforts to improve specific management functions: (list; e.g., public housing finance; voucher unit inspections)
 - 1) *reduction in unit-turn time in PH;*
 - 2) *Quality Assurance file reviews in both PH & S8*
 - 3) *Streamline financial processes*
- Renovate or modernize public housing units:
 - 1) *continue modernization through CFP*
 - 2) *complete capital needs assessment for longer term planning*
- Demolish or dispose of obsolete public housing:
- Provide replacement public housing:
- Provide replacement vouchers:
- Other: (list below)
 - 1) *Work with HUD to improve e-technology and reduce frustration and down time associated with e-systems.*
 - 2) *Utilize pooled capital fund bonding option*
 - 3) *Transition to Asset Management model of PH operation*

- PHA Goal: Increase assisted housing choices
 - Objectives:
 - Provide voucher mobility counseling:
 - Conduct outreach efforts to potential voucher landlords
 - 1) *Develop landlord advisory board*
 - 2) *Include landlords at voucher issuance/briefing sessions*
 - Increase voucher payment standards
 - Implement voucher homeownership program:
 - 1) *Continue partnership with CHA for counseling*
 - 2) *Link program to FSS participation*
 - Implement public housing or other homeownership programs:
 - Implement public housing site-based waiting lists:
 - Convert public housing to vouchers:
 - Other: (list below)

HUD Strategic Goal: Improve community quality of life and economic vitality

- PHA Goal: Provide an improved living environment
 - Objectives:

- Implement measures to deconcentrate poverty by bringing higher income public housing households into lower income developments:
- Implement measures to promote income mixing in public housing by assuring access for lower income families into higher income developments:
- Implement public housing security improvements:
 - 1) *Maintain strong partnership with AAPD, including community policing*
 - 2) *Continue police in residence program at high-rises*
 - 3) *Improve intercom/camera equipment at high-rises*
 - 4) *Work with residents to implement "neighborhood watch" programs at family sites.*
- Designate developments or buildings for particular resident groups (elderly, persons with disabilities)
- Other: (list below)
 - 1) *Enhance site appearance and trash management*
 - 2) *Review site safety aspects, particularly parking lot lighting, exit doors.*

HUD Strategic Goal: Promote self-sufficiency and asset development of families and individuals

- PHA Goal: Promote self-sufficiency and asset development of assisted households

Objectives:

 - Increase the number and percentage of employed persons in assisted families: *continue working family preference, with clearer definition of "working"*.
 - Provide or attract supportive services to improve assistance recipients' employability:
 - Provide or attract supportive services to increase independence for the elderly or families with disabilities.
 - 1) *Continue "resource coordination" through partnership with Washtenaw Cty Community Support and Treatment Services (CSTS);*
 - 2) *Utilize student interns in social work, occupational/physical therapy, and nursing as available.*
 - Other: (list below)
 - 1) *Participate in County 10 Year Plan to End Homelessness*

HUD Strategic Goal: Ensure Equal Opportunity in Housing for all Americans

- PHA Goal: Ensure equal opportunity and affirmatively further fair housing

Objectives:

- Undertake affirmative measures to ensure access to assisted housing regardless of race, color, religion national origin, sex, familial status, and disability:
- Undertake affirmative measures to provide a suitable living environment for families living in assisted housing, regardless of race, color, religion national origin, sex, familial status, and disability:
- Undertake affirmative measures to ensure accessible housing to persons with all varieties of disabilities regardless of unit size required:
Coordinate with Center for Independent Living (CIL) when accessible units become available, to occupy appropriately.
- Other: (list below)
Work with local Fair Housing office to address any concerns that arise.

HUD Strategic Goal: To serve needs of child /adult victims of domestic violence, dating violence, sexual assault, or stalking (VAWA) (Added in 2007)

- PHA Goal: To ensure access to services/information
Objectives:
 - Post Public Notice of rights under VAWA for PH & S8 participants *-done*
 - Establish partnership with SafeHouse and Ozone, for referral and supportive services for adult/child victims.
 - Ensure that existing on-site Supportive-Service providers have necessary information about VAWA to assist residents as requested.*-done*
 - Brief all incoming new participants and landlords of VAWA-*on-going*

Other PHA Goals and Objectives: (list below)

The Board of the Housing Commission approved the following Goals and Objectives:

Operational Excellence, including:

- Customer Service
 - Outward perception with clients and general public
 - Consumer feedback
 - Communications channels
- Process Improvements
 - Streamline reporting
 - Clarification of key metrics (max of 10)
 - All functional areas (Maintenance, Finance, S8 / PH)
- Employee Growth & Opportunities
 - Training tied to goals/guiding principles
 - Performance reviews tied to outcomes and metrics

Increase Affordable Housing in Washtenaw County

- Create 501©3 non-profit
- Partner with other For-profit/Non-profit organizations

Utilize local, State and Federal funding sources
Full utilization of S8 HCVouchers, including exploration of
Project-basing
Asset evaluation of existing PH

Address Non-Housing Needs of Customers

Self-sufficiency/economic development

Section 3- promote employment training opportunities with
contracts; utilize resident owned business to extent possible; FSS

Identify unique customer groups and their requirements/gaps and
partner with entities who provide the needed services.

Annual PHA Plan
PHA Fiscal Year 2007
[24 CFR Part 903.7]

i. Annual Plan Type:

Select which type of Annual Plan the PHA will submit.

- Standard Plan**
- Troubled Agency Plan**

ii. Executive Summary of the Annual PHA Plan

[24 CFR Part 903.7 9 (r)]

Provide a brief overview of the information in the Annual Plan, including highlights of major initiatives and discretionary policies the PHA has included in the Annual Plan.

The major initiative of the coming fiscal year will be the transition to the asset management operational model for public housing and a related structural reorganization of the agency to effect this mandated change. Additionally, the Commission will be implementing a new housing software system, YARDI, to better address asset management reporting issues and to improve efficiencies in both public housing and section 8.

iii. Annual Plan Table of Contents

[24 CFR Part 903.7 9 (r)]

Provide a table of contents for the Annual Plan, including attachments, and a list of supporting documents available for public inspection.

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Attachments

Indicate which attachments are provided by selecting all that apply. Provide the attachment’s name (A, B, etc.) in the space to the left of the name of the attachment. Note: If the attachment is provided as a **SEPARATE** file submission from the PHA Plans file, provide the file name in parentheses in the space to the right of the title.

Required Attachments:

- Admissions Policy for Deconcentration – *Appendix A*
- FY 2007 Capital Fund Program Annual Statement - *file: CFP501-07.xls*
- Most recent board-approved operating budget (Required Attachment for PHAs that are troubled or at risk of being designated troubled ONLY)
- List of Resident Advisory Board Members – *Appendix G*
- List of Resident Board Member – *Appendix F*
- Community Service Description of Implementation- *see page 39 et al.*
- Information on Pet Policy – *see page 44 et al.*
- Section 8 Homeownership Capacity Statement- *Appendix B*
- Description of Homeownership Programs – *see page 34 et al.*

Optional Attachments:

- PHA Management Organizational Chart – *Appendix J*
- FY 2005 Capital Fund Program 5 Year Action Plan – *file: CFP508 5 YEAR PLAN.xls*
- Public Housing Drug Elimination Program (PHDEP) Plan
- Comments of Resident Advisory Board or Boards – *Appendix K*
- Other (List below, providing each attachment name)
 - Commentary on Implementation of VAWA – *Appendix L*

Supporting Documents Available for Review

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.

| List of Supporting Documents Available for Review | | |
|--|---|----------------------------------|
| Applicable & On Display | Supporting Document | Applicable Plan Component |
| | PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations | 5 Year and Annual Plans |
| | State/Local Government Certification of Consistency with the Consolidated Plan | 5 Year and Annual Plans |
| X | Fair Housing Documentation: Records reflecting that the PHA has examined its programs or proposed programs, identified any impediments to fair | 5 Year and Annual Plans |

| List of Supporting Documents Available for Review | | |
|--|---|--|
| Applicable & On Display | Supporting Document | Applicable Plan Component |
| | 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. | |
| X | Consolidated Plan for the jurisdiction/s in which the PHA is located (which includes the Analysis of Impediments to Fair Housing Choice (AI)) and any additional backup data to support statement of housing needs in the jurisdiction | Annual Plan: Housing Needs |
| X | Most recent board-approved operating budget for the public housing program | Annual Plan: Financial Resources; |
| X | Public Housing Admissions and (Continued) Occupancy Policy (A&O), which includes the Tenant Selection and Assignment Plan [TSAP] | Annual Plan: Eligibility, Selection, and Admissions Policies |
| X | Section 8 Administrative Plan | Annual Plan: Eligibility, Selection, and Admissions Policies |
| X | Public Housing Deconcentration and Income Mixing Documentation: 1. PHA board certifications of compliance with deconcentration requirements (section 16(a) of the US Housing Act of 1937, as implemented in the 2/18/99 <i>Quality Housing and Work Responsibility Act Initial Guidance; Notice</i> and any further HUD guidance) and 2. Documentation of the required deconcentration and income mixing analysis | Annual Plan: Eligibility, Selection, and Admissions Policies |
| | Public housing rent determination policies, including the methodology 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 |
| X | 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 |
| X | Section 8 rent determination (payment standard) policies <input checked="" type="checkbox"/> check here if included in Section 8 Administrative Plan | Annual Plan: Rent Determination |
| X | 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 |
| | Public housing grievance procedures <input checked="" type="checkbox"/> check here if included in the public housing A & O Policy | Annual Plan: Grievance Procedures |
| | Section 8 informal review and hearing procedures | Annual Plan: Grievance Procedures |

| List of Supporting Documents Available for Review | | |
|--|---|---|
| Applicable & On Display | Supporting Document | Applicable Plan Component |
| | <input checked="" type="checkbox"/> check here if included in Section 8 Administrative Plan | |
| X | The HUD-approved Capital Fund/Comprehensive Grant Program Annual Statement (HUD 52837) for the active grant year | Annual Plan: Capital Needs |
| NA | Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grant | Annual Plan: Capital Needs |
| | Most recent, approved 5 Year Action Plan for the Capital Fund/Comprehensive Grant Program, if not included as an attachment (provided at PHA option) | Annual Plan: Capital Needs |
| NA | 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 |
| NA | Approved or submitted applications for demolition and/or disposition of public housing | Annual Plan: Demolition and Disposition |
| NA | Approved or submitted applications for designation of public housing (Designated Housing Plans) | Annual Plan: Designation of Public Housing |
| NA | 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 | Annual Plan: Conversion of Public Housing |
| NA | Approved or submitted public housing homeownership programs/plans | Annual Plan: Homeownership |
| | Policies governing any Section 8 Homeownership program <input checked="" type="checkbox"/> check here if included in the Section 8 Administrative Plan | Annual Plan: Homeownership |
| | Any cooperative agreement between the PHA and the TANF agency | Annual Plan: Community Service & Self-Sufficiency |
| | FSS Action Plan/s for public housing and/or Section 8 | Annual Plan: Community Service & Self-Sufficiency |
| NA | Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports | Annual Plan: Community Service & Self-Sufficiency |
| NA | The most recent Public Housing Drug Elimination Program (PHDEP) semi-annual performance report for any open grant and most recently submitted PHDEP application (PHDEP Plan) | Annual Plan: Safety and Crime Prevention |
| X | The most recent fiscal year audit of the PHA conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U.S.C. 1437c(h)), the results of that audit and the PHA's response to any findings | Annual Plan: Annual Audit |
| | Troubled PHAs: MOA/Recovery Plan | Troubled PHAs |
| | Other supporting documents (optional) (list individually; use as many lines as necessary) | (specify as needed) |
| | | |

1. Statement of Housing Needs

[24 CFR Part 903.7 9 (a)]

A. Housing Needs of Families in the Jurisdiction/s Served by the PHA

Based upon the information contained in the Consolidated Plan/s applicable to the jurisdiction, and/or other data available to the PHA, provide a statement of the housing needs in the jurisdiction by completing the following table. In the "Overall" Needs column, provide the estimated number of renter families that have housing needs. For the remaining characteristics, rate the impact of that factor on the housing needs for each family type, from 1 to 5, with 1 being "no impact" and 5 being "severe impact." Use N/A to indicate that no information is available upon which the PHA can make this assessment.

| Rental Housing Needs of Families in the Jurisdiction by Family Type | | | | | | | |
|--|---------|----------------|--------|---------|----------------|------|-----------|
| Family Type | Overall | Afford-ability | Supply | Quality | Access-ibility | Size | Loca-tion |
| Income <= 30% of AMI | 7088 | 5 | 5 | 3 | NA | NA | NA |
| Income >30% but <=50% of AMI | 4312 | 4 | 5 | 1 | | | |
| Income >50% but <80% of AMI | 4545 | 4 | 4 | 1 | | | |
| Elderly | 1315 | 3 | 2 | 1 | | | |
| Families with Disabilities | 879* | 4 | 5 | 3 | | | |
| Race/White | 10,514 | 3 | 4 | 1 | | | |
| Race/Black | 1,876 | 5 * | 5 | 1 | | | |
| Race/Asian | 2,476 | 2 | 5 | 1 | | | |
| Ethnicity /Hispan | 647 | 2 | 5 | 1 | | | |

What sources of information did the PHA use to conduct this analysis? (Check all that apply; all materials must be made available for public inspection.)

- Consolidated Plan of the Jurisdiction/s: 5-Yr Plan
Indicate year: FY05-FY09
- U.S. Census data: the Comprehensive Housing Affordability Strategy ("CHAS") dataset *for Ann Arbor, MI as of 2000*
- American Housing Survey data
Indicate year:
- Other housing market study
Indicate year:
- Other sources: (list and indicate year of information)
* AAHC S8 & PH waitlists as of 12/2006

B. Housing Needs of Families on the Public Housing and Section 8 Tenant- Based Assistance Waiting Lists

State the housing needs of the families on the PHA's waiting list/s. **Complete one table for each type of PHA-wide waiting list administered by the PHA.** PHAs may provide separate tables for site-based or sub-jurisdictional public housing waiting lists at their option.

| Housing Needs of Families on the Waiting List | | | |
|--|---------------|---------------------|-----------------|
| Waiting list type: (select one) | | | |
| <input type="checkbox"/> Section 8 tenant-based assistance | | | |
| <input checked="" type="checkbox"/> Public Housing (<i>as of 12/28/2006</i>) | | | |
| <input type="checkbox"/> Combined Section 8 and Public Housing | | | |
| <input type="checkbox"/> Public Housing Site-Based or sub-jurisdictional waiting list (optional) | | | |
| If used, identify which development/subjurisdiction: | | | |
| | # of families | % of total families | Annual Turnover |
| Waiting list total | 173 | | 50-60 |
| Extremely low income <=30% AMI | 152 | 88% | |
| Very low income (>30% but <=50% AMI) | 19 | 11% | |
| Low income (>50% but <80% AMI) | 2 | 1% | |
| Families with children | 126 | 73% | |
| Elderly families | 3 | 2% | |
| Families with Disabilities | 49 | 28% | |
| Race/White | 56 | 32% | |
| Race/Black | 115 | 67% | |
| Race/Asian, Indian | 2 | 1% | |
| Ethnicity:non-hispanic | 171 | 99% | |
| Characteristics by Bedroom Size (Public Housing) | | | |

| Housing Needs of Families on the Waiting List | | | |
|--|----|-----|-------|
| Only) | | | |
| 1BR | 47 | 27% | 28-32 |
| 2 BR | 63 | 37% | 4-6 |
| 3 BR | 45 | 26% | 10-12 |
| 4 BR & 5BR | 18 | 10% | 8-10 |
| 5 BR | | | |
| 5+ BR | | | |
| Is the waiting list closed (select one)? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes | | | |
| If yes: | | | |
| How long has it been closed (# of months)? 9 months | | | |
| Does the PHA expect to reopen the list in the PHA Plan year? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes | | | |
| Does the PHA permit specific categories of families onto the waiting list, even if generally closed? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes | | | |

C. Housing Needs of Families on the Public Housing and Section 8 Tenant- Based Assistance Waiting Lists

State the housing needs of the families on the PHA's waiting list/s. **Complete one table for each type of PHA-wide waiting list administered by the PHA.** PHAs may provide separate tables for site-based or sub-jurisdictional public housing waiting lists at their option.

| Housing Needs of Families on the Waiting List | | | |
|--|---------------|---------------------|-----------------|
| Waiting list type: (select one) | | | |
| <input checked="" type="checkbox"/> Section 8 tenant-based assistance | | | |
| <input type="checkbox"/> Public Housing | | | |
| <input type="checkbox"/> Combined Section 8 and Public Housing | | | |
| <input type="checkbox"/> Public Housing Site-Based or sub-jurisdictional waiting list (optional) | | | |
| If used, identify which development/subjurisdiction: | | | |
| | # of families | % of total families | Annual Turnover |
| Waiting list total | 3052 | | 50 |
| Extremely low income <=30% AMI | 2657 | 87% | |
| Very low income (>30% but <=50% AMI) | 329 | 11% | |
| Low income (>50% but <80% AMI) | 50 | 2% | |
| Families with | | | |

| Housing Needs of Families on the Waiting List | | | |
|--|------|-----|--|
| children | 1774 | 58% | |
| Elderly families | 72 | 2% | |
| Families with Disabilities | 830 | 27% | |
| Race/White | 812 | 27% | |
| Race/Black | 2199 | 72% | |
| Race/Indian | 21 | <1% | |
| Race/Asian | 20 | <1% | |
| Ethnicity:Non-Hisp | | 98% | |

C. Strategy for Addressing Needs

Provide a brief description of the PHA's strategy for addressing the housing needs of families in the jurisdiction and on the waiting list **IN THE UPCOMING YEAR**, and the Agency's reasons for choosing this strategy.

(1) Strategies

Need: Shortage of affordable housing for all eligible populations

Strategy 1. Maximize the number of affordable units available to the PHA within its current resources by:

Select all that apply

- Employ effective maintenance and management policies to minimize the number of public housing units off-line
- Reduce turnover time for vacated public housing units
- Reduce time to renovate public housing units
- Seek replacement of public housing units lost to the inventory through mixed finance development
- Seek replacement of public housing units lost to the inventory through section 8 replacement housing resources
- Maintain or increase section 8 lease-up rates by establishing payment standards that will enable families to rent throughout the jurisdiction
- Undertake measures to ensure access to affordable housing among families assisted by the PHA, regardless of unit size required
- Maintain or increase section 8 lease-up rates by marketing the program to owners, particularly those outside of areas of minority and poverty concentration
- Maintain or increase section 8 lease-up rates by effectively screening Section 8 applicants to increase owner acceptance of program
- Participate in the Consolidated Plan development process to ensure coordination with broader community strategies
- Other (list below)

Strategy 2: Increase the number of affordable housing units by:

Select all that apply

- Apply for additional section 8 units should they become available
- Leverage affordable housing resources in the community through the creation of mixed - finance housing
- Pursue housing resources other than public housing or Section 8 tenant-based assistance.
- Other: (list below)
Partnership with housing providers as opportunities arise.

Need: Specific Family Types: Families at or below 30% of median

Strategy 1: Target available assistance to families at or below 30 % of AMI

Select all that apply

- Exceed HUD federal targeting requirements for families at or below 30% of AMI in public housing (88% of waitlist is <30% AMI)
- Exceed HUD federal targeting requirements for families at or below 30% of AMI in tenant-based section 8 assistance (88% of waitlist is < 30% AMI)
- Employ admissions preferences aimed at families with economic hardships
- Adopt rent policies to support and encourage work : *Working preference and earned income disallowance.*
- Other: (list below)

Need: Specific Family Types: Families at or below 50% of median

Strategy 1: Target available assistance to families at or below 50% of AMI

Select all that apply

- Employ admissions preferences aimed at families who are working
- Adopt rent policies to support and encourage work: EID
- Other: (list below): *Will income target to reach 12% of PH applicants >30% of AMI*

Need: Specific Family Types: The Elderly

Strategy 1: Target available assistance to the elderly:

Select all that apply

- Seek designation of public housing for the elderly

- Apply for special-purpose vouchers targeted to the elderly, should they become available
- Other: (list below)

Need: Specific Family Types: Families with Disabilities

Strategy 1: Target available assistance to Families with Disabilities:

Select all that apply

- Seek designation of public housing for families with disabilities
- Carry out the modifications needed in public housing based on the section 504 Needs Assessment for Public Housing
- Apply for special-purpose vouchers targeted to families with disabilities, should they become available
- Affirmatively market to local non-profit agencies that assist families with disabilities (*CIL, ACA, CSTS*)
- Other: (list below)

Need: Specific Family Types: Races or ethnicities with disproportionate housing needs

Strategy 1: Increase awareness of PHA resources among families of races and ethnicities with disproportionate needs:

Select if applicable

- Affirmatively market to races/ethnicities shown to have disproportionate housing needs
- Other: (list below)

Strategy 2: Conduct activities to affirmatively further fair housing

Select all that apply

- Counsel section 8 tenants as to location of units outside of areas of poverty or minority concentration and assist them to locate those units
- Market the section 8 program to owners outside of areas of poverty /minority concentrations
- Other: (list below)

Other Housing Needs & Strategies: (list needs and strategies below)

(2) Reasons for Selecting Strategies

Of the factors listed below, select all that influenced the PHA's selection of the strategies it will pursue:

- Funding constraints

- Staffing constraints
- Limited availability of sites for assisted housing
- Extent to which particular housing needs are met by other organizations in the community
- Evidence of housing needs as demonstrated in the Consolidated Plan and other information available to the PHA
- Influence of the housing market on PHA programs
- Community priorities regarding housing assistance
- Results of consultation with local or state government
- Results of consultation with residents and the Resident Advisory Board
- Results of consultation with advocacy groups
- Other: (list below) : *HUD / OIG Reviews, requiring focus on program basics versus elective or expansive options*

2. Statement of Financial Resources

[24 CFR Part 903.7 9 (b)]

List the financial resources that are anticipated to be available to the PHA for the support of Federal public housing and tenant-based Section 8 assistance programs administered by the PHA during the Plan year. Note: the table assumes that Federal public housing or tenant based Section 8 assistance grant funds are expended on eligible purposes; therefore, uses of these funds need not be stated. For other funds, indicate the use for those funds as one of the following categories: public housing operations, public housing capital improvements, public housing safety/security, public housing supportive services, Section 8 tenant-based assistance, Section 8 supportive services or other.

| Financial Resources: Planned Sources and Uses | | |
|---|-------------------|---------------------|
| Sources | Planned \$ | Planned Uses |
| 1. Federal Grants (FY 2007 grants) | | |
| a) Public Housing Operating Fund | \$812,136 * | |
| b) Public Housing Capital Fund | \$490,800 ** | |
| c) HOPE VI Revitalization | 0 | |
| d) HOPE VI Demolition | 0 | |
| e) Annual Contributions for Section 8 Tenant-Based Assistance | \$9,058,195*** | |
| f) Public Housing Drug Elimination Program (including any Technical Assistance funds) | 0 | |
| g) Resident Opportunity and Self-Sufficiency Grants | 0 | |
| h) Community Development Block Grant | 0 | |
| i) HOME | 0 | |
| Other Federal Grants (list below) | | |
| a) Cranbrook Twrs (S8 NC) | \$1,430,300 | HAP/Admin fee |

| Financial Resources: Planned Sources and Uses | | |
|---|-------------------|---------------------------|
| Sources | Planned \$ | Planned Uses |
| 2. Prior Year Federal Grants (unobligated funds only) (list below) | | |
| a) CFP501-05 | \$ 36,700 | Appliance, Equip, |
| b) CFP501-06 | \$545,377 | Capital & Mgmt Imp |
| | | |
| 3. Public Housing Dwelling Rental Income | \$600,000 | PH Operations |
| | | |
| 4. Other income (list below) | | |
| a) Fraud recovery – S8 | \$ 75,000 | 50/50 HAP& Admin Reserves |
| | | |
| 4. Non-federal sources (list below) | | |
| a) City-Affordable Housing Trust | \$135,000 | Capital Improvements |
| b) City General Fund | \$ 60,000 | PH operations |
| | | |
| Total resources | \$13,243,508 | |
| | | |
| | | |

* assumes level funding at 2006 rate, based on Continuing Resolution

** based on projected 10% cut from 2006.

***based on HUD notice of 1/19/07, prorated at 88.4%

3. PHA Policies Governing Eligibility, Selection, and Admissions

[24 CFR Part 903.7 9 (c)]

A. Public Housing

Exemptions: PHAs that do not administer public housing are not required to complete subcomponent 3A.

(1) Eligibility

a. When does the PHA verify eligibility for admission to public housing? (select all that apply)

- When families are within a certain number of being offered a unit: (state number)
- When families are within a certain time of being offered a unit: (state time)
- Other: (describe): *Applications pulled for verification at a rate of 5 times the number of vacancies for any given bedroom size.*

b. Which non-income (screening) factors does the PHA use to establish eligibility for admission to public housing (select all that apply)?

- Criminal or Drug-related activity
- Rental history
- Housekeeping, *as supplied on landlord reference*
- Other (describe) *Personal references, INS-Save; & employment history when needed as alternative to missing landlord or rental history..*

c. Yes No: Does the PHA request criminal records from local law enforcement agencies for screening purposes?

d. Yes No: Does the PHA request criminal records from State law enforcement agencies for screening purposes?

e. Yes No: Does the PHA access FBI criminal records from the FBI for screening purposes? (either directly or through an NCIC-authorized source)

(2)Waiting List Organization

a. Which methods does the PHA plan to use to organize its public housing waiting list (select all that apply)

- Community-wide list
- Sub-jurisdictional lists
- Site-based waiting lists
- Other (describe)

b. Where may interested persons apply for admission to public housing?

- PHA main administrative office
- PHA development site management office
- Other (list below)

c. 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 subsection **(3) Assignment**

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)

(3) Assignment

a. How many vacant unit choices are applicants ordinarily given before they fall to the bottom of or are removed from the waiting list? (select one)

- One
- Two
- Three or More

b. Yes No: Is this policy consistent across all waiting list types?

c. If answer to b is no, list variations for any other than the primary public housing waiting list/s for the PHA:

(4) Admissions Preferences

a. Income targeting:

- Yes No: Does the PHA plan to exceed the federal targeting requirements by targeting more than 40% of all new admissions to public housing to families at or below 30% of median area income? *Targeting is not by intent, but by nature of waiting list composition, where 88% or more applicants are <=30% AMI.*

b. Transfer policies:

In what circumstances will transfers take precedence over new admissions? (list below)

- Emergencies
- Overhoused
- Underhoused
- Medical justification
- Administrative reasons determined by the PHA (e.g., to permit modernization work) – *extremely rare*
- Resident choice: (state circumstances below)
- Other: (list below) – *When vacancies in any given bedroom size drop below 3%.*

c. Preferences

1. Yes No: Has the PHA established preferences for admission to public housing (other than date and time of application)? (If “no” is selected, skip to subsection **(5) Occupancy**)
2. Which of the following admission preferences does the PHA plan to employ in the coming year? (select all that apply from either former Federal preferences or other preferences)

Former Federal preferences:

- Involuntary Displacement (*Disaster*, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
- Victims of domestic violence
- Substandard housing
- Homelessness – *limited under a memorandum of agreement for related support services*
- High rent burden (rent is > 50 percent of income)

Other preferences: (select below)

- Working families and those unable to work because of age or disability
- Veterans and veterans’ families
- Residents who live and/or work in the jurisdiction
- Those enrolled currently in educational, training, or upward mobility programs
- Households that contribute to meeting income goals (broad range of incomes)
- Households that contribute to meeting income requirements (targeting)
- Those previously enrolled in educational, training, or upward mobility programs
- Victims of reprisals or hate crimes
- Other preference(s) (list below)

3. If the PHA will employ admissions preferences, please prioritize by placing a “1” in the space that represents your first priority, a “2” in the box representing your second priority, and so on. If you give equal weight to one or more of these choices (either through an absolute hierarchy or through a point system), place the same number next to each. That means you can use “1” more than once, “2” more than once, etc.

3 Date and Time

Former Federal preferences:

- 1 Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
- Victims of domestic violence
- Substandard housing
- Homelessness (*limited to not more than 3 referrals a year*)
- High rent burden

Other preferences (select all that apply)

- 2 Working families and those unable to work because of age or disability
- Veterans and veterans' families
- 2 Residents who live and/or work in the jurisdiction
- Those enrolled currently in educational, training, or upward mobility programs
- 2 Households that contribute to meeting income goals (broad range of incomes)
- Households that contribute to meeting income requirements (targeting)
- Those previously enrolled in educational, training, or upward mobility programs
- Victims of reprisals or hate crimes
- Other preference(s) (list below)

4. Relationship of preferences to income targeting requirements:

- The PHA applies preferences within income tiers
- Not applicable: the pool of applicant families ensures that the PHA will meet income targeting requirements

(5) Occupancy

a. What reference materials can applicants and residents use to obtain information about the rules of occupancy of public housing (select all that apply)

- The PHA-resident lease
- The PHA's Admissions and (Continued) Occupancy policy
- PHA briefing seminars or written materials – *quarterly newsletters; site meetings*
- Other source (list) – *webpage; info brochure board in Admin office lobby*

b. How often must residents notify the PHA of changes in family composition? (select all that apply)

- At an annual reexamination and lease renewal
- Any time family composition changes
- At family request for revision
- Other (list)

(6) Deconcentration and Income Mixing

a. Yes No: Did the PHA's analysis of its family (general occupancy) developments to determine concentrations of poverty indicate the

need for measures to promote deconcentration of poverty or income mixing?

b. Yes No: Did the PHA adopt any changes to its **admissions policies** based on the results of the required analysis of the need to promote deconcentration of poverty or to assure income mixing?

c. If the answer to b was yes, what changes were adopted? (select all that apply)

Adoption of site based waiting lists
If selected, list targeted developments below:

Employing waiting list “skipping” to achieve deconcentration of poverty or income mixing goals at targeted developments
If selected, list targeted developments below:

Employing new admission preferences at targeted developments
If selected, list targeted developments below:

Other (list policies and developments targeted below)
Within HUD Project –001, we had two sites that fell outside the EIR: South Seventh/WestWashington (which are all single-disabled or elderly) fell below not unexpectedly and Green Baxter Court exceeded the EIR by 3%. What distinguishes GBC from other family sites in –001, is that at the snapshot in time for the analysis, it is the only site where there are no households reporting zero income; consequently, its adjusted average income by bedroom size is greater than that of the other sites. The goal will be to encourage or assist “zero” income households to obtain a job or some income.

d. Yes No: Did the PHA adopt any changes to **other** policies based on the results of the required analysis of the need for deconcentration of poverty and income mixing?

e. If the answer to d was yes, how would you describe these changes? (select all that apply)

- Additional affirmative marketing
- Actions to improve the marketability of certain developments
- Adoption or adjustment of ceiling rents for certain developments
- Adoption of rent incentives to encourage deconcentration of poverty and income-mixing
- Other (list below)

f. Based on the results of the required analysis, in which developments will the PHA make special efforts to attract or retain higher-income families? (select all that apply)

Not applicable: results of analysis did not indicate a need for such efforts

List (any applicable) developments below:

Maple Meadows & North Maple

g. Based on the results of the required analysis, in which developments will the PHA make special efforts to assure access for lower-income families? (select all that apply)

Not applicable: results of analysis did not indicate a need for such efforts

List (any applicable) developments below: *Green Baxter Court*

B. Section 8

Exemptions: PHAs that do not administer section 8 are not required to complete sub-component 3B.

Unless otherwise specified, all questions in this section apply only to the tenant-based section 8 assistance program (vouchers, and until completely merged into the voucher program, certificates).

(1) Eligibility

a. What is the extent of screening conducted by the PHA? (select all that apply)

Criminal or drug-related activity only to the extent required by law or regulation

Criminal and drug-related activity, more extensively than required by law or regulation

More general screening than criminal and drug-related activity (list factors below)

Other (list below)

b. Yes No: Does the PHA request criminal records from local law enforcement agencies for screening purposes?

c. Yes No: Does the PHA request criminal records from State law enforcement agencies for screening purposes?

d. Yes No: Does the PHA access FBI criminal records from the FBI for screening purposes? (either directly or through an NCIC-authorized source)

e. Indicate what kinds of information you share with prospective landlords? (select all that apply)

Criminal or drug-related activity

Other (describe below)

Names/addresses of previous landlords and any noted lease violations.

(2) Waiting List Organization

a. With which of the following program waiting lists is the section 8 tenant-based assistance waiting list merged? (select all that apply)

- None
- Federal public housing
- Federal moderate rehabilitation
- Federal project-based certificate program
- Other federal or local program (list below)

b. Where may interested persons apply for admission to section 8 tenant-based assistance? (select all that apply)

- PHA main administrative office
- Other (list below)

(3) Search Time

a. Yes No: Does the PHA give extensions on standard 60-day period to search for a unit?

If yes, state circumstances below: If applicant's record demonstrates a diligent search effort, but lack of leasing success; or is seeking housing outside of poverty/minority concentrated areas; or extenuating circumstances, including illness or death of immediate family member; or as a reasonable accommodation.

(4) Admissions Preferences

a. Income targeting

Yes No: Does the PHA plan to exceed the federal targeting requirements by targeting more than 75% of all new admissions to the section 8 program to families at or below 30% of median area income?

b. Preferences

1. Yes No: Has the PHA established preferences for admission to section 8 tenant-based assistance? (other than date and time of application) (if no, skip to subcomponent **(5) Special purpose section 8 assistance programs**)

2. Which of the following admission preferences does the PHA plan to employ in the coming year? (select all that apply from either former Federal preferences or other preferences)

Former Federal preferences

- Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
- Victims of domestic violence
- Substandard housing
- Homelessness
- High rent burden (rent is > 50 percent of income)

Other preferences (select all that apply)

- Working families and those unable to work because of age or disability
- Veterans and veterans' families
- Residents who live and/or work in your jurisdiction –*Washtenaw, W. Wayne or Monroe Counties*
- Those enrolled currently in educational, training, or upward mobility programs
- Households that contribute to meeting income goals (broad range of incomes)
- Households that contribute to meeting income requirements (targeting)
- Those previously enrolled in educational, training, or upward mobility programs
- Victims of reprisals or hate crimes
- Other preference(s) (list below) – *Elderly or disabled over non-elderly, non-disabled.*

3. If the PHA will employ admissions preferences, please prioritize by placing a “1” in the space that represents your first priority, a “2” in the box representing your second priority, and so on. If you give equal weight to one or more of these choices (either through an absolute hierarchy or through a point system), place the same number next to each. That means you can use “1” more than once, “2” more than once, etc.

3 Date and Time

Former Federal preferences

- 1 Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
- Victims of domestic violence
- Substandard housing
- Homelessness
- High rent burden

Other preferences (select all that apply)

- Working families and those unable to work because of age or disability
- Veterans and veterans' families
- 2 Residents who live and/or work in your jurisdiction
- Those enrolled currently in educational, training, or upward mobility programs
- Households that contribute to meeting income goals (broad range of incomes)
- Households that contribute to meeting income requirements (targeting)
- Those previously enrolled in educational, training, or upward mobility programs
- Victims of reprisals or hate crimes
- 2 Other preference(s) (list below) – *Elderly & disabled*

4. Among applicants on the waiting list with equal preference status, how are applicants selected? (select one)

- Date and time of application
- Drawing (lottery) or other random choice technique *which establishes an artificial date & time, which is then used within a preference.*

5. If the PHA plans to employ preferences for “residents who live and/or work in the jurisdiction” (select one)

- This preference has previously been reviewed and approved by HUD –*via Annual Plan submitted in 2005.*
- The PHA requests approval for this preference through this PHA Plan

6. Relationship of preferences to income targeting requirements: (select one)

- The PHA applies preferences within income tiers
- Not applicable: the pool of applicant families ensures that the PHA will meet income targeting requirements

(5) Special Purpose Section 8 Assistance Programs

a. In which documents or other reference materials are the policies governing eligibility, selection, and admissions to any special-purpose section 8 program administered by the PHA contained? (select all that apply)

- The Section 8 Administrative Plan
- Briefing sessions and written materials
- Other (list below)

b. How does the PHA announce the availability of any special-purpose section 8 programs to the public?

- Through published notices
- Other (list below)

4. PHA Rent Determination Policies

[24 CFR Part 903.7 9 (d)]

A. Public Housing

Exemptions: PHAs that do not administer public housing are not required to complete sub-component 4A.

(1) Income Based Rent Policies

Describe the PHA's income based rent setting policy/ies for public housing using, including discretionary (that is, not required by statute or regulation) income disregards and exclusions, in the appropriate spaces below.

a. Use of discretionary policies: (select one)

- The PHA will not employ any discretionary rent-setting policies for income based rent in public housing. Income-based rents are set at the higher of 30% of adjusted monthly income, 10% of unadjusted monthly income, the welfare rent, or minimum rent (less HUD mandatory deductions and exclusions). (If selected, skip to sub-component (2))

---or---

- The PHA employs discretionary policies for determining income based rent (If selected, continue to question b.)

b. Minimum Rent

1. What amount best reflects the PHA's minimum rent? (select one)

- \$0
 \$1-\$25
 \$26-\$50

2. Yes No: Has the PHA adopted any discretionary minimum rent hardship exemption policies?

3. If yes to question 2, list these policies below:

Policy language mimics that published in the federal register for minimum rent hardship cases, involving loss or reduction in benefits, loss of family members to death, and subsequent expenses or medical problems resulting in increased expense.

c. Rents set at less than 30% than adjusted income

1. Yes No: Does the PHA plan to charge rents at a fixed amount or percentage less than 30% of adjusted income?
3. If yes to above, list the amounts or percentages charged and the circumstances under which these will be used below:
This will occur only when the flat rent established is more beneficial to the household than the 30% income-based rent.
- d. Which of the discretionary (optional) deductions and/or exclusions policies does the PHA plan to employ (select all that apply)
- For the earned income of a previously unemployed household member
 - For increases in earned income
 - Fixed amount (other than general rent-setting policy)
If yes, state amount/s and circumstances below:
 - Fixed percentage (other than general rent-setting policy)
If yes, state percentage/s and circumstances below:
 - For household heads
 - For other family members
 - For transportation expenses
 - For the non-reimbursed medical expenses of non-disabled or non-elderly families
 - Other (describe below)

e. Ceiling rents

1. Do you have ceiling rents? (rents set at a level lower than 30% of adjusted income) (select one)

- Yes for all developments
- Yes but only for some developments
- No

2. For which kinds of developments are ceiling rents in place? (select all that apply)

- For all developments
- For all general occupancy developments (not elderly or disabled or elderly only)
- For specified general occupancy developments
- For certain parts of developments; e.g., the high-rise portion
- For certain size units; e.g., larger bedroom sizes
- Other (list below)

3. Select the space or spaces that best describe how you arrive at ceiling rents (select all that apply)

- Market comparability study
- Fair market rents (FMR)
- 95th percentile rents
- 75 percent of operating costs
- 100 percent of operating costs for general occupancy (family) developments
- Operating costs plus debt service
- The "rental value" of the unit
- Other (list below)

f. Rent re-determinations:

1. Between income reexaminations, how often must tenants report changes in income or family composition to the PHA such that the changes result in an adjustment to rent? (select all that apply)

- Never
- At family option
- Any time the family experiences an income increase
- Any time a family experiences an income increase above a threshold amount or percentage: (if selected, specify threshold)_____
- Other (list below)

All changes to income or family composition are to be reported. However, rent determination will only change reflecting family composition impacts to deductions and when there is a NEW income source. Rent will not increase with report of increase in existing reported earned income until the annual reexamination. The exception to this is if the new income is earned income that qualifies for disallowance.

g. Yes No: Does the PHA plan to implement individual savings accounts for residents (ISAs) as an alternative to the required 12 month disallowance of earned income and phasing in of rent increases in the next year?

(2) Flat Rents

1. In setting the market-based flat rents, what sources of information did the PHA use to establish comparability? (select all that apply.)

- The section 8 rent reasonableness study of comparable housing

- Survey of rents listed in local newspaper
- Survey of similar unassisted units in the neighborhood
- Other (list/describe below)

Published FMR; review of PH amenities, locality, aesthetics to surrounding market –rate rental communities. Examination of “affordable rents” at 30% of income in the 30-50% AMI income range.

B. Section 8 Tenant-Based Assistance

Exemptions: PHAs that do not administer Section 8 tenant-based assistance are not required to complete sub-component 4B. **Unless otherwise specified, all questions in this section apply only to the tenant-based section 8 assistance program (vouchers, and until completely merged into the voucher program, certificates).**

(1) Payment Standards

Describe the voucher payment standards and policies.

a. What is the PHA’s payment standard? (select the category that best describes your standard)

- At or above 90% but below 100% of FMR
- 100% of FMR
- Above 100% but at or below 110% of FMR
- Above 110% of FMR (if HUD approved; describe circumstances below)

b. If the payment standard is lower than FMR, why has the PHA selected this standard? (select all that apply)

- FMRs are adequate to ensure success among assisted families in the PHA’s segment of the FMR area
- The PHA has chosen to serve additional families by lowering the payment standard
- Reflects market or submarket
- Other (list below)

c. If the payment standard is higher than FMR, why has the PHA chosen this level? (select all that apply)

- FMRs are not adequate to ensure success among assisted families in the PHA’s segment of the FMR area
- Reflects market or submarket
- To increase housing options for families
- Other (list below)

d. How often are payment standards reevaluated for adequacy? (select one)

- Annually

Other (list below)

e. What factors will the PHA consider in its assessment of the adequacy of its payment standard? (select all that apply)

- Success rates of assisted families
 Rent burdens of assisted families
 Other (list below) *Housing need in community versus available funding from HUD.*

(2) Minimum Rent

a. What amount best reflects the PHA's minimum rent? (select one)

- \$0
 \$1-\$25
 \$26-\$50

b. Yes No: Has the PHA adopted any discretionary minimum rent hardship exemption policies? (if yes, list below) –*currently use HUD criteria.*

5. Operations and Management

[24 CFR Part 903.7 9 (e)]

Exemptions from Component 5: High performing and small PHAs are not required to complete this section. Section 8 only PHAs must complete parts A, B, and C(2)

A. PHA Management Structure

Describe the PHA's management structure and organization.

(select one)

- An organization chart showing the PHA's management structure and organization is attached. *See Appendix J: this is new organizational structure to be implemented during 2007 to conform to HUD mandated project-base, asset management operating structure.*
- A brief description of the management structure and organization of the PHA follows:

B. HUD Programs Under PHA Management

List Federal programs administered by the PHA, number of families served at the beginning of the upcoming fiscal year, and expected turnover in each. (Use "NA" to indicate that the PHA does not operate any of the programs listed below.)

| Program Name | Units or Families Served at Year | Expected Turnover |
|---------------------|---|--------------------------|
|---------------------|---|--------------------------|

| | Beginning | |
|---|------------------|-------|
| Public Housing | 350 | 50 |
| Section 8 Vouchers | 1170 | 50-60 |
| Section 8 Certificates | 0 | |
| Section 8 Mod Rehab | 0 | |
| Special Purpose Section 8 Certificates/Vouchers (list individually) | | |
| Public Housing Drug Elimination Program (PHDEP) | N/A | |
| | | |
| Other Federal Programs(list individually) | | |
| Shelter Plus Care | 93 | 10 |
| Section 8 NC-Cranbrook Towers | 200 | 25 |

C. Management and Maintenance Policies

List the PHA's public housing management and maintenance policy documents, manuals and handbooks that contain the Agency's rules, standards, and policies that govern maintenance and management of public housing, including a description of any measures necessary for the prevention or eradication of pest infestation (which includes cockroach infestation) and the policies governing Section 8 management.

(1) Public Housing Maintenance and Management: (list below)

Administration

Admission & Continued Occupancy Policy
Code of Ethics/Standards of Conduct
Community Facility Use Policy
Deconcentration Policy
Drug Free Work Place Policy
Fraud and Theft Policy
Lease
Housekeeping Policy
Grievance Procedure/policy
Criminal Records Management
Equal Housing Opportunities Policy
EIV security and User Manual
Parking Policy
Pet Policy

Financial:

Check signing policy
Capitalization policy
Disposition Policy

- Funds Transfer Policy
- Investment Policy
- Procurement Policy
- Rent Collection Policy
- Travel Policy
- Maintenance Operations:
- Blood Borne Disease Policy
- Hazardous Materials Policy
- Maintenance policy
- Pest control policy
- Vehicle Use policy
- (2) Section 8 Management: (list below)
- Section 8 Administrative Plan

6. PHA Grievance Procedures

[24 CFR Part 903.7 9 (f)]

Exemptions from component 6: High performing PHAs are not required to complete component 6. Section 8-Only PHAs are exempt from sub-component 6A.

A. Public Housing

1. Yes No: Has the PHA established any written grievance procedures in addition to federal requirements found at 24 CFR Part 966, Subpart B, for residents of public housing?

If yes, list additions to federal requirements below:

2. Which PHA office should residents or applicants to public housing contact to initiate the PHA grievance process? (select all that apply)
- PHA main administrative office *—this may change with implementation of asset management, project-based model.*
 - PHA development management offices
 - Other (list below)

B. Section 8 Tenant-Based Assistance

1. Yes No: Has the PHA established informal review procedures for applicants to the Section 8 tenant-based assistance program and informal hearing procedures for families assisted by the Section 8 tenant-based assistance program in addition to federal requirements found at 24 CFR 982?

If yes, list additions to federal requirements below:

2. Which PHA office should applicants or assisted families contact to initiate the informal review and informal hearing processes? (select all that apply)

- PHA main administrative office
 Other (list below)

7. Capital Improvement Needs

[24 CFR Part 903.7 9 (g)]

Exemptions from Component 7: Section 8 only PHAs are not required to complete this component and may skip to Component 8.

A. Capital Fund Activities

Exemptions from sub-component 7A: PHAs that will not participate in the Capital Fund Program may skip to component 7B. All other PHAs must complete 7A as instructed.

(1) Capital Fund Program Annual Statement

Using parts I, II, and III of the Annual Statement for the Capital Fund Program (CFP), identify capital activities the PHA is proposing for the upcoming year to ensure long-term physical and social viability of its public housing developments. This statement can be completed by using the CFP Annual Statement tables provided in the table library at the end of the PHA Plan template **OR**, at the PHA's option, by completing and attaching a properly updated HUD-52837.

Select one:

- The Capital Fund Program Annual Statement is provided as an attachment to the PHA Plan at Attachment (state name)

-or-

- The Capital Fund Program Annual Statement is provided below: (if selected, copy the CFP Annual Statement from the Table Library and insert here)

(2) Optional 5-Year Action Plan

Agencies are encouraged to include a 5-Year Action Plan covering capital work items. This statement can be completed by using the 5 Year Action Plan table provided in the table library at the end of the PHA Plan template **OR** by completing and attaching a properly updated HUD-52834.

- a. Yes No: Is the PHA providing an optional 5-Year Action Plan for the Capital Fund? (if no, skip to sub-component 7B)

b. If yes to question a, select one:

- The Capital Fund Program 5-Year Action Plan is provided as an attachment to the PHA Plan at Attachment (state name)

-or-

- The Capital Fund Program 5-Year Action Plan is provided below: (if selected, copy the CFP optional 5 Year Action Plan from the Table Library and insert here)

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

Applicability of sub-component 7B: 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.

- Yes No: a) Has the PHA received a HOPE VI revitalization grant? (if no, skip to question c; if yes, provide responses to question b for each grant, copying and completing as many times as necessary)
b) Status of HOPE VI revitalization grant (complete one set of questions for each grant)

1. Development name:
2. Development (project) number:
3. Status of grant: (select the statement that best describes the current status)
 - Revitalization Plan under development
 - Revitalization Plan submitted, pending approval
 - Revitalization Plan approved
 - Activities pursuant to an approved Revitalization Plan underway

- Yes No: c) Does the PHA plan to apply for a HOPE VI Revitalization grant in the Plan year?
If yes, list development name/s below:

- Yes No: d) 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:

- Yes No: e) 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:

8. Demolition and Disposition

[24 CFR Part 903.7 9 (h)]

Applicability of component 8: Section 8 only PHAs are not required to complete this section.

1. Yes No: Does the PHA plan to conduct any demolition or disposition activities (pursuant to section 18 of the U.S. Housing Act of 1937 (42 U.S.C. 1437p)) in the plan Fiscal Year? (If “No”, skip to component 9; if “yes”, complete one activity description for each development.) -*Will be explored; under discussion.*

2. Activity Description

- Yes No: Has the PHA provided the activities description information in the **optional** Public Housing Asset Management Table? (If “yes”, skip to component 9. If “No”, complete the Activity Description table below.)

| Demolition/Disposition Activity Description |
|--|
| 1a. Development name: <i>Platt Colonial</i> |
| 1b. Development (project) number: HUD# MI064-003 AMP# 200 (East-side) |
| 2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/> |
| 3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/> |
| 4. Date application approved, submitted, or planned for submission: <u>(06/30/2008)</u> |
| 5. Number of units affected: 5 |
| 6. Coverage of action (select one) <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development |
| 7. Timeline for activity: a. Actual or projected start date of activity: mid- 2008 b. Projected end date of activity: end-2008 into 2009 |

9. Designation of Public Housing for Occupancy by Elderly Families or Families with Disabilities or Elderly Families and Families with Disabilities

[24 CFR Part 903.7 9 (i)]

Exemptions from Component 9; Section 8 only PHAs are not required to complete this section.

1. Yes No: Has the PHA designated or applied for approval to designate or does the PHA plan to apply to designate any public housing for occupancy only by the elderly families or only by families with disabilities, or by elderly families and families with disabilities or will apply for designation for occupancy by only elderly families or only families with disabilities, or by elderly families and families with disabilities as provided by section 7 of the U.S. Housing Act of 1937 (42 U.S.C. 1437e) in the upcoming fiscal year? (If “No”, skip to component 10. If “yes”, complete one activity description for each development, unless the PHA is eligible to complete a streamlined submission; PHAs completing streamlined submissions may skip to component 10.)

2. Activity Description

Yes No: Has the PHA provided all required activity description information for this component in the **optional** Public Housing Asset Management Table? If “yes”, skip to component 10. If “No”, complete the Activity Description table below.

| Designation of Public Housing Activity Description | |
|--|--|
| 1a. Development name: | |
| 1b. Development (project) number: | |
| 2. Designation type: | |
| Occupancy by only the elderly <input type="checkbox"/> | |
| Occupancy by families with disabilities <input type="checkbox"/> | |
| Occupancy by only elderly families and families with disabilities <input type="checkbox"/> | |
| 3. Application status (select one) | |
| Approved; included in the PHA’s Designation Plan <input type="checkbox"/> | |
| Submitted, pending approval <input type="checkbox"/> | |
| Planned application <input type="checkbox"/> | |
| 4. Date this designation approved, submitted, or planned for submission: <u>(DD/MM/YY)</u> | |
| 5. If approved, will this designation constitute a (select one) | |
| <input type="checkbox"/> New Designation Plan | |
| <input type="checkbox"/> Revision of a previously-approved Designation Plan? | |
| 6. Number of units affected: | |
| 7. Coverage of action (select one) | |
| <input type="checkbox"/> Part of the development | |
| <input type="checkbox"/> Total development | |

10. Conversion of Public Housing to Tenant-Based Assistance

[24 CFR Part 903.7 9 (j)]

Exemptions from Component 10; Section 8 only PHAs are not required to complete this section.

A. Assessments of Reasonable Revitalization Pursuant to section 202 of the HUD FY 1996 HUD Appropriations Act

1. Yes No: Have any of the PHA's developments or portions of developments been identified by HUD or the PHA as covered under section 202 of the HUD FY 1996 HUD Appropriations Act? (If "No", skip to component 11; if "yes", complete one activity description for each identified development, unless eligible to complete a streamlined submission. PHAs completing streamlined submissions may skip to component 11.)

2. Activity Description

- Yes No: Has the PHA provided all required activity description information for this component in the **optional** Public Housing Asset Management Table? If "yes", skip to component 11. If "No", complete the Activity Description table below.

| Conversion of Public Housing Activity Description | |
|---|--|
| 1a. Development name: | |
| 1b. Development (project) number: | |
| 2. What is the status of the required assessment? | |
| <input type="checkbox"/> Assessment underway <input type="checkbox"/> Assessment results submitted to HUD <input type="checkbox"/> Assessment results approved by HUD (if marked, proceed to next question) <input type="checkbox"/> Other (explain below) | |
| 3. <input type="checkbox"/> Yes <input type="checkbox"/> No: Is a Conversion Plan required? (If yes, go to block 4; if no, go to block 5.) | |
| 4. Status of Conversion Plan (select the statement that best describes the current status) | |
| <input type="checkbox"/> Conversion Plan in development <input type="checkbox"/> Conversion Plan submitted to HUD on: (DD/MM/YYYY) <input type="checkbox"/> Conversion Plan approved by HUD on: (DD/MM/YYYY) <input type="checkbox"/> Activities pursuant to HUD-approved Conversion Plan underway | |
| 5. Description of how requirements of Section 202 are being satisfied by means other than conversion (select one) | |
| <input type="checkbox"/> Units addressed in a pending or approved demolition application (date submitted or approved: | |

- Units addressed in a pending or approved HOPE VI demolition application (date submitted or approved:)
- Units addressed in a pending or approved HOPE VI Revitalization Plan (date submitted or approved:)
- Requirements no longer applicable: vacancy rates are less than 10 percent
- Requirements no longer applicable: site now has less than 300 units
- Other: (describe below)

B. Reserved for Conversions pursuant to Section 22 of the U.S. Housing Act of 1937

C. Reserved for Conversions pursuant to Section 33 of the U.S. Housing Act of 1937

11. Homeownership Programs Administered by the PHA

[24 CFR Part 903.7 9 (k)]

A. Public Housing

Exemptions from Component 11A: Section 8 only PHAs are not required to complete 11A.

1. Yes No: Does the PHA administer any homeownership programs administered by the PHA under an approved section 5(h) homeownership program (42 U.S.C. 1437c(h)), or an approved HOPE I program (42 U.S.C. 1437aaa) or has the PHA applied or plan to apply to administer any homeownership programs under section 5(h), the HOPE I program, or section 32 of the U.S. Housing Act of 1937 (42 U.S.C. 1437z-4). (If “No”, skip to component 11B; if “yes”, complete one activity description for each applicable program/plan, unless eligible to complete a streamlined submission due to **small PHA** or **high performing PHA** status. PHAs completing streamlined submissions may skip to component 11B.)

2. Activity Description

- Yes No: Has the PHA provided all required activity description information for this component in the **optional** Public Housing Asset Management Table? (If “yes”, skip to component 12. If “No”, complete the Activity Description table below.)

Public Housing Homeownership Activity Description

| (Complete one for each development affected) | |
|--|--|
| 1a. Development name: Turnkey III – 2072 Garden Circle | |
| 1b. Development (project) number: MI064-004 | |
| 2. Federal Program authority: | <input type="checkbox"/> HOPE I <input type="checkbox"/> 5(h) <input checked="" type="checkbox"/> Turnkey III <input type="checkbox"/> Section 32 of the USHA of 1937 (effective 10/1/99) |
| 3. Application status: (select one) | <input checked="" type="checkbox"/> Approved; included in the PHA's Homeownership Plan/Program <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application |
| 4. Date Homeownership Plan/Program approved, submitted, or planned for submission: <i>(DD/MM/YYYY) – HUD grant dates from 1970's.</i> | |
| 5. Number of units affected: 1 | |
| 6. Coverage of action: (select one) | <input checked="" type="checkbox"/> Part of the development: <i>last remaining unsold home from original development total</i> <input type="checkbox"/> Total development |

B. Section 8 Tenant Based Assistance

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 component 12; if “yes”, describe each program using the table below (copy and complete questions for each program identified), unless the PHA is eligible to complete a streamlined submission due to high performer status. **High performing PHAs** may skip to component 12.)

2. Program Description: *Initiated in 2001, this program is currently inactive in terms of intake. Affordable housing purchase options remain extremely limited in the greater Ann Arbor Area. Only 3 purchases on 5 years. Staff will entertain re-activating this program, once S8 fundamentals are operating well, and only in conjunction with non-profit housing and counseling service providers to facilitate acquisitions in out tight housing marke.*

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, which statement best describes the number of participants? (select one)

- 25 or fewer participants
- 26 - 50 participants
- 51 to 100 participants
- more than 100 participants

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 below:

12. PHA Community Service and Self-sufficiency Programs

[24 CFR Part 903.7 9 (l)]

Exemptions from Component 12: High performing and small PHAs are not required to complete this component. Section 8-Only PHAs are not required to complete sub-component C.

A. PHA Coordination with the Welfare (TANF) Agency

1. Cooperative agreements:

- Yes No: Has the PHA has entered into a cooperative agreement with the TANF Agency, to share information and/or target supportive services (as contemplated by section 12(d)(7) of the Housing Act of 1937)?

If yes, what was the date that agreement was signed? DD/MM/YY

2. Other coordination efforts between the PHA and TANF agency (select all that apply)

- Client referrals
- Information sharing regarding mutual clients (for rent determinations and otherwise)
- Coordinate the provision of specific social and self-sufficiency services and programs to eligible families
- Jointly administer programs
- Partner to administer a HUD Welfare-to-Work voucher program
- Joint administration of other demonstration program
- Other (describe)

B. Services and programs offered to residents and participants

(1) General

a. Self-Sufficiency Policies

Which, if any of the following discretionary policies will the PHA employ to enhance the economic and social self-sufficiency of assisted families in the following areas? (select all that apply)

- Public housing rent determination policies
- Public housing admissions policies
- Section 8 admissions policies
- Preference in admission to section 8 for certain public housing families
- Preferences for families working or engaging in training or education programs for non-housing programs operated or coordinated by the PHA
- Preference/eligibility for public housing homeownership option participation
- Preference/eligibility for section 8 homeownership option participation
- Other policies (list below)

b. Economic and Social self-sufficiency programs

- Yes No: Does the PHA coordinate, promote or provide any programs to enhance the economic and social self-sufficiency of residents? (If “yes”, complete the following table; if “no” skip to sub-component 2, Family Self Sufficiency Programs. The position of the table may be altered to facilitate its use.)

| Services and Programs | | | | |
|---|----------------|---|---|--|
| Program Name & Description (including location, if appropriate) | Estimated Size | Allocation Method (waiting list/random selection/specific criteria/other) | Access (development office / PHA main office / other provider name) | Eligibility (public housing or section 8 participants or both) |
| <i>CAN Family Supportive Services at Hikone & Green Baxter Ct</i> | 58 household | <i>Open to residents of those sites</i> | <i>Through CAN program staff</i> | <i>PH residents</i> |
| <i>PNC Family Supportive Services at North & South Maple</i> | 58 household | <i>Resident application</i> | <i>Through PNC program staff</i> | <i>PH residents</i> |
| <i>Resource Coordination at Miller Manor & Baker Commons (+ other I-BR communities)</i> | 220 household | <i>Resident choice</i> | <i>Via phone, appointment, walk-in</i> | <i>PH residents</i> |
| | | | | |
| | | | | |

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|--|--|--|--|--|
| | | | | |
| | | | | |
| | | | | |
| | | | | |
| | | | | |

(2) Family Self Sufficiency program/s

a. Participation Description

| Family Self Sufficiency (FSS) Participation | | |
|---|--|---|
| Program | Required Number of Participants (start of FY 2005 Estimate) | Actual Number of Participants (As of:12/31/06) |
| Public Housing | 0 | 0 |
| Section 8 | 30 per HUD waiver | 21 |

- b. Yes No: If the PHA is not maintaining the minimum program size required by HUD, does the most recent FSS Action Plan address the steps the PHA plans to take to achieve at least the minimum program size?
 If no, list steps the PHA will take below:
Once SEMAP scores remain stable in the "standard" category, staff will promote again the FSS program and seek FSS funding to hire staff to assist. Until additional funding to cover the demands of the program are available, we will not be expanding the program. However it will be mentioned at all incoming briefings as a option available.

C. Welfare Benefit Reductions

1. The PHA is complying with the statutory requirements of section 12(d) of the U.S. Housing Act of 1937 (relating to the treatment of income changes resulting from welfare program requirements) by: (select all that apply)
- Adopting appropriate changes to the PHA's public housing rent determination policies and train staff to carry out those policies
 - Informing residents of new policy on admission and reexamination
 - Actively notifying residents of new policy at times in addition to admission and reexamination.
 - Establishing or pursuing a cooperative agreement with all appropriate TANF agencies regarding the exchange of information and coordination of services
 - Establishing a protocol for exchange of information with all appropriate TANF agencies

Other: (list below)

D. Reserved for Community Service Requirement pursuant to section 12(c) of the U.S. Housing Act of 1937

COMMUNITY SERVICE AND SELF SUFFICIENCY POLICY

A. Background

The Quality Housing and Work Responsibility Act of 1998 requires that all non-exempt (see definitions) public housing adult residents (age 18 or older) contribute eight (8) hours per month of community service (volunteer work) or participate in eight (8) hours per month of training, counseling, classes or other activities that help an individual toward self sufficiency and economic independence. This is a requirement of the Public Housing Lease (Section 16).

B. Definitions

Community Service – volunteer work that includes, but is not limited to:

- Work at a local institution including but not limited to: school, child care center, hospital, hospice, recreation center, senior center, adult day care center, homeless shelter, indigent feeding program, cooperative food bank, etc.;
- Work with a non-profit organization that serves Ann Arbor Housing Commission (AAHC) residents or their children such as: Boy Scouts, Girl Scouts, boys or girls clubs, community clean-up programs, beautification programs, other youth or senior organizations;
- Work on an AAHC property performing various clean-up or landscaping functions;
- Work at an AAHC site to help with children's programs;
- Helping neighborhood groups with special projects;
- Working through your resident organization to help other residents with problems, serving as an officer in a Resident organization, serving on the Resident Advisory Board; and
- Caring for the children of other residents so they may volunteer.

NOTE: Political activity is excluded.

Self Sufficiency Activities – activities that include, but are not limited to:

- Job readiness program;
- Job training programs;
- GED classes;
- Substance abuse or mental health counseling;

- English proficiency or literacy (reading) classes;
- Apprenticeships;
- Budgeting and credit counseling;
- Any kind of class that helps a person toward economic independence; and
- Part time student at any school, college or vocational school.

Exempt Adult – an adult member of the family who

- Is 62 years of age or older;
- Has a disability that prevents him/her from being gainfully employed;
- Is the caretaker of a disabled person;
- Is working at least 30 hours per week;
- Is a full time student at any school, college or vocational school;
- Is doing a combination of work and school that adds up to at least 30 hours per week;
or
- Is participating in a welfare to work program.

C. Requirements of the Program

1. Residents who are in one of the exempt categories listed above do not need to perform community service or participate in a self-sufficiency program activity.

2. Residents who do not fall into one of the exemption categories must complete eight (8) hours per month, which may be either volunteer work or participation in a self-sufficiency program activity, or a combination of the two.

3. At least eight (8) hours of activity must be performed each month. An individual may not skip a month and then double up the following month, unless special circumstances warrant special consideration. AAHC will make the determination of whether to allow or disallow a deviation from the schedule.

4. Activities must be performed within the City of Ann Arbor.

5. Family obligations:

- At lease execution or recertifications after November 1, 2003, all adult members (18 or older) of a public housing resident family must:
 - a. provide documentation that they are exempt from the Community Service requirement if they qualify for an exemption, and
 - b. sign a certification that they have received and read this policy and understand that if they are not exempt, failure to comply with the Community Service requirement will result in nonrenewal of their lease.
- Each month, non-exempt family members must present to AAHC a completed documentation form (to be provided by AAHC) of activities performed that month. This form will include places for signatures of supervisors, instructors, or counselors certifying to the number of hours contributed.

- If a family member is found to be noncompliant at the time of recertification, and completed documentation has not been submitted for the previous twelve (12) month period, he/she and the Head of Household will sign an agreement with AAHC to make up the deficient hours over the next twelve (12) month period.
6. Change in exempt status:
- If, during the twelve (12) month period, a non-exempt person becomes exempt, it is his/her responsibility to report this to AAHC and provide documentation of such.
- If, during the twelve (12) month period, an exempt person becomes non-exempt, it is his/her responsibility to report this to AAHC. AAHC will provide the person with the Recording/Certification documentation form and a list of agencies in the community that provide volunteer and/or training opportunities.

D. Ann Arbor Housing Commission's Obligations

1. To the greatest extent possible and practicable, AAHC will provide names and contacts at agencies that can provide opportunities for residents, including disabled, to fulfill their Community Service obligations. *(According to the Quality Housing and Work Responsibility Act, a disabled person who can otherwise be gainfully employed is not necessarily exempt from the Community Service requirement).*

2. AAHC will provide the family with exemption verification forms and Recording/Certification documentation forms and a copy of this policy at lease execution and recertification.

3. AAHC will make the final determination as to whether or not a family member is exempt from the Community Service requirement. Residents may use the AAHC's Grievance Procedure if they disagree with its determination.

4. Noncompliance of family member:

- At least thirty (30) days prior to annual recertification AAHC will begin reviewing the exempt or non-exempt status and compliance of family members;
- If AAHC finds a family member to be noncompliant, AAHC will enter into an agreement with the noncompliant member and the Head of Household to make up the deficient hours over the next twelve (12) month period;
- If, at the next annual recertification, the family member still is not compliant, the lease will not be renewed and the entire family will have to vacate, unless the noncompliant member agrees to move out of the unit;
- The family may use AAHC's Grievance Procedure to protest the lease termination.

13. PHA Safety and Crime Prevention Measures

[24 CFR Part 903.7 9 (m)]

Exemptions from Component 13: High performing and small PHAs not participating in PHDEP and Section 8 Only PHAs may skip to component 15. High Performing and small PHAs that are participating in PHDEP and are submitting a PHDEP Plan with this PHA Plan may skip to sub-component D.

A. Need for measures to ensure the safety of public housing residents

1. Describe the need for measures to ensure the safety of public housing residents

(select all that apply)

- High incidence of violent and/or drug-related crime in some or all of the PHA's developments
- High incidence of violent and/or drug-related crime in the areas surrounding or adjacent to the PHA's developments
- Residents fearful for their safety and/or the safety of their children
- Observed lower-level crime, vandalism and/or graffiti
- People on waiting list unwilling to move into one or more developments due to perceived and/or actual levels of violent and/or drug-related crime
- Other (describe below)

2. What information or data did the PHA use to determine the need for PHA actions to improve safety of residents (select all that apply).

- Safety and security survey of residents – *RASS survey results and resident commentary from resident meetings.*
- Analysis of crime statistics over time for crimes committed “in and around” public housing authority
- Analysis of cost trends over time for repair of vandalism and removal of graffiti
- Resident reports
- PHA employee reports
- Police reports
- Demonstrable, quantifiable success with previous or ongoing anticrime/anti drug programs
- Other (describe below)

2. Which developments are most affected? (list below)

South Maple (Maple Meadows) complex: - is most affected by teens hanging out, and historical reputation for drug-dealing, resulting in highest unit turn-down rate of any family site.

However, during 2006-2007, this site is 100% occupied for the first time.

Miller Manor – perceived as “unsafe” and overrun with drug activity, not supported by police reports or LAWNET busts; concern centers around

just a few units/residents with high-frequency traffic of visitors. Also, we had one homicide at this site about 5 years ago.

B. Crime and Drug Prevention activities the PHA has undertaken or plans to undertake in the next PHA fiscal year

1. List the crime prevention activities the PHA has undertaken or plans to undertake:

(select all that apply)

- Contracting with outside and/or resident organizations for the provision of crime- and/or drug-prevention activities
- Crime Prevention Through Environmental Design
- Activities targeted to at-risk youth, adults, or seniors
- Volunteer Resident Patrol/Block Watchers Program
- Other (describe below)
a) we continue to have "police-in-residence" at two elderly/disabled high-rise complexes, Miller Manor and Baker Commons

2. Which developments are most affected? (list below)

C. Coordination between PHA and the police

1. Describe the coordination between the PHA and the appropriate police precincts for carrying out crime prevention measures and activities: (select all that apply)

- Police involvement in development, implementation, and/or ongoing evaluation of drug-elimination plan
- Police provide crime data to housing authority staff for analysis and action
- Police have established a physical presence on housing authority property (e.g., community policing office, officer in residence)
- Police regularly testify in and otherwise support eviction cases
- Police regularly meet with the PHA management and residents – *as needed or requested.*
- Agreement between PHA and local law enforcement agency for provision of above-baseline law enforcement services
- Other activities (list below)

2. Which developments are most affected? (list below)

D. Additional information as required by PHDEP/PHDEP Plan

PHAs eligible for FY 2005 PHDEP funds must provide a PHDEP Plan meeting specified requirements prior to receipt of PHDEP funds.

NOT APPLICABLE

Yes No: Is the PHA eligible to participate in the PHDEP in the fiscal year covered by this PHA Plan?

Yes No: Has the PHA included the PHDEP Plan for FY 2005 in this PHA Plan?

Yes No: This PHDEP Plan is an Attachment. (Attachment Filename: ____)

14. RESERVED FOR PET POLICY

[24 CFR Part 903.7 9 (n)]

Pet Policies/Assistive Animals

15.1 Non-Applicability of Pet Policies to Assistive Animals

Assistance animals that are needed as a reasonable accommodation for persons with disabilities are not considered pets, and thus, are not subject to Ann Arbor Housing Commission pet policies.

Assistance animals are animals that work, provide assistance, or perform tasks for the benefit of a person with a disability, or animals that provide emotional support that alleviates one or more identified symptoms or effects of a person's disability. Assistance animals – often referred to as “service animals”, “assistive animals”, “support animals,” or “therapy animals” – perform many disability-related functions, including but not limited to the following:

- Guiding individuals who are blind or have low vision;
- Alerting individuals who are deaf or hearing impaired;
- Providing minimal protection or rescue assistance;
- Pulling a wheelchair;
- Fetching items;
- Alerting persons to impending seizures; or
- Providing emotional support to persons with disabilities who have a disability related need for such support.

The Ann Arbor Housing Commission may refuse to permit a person with a disability to use and live with an assistance animal if:

- There is reliable, objective evidence that the animal poses a direct threat to the health or safety of others that cannot be reduced or eliminated by a reasonable accommodation;
- There is reliable, objective evidence that the animal would cause substantial physical damage to the property of others;
- The presence of the assistance animal would pose an undue financial and administrative burden to the provider; or
- The presence of the assistance animal would fundamentally alter the nature of the provider's service.

Assistance animals are a means to provide a reasonable accommodation for an individual with a disability, but a person with a disability is not automatically entitled to have an assistance animal. Reasonable accommodation requires that there is a relationship between the person's disability and

his or her need for the animal. The Ann Arbor Housing Commission will verify that the individual requesting the assistance animal is a person with a disability and that the animal is needed to assist with the disability.

15.3 Pet Policy for Developments Designed for the Elderly

15.3.4 Scope

A resident of a dwelling unit in public housing may own one common household pet subject to the requirements contained in the following sections, if the resident maintains the pet:

- (1) Responsibly;
- (2) In accordance with reasonable State and local public health, animal control and animal anti-cruelty laws and regulations; and
- (3) In accordance with the policies established by the Ann Arbor Housing Commission.

15.3.5 Non-discrimination

Applicants or residents whose head-of-household or other household member is disabled may own a service animal to assist the disabled member. The Ann Arbor Housing Commission may require verification of the disability and that the animal has been trained to perform a service required by the disabled individual. Those households who qualify for a service animal will have the non-refundable fee waived.

15.3.6 Definitions

A common household pet means a domesticated animal.

A domesticated animal may be a dog, cat, some species of caged birds, tanked fish, caged rabbit, mice or guinea pigs that are traditionally kept in the home for pleasure rather than for commercial purposes.

A common household pet does not include reptiles, ferrets, birds of prey, or any other exotic animal.

Waiver – the Ann Arbor Housing Commission Executive Director may waive restrictions in this policy for disabled or elderly applicants whom at the time of admission own a pet (s) that does not comply with this policy. All other requirements for registration, inoculation, deposit, fee, and pet handling still apply.

15.3.7 Restrictions

Aquarium tanks are not to exceed 20 gallons in capacity.

Dogs must not exceed 30 pounds in weight at full growth.

In the event the animal is a puppy at registration, a determination of “full growth” will be made based upon the breed’s anticipated weight/height. The Ann Arbor Housing Commission may consult with the local Humane Society for verification.

Dogs who exhibit aggressive tendencies, including Doberman Pincher’s, Rotweilers, Pitt Bulls, Chows and other large and or aggressive behaving dogs, are prohibited.

15.3.8 Requirements

15.3.8.5 Registration

All pets must be registered with the Ann Arbor Housing Commission.

The Ann Arbor Housing Commission reserves the right to refuse to register an animal if the animal does not meet the requirements set forth within this policy including one that exhibits violent tendencies.

Owners of a cat or a dog must provide:

- (1) A certificate signed by a licensed veterinarian or state or local authority empowered to inoculate animals, stating that the pet has received all inoculations required by applicable state and local laws;
- (2) A photograph of the pet, no smaller than 3 x 5;
- (3) The name, address and telephone number of one or more responsible parties who will care for the pet if the owner becomes unable to care for it;
- (4) Proof of spaying or neutering;
- (5) Evidence of an identification tag and animal license (dog); and
- (6) A refundable pet fee.

All information with the exception of #6 above must be renewed annually during tenant's recertification.

15.3.9 Inoculations

The animal must receive all inoculations required by applicable state and local laws.

15.3.10 Pet Fee

A refundable pet fee of \$50 must be paid at initial registration for all cats and dogs.

15.3.11 Monthly assessment

For pets other than fish, small birds, rabbits/mice, an additional monthly fee of \$5.00 will be charged.

15.3.12 Sanitation Standards

Dogs and cats shall not be permitted to excrete anywhere in the building, except where cats use an approved litter box in a resident's apartment.

Pet owners shall be responsible for removing feces dropped anywhere in the building or on the grounds (City Code, Chapter 117, and Section 9.47), except owners of leader dogs for the blind.

Cat owners must provide a litter box for their cat. The litter box must be maintained so as to prevent an accumulation of waste and to prevent any and all odor.

Other animals such as rabbits, guinea pigs and mice must also have a box or cage. Bedding must be maintained to prevent an accumulation of waste and to prevent any and all odor.

Waste must be placed in a plastic bag, tied securely and deposited in the dumpster. Waste may not be put down a trash chute (in the case of Miller Manor or Baker Commons).

All apartments with pets must be kept free of pet odors and maintained in a clean and sanitary manner, free of vermin. A resident's apartment will be subject to inspection upon receipt of a complaint.

15.3.13 Restraint

Pet owners must have their pet “under reasonable control” at all times (City Code – Chapter 107, Section 9.45).

Dogs and cats must be on a leash at all times when not in the owner’s apartment. The leash must not be longer than 6 feet.

Pets may not be tethered or left unattended outside the building or inside common areas.

Doghouses are NOT permitted.

Pets will not be permitted in the lobbies or common areas of the premises except when leaving or entering the building. This restriction does not apply to dogs assisting the blind or disabled.

With the exception of dogs and cats, all other animals must be restrained to a cage in the owner’s apartment.

15.3.14 Noise, Damage

Pet owners are liable for any and all damage done by their pet.

Unrestrained barking by dogs is prohibited. If a pet creates a continuing nuisance such as excessive noise so as to disturb others, the owner must take steps to eliminate the noise or permanently remove the animal.

Pet owners must permanently remove any pet for improper care as defined by the City of Ann Arbor Code or by the local Humane Society.

15.3.15 Other

The pet owner is expected to adhere to all City Code requirements pertaining to animals and said is incorporated herein as part of the Ann Arbor Housing Commission’s policy.

Dogs and cats must wear a flea collar between March and October. Pet owner agrees to pay the cost of flea extermination if Management deems such treatment necessary.

Only one animal will be permitted per apartment with dogs restricted to 30 pounds.

Residents are not permitted to “pet sit” for a non-resident’s animal on Commission premises.

Guests are not permitted to bring pets on the premises with the exception of an approved visiting pet program or in the event the animal is a leader dog.

This pet policy is incorporated by reference into the pet owner’s dwelling lease.

Violations of the pet policy will be considered default under the lease and will be handled in accord with the provisions provided therein.

15.2.13 Procedures

- New residents will be provided a copy of the pet policy along with the lease, tenant handbook and other relevant policies during move-in orientation.

- Residents with pets must complete a registration form and provide all required information including the payment of a refundable pet fee.
- A non-refundable pet assessment will be charged to the owner's tenant account on a monthly basis.
- At annual recertification, along with providing household and income verification, the pet owner must renew registration information, providing evidence of inoculation and renewal of licensure (as applicable).
- If the Ann Arbor Housing Commission becomes aware that a resident's pet is permitted to run loose on the premises (outside or within common areas of a multi-family building), the Ann Arbor Housing Commission will notify the resident in writing of the pet policy/lease violation. Three violations within a twelve-month period that can be substantiated by Commission staff or witnesses will result in lease termination.
- Noise disturbances will be handled in the manner as above.
- The Ann Arbor Housing Commission may also contact the Animal Control Officer of the Ann Arbor Police Department for Code enforcement action.
- If a hazard is created either by the animal or by the owner related to the animal, the Ann Arbor Housing Commission may choose to request an agency to confiscate the animal, require the owner to remove the animal within twenty-four hours, and/or issue a notice of lease termination.

15.4 Pet Policy for Developments Designed for Non-Elderly (Families)

A resident of a dwelling unit in public housing may own one common household pet subject to the requirements contained in the following sections, if the resident maintains the pet:

- (a) Responsibly;
- (b) In accordance with reasonable State and local public health, animal control and animal anti-cruelty laws and regulations; and
- (c) In accordance with the policies established by the Ann Arbor Housing Commission.

15.4.4 Non-discrimination

Applicants or residents whose head-of-household or other household member is disabled may own a service animal to assist the disabled member. The Ann Arbor Housing Commission may require verification of the disability and that the animal has been trained to perform a service required by the disabled individual. Those households who qualify for a service animal will have the non-refundable fee waived.

15.4.5 Definitions

A common household pet means a domesticated animal.

A domesticated animal may be a dog, cat, some species of caged birds, tanked fish, caged rabbit, mice or guinea pigs that are traditionally kept in the home for pleasure rather than for commercial purposes.

A common household pet does not include reptiles, ferrets, birds of prey, or any other exotic animal.

Waiver – the Ann Arbor Housing Commission Executive Director may waive restrictions in this policy for disabled or elderly applicants whom at the time of admission own a pet (s) that does not comply with this policy. All other requirements for registration, inoculation, deposit, fee, and pet handling still apply.

15.4.6 Restrictions

Aquarium tanks are not to exceed 20 gallons in capacity.

Dogs must not exceed 30 pounds in weight at full growth.

In the event the animal is a puppy at registration, a determination of “full growth” will be made based upon the breed’s anticipated weight/height. The Ann Arbor Housing Commission may consult with the local Human Society for verification.

Dogs who exhibit aggressive tendencies including Doberman Pincher’s, Rotweilers, Pitt Bulls, Chows and other large and or aggressive behaving dogs are prohibited.

15.4.7 Requirements

15.4.7.5 Registration

All pets must be registered with the Ann Arbor Housing Commission.

The Ann Arbor Housing Commission reserves the right to refuse to register an animal if the animal does not meet the requirements set forth within this policy.

Owners of a cat or a dog must provide:

- (a) A certificate signed by a licensed veterinarian or state or local authority empowered to inoculate animals, stating that the pet has received all inoculations required by applicable state and local laws;
- (b) A photograph of the pet, no smaller than 3 x 5;
- (c) The name, address and telephone number of one or more responsible parties who will care for the pet if the owner becomes unable to care for it;
- (d) Proof of spaying or neutering;
- (e) Evidence of an identification tag and animal license (dog); and
- (f) A refundable pet deposit.

All information with the exception of “f” above must be renewed annually during tenant’s recertification.

15.4.7.6 Inoculations

The animal must receive all inoculations required by applicable state and local laws.

15.4.7.7 Pet Fee

A refundable pet fee of \$150 must be paid at initial registration for all cats and dogs, and a fee of \$25.00 for all other permitted pets.

15.3.4.4 Monthly Assessment

For pets other than fish, small birds, rabbits/mice, an additional monthly assessment of \$10.00 will be charged.

15.3.4.5 Sanitation Standards

Dogs and cats shall not be permitted to excrete anywhere in the building, except where cats use an approved litter box in a resident’s apartment.

Pet owners shall be responsible for removing feces dropped anywhere in the building or on the grounds (City Code, Chapter 117, and Section 9.47), except owners of leader dogs for the blind.

Cat owners must provide a litter box for their cat. The litter box must be maintained so as to prevent an accumulation of waste and to prevent any and all odor.

Other animals such as rabbits, guinea pigs and mice must also have a box or cage. Bedding must be maintained to prevent an accumulation of waste and to prevent any and all odor.

Waste must be placed in a plastic bag, tied securely and deposited in the dumpster. Waste may not be put down a trash chute (in the case of Miller Manor or Baker Commons).

All apartments with pets must be kept free of pet odors and maintained in a clean and sanitary manner, free of vermin. A resident's apartment will be subject to inspection upon receipt of a complaint.

15.3.5 Pet Restraint

Pet owners must have their pet "under reasonable control" at all times (City Code – Chapter 107, Section 9.45).

Dogs and cats must be on a leash at all times when not in the owner's apartment. The leash must not be longer than 6 feet.

Pets may not be tethered or left unattended outside the building or inside common areas.

Doghouses are NOT permitted.

Pets will not be permitted in the lobbies or common areas of the premises except when leaving or entering the building. This restriction does not apply to dogs assisting the blind or disabled.

With the exception of dogs and cats, all other animals must be restrained to cage in the owner's apartment.

15.3.6 Noise, Damage

Pet owners are liable for any and all damage done by their pet.

Unrestrained barking by dogs is prohibited. If a pet creates a continuing nuisance, such as excessive noise so as to disturb others, the owner must take steps to eliminate the noise or permanently remove the animal.

Pet owners must permanently remove any pet for improper care as defined by the City of Ann Arbor Code or by the local Humane Society.

15.3.7 Other

The pet owner is expected to adhere to all City Code requirements pertaining to animals and said is incorporated herein as part of the Ann Arbor Housing Commission's policy.

Dogs and cats must wear a flea collar between March and October. Pet owner agrees to pay the cost of flea extermination if Management deems such treatment necessary.

Only one animal will be permitted per apartment, with dogs restricted to 30 pounds.

Residents are not permitted to "pet sit" for a non-resident's animal on Commission premises.

Guests are not permitted to bring pets on the premises with the exception of an approved visiting pet program or in the event the animal is a leader dog.

This pet policy is incorporated by reference into the pet owner's dwelling lease. Violations of the pet policy will be considered default under the lease and will be handled in accord with the provisions provided therein.

15.3.8 Procedures

- New residents will be provided a copy of the pet policy along with the lease, tenant handbook and other relevant policies during move-in orientation.
- Residents with pets must complete a registration form and provide all required information including the payment of a refundable security deposit.
- The non-refundable pet fee will be charged to the owner's tenant account on a monthly basis.
- At annual recertification, along with providing household and income verification, the pet owner must renew registration information, providing evidence of inoculation and renewal of licensure (as applicable).
- If the Ann Arbor Housing Commission becomes aware that a resident's pet is permitted to run loose on the premises (outside or within common areas of a multi-family building), the Ann Arbor Housing Commission will notify the resident in writing of the pet policy/lease violation. Three violations within a twelve-month period that can be substantiated by Commission staff or witnesses will result in lease termination.
- Noise disturbances will be handled in the manner as above.
- The Ann Arbor Housing Commission may also contact the Animal Control Officer of the Ann Arbor Police Department for Code enforcement action.
- If a hazard is created either by the animal or by the owner related to the animal, the Ann Arbor Housing Commission may chose to request an agency to confiscate the animal, require the owner to remove the animal within twenty-four hours, and/or issue a notice of lease termination.

15. Civil Rights Certifications

[24 CFR Part 903.7 9 (o)]

Civil rights certifications are included in the PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations.

16. Fiscal Audit

[24 CFR Part 903.7 9 (p)]

1. Yes No: Is the PHA required to have an audit conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U.S.C. 1437c(h))?
(If no, skip to component 17.)
2. Yes No: Was the most recent fiscal audit submitted to HUD?
3. Yes No: Were there any findings as the result of that audit?
4. Yes No: If there were any findings, do any remain unresolved?
If yes, how many unresolved findings remain? _____
5. Yes No: Have responses to any unresolved findings been submitted to HUD?

If not, when are they due (state below)?

17. PHA Asset Management

[24 CFR Part 903.7 9 (q)]

Exemptions from component 17: Section 8 Only PHAs are not required to complete this component. High performing and small PHAs are not required to complete this component.

1. Yes No: Is the PHA engaging in any activities that will contribute to the long-term asset management of its public housing stock , including how the Agency will plan for long-term operating, capital investment, rehabilitation, modernization, disposition, and other needs that have **not** been addressed elsewhere in this PHA Plan?

2. What types of asset management activities will the PHA undertake? (select all that apply)
 - Not applicable
 - Private management
 - Development-based accounting
 - Comprehensive stock assessment
 - Other: (list below)
The Commission is restructuring to enable hiring of 2 new positions in PH, to better implement site-based management. New job descriptions are being crafted, with reduced salary ranges, reflecting reduced federal funding. We are also implementing new software package, YARDI, to be more efficient both in PH and S8.

3. Yes No: Has the PHA included descriptions of asset management activities in the **optional** Public Housing Asset Management Table?

18. Other Information

[24 CFR Part 903.7 9 (r)]

A. Resident Advisory Board Recommendations

1. Yes No: Did the PHA receive any comments on the PHA Plan from the Resident Advisory Board/s? *Three review meetings were held: January 8, January 22 and February 5. Any comments or concerns will be denoted in Appendix K, entitled Comments by Resident Advisory Board (RAB) and Public.*

2. If yes, the comments are: (if comments were received, the PHA **MUST** select one)
 - Attached at Attachment (File name) *Appendix K*

Provided below:

3. In what manner did the PHA address those comments? (select all that apply)

Considered comments, but determined that no changes to the PHA Plan were necessary.

The PHA changed portions of the PHA Plan in response to comments
List changes below:

Other: (list below)

B. Description of Election process for Residents on the PHA Board

1. Yes No: Does the PHA meet the exemption criteria provided section 2(b)(2) of the U.S. Housing Act of 1937? (If no, continue to question 2; if yes, skip to sub-component C.)

2. Yes No: Was the resident who serves on the PHA Board elected by the residents? (If yes, continue to question 3; if no, skip to sub-component C.)

3. Description of Resident Election Process

a. Nomination of candidates for place on the ballot: (select all that apply)

- Candidates were nominated by resident and assisted family organizations
- Candidates could be nominated by any adult recipient of PHA assistance
- Self-nomination: Candidates registered with the PHA and requested a place on ballot
- Other: (describe)

b. Eligible candidates: (select one)

- Any recipient of PHA assistance
- Any head of household receiving PHA assistance
- Any adult recipient of PHA assistance
- Any adult member of a resident or assisted family organization
- Other (list)

c. Eligible voters: (select all that apply)

- All adult recipients of PHA assistance (*public housing and section 8 tenant-based assistance*)
- Representatives of all PHA resident and assisted family organizations*
- Other (list)*

C. Statement of Consistency with the Consolidated Plan

For each applicable Consolidated Plan, make the following statement (copy questions as many times as necessary).

1. Consolidated Plan jurisdiction: *City of Ann Arbor, Washtenaw County*
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 in the jurisdiction on the needs expressed in the Consolidated Plan/s. *The City has placed the highest priority on rental housing for extremely low-income and very low income residents; including homeless or at-risk of being homeless. AAHC continues to serve at a rate of 90%, the extremely low income residents, and it administers the Shelter Plus Care program in conjunction with 3 non-profits for the county. The executive director attends Continuum of Care meetings which addresses the needs of this target group.*

The PHA has participated in any consultation process organized and offered by the Consolidated Plan agency in the development of the Consolidated Plan. *The Executive Director attends as available City/County Housing Policy Board meetings ,under the auspices of the joint City/County Community Development department, which is responsible for 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)

| <u>City goals</u> | <u>AAHC Activities</u> |
|--|---|
| (1) <i>Eviction prevention</i> | 1) <i>Resource Coordination for elder/disabled populations</i> |
| (2) <i>Increase access to health & well Being</i> | 1) <i>As part of resource coordination, we have a nurse on site one day a Week at 2 complexes.</i> 2) <i>AAHC contracts with Cty Senior Nutrition Program for hot-lunches At Miller & Baker</i> 3) <i>We have a nurse-managed health at one family site community ctr.</i> 4) <i>We work with Food Gatherers to provide surplus food distribution at numerous PH sites</i> |
| (3) <i>Increase long-term success of at-risk youth</i> | 1) <i>AAHC and City fund two non-profits to provide after-school academic social, cultural activities at 4 PH family sites.</i> |
| (4) <i>Increase family economic stability</i> | 1) <i>AAHC offers FSS and homeownership options thru S8;</i> |

2) has set up computer labs at 4 family PH sites.

Other: (list below)

In support of County's 10 Year Plan to End Homelessness, AAHC is giving admission preference to residents of Washtenaw for public housing and to our jurisdictional area of Washtenaw, W. Wayne and Monroe Counties for Section 8.

We also have been operating for 3 years under a MOA with Interfaith Hospitality Network, to accept referrals of up to 3 homeless families a year for occupancy in our public housing..

AAHC has been and continues to administer the Shelter Plus Care grants in this county, which serve the chronic homeless.

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

The priorities of the City's consolidated Plan supports AAHC plan, by providing supplemental funding in the following areas:

a) Housing Stability/Eviction prevention: \$30,000 for "resource coordination"

b) Success of At-Risk Youth: funding of CAN and PNC, non-profit service providers, with whom AAHC contracts to provide after school programming as well as supportive & referral services at our family sites.

c) Maintaining Affordable Housing: PH Capital Improvements: \$135,000 in funding for facilities upgrades at one public housing site, where planned capital improvements were deferred due to cuts in federal CFP funding

D. Other Information Required by HUD

Use this section to provide any additional information requested by HUD.

Attachments

Use this section to provide any additional attachments referenced in the Plans.

Appendices

- Appendix A – Admission Policy for Deconcentration *
- Appendix B – Section 8 Homeownership Capacity Statement *
- Appendix C - Initial Assessment of Voluntary Conversion *
- Appendix D - Pet Policy Executive Narrative *
- Appendix E – Progress Statement on 5-Year Plan Goals (2005-2009)
- Appendix F – Resident Membership on PHA Governing Board
- Appendix G – Membership on Resident Advisory Board (RAB)
- Appendix H – Follow-up Plan for 2006 RASS resident satisfaction Survey
- Appendix I – Definition of “Standard Deviation” and “Significant Amendment and Modification” *
- Appendix J – PHA’s Management Organization Chart
- Appendix K – Comments by Resident Advisory Board (RAB) and Public-RESERVED
- Appendix L – Implementation Action re VAWA

* Carry-forward documents

Appendix A

ANN ARBOR HOUSING COMMISSION DECONCENTRATION POLICY

POLICY # ____

Approved by

Board: _____

Original Issued Date: 6-16-99

Resolution # 99-30

1. Purpose:

To provide guidance in admissions and continued occupancy procedures about how to ensure deconcentration of poverty and encourage income mixing.

2. Policy:

The Ann Arbor Housing Commission seeks to deconcentrate pockets of poverty and promote income mixing in compliance with the QHWRA of 1998, by bringing higher income families into lower income developments and lower income families into higher income developments.

3. Procedures:

3.1 Prior to the beginning of each fiscal year, occupancy staff will analyze the income levels of families residing in each of our sites with 20 or more dwelling units, the income levels of the census tracts in which those sites are located, and the income levels of the families on the waiting list. Based on this analysis, we will determine the level of marketing strategies and deconcentration incentives to implement. Please refer to attach worksheet for the analysis that will take place.

3.2 To achieve the goal of income mixing and deconcentration, we will skip families on the waiting list to reach other families with a lower or higher income. The skipping of families to achieve income targeting is a non-adverse, permissible action to achieve the congressional intent of the QHWRA of 1998. Waitlist management will be conducted in a uniform and non-discriminatory manner.

3.3 The Housing Commission will affirmatively market our housing to all eligible income groups (up to 80% of area median income). Lower

income residents will not be steered toward lower income developments and higher income people will not be steered toward higher income developments.

3.4 The Housing Commission may offer one or more incentives to encourage applicant families whose income classification would help to meet the deconcentration goals of a particular development. Various incentives may be used at different times, or under different conditions, but will always be provided in a consistent and nondiscriminatory manner.

3.5 As a vacant unit becomes available, the Commission will contact the first family on the waiting list who has the highest priority for this type of unit and development and whose income category would help to meet the deconcentration goal and/or income targeting goal.

3.6 If in making the offer to a given family the Housing Commission skipped over other families on the waiting list in order to meet its deconcentration goal, or offered the family any deconcentration incentive and the family rejects the unit, the family will not lose their place on the waiting list and will not be otherwise penalized.

If the Commission did not skip over other families on the waiting list to reach this family and did not offer any deconcentration incentive, and the family rejects the unit without good cause, the family will drop to the bottom of the waiting list, while keeping any preferences.

Rejection of any unit offered with good cause will not result in loss of place on the waiting list. Good cause includes reasons related to health, proximity to work, school, and childcare (for those working or going to school). The family will be offered the right to an informal hearing of the decision to alter their application status.

APPENDIX B – Agency Plan

Section 8 Homeownership Statement of Capacity

The Ann Arbor Housing Commission satisfies HUD’s requirement for capacity to operate a successful Section 8 Homeownership program by incorporating 24 CFR §982.625(d)(1) into its policy for program administration. Specifically compliance is met by requiring the “homeowner” to make a down payment of at least three- percent of the purchase price for participation in our Section 8 Homeownership program. In addition, at least one percent of the purchase price (for down paymnet) must come from the families’ personal resources.

As a further measure to establish capacity, financing must meet one of the following criteria:

- 1) Financing must be provided, insured or guaranteed by state or Federal government; or
- 2) Financing must comply with the secondary mortgage market underwriting requirements; or
- 3) Financing must comply with generally accepted private sector underwriting.

These requirements while incorporated into the Ann Arbor Housing Commission’s policy are taken directly from 24 CFR 982.625 (d)(2).

Appendix C
Preliminary Assessment of Voluntary Conversion

Background

The Ann Arbor Housing Commission owns and operates approximately 359 low-income housing rental units across 17 sites in the City of Ann Arbor. In total, the Ann Arbor Housing Commission has five HUD developments in its public housing stock, plus one other project developed under the Turnkey III Homeownership program. Of the five public housing developments, two (MI28P064-005 Miller Manor and MI28P064-007 Baker Commons) were constructed as elderly/disabled developments, not general occupancy, and therefore exempt from this assessment. We did not consider the 50-unit development constructed under the Turnkey III Homebuyer program as only two of the original 50 units remain, and all units will ultimately be sold to their existing occupants under the program.

The remaining sites therefore considered for this assessment include:

Project 001: (N. Maple, S. Maple, Green Baxter Court, Hikone, Platt, Oakwood, S. Seventh, W. Washington – a total of 121 units, including 4 off-line for use as community centers)

Ten of the 121 units are 1-bedroom units utilized primarily by elderly/disabled residents. Of the remaining units available for general occupancy, there is an 89% occupancy rate currently. Only one location (Maple Meadows / South Maple) has excessive vacancy problems, at nearly 25%.

Project 003: (Broadway Terrace, White/State/Henry, Platt Colonial)

Of this 53-unit project, 38 (or 72% of the total units) are 1-bedroom units utilized primarily by elderly/disabled residents. The occupancy rate within the project is currently 92%, but generally runs at 100%. These units are easily marketed and leased up to public housing residents.

Project 008: (N. Maple, Hillside Manor, Mallets Creek Court, Evelyn Court – a total of 17, 3-bedroom units constructed in the mid-1990's)

These are units of new construction, easily rented, and experiencing limited maintenance or modernization costs. Two units are ADA modified and have disabled families in occupancy.

Assessment

The Ann Arbor Housing Commission has reviewed each of the developments highlighted above, has considered the implications of converting the public housing to tenant-based assistance, and concluded that conversion of these developments is inappropriate because removal of the developments would not meet the necessary conditions for voluntary conversion. Specifically, as described below, we have found that the conversion of these developments to tenant-based assistance would fail to meet any of the three tests prescribed for voluntary conversion.

Test #1: Conversion would not be more expensive than continuing to operate the development (or a portion of it) as public housing.

Assessment: It has been the experience of the Ann Arbor Housing Commission that it can operate its low-income rental units at lower costs than comparable market-rate properties.

Test #2: Conversion would principally benefit residents of the public housing development to be converted and the community.

Assessment: As we completed this assessment, we failed to see how conversion would benefit the residents of the public housing developments being considered. Projects 001, 003, and 008 are quite popular among residents, including an overall occupancy rate that exceeds 95%. If these residents were provided tenant-based assistance instead, they would likely face extreme difficulty finding the same quality of housing in comparable neighborhoods. Further, many of the units at these three developments, including 72% (38 of 53) under Project 003, service residents with special needs, including elderly/disabled residents. Given the limited availability of these types of units for low-income residents in the community at large (e.g., waiting lists for units in subsidized apartment complexes can range from six to eighteen months), we believe conversion could only have a detrimental impact on these residents.

For the reasons cited below regarding the negative impact conversion would have on the supply of affordable housing, we feel conversion would likely adversely affect the community. In addition, we believe that conversion of these developments would have effects that run counter to HUD's objectives of de-centralizing those who are traditionally served by public housing. Specifically, these three developments under consideration are "scattered site" projects, with locations throughout the city of Ann Arbor. In fact, many of these sites are located amidst desirable, market-rate single-family rental and owner-occupied homes. If converted, we fear that the higher rents associated with these properties could lead to centralizing low-income and minority resident populations into certain affordable housing developments and certain areas within the city (and, in fact, outside of the city limits in nearby communities) where affordable housing is in greatest supply. We believe the Housing Commission's ownership of these scattered site developments has helped to de-centralize the residents we serve and has helped reduce the negative stigma associated with large-scale public housing developments.

Test #3: Conversion would not adversely affect the availability of affordable housing in the community.

Assessment: Conversion of any public housing units would have a significant adverse affect on the availability of affordable housing in Ann Arbor. For the past several years, Ann Arbor has been experiencing a severe shortage of affordable housing. As Ann Arbor's 2000 Consolidated Strategy and Plan summarized, "As Washtenaw County's economy, and that of Ann Arbor in particular, becomes more service-oriented, housing affordability for lower-income families and individuals continues to increase as a serious problem." To address the shortage of affordable housing in Ann Arbor, the city government and local nonprofit organizations have been making significant efforts to preserve the limited supply of affordable units that exist today. As the 2000-2005 Consolidated Plan stated:

"Preserving and expanding the supply of affordable housing is one of the most difficult challenges facing the City of Ann Arbor. The past several years have been a period of commercial and residential growth within many sectors of the community. Despite efforts by the City and nonprofit organizations to provide housing affordable to very-low income residents, much of this growth has been targeted toward the upper end of the housing market."

At a time when the City is struggling to simply preserve the supply of affordable housing that exists today, we believe conversion of any public housing units would only exacerbate the extreme shortage that exists in Ann Arbor today. The best indicator of the negative impact that conversion would produce is the difficulty that current recipients of tenant-based assistance face in seeking to use these vouchers in the Ann Arbor market today. With vacancy rates cited by some sources at below 1%, participants in the tenant-based program face extreme difficulty finding properties that have vacancies and are willing to

lease to program participants. Converting the three aforementioned developments and providing these residents with tenant-based assistance instead would only create more competition for a very limited number of available units in the city today.

Further, given the desirable location of many of the units in these three developments, it is unrealistic to expect that these units could remain as units of affordable housing. Rental rates in nearby properties far exceed what low-income individuals can afford. As a result, if these developments were converted, we would foresee a scenario in which:

- 1) The stock of permanently affordable housing units would be reduced (below what is already a limited supply today).
- 2) Those who would most likely benefit by the additional stock of rental units would likely not be those who are in public housing today, but rather individuals of middle and higher income levels who could afford the rental rates in these desirable locations.
- 3) Conversion would not only lead to the displacement of current residents, but would also place them into competition with those already receiving tenant-based assistance who continue to experience extreme difficulty finding vacancies with property owners who accept Section 8 vouchers. In addition, those residents with special needs, including elderly and disabled tenants, would compete for what is already a shortage of rental units that cater to these populations.

As a result, we believe conversion would have a very negative impact on the residents of these units and on the supply of affordable housing in Ann Arbor in general. While we are certainly welcome to creative proposals that can help us improve the operational, financial, and managerial performance of the Housing Commission, we fail to see how this proposal would benefit our residents or our community at large.

**APPENDIX D – Agency Plan
Pet Policy Executive Narrative**

The Ann Arbor Housing Commission adopted its current pet policy on February 2, 2000 to incorporate the admission of canines as pets into its family developments in compliance with federal regulations. Since dogs had been prohibited in family developments since March 1986 because of the failure of families to responsibly care for these pets, the Ann Arbor Housing Commission sought comments from public housing tenants on how to manage this new mandate as well from private sector property management.

Restrictions were placed on the size/capacity of aquariums, the size of dogs at full-growth as well as prohibitions against breeds that tend to exhibit aggressive tendencies. All pets are required to be registered with the Ann Arbor Housing Commission including the submission of a photograph of the animal, the name address and telephone number of a person who will care for the animal in the event the leaseholder becomes incapacitated and a refundable pet deposit of \$25 for cats, mice, fish, birds and \$150 for dogs. In addition a surcharge of \$10 is added to the monthly rental obligation for renters with dogs. Those families for whom a service dog is needed to assist a disabled family member are exempt from paying the security deposit and monthly surcharge.

Registration of the pet also includes the submission of information including proof of current inoculations, evidence of an identification tag and animal license and proof of spaying or neutering.

Pet owners are required to have their pet “under reasonable control” as defined by our local City Code, which includes having the animal (dog and cat) leashed when not in the resident’s apartment. Tethering or the use of outside cages or doghouses is prohibited.

Sanitation standards were established, prohibiting the animal from excreting or defecating anywhere in the building or apartment except in the case where litter boxes are used for cats or other small non-dog pets. Pet owners must comply with the City Code for removal and disposal of dropped feces anywhere in the building or on the grounds.

Residents are not permitted to pet-sit and guest (with the exception of seeing-eye dogs for the blind) are not permitted to bring pets on the premises. Dogs and cats must wear flea collars between March and October and if extermination services for fleas are deemed necessary, the resident will pay for such treatment. Only one animal will be permitted per apartment.

The pet policy is incorporated by reference into the lease agreement and violations of the pet policy are considered a material default of the lease. New residents are provided a copy of the pet policy along with the lease, tenant handbook and other relevant policies during orientation and move-in.

APPENDIX E

Progress Statement on 5-Year Plan Goals (2005-2009)

HUD: Increase availability of affordable housing.

- (1) PHA: Expand supply of assisted housing:
 - (a) Apply for additional rental vouchers: *Extreme administrative burden currently does not lend itself to adding new vouchers; low likelihood of award based on HUD need criteria. No knowledge of any new "opt-out" opportunities.*
 - (b) Reduce public housing vacancies: *During 2006-07 year, AAHC has maintained under 2% vacancies, ranging from 6-9 vacancies at any given time.*
 - (c) Leverage private or public funds to create additional housing: *no action in this area.*
- (2) PHA: Improve quality of assisted housing:
 - (a) Improve PH management (PHAS score): *Significant strides made in financial score; however, HUD reviews have resulted in lower scores related to maintenance and other MASS certifications areas. These are currently being addressed under a corrective action plan.*
 - (b) Improve voucher management (SEMAP score): *Following FY04 SEMAP confirmatory review, score reduced to Troubled; Corrective Action Plan underway; FY05 SEMAP showed improvement, but more work needed. FY06 SEMAP was rated as "standard", but AAHC continues to improve in areas where scoring was unsatisfactory.*
 - (c) Increase customer satisfaction: *new phone tree implemented; quarterly PH newsletters continue; new PH/S8 information board established in lobby; however, RASS scores dipped slightly for FY05 & FY06.*
 - (d) Concentrate efforts on specific management functions:
 - 1) *Reduce unit turn: Turn time has dropped from 183 days in FY05, to 138 days in FY06, and during current fiscal year is running at 46 days, demonstrating dramatic improvement.*
 - 2) *Quality Assurance file reviews in PH & S8: reviews are inconsistent, given attention required in other area; but on-going.*
 - 3) *Streamline financial processes: strides have been made in this area – improved financial reporting; improved rent collection and fraud case prosecution. Also, increased controls instituted regarding HAP payments and adjustments.*
 - (e) Renovate/modernize public housing units:
 - 1) *CFP modernization continues on schedule or ahead of schedule*
 - 2) *Capital Needs assessment – no action here.*
 - (f) Other:
 - 1) *Reduce frustration associated with e-systems in conjunction with HUD- 2 staff attended HUD sponsored training on PIC system – error reduction and report monitoring has improved. Webinars on PIC errors are assisting staff understanding how to correct. EIV discrepancies are being routinely monitored, and necessary actions taken, where indicated.*
 - 2) *Utilize pooled capital fund bonding option – did not happen.*
 - 3) *Transition to Asset Mgmt model of operation: Admin staff and board members have attended training in preparation for transition. AMP projects created; acquisition of upgraded computer software to better manage asset-management requirements being implemented Spring 2007; and staff restructuring underway.*
- (3) PHA: Increase assisted housing choices:
 - (a) Conduct outreach efforts to potential voucher landlords:

- 1) *Develop landlord advisory board: limited success in this area this year. With transition in S8 management, this will be an area for development to foster positive relations and understanding.*
 - 2) *Include landlords at voucher issuance/briefing sessions: this was successful when briefing were being held. Virtually no screening took place during 2005-2006; Screening began again in Fall, 2006, and we will try to reinstitute this program .*
- (b) Implement voucher homeownership program:
- 1) *Continue partnership with CHA for counseling – little focus in this area. Tough housing market for homebuyers.*
 - 2) *Link program to FSS participation – no action here*

HUD: Improve community quality of life and economic vitality

- (1) PHA: Provide an improved living environment:
- (a) Implement PH security improvements:
- 1) *AAPD Community Policing continues, however, with City staffing cut-backs, fewer face to face meetings—but communication remains good.*
 - 2) *Two officers remain occupants and participants at high-rises*
 - 3) *Improve intercom/camera equipment: both projects completed using CFP funding, during 2006-2007 year.*
 - 4) *Work with residents to implement “neighborhood watch” programs at family sites. Hikone and Green Baxter have worked toward this goal with varying degrees of success;*
- (b) Other:
- 1) *Enhance site appearance and trash management – remains a challenge; still working with residents on trash mgmt.*
 - 2) *Review site safety aspects – no action here.*

HUD: Self-sufficiency and asset development of families/individuals:

- (1) PHA: Promote self-sufficiency and asset development
- (a) *increase number and percentage of employed persons: Work family preference revised with clearer definition. However, this has not increased number or percentage of households over 30% of AMI. In PH, 88% of applicants are below 30% of AMI.*
- (b) Provide supportive services to increase independence for elders/disabled:
- 1) *Resource Coordination remains strong and important at high-rise sites.*
 - 2) *Utilize interns from local universities: limited use—mainly nursing students.*
- (c) Other:
- 1) *Participate in Cty 10-Year Plan to End Homelessness: Executive Director has been meeting regularly with two workgroups: permanent supportive housing development and private/public Section 8 issues.*

HUD: Ensure Equal Opportunity in Housing for all Americans

- (1) PHA: Ensure equal opportunity and affirmative further fair housing:
- (a) *Undertake affirmative measures: All accessible units are appropriately utilized.*
- (b) *Other: AAHC worked in concert with Fair Housing and ACLU in maintaining S8 option for disabled household.*

HUD: Ensure housing & service access of child/adult victims of domestic violence, dating violence, sexual assault, or stalking. (VAWA) - this HUD Goal is new in 2007)

- (1) PHA: ensure access to information/services
- (a) *AAHC has taken all the steps listed to implement and provide information and access to services, with the exception of a formal partnership with SafeHouse and Ozone. The Executive Director does however, meet regularly with directors of these agencies, as part of monthly Continuum of Care meetings.*

Other AAHC Goals and Objectives:

- (1) Operational Excellence, targeted at Customer Service, Process Improvements, and Employee Growth & Opportunities.

Significant time and effort has been spent in 2005-2006 in follow-up to Denison culture study, in which staff has worked team orientation, core values, agreement, goals/objectives and customer focus.. Some of the outcomes include: a Vision Statement and Core Values statement; efforts to develop/document procedures; info board in lobby for clients; back to school backbacks for neediest clients.

In addition, Managers in each area: S8, Finance, and Maintenance have worked steadily on program improvements: in S8, most notably on timely recerts & PIC error correction, rent reasonableness and HQS improvements and increased team meetings and collective efforts; in Finance, on utility allowance adjustments, improved financial statement presentation, and RPA/fraud collection efforts; in Maintenance, the major improvement has been in UPCS monitoring and follow-through.

Staff continue to be sent to NAHRO Industry training and increasingly performance reviews are linked to specific outcomes.

(2) Increase Availability of Affordable Housing in Washtenaw County

More limited progress has been made in this area. A non-profit has been incorporated and 501©3 paperwork filed, but not yet approved by IRS. No new linkages have been made with for-profit/non-profit organizations, although strong partnerships do exist with the likes of WCHO/CSTS for resource coordination, with Peace Neighborhood Center, Community Action Network and the UofM Nurse Managed Centers for support services at Family sites. Open communication exists with many other non-profits via the executive director's involvement in Homeless work-groups, Shelter Plus Care program administration, and the local Continuum of Care meetings.

The Commission has not tapped into any other state or federal funding sources, but continues to utilize available City funds for human service support and in 2007for needed capital improvements.

The Commission will increase attention in the coming year on asset evaluation and management.

(3) Address Non-Housing Needs of Customers

Section 3 training opportunities have not been great; we continue to contract with one resident owned business and encourage contractors to hire or use residents as possible for on-site modernization work.

FSS for clients has fallen by the wayside as more attention has been focused on in-house regulatory process requirements.

Supportive Services remain a strong component of AAHC non-housing efforts at both the elderly/disabled sites and at the four primary family sites, in partnership with non-profit service agencies, funded both by AAHC and the City.

APPENDIX F
Resident Membership on PHA Governing Board

Deborah Gibson
727 Miller Avenue, Apt 410
Ann Arbor, MI 48103

Ms. Gibson continues to serve as the Resident Commissioner on the Board, and was elected Vice Chair at the May 2006 Annual Meeting. Her full five-year term expires April 2008. Ms. Gibson has stepped down from her role on the Miller Manor Resident Council, after years of active engagement. She chairs the agency's Resident Advisory Board, regularly does outreach to site-based resident councils, to promote resident engagement in commission matters. She is also actively engaged and supportive of matters concerning persons with disabilities and has served on the consumer advisory board for the Washtenaw County Health Organization, Community Support & Treatment Services division. She is an active and able representative of the "resident voice" and continues to build community and understanding between residents, management and the Board.

APPENDIX G
Membership on Resident Advisory Board

| Public Housing Residents (HUD proj #) Location/Type | Applicable Program offerings by Site | | |
|--|--------------------------------------|-------------------|--------------------|
| | SupSvc SSC | CapFundPrg CFP | ResidCouncil RC |
| <u>('001) Scattered Site/ Family</u> | | | |
| Alan Richardson, South 7 th St. | Yes | Yes | No |
| Melinda Harrison, Green Baxter Ct | Yes | Yes | Yes |
| <u>('003) Scattered Site/Mixed</u> | | | |
| _ No participants this year | Yes | Yes | No |
| <u>('005) Miller Manor (Eld/Dis)</u> | | | |
| Deborah Gibson, Chair | Yes | Yes | Yes |
| Al Schnaidt | | | |
| Marty Strange | | | |
| <u>(007) Baker Commons (Eld/Dis)</u> | | | |
| Charles Lachance | Yes | Yes | Yes |
| Cathi Judy | | | |
| Janice Lay | | | |

(008) Scattered Site/Family

_No participants this year No Yes No

Section 8 Participants FSS HO Option
No active participation during 2006-07 Yes Yes

APPENDIX H

**RESIDENT ASSESSMENT (RASS)
FOLLOW-UP PLAN
On 2006 Survey Results**

| Survey Section Funding | Score | Date to be completed in annual plan | Source(s) of |
|--|--------------|--|---------------------|
| <u>Maintenance & Repair</u> | 79.7% | N/A | Operating funds |
| How easy to request | 72.7 | We use an automated phone system, that many elderly/disabled do not like to use. | |
| How well repairs done | 64.0 | -trying to address UPCS repairs on More timely basis; greater supervisory review of work. | |
| <u>Communication</u> | 71.9% | Complete by 12/31/07 | Operating funds |
| Info on maint&repair | 71.7 | maintenance to do site-based info training | |
| Info on lease | 71.9 | -address in Qtrly newsletters - hold more site-based meetings to review; - distribute standard lease to all on-site supportive service providers for reference and to help answer questions. | |
| Questions & Concerns | 66.2 | - Continue FAQ in Qrtly Newsletter -improve frequency of site-based resident meetings (target -003: WSH, Brdwy, Baker) | |
| Support- ResidentOrg | 73.5 | - no resident councils or meeting space at - 003 (score 36.4); follow-up survey, indicated no resident interest in participating in on-site or RAB councils, making support difficult. | |

| | | |
|---------------------------------------|--------------|---|
| Safety | 73.2% | Complete by 12/31/07 Oper. \$ |
| Safety in home | 68.5 | Perception versus reality |
| Safety in bldg | 60.9 | - As noted above focus remains on Baker and Miller; new intercoms & Cameras in 2006. |
| Bad lighting | 67.9 | - Lighting upgrade at MM planned 2007; Focus will be on SMaple parking lot Lighting maintenance |
| Resident Screening | 67.9 | - Remains a concern at all sites. Uniform screening performed; perceptual problem of non-homogeneous, culturally mixed population. Continue resident education. |
| <u>Services</u> | 80.2% | N/A - Operating funds |
| <u>Neighborhood Appearance</u> | 68.7% | CFP \$ and Operating funds |
| Upkeep on: | | |
| Common areas | 60.6 | Seek to “define” common area for residents; should only be issue in multi-unit buildings New janitorial services obtained with improved monitoring. |
| Extr of buildings | 63.2 | - must survey Residents to understand Concern; CFP funds have been spent on signage, landscaping and curb appeal issues. |
| Parking areas | 60.1 | - No sites satisfied: inadequate spaces & Lighting; SMaple Parking lot being addressed spring 2007 via City \$; Lighting for Miller parking lot in CFP501-06 |
| Recreation Areas | 59.2 | Working with City Parks Dept to monitor & Maintain. Upgrade planned for S.Maple. Education of residents as should only be issue at –001 family sites; other sites not designed with recreational space, ergo scores are very low. |
| Possible problem areas: | | |
| Noise | 64.7 | -Mainly issue at townhouse family sites-001, and –003 (Broadway & WSH); working with AAPD and resident councils for Site-based resident guidelines |
| Trash/litter | 66.2 | - Work with resident councils and/or pay |

Residents to do site based trash pickup -001

APPENDIX I

Substantial Deviation

“Substantial Deviation” from the Five-Year Plan in the Agency Plan or “significant amendment or modification” of the Annual Plan require the Ann Arbor Housing Commission to submit a revised “PHA Plan” that has met full public process requirements.

“Substantial Deviation” is defined to mean a change in policy that redirects the Ann Arbor Housing Commission’s course and/or revises its mission, goals and objectives.

“Significant amendment or modification” is defined as a change to the Ann Arbor Housing Commission policies that reflect a directional shift from the published mission and policies included in the Annual Agency Plan.

Changes in the following areas may qualify as a “significant amendment or modification”:

- 1) changes to rent, i.e. increasing or decreasing the minimum rent;
- 2) changes to Admission’s policies or organization of the waiting list;
- 3) additions of non-emergency work items (Items not included in the current Annual Statement or 5-Year Capital Action Plan), or change in use of replacement reserve funds under CFP;
- 4) any change with regard to demolition or disposition, designation, home-ownership programs or conversion activities.

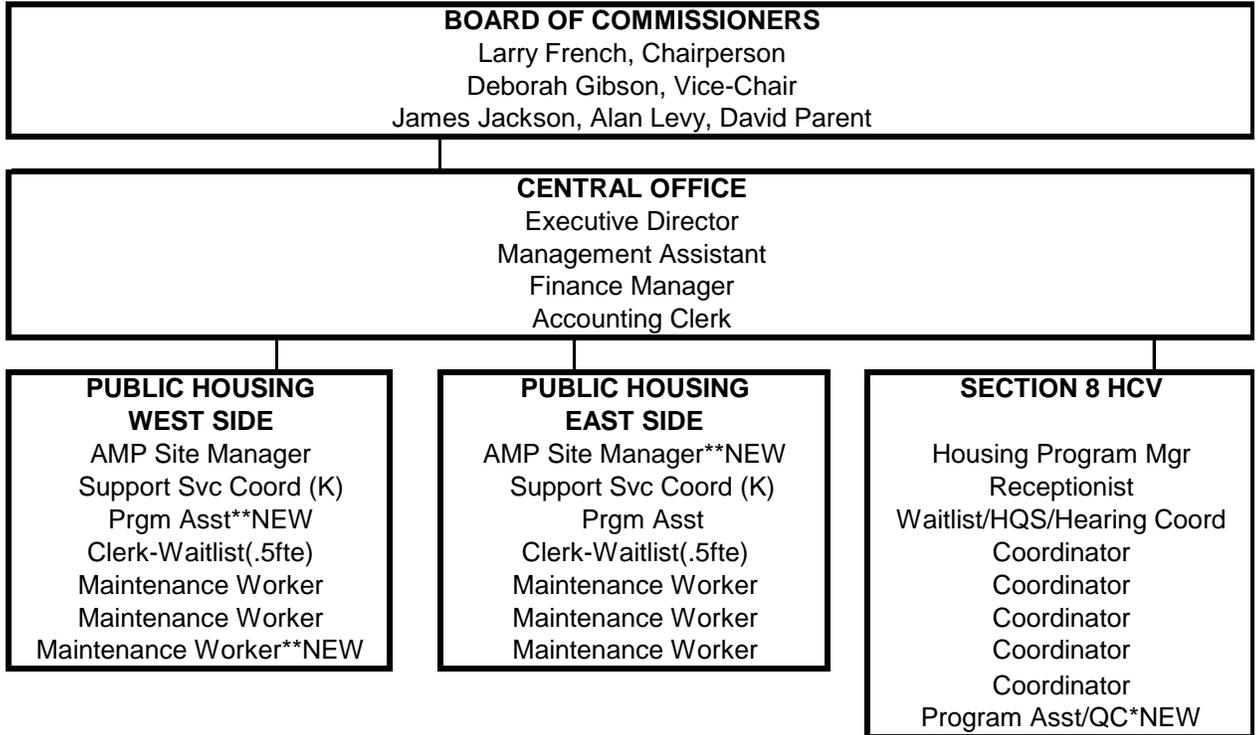
Changes to Ann Arbor Housing Commission internal policies that regulate administrative function, such as Check Signing Policy, Travel Policy, Vehicle Use Policy and the like , are not included in the definitions or sample examples listed above.

Changes to Occupancy Policies (Public Housing and Section 8) that clarify or expound on existing policies included in the Agency Plan are not considered applicable to this definition.

Changes to policies included in the Annual Agency Plan that are a result of regulatory requirement are also not considered by the Ann Arbor Housing Commission or the Department of Housing and Urban Development to be significant amendments.

APPENDIX J
Revised Organizational Chart for Asset Management

ORGANIZATIONAL RESTRUCTURING



APPENDIX K
Comments from RAB and the Public

Meetings with members of the Resident Advisory Board were held on January 8th, January 25th, and February 5th. Public Hearing was held in conjunction with regular March Board of Commissioner meeting on March 21, 2007.

Gibson (Resident Commissioner at RAB Meeting of 2/5/07) – expressed support of agency plan and hoped that revised asset management model would support greater resident participation and interaction with management.

Public Hearing on 3/21/07 - There was no public commentary received.

APPENDIX L

Implementation of VAWA

The Ann Arbor Housing Commission has taken the following actions regarding the passage of the VIOLENCE AGAINST WOMEN AND DEPARTMENT OF JUSTICE REAUTHORIZATION ACT OF 2005 (VAWA), Public Law 109-162:

As required under Title VI, Section 603, the Commission has amended its 5-Year Plan (2005-2009) to incorporate a statement of goals, objectives, policies or programs regarding servicing the needs of child and adult victims of domestic violence, dating violence, sexual assault, or stalking.

Pursuant to Section 606, as pertains to the Section 8 Housing Assistance Voucher Program, the Commission has taken the following steps:

- (1) Notification was mailed to all current HCV participants in July 25, 2006 recapping the law and explaining the prohibited basis for termination of assistance on the basis of an incident or incidents of actual or threatened domestic violence, dating violence, or stalking against the participant and requirements for certification and confidentiality; and
- (2) Notification of owners and managers of their rights and obligations under the law.
- (3) The commission also distributes information about VAWA with the initial briefing package for all new incoming participants and with their annual reexamination packets, and to any new landlord from whom an RTA (request for tenancy approval) is received;
- (4) The commission amended its Section 8 Administrative Plan on September 20, 2006, Chapter 2, Eligibility for Admission, subsection E – Denial of Assistance, the VAWA language precluding denial of assistance, per Title VI, sections 603-607.

Pursuant to Sec. 607, as pertains to the Public Housing Program, the Commission has taken the following steps:

- (1) Notification was mailed to all current residents as of July 25, 2006 recapping the law and explaining the prohibited basis for termination of assistance on the basis of an incident or incidents of actual or threatened domestic violence, dating violence, or stalking against the participant and requirements for certification and confidentiality; and a public notice is posted in our administrative office waiting room area;
- (2) The Commission distributes information about VAWA with the initial briefing package for all new incoming participants and with their annual reexamination packets;
- (3) The Commission amended its Admission and Continued Occupancy Plan (ACOP) on September 20, 2006, amending Chapters 3- Program Eligibility, Chapter 6- Qualifications for Admission (screening), and Chapter 17 – Grievance Procedures, to incorporate the VAWA language precluding denial of assistance, per Title VI, section 607.

PUBLIC NOTICE

TO: ALL PUBLIC HOUSING RESIDENTS AND SECTION 8 HCV PARTICIPANTS

FROM: Elizabeth Lindsley, Executive Director
Ann Arbor Housing Commission

DATE: July 25, 2006

SUBJECT: Violence Against Women Act (VAWA)

President Bush signed into law, Public Law 109-102, reauthorizing legislation and appropriations for the Violence Against Women and Department of Justice Reauthorization Act of 2005. *This law is a cross-departmental initiative to enhance judicial and law enforcement tools to combat violence against women, improve services for victims of domestic violence, dating violence, sexual assault, and stalking, strengthen healthcare system response, provide housing opportunities and safety for battered women and children, and economic security for victims of violence.*

Title VI, Sections 603 – 607 of the act address public housing agency requirements and newly approved amendments to McKinney-Vento Homeless Assistance, Section 8 Housing Choice Voucher, and Public Housing Programs, establishing specific prohibitions to termination of assistance in Section 8 or eviction from public housing.

In general, as a resident of public housing or participant of Section 8 housing choice voucher program, you are hereby notified, of the following housing preservation rights granted victims of domestic violence, dating violence or stalking:

- (1) An Applicant for the voucher program or public housing who is or has been a victim of domestic violence, dating violence, or stalking is not a basis for denial of program assistance or admission, *if the applicant otherwise qualifies for assistance or admission.*
- (2) An incident or incidents or actual or threatened domestic violence, dating violence, or stalking will not be construed as a serious or repeated violation of the lease by the victim or threatened victim and shall not be good cause for termination of assistance, tenancy, or occupancy rights *of the victim of such violence.*
- (3) Criminal activity directly relating to domestic violence, dating violence or stalking, engaged in by a member of a tenant's household or any guest or other person under the tenant's control shall not be cause for termination of assistance, tenancy, or occupancy rights, *if the tenant or an immediate member of the tenant's family is the victim or threatened victim of that domestic violence.*

However, the following exceptions apply:

(a) An owner or manager or public housing agency may split a lease, in order to evict, remove or terminate assistance to any individual who is a tenant or lawful occupant and who engages in criminal acts of physical violence against family members or others, without evicting, removing, terminating assistance to, or otherwise penalizing the victim of such violence who is also a tenant or lawful occupant.

(b) Similarly, the law does not limit the authority available to owner or manager to evict or the public housing agency to evict or terminate assistance to a tenant for any violation of a lease *not*

premised on the act or acts of violence in question against the tenant or member of the tenant's household.

(c) The law does not limit the authority of the public housing agency, owner or manager when notified, to honor court orders regarding rights of access or control of property, including civil protection orders.

(d) The law does not limit the authority of an owner, manager, or public housing agency to evict or terminate from assistance any tenant or lawful occupant if they can demonstrate an actual and imminent threat to other tenants, employees or contractors servicing the property if that tenant is not evicted or terminated.

(e) No provision of the law shall be construed to supersede any provision of any Federal, State, or local law that provides greater protection than this for victims of domestic violence, dating violence or stalking.

The VAWA also allows for Certification and mandates Confidentiality as follows:

- (1) **Certification:** In general, An owner, manager, or public housing agency addressing issues of domestic violence, dating violence or stalking, may request that an individual certify that the individual is a victim of domestic violence, dating violence or stalking, and that the incident(s) in question are bona fide incidents of actual or threatened abuse. Such certification must include the name of the perpetrator. (HUD has yet to issue an approved certification form). The certification must be provided within 14 business days after written request.
 - (a) Failure to provide certification within 14 business days, does not limit the authority of owner, manager or public housing agency to evict or terminate voucher assistance for any tenant or lawful occupant that commits violations of the lease.
 - (b) Alternative certification documentation:
 - (1) signed by victim service provider, attorney or medical professional, *from whom the victim has sought assistance in addressing the domestic violence, dating violence, sexual assault, or stalking or the effects of the abuse*, who will attest and sign under penalty of perjury that incident(s) are bona fide;
 - (2) or police or court record.
 - (c) Owner, manager, or public housing agency may provide benefits based solely on the individual's statement or other corroborating evidence.
- (2) **Confidentiality:** In general, all information provided to an owner, manager, or public housing agency, including the fact that an individual is a victim of domestic violence, dating violence or stalking, shall be retained in confidence and shall neither be entered into any shared database nor provided to any related entity, unless written consent is given, or required for use in an eviction proceeding under certain circumstances.

Notification of this law and its requirements will be provided to all owners, managers, and service providers. The Ann Arbor Housing Commission will be amending its Section 8 Administrative Plan, its Public Housing Admissions and Continued Occupancy Plan, its public housing lease and will be incorporating related material in its next Annual Plan.

PHA Plan Table Library

Component 7 Capital Fund Program Annual Statement Parts I, II, and II

Annual Statement Capital Fund Program (CFP) Part I: Summary

Capital Fund Grant Number FFY of Grant Approval: (MM/YYYY)

Original Annual Statement

| Line No. | Summary by Development Account | Total Estimated Cost |
|----------|---|----------------------|
| 1 | Total Non-CGP Funds | |
| 2 | 1406 Operations | |
| 3 | 1408 Management Improvements | |
| 4 | 1410 Administration | |
| 5 | 1411 Audit | |
| 6 | 1415 Liquidated Damages | |
| 7 | 1430 Fees and Costs | |
| 8 | 1440 Site Acquisition | |
| 9 | 1450 Site Improvement | |
| 10 | 1460 Dwelling Structures | |
| 11 | 1465.1 Dwelling Equipment-Nonexpendable | |
| 12 | 1470 Nondwelling Structures | |
| 13 | 1475 Nondwelling Equipment | |
| 14 | 1485 Demolition | |
| 15 | 1490 Replacement Reserve | |
| 16 | 1492 Moving to Work Demonstration | |
| 17 | 1495.1 Relocation Costs | |
| 18 | 1498 Mod Used for Development | |
| 19 | 1502 Contingency | |
| 20 | Amount of Annual Grant (Sum of lines 2-19) | |
| 21 | Amount of line 20 Related to LBP Activities | |
| 22 | Amount of line 20 Related to Section 504 Compliance | |
| 23 | Amount of line 20 Related to Security | |
| 24 | Amount of line 20 Related to Energy Conservation Measures | |

Annual Statement
Capital Fund Program (CFP) Part II: Supporting Table

| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Total Estimated Cost |
|--|---|----------------------------------|----------------------------|
| | | | |

Annual Statement

Capital Fund Program (CFP) Part III: Implementation Schedule

| Development Number/Name HA-Wide Activities | All Funds Obligated (Quarter Ending Date) | All Funds Expended (Quarter Ending Date) |
|--|--|---|
| | | |

Optional Table for 5-Year Action Plan for Capital Fund (Component 7)

Complete one table for each development in which work is planned in the next 5 PHA fiscal years. Complete a table for any PHA-wide physical or management improvements planned in the next 5 PHA fiscal year. Copy this table as many times as necessary. Note: PHAs need not include information from Year One of the 5-Year cycle, because this information is included in the Capital Fund Program Annual Statement.

| Optional 5-Year Action Plan Tables | | | | |
|--|---|---------------------|----------------------------|-------------------------------------|
| Development Number | Development Name (or indicate PHA wide) | Number Vacant Units | % Vacancies in Development | |
| | | | | |
| Description of Needed Physical Improvements or Management Improvements | | | Estimated Cost | Planned Start Date (HA Fiscal Year) |
| | | | | |
| Total estimated cost over next 5 years | | | | |

ANN ARBOR HOUSING COMMISSION
 BUDGET FOR FY2008
 BREAK-EVEN FINAL BUDGET

UNITS

% BASED ON UNITS

178
10.20%

PH

EAST

COCC

REVENUE

| | | | |
|---|-----------|----------------|-------------------|
| 703 Net Tenant Rental Revenue-July-Sept actual | | \$ | 92,352 |
| Net Tenant Rental Revenue-YARDI est-Oct-June | | \$ | 255,410 |
| 704 Tenant Revenue-Other | | \$ | 6,600 |
| 705 TOTAL TENANT REVENUE | \$ | - | \$ 354,362 |
| | | | |
| 706 PHA HUD Grants-HAP-July-Sept Actual | | | |
| PHA HUD Grants-HAP-Oct-Dec Est | | | |
| PHA HUD Grants-HAP-Est Jan-June | | | |
| PHA HUD Grants-Admin Fee-July-Sept Actual | | | |
| PHA HUD Grants-Admin Fee-Est Oct-Dec | | | |
| PHA HUD Grants-Admin Fee-Est Jan-June | | | |
| PHA HUD Grant-July-Dec 2007 | | \$ | 207,877 |
| PHA HUD Grant-at 85% funding | | \$ | 245,048 |
| 706.1 Capital Grants | | | |
| 708 Other Government Grants | | \$ | 20,250 |
| 711 Investment Income-Admin Fee | | \$ | 21,425 |
| 714 Fraud Recovery-Admin | | | |
| Fraud Recovery-HAP | | | |
| 715 Other Revenue | | | |
| 716 Gain/Loss on Sale of Fixed Assets | | | |
| 720 Investment Income-HAP | | | |
| Management Fee | \$ | 375,351 | |
| Adjust Mgt Fee for Break-Even(S8 HCV) | \$ | (135,250) | |
| 700 TOTAL REVENUE | \$ | 240,101 | \$ 848,962 |
| % BASED ON REVENUE | | 1.68% | 5.95% |
| % BASED ON REVENUE W/O CFF | | 1.76% | 6.23% |
| | | | |
| 911 Administrative Salaries | \$ | 164,005 | \$ 103,691 |
| Allocation of salaries to CFP | \$ | (44,000) | |
| AFSCME Contract Payout | \$ | (36,000) | |
| Temporary Help | \$ | 5,000 | \$ 16,362 |
| 912 Auditing Fees | \$ | 15,000 | |
| 913 Outside Management Fees-EPS Contract | | | |
| Inter-department Management Fee | | | \$ 92,430 |
| Adjust Mgt Fee for Break-Even | | | \$ (39,600) |
| 914 Compensated Absences | | | |
| 915 Employee Benefit Contribution-Admin | \$ | 79,783 | \$ 61,062 |
| Retiree Health Benefits | \$ | 15,270 | \$ 7,635 |
| Inspections | | | \$ 2,359 |
| Software license fees(October-July-\$29,672/12*8) | \$ | 19,781 | |
| Legal | | | \$ 12,000 |
| Copiers | \$ | 3,731 | \$ 3,731 |
| Postage | | | \$ 3,637 |

| | | | | |
|--|-----------|----------------|-----------|------------------|
| Telephone | \$ | 5,300 | \$ | 1,486 |
| Cell Phones | | | \$ | 1,780 |
| Staff Training | | | | |
| 916 Other Operating-Admin | \$ | 549 | \$ | 1,942 |
| 921 Tenant Services-Salaries-reflected above with salaries | | | | |
| 923 Employee Benefit Contribution-Tenant Svces | | | | |
| 924 Tenant Services-Other | | | \$ | 25,287 |
| 931 Water | | | \$ | 80,167 |
| 932 Electricity | | | \$ | 46,969 |
| 933 Gas | | | \$ | 32,406 |
| 941 Ordinary Maintenance & Operation-Labor | | | \$ | 112,671 |
| Temporary Help-Maintenance | | | \$ | 19,833 |
| 942 Ordinary Maintenance & Operation-Materials | | | \$ | 43,736 |
| 943 Ordinary Maintenance & Operation-Cont Cost | | | \$ | 95,424 |
| 945 Employee Benefit Contribution-Ord Maint | | | \$ | 64,623 |
| Retiree Health Benefits-Maintenance | | | \$ | 15,270 |
| 951 Protective Services-Labor | | | | |
| 952 Protective Services-Other Contract Costs | | | | |
| 961 Insurance Premiums | \$ | 8,814 | \$ | 39,005 |
| 962 Other General Expenses | | | | |
| 964 Bad Debts-Tenant Rents | | | \$ | 5,000 |
| 967 Interest Expense | | | | |
| 969 TOTAL OPERATING EXPENSES | \$ | 237,233 | \$ | 848,905 |
| 970 EXCESS OPERATING REVENUE OVER EXPENSES | \$ | 2,868 | \$ | 57 |
| OTHER EXPENSES | | | | |
| 971 Extraordinary Maintenance | | | | |
| 972 Casualty Losses-non Capitalized | | | | |
| 973 Housing Assistance Payments | | | | |
| 974 Depreciation Expense | | | \$ | 420,606 |
| 900 TOTAL EXPENSES | \$ | - | \$ | 420,606 |
| OTHER FINANCING SOURCES(USES) | | | | |
| 1001 Operating Transfer In | \$ | 36,000 | | |
| 1002 Operating Transfer Out | | | | |
| TOTAL OTHER FINANCING SOURCES(USES) | \$ | 36,000 | \$ | - |
| 1000 EXCESS(DEFICIENCY)OF REVENUE OVER (UNDER)EXPENSES | \$ | 38,868 | \$ | (420,549) |
| 1103 Beginning Equity | \$ | - | \$ | 3,622,013 |
| 1104 Prior Period Adjustment | | | | |
| ENDING EQUITY | \$ | 38,868 | \$ | 3,201,464 |

| 181 10.37% PH WEST | 1184 67.85% S8 HCV | 202 11.58% S8 NC | CFP | SPC | 1745 100.00% FY 2008 EST BAL | FY 2007 YE BALANCES |
|---|---|---|-------------------|-------------------|---|--------------------------------------|
| \$ 86,457 | | | | | \$ 178,809 | \$ 688,219 |
| \$ 280,555 | | | | | \$ 535,965 | |
| \$ 18,000 | | | | | \$ 24,600 | \$ - |
| \$ 385,012 | \$ - | \$ - | \$ - | \$ - | \$ 739,374 | \$ 688,219 |
| | \$ 2,580,202 | \$ 114,161 | | \$ 131,426 | \$ 2,825,789 | \$ 12,288,689 |
| | \$ 2,242,104 | \$ 570,805 | | \$ 262,852 | \$ 3,075,761 | |
| | \$ 4,484,208 | \$ 684,966 | | \$ 394,278 | \$ 5,563,452 | |
| | \$ 206,148 | \$ 5,277 | | | \$ 211,425 | |
| | \$ 206,148 | \$ 26,385 | | | \$ 232,533 | |
| | \$ 412,296 | \$ 31,662 | | | \$ 443,958 | |
| \$ 211,379 | | | | | \$ 419,256 | |
| \$ 243,998 | | | | | \$ 489,046 | |
| | | | \$ 656,574 | | \$ 656,574 | \$ 656,574 |
| \$ 20,250 | \$ 12,500 | | | | \$ 53,000 | \$ 53,000 |
| \$ 21,425 | \$ 7,668 | \$ 9,887 | | | \$ 60,405 | \$ 60,402 |
| | \$ 14,400 | | | | \$ 14,400 | \$ 2,192 |
| | \$ 14,400 | | | | \$ 14,400 | \$ 68,191 |
| | | | | | \$ - | \$ 22,642 |
| | | | | | \$ - | \$ - |
| | \$ 23,241 | \$ 204 | | | \$ 23,445 | \$ 23,445 |
| | | | | | \$ 375,351 | \$ - |
| | | | | | \$ (135,250) | |
| \$ 882,064 | \$ 10,203,315 | \$ 1,443,347 | \$ 656,574 | \$ 788,556 | \$ 15,062,919 | \$ 13,863,354 |
| 6.18% | 71.48% | 10.11% | 4.60% | 0.00% | 100.00% | |
| 6.48% | 74.93% | 10.60% | 0.00% | 0.00% | 100.00% | |
| \$ 101,873 | \$ 336,577 | \$ - | | | \$ 706,146 | \$ 613,406 |
| | | | \$ 44,000 | | \$ - | |
| \$ 16,638 | \$ 27,000 | | | | \$ 65,000 | \$ 59,172 |
| | | | | | \$ 15,000 | \$ 13,500 |
| | | \$ 5,454 | | | \$ 5,454 | \$ - |
| \$ 94,185 | \$ 159,756 | \$ 28,980 | | | \$ 375,351 | \$ - |
| \$ (52,600) | \$ (42,500) | \$ (550) | | | \$ (135,250) | |
| | | | | | \$ - | \$ (23,798) |
| \$ 60,581 | \$ 195,666 | \$ - | | | \$ 397,091 | \$ 265,373 |
| \$ 7,635 | \$ 30,540 | | | | \$ 61,080 | \$ 40,857 |
| \$ 2,419 | \$ 58,000 | | | | \$ 62,778 | \$ 58,000 |
| | | | | | \$ 19,781 | \$ 15,636 |
| \$ 12,000 | \$ 26,000 | | | | \$ 50,000 | \$ 50,106 |
| \$ 3,731 | \$ 6,418 | | | | \$ 17,611 | \$ 13,879 |
| \$ 3,637 | \$ 15,389 | | | | \$ 22,663 | \$ 22,663 |

| | | | | | | | |
|--------------|--------------|--------------|--------------|------------|---------------|-------------|---------------|
| \$ 1,486 | \$ 8,833 | | | | | \$ 17,105 | \$ 17,105 |
| \$ 1,780 | | | | | | \$ 3,560 | \$ 3,560 |
| | \$ 7,500 | | | | | \$ 7,500 | \$ 2,142 |
| \$ 2,018 | \$ 23,340 | \$ 3,302 | \$ 29,717 | \$ - | \$ 60,868 | \$ - | \$ 95,589 |
| | | | | | | \$ - | \$ 11,427 |
| | | | | | | \$ - | \$ - |
| \$ 25,713 | | | \$ 67,000 | | | \$ 118,000 | \$ 118,777 |
| \$ 75,954 | | | | | | \$ 156,121 | \$ 135,612 |
| \$ 65,753 | | | | | | \$ 112,722 | \$ 118,149 |
| \$ 60,423 | | | | | | \$ 92,829 | \$ 81,735 |
| \$ 113,545 | | | | | | \$ 226,216 | \$ 305,095 |
| \$ 20,167 | | | | | | \$ 40,000 | \$ 39,680 |
| \$ 44,264 | | | \$ 35,000 | | \$ 123,000 | \$ - | \$ 122,537 |
| \$ 96,576 | | | \$ 28,000 | | \$ 220,000 | \$ - | \$ 208,660 |
| \$ 64,983 | | | | | | \$ 129,606 | \$ 118,573 |
| \$ 15,270 | | | | | | \$ 30,540 | \$ 20,428 |
| | | | | | | \$ - | \$ - |
| | | | | | | \$ - | \$ - |
| \$ 39,005 | \$ 3,865 | | | | | \$ 90,688 | \$ 92,148 |
| | \$ 2,700 | | | | | \$ 2,700 | \$ 2,633 |
| \$ 5,000 | | | | | | \$ 10,000 | \$ 8,974 |
| | | | | | | \$ - | \$ - |
| \$ 882,034 | \$ 859,084 | \$ 37,186 | \$ 203,717 | \$ - | \$ 3,104,160 | \$ - | \$ 2,631,615 |
| \$ 30 | \$ 9,344,231 | \$ 1,406,161 | \$ 452,857 | \$ 788,556 | \$ 11,958,759 | \$ - | \$ 11,231,739 |
| | | | | | | \$ - | \$ - |
| | | | | | | \$ - | \$ 2,826 |
| | \$ 9,344,155 | \$ 1,370,136 | | \$ 788,556 | \$ 11,502,847 | \$ - | \$ 10,214,115 |
| \$ 420,606 | | | \$ 73,000 | | \$ 914,212 | \$ - | \$ 913,964 |
| \$ 420,606 | \$ 9,344,155 | \$ 1,370,136 | \$ 73,000 | \$ 788,556 | \$ 12,417,059 | \$ - | \$ 11,130,905 |
| | | | | | | \$ 36,000 | \$ 37,300 |
| | | \$ (36,000) | | | | \$ (36,000) | \$ (37,300) |
| \$ - | \$ - | \$ (36,000) | \$ - | \$ - | \$ - | \$ - | \$ - |
| | | | | | | \$ - | \$ 100,834 |
| \$ (420,576) | \$ 76 | \$ 25 | \$ 379,857 | \$ - | \$ (458,300) | \$ - | \$ - |
| \$ 3,665,739 | \$ 759,944 | \$ 200,687 | \$ 1,121,523 | \$ - | \$ 9,369,906 | \$ - | \$ 9,269,072 |
| | | | | | | \$ - | \$ - |
| \$ 3,245,163 | \$ 760,020 | \$ 200,712 | \$ 1,501,380 | \$ - | \$ 8,911,606 | \$ - | \$ 9,369,906 |

Annual Statement / Performance and Evaluation Report
Capital Fund Program (CFP) Part I: Summary

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

OMB Approval 2577-0157 (Exp. 7/31/98)

| HA Name | | Capital Fund Program | | FFY of Grant Approval | |
|---|---|--|--------------|-----------------------|--------------|
| ANN ARBOR HOUSING COMMISSION | | M128P064-501-03 | | 2003 | |
| <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input checked="" type="checkbox"/> Revised Annual Statement/Revision Number <u> 4 </u> <input type="checkbox"/> Performance and Evaluation Report for Program Month Ending <u> 12/31/06 </u> | | | | | |
| <input type="checkbox"/> Final Performance and Evaluation Report | | | | | |
| Line No. | Summary by Development Account | Total Estimated Cost | | Total Actual Cost (1) | |
| | | Amended Original | Revision (4) | Obligated | Expended |
| 1 | Total Non-CGP Funds | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 2 | 1406 Operations (May not exceed 10% of line 19) | \$2,382.00 | \$2,797.09 | \$2,723.71 | \$2,723.71 |
| 3 | 1408 Management Improvements | \$88,000.00 | \$89,206.72 | \$89,206.72 | \$89,206.72 |
| 4 | 1410 Administration | \$40,000.00 | \$40,000.00 | \$40,000.00 | \$40,000.00 |
| 5 | 1411 Audit | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 6 | 1415 Liquidated Damages | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 7 | 1430 Fees and Costs | \$52,000.00 | \$45,917.93 | \$45,917.93 | \$45,917.93 |
| 8 | 1440 Site Aquisition | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 9 | 1450 Site Improvement | \$80,950.00 | \$27,287.00 | \$27,287.00 | \$27,287.00 |
| 10 | 1460 Dwelling Structures | \$98,500.00 | \$109,568.00 | \$109,568.00 | \$109,568.00 |
| 11 | 1465.1 Dwelling Equipment - Nonexpendable | \$25,733.00 | \$25,733.00 | \$25,733.00 | \$25,733.00 |
| 12 | 1470 Nondwelling Structures | \$109,500.00 | \$149,859.66 | \$149,859.66 | \$149,859.66 |
| 13 | 1475 Nondwelling Equipment | \$15,500.00 | \$22,195.60 | \$22,268.98 | \$22,268.98 |
| 14 | 1485 Demolition | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 15 | 1490 Replacement Reserves | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 16 | 1495.1 Relocation Costs | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 17 | 1498 Mod Used for Development | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 18 | 1502 Contingency (may not exceed 8% of line 19) | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 19 | Amount of Annual Grant (Sum of lines 2 - 18) | \$512,565.00 | \$512,565.00 | \$512,565.00 | \$512,565.00 |
| 20 | Amount of line 19 Related to LBP Activities | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 21 | Amount of line 19 Related to Section 504 Compliance | \$2,000.00 | \$2,000.00 | \$0.00 | \$0.00 |
| 22 | Amount of line 19 Related to Security | \$2,000.00 | \$2,000.00 | \$0.00 | \$0.00 |
| 23 | Amount of line 19 Related to Energy Conservation Measures | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| Signature of Executive Director and Date | | Signature of Public Housing Director/Office of Native American Programs Administrator and Date | | | |

Totals in

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

(2) To be completed for the Performance and Evaluation Report.

Annual Statement / Performance and Evaluation Report
Capital Funds Program (CFP) Part II: Supporting Pages

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

01

| HA Name ANN ARBOR HOUSING COMMISSION | | | | Capital Fund Program MI28P064-501-03 | | FFY of Grant Approval 2003 | | Statu |
|---|---|----------------------------------|------------|---|-----------------------|-------------------------------|-----------------------|---------------------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Total Estimated Cost | | Total Actual Cost | | |
| | | | | Amended Original | Revised (4) | Funds Obligated | Funds Expended | |
| PHA-Wide | Total Non-CFP Funds | | | (\$117,000.00) | (\$207,400.00) | (\$207,400.00) | (\$207,400.00) | |
| PHA-Wide | Operations | 1406 | n/a | \$2,382.00 | \$2,797.09 | \$2,723.71 | \$2,723.71 | |
| PHA-Wide | Management Improvements | | | | | | | |
| | Resident Training | 1408 | n/a | \$0.00 | \$599.82 | \$599.82 | \$599.82 | |
| | Resident Initiatives Coordinator | 1408 | n/a | \$10,000.00 | \$10,000.00 | \$10,000.00 | \$10,000.00 | |
| | Staff Training | 1408 | n/a | \$8,000.00 | \$4,554.40 | \$4,554.40 | \$4,554.40 | |
| | Computer Software Upgrade | 1408 | n/a | \$0.00 | \$4,052.50 | \$4,052.50 | \$4,052.50 | |
| | Drug Elimination Efforts/Family site Support Services | 1408 | n/a | \$70,000.00 | \$70,000.00 | \$70,000.00 | \$70,000.00 | |
| | Subtotal 1408 | | | \$88,000.00 | \$89,206.72 | \$89,206.72 | \$89,206.72 | |
| PHA-Wide | Administrative | | | | | | | |
| | Staff Salaries & Benefits | 1410 | | \$40,000.00 | \$40,000.00 | \$40,000.00 | \$40,000.00 | |
| | Subtotal 1410 | | | \$40,000.00 | \$40,000.00 | \$40,000.00 | \$40,000.00 | |
| PHA-Wide | Fees and Costs | | | | | | | |
| | A & E Fees | 1430 | n/a | \$35,000.00 | \$26,152.31 | \$26,152.31 | \$26,152.31 | |
| | Advertisement | 1430 | n/a | \$2,000.00 | \$4,765.62 | \$4,765.62 | \$4,765.62 | |
| | Clerk of the Works | 1430 | n/a | \$15,000.00 | \$15,000.00 | \$15,000.00 | \$15,000.00 | |
| | Subtotal 1430 | | | \$52,000.00 | \$45,917.93 | \$45,917.93 | \$45,917.93 | |
| PHA-Wide | Dwelling Equipment - Nonexpendable | | | | | | | |
| | Dwelling Equipment - Ranges/Refrigerators | 1465.1 | n/a | \$25,733.00 | \$25,733.00 | \$25,733.00 | \$25,733.00 | |
| | Subtotal 1465.1 | | | \$25,733.00 | \$25,733.00 | \$25,733.00 | \$25,733.00 | |
| PHA-Wide | Non-Dwelling Equipment | | | | | | | |
| | Office Equipment | 1475 | 1 | \$5,000.00 | \$3,991.85 | \$3,991.85 | \$3,991.85 | |
| | Computer Hardware Upgrade | 1475 | 1 | \$7,500.00 | \$4,099.13 | \$4,099.13 | \$4,099.13 | |
| | Maintenance Tools/Vehicle | 1475 | 1 | \$3,000.00 | \$3,156.00 | \$7,013.70 | \$7,013.70 | |
| | Subtotal 1475 | | | \$15,500.00 | \$11,246.98 | \$15,104.68 | \$15,104.68 | |
| PHA-Wide | Replacement Reserves | 1490 | | | | | | |
| | Administrative Office expansion | 1490 | 1 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | Shift to PO64-005 A |
| PHA-Wide | Contingency Budget | 1502 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

(2) To be completed for the Performance and Evaluation Report.

Annual Statement / Performance and Evaluation Report
Capital Funds Program (CFP) Part II: Supporting Pages

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

01

| HA Name ANN ARBOR HOUSING COMMISSION | | | | Capital Fund Program MI28P064-501-03 | | FFY of Grant Approval 2003 | | Statu |
|---|---|----------------------------------|---------------------|---|---------------------|-------------------------------|--------------------|------------------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Total Estimated Cost | | Total Actual Cost | | |
| | | | | Amended Original | Revised (4) | Funds Obligated | Funds Expended | |
| Green Road MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Parking Lot-Seal & Restripe | 1450 | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | Replace 1st Floor-tile flooring/linoleum? | 1460 | | \$48,000.00 | \$30,404.00 | \$30,404.00 | \$30,404.00 | |
| | Subtotal 1460 | 1460 | | \$48,000.00 | \$30,404.00 | \$30,404.00 | \$30,404.00 | |
| | 1470 NonDwelling Structures | | | | | | | |
| Community Center-Expand/504/add 1/2 bath | 1470 | 1unit | \$100,000.00 | \$125,439.07 | \$125,439.07 | \$125,439.07 | CDBG Funds-§ | |
| Subtotal 1470 | 1470 | | \$100,000.00 | \$125,439.07 | \$125,439.07 | \$125,439.07 | | |
| Total Green Road | | | \$149,000.00 | \$155,843.07 | \$155,843.07 | \$155,843.07 | | |
| South Maple MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Parking Lot-Seal & Restripe | 1450 | 5 bldg | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Landscaping/Courtyard planting | 1450 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | Moved forward to |
| | Subtotal 1450 | | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | Seal/Stain wood fences/encl porch ceilings | 1460 | 30 units | \$10,000.00 | \$28,152.00 | \$28,152.00 | \$28,152.00 | |
| | Bathroom shower faucets/lav faucet/sink faucet | 1460 | | \$6,000.00 | \$11,148.00 | \$11,148.00 | \$11,148.00 | |
| Subtotal 1460 | 1460 | | \$16,000.00 | \$39,300.00 | \$39,300.00 | \$39,300.00 | | |
| 1470 Non-Dwelling Structures: Other | | | | | | | | |
| Subtotal 1470 | 1470 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |
| Total South Maple | | | \$18,000.00 | \$39,300.00 | \$39,300.00 | \$39,300.00 | | |
| Hikone MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Parking Lot-Seal & Restripe | 1450 | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Tree trimming, Poison ivy eradication | 1450 | | \$5,000.00 | \$3,128.00 | \$3,128.00 | \$3,128.00 | |
| | Fencing Replacement | 1450 | | \$2,500.00 | \$1,564.00 | \$1,564.00 | \$1,564.00 | |
| | Foundation waterproofing(unit 2758) | 1450 | | \$6,000.00 | \$3,754.00 | \$3,754.00 | \$3,754.00 | |
| | Speedbump before parking lot to slow traffic | 1450 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | Moved forward |
| | Subtotal 1450 | 1450 | | \$15,500.00 | \$8,446.00 | \$8,446.00 | \$8,446.00 | |
| 1460 Dwelling Structures: Other | | | | | | | | |
| Seal/Stain wood fences/encl porch ceilings | 1460 | 25 units | \$10,000.00 | \$6,757.00 | \$6,757.00 | \$6,757.00 | | |
| Subtotal 1460 | 1460 | | \$10,000.00 | \$6,757.00 | \$6,757.00 | \$6,757.00 | | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

Annual Statement / Performance and Evaluation Report
 Capital Funds Program (CFP) Part II: Supporting Pages

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

01

| HA Name ANN ARBOR HOUSING COMMISSION | | | | Capital Fund Program MI28P064-501-03 | | FFY of Grant Approval 2003 | | Statu |
|---|--|----------------------------|----------|---|--------------------|-------------------------------|--------------------|-------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Total Estimated Cost | | Total Actual Cost | | |
| | | | | Amended Original | Revised (4) | Funds Obligated | Funds Expended | |
| | 1470 Nondwelling Structures | | | | | | | |
| | Replace entrance door w/steel panic bar | 1470 | | \$2,000.00 | \$6,193.00 | \$6,193.00 | \$6,193.00 | |
| | Subtotal 1470 | 1470 | | \$2,000.00 | \$6,193.00 | \$6,193.00 | \$6,193.00 | |
| | Total Hikone | | | \$27,500.00 | \$21,396.00 | \$21,396.00 | \$21,396.00 | |
| | North Maple | | | | | | | |
| MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Parking Lot-Seal & Restripe | 1450 | 1 site | \$3,500.00 | \$14,900.00 | \$14,900.00 | \$14,900.00 | |
| | Foundation Waterproofing(715,717,737) | 1450 | 1 site | \$45,000.00 | \$3,941.00 | \$3,941.00 | \$3,941.00 | |
| | Subtotal 1450 | 1450 | | \$48,500.00 | \$18,841.00 | \$18,841.00 | \$18,841.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | Subtotal 1460 | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total North Maple | | | \$48,500.00 | \$18,841.00 | \$18,841.00 | \$18,841.00 | |
| | Oakwood | | | | | | | |
| MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Parking Lot-Seal & Restripe | 1450 | | \$500.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | | | \$500.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | Subtotal 1460 | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Oakwood | | | \$500.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Platt Road (Upper) | | | | | | | |
| MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Parking Lot-Seal & Restripe | 1450 | | \$500.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | | | \$500.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | Subtotal 1460 | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Platt Road(Upper) | | | \$500.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Seventh & Washington | | | | | | | |
| MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Parking Lot-Seal & Restripe | 1450 | | \$1,200.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | | | \$1,200.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | Garbage Disposals | 1460 | 10 units | \$4,000.00 | \$11,148.00 | \$11,148.00 | \$11,148.00 | |
| | Subtotal 1460 | | | \$4,000.00 | \$11,148.00 | \$11,148.00 | \$11,148.00 | |
| | Total Seventh/Washington | | | \$5,200.00 | \$11,148.00 | \$11,148.00 | \$11,148.00 | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Annual Statement / Performance and Evaluation Report
 Capital Funds Program (CFP) Part II: Supporting Pages

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

01

| HA Name | | ANN ARBOR HOUSING COMMISSION | | Capital Fund Program MI28P064-501-03 | | FFY of Grant Approval 2003 | | Statu | |
|---|---|------------------------------|-------------|---|--------------------|-------------------------------|--------------------|---------------------------------|---------------------------------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Total Estimated Cost | | Total Actual Cost | | | |
| | | | | Amended Original | Revised (4) | Funds Obligated | Funds Expended | | |
| Broadway MI28P064003 | 1450 Site Improvement | | | | | | | Moved forward | |
| | Parking Lot-Seal & Restripe | | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | | |
| | Dumpster-Replace | | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |
| | | Subtotal 1450 | | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | Not feasible Shifted from 5C | |
| | Install roof antennas(or make apts cable ready) | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |
| | Gutters/downspouts | 1460 | | \$9,000.00 | \$7,320.00 | \$7,320.00 | \$7,320.00 | | |
| | | Subtotal 1460 | 1460 | | \$9,000.00 | \$7,320.00 | \$7,320.00 | \$7,320.00 | |
| | 1470 Non Dwelling Structures | | | | | | | | Not feasible Shifted from 5C |
| | Ramp to laundry room-ADA Accessibility | | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |
| Create community room-carpet, chairs, tables, couch | | | \$2,500.00 | \$2,083.83 | \$2,083.83 | \$2,083.83 | | | |
| | Subtotal 1470 | 1470 | | \$2,500.00 | \$2,083.83 | \$2,083.83 | \$2,083.83 | | |
| | Total Broadway | | | \$13,500.00 | \$9,403.83 | \$9,403.83 | \$9,403.83 | | |
| Platt Road (Colonial Sq) MI28P064003 | 1450 Site Improvement | | | | | | | Not feasible Shifted from 5C | |
| | Parking Lot-Seal & Restripe | | | \$500.00 | \$0.00 | \$0.00 | \$0.00 | | |
| | | Subtotal 1450 | | | \$500.00 | \$0.00 | \$0.00 | | \$0.00 |
| | 1460 Dwelling Structures: Other | | | | | | | Not feasible Shifted from 5C | |
| | HVAC-New furnaces | | | \$10,000.00 | \$14,639.00 | \$14,639.00 | \$14,639.00 | | |
| | Subtotal 1460 | 1460 | | \$10,000.00 | \$14,639.00 | \$14,639.00 | \$14,639.00 | | |
| | Total Platt Road (Colonial Sq) | | | \$10,500.00 | \$14,639.00 | \$14,639.00 | \$14,639.00 | | |
| White/State/ Henry MI28P064003 | 1450 Site Improvement | | | | | | | Not feasible Shifted from 5C | |
| | Parking Lot-Seal & Restripe | | | \$1,500.00 | \$0.00 | \$0.00 | \$0.00 | | |
| | | Subtotal 1450 | 1450 | | \$1,500.00 | \$0.00 | \$0.00 | | \$0.00 |
| | 1460 Dwelling Structures: Other | | | | | | | Not feasible Shifted from 5C | |
| | Subtotal 1460 | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |
| | Total White/State/Henry | | | \$1,500.00 | \$0.00 | \$0.00 | \$0.00 | | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

Annual Statement / Performance and Evaluation Report
 Capital Funds Program (CFP) Part II: Supporting Pages

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

01

| HA Name | | ANN ARBOR HOUSING COMMISSION | | Capital Fund Program MI28P064-501-03 | | FFY of Grant Approval 2003 | | Statu |
|---|--|------------------------------|--------------------|---|--|-------------------------------|---------------------|-----------------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Total Estimated Cost | | Total Actual Cost | | |
| | | | | Amended Original | Revised (4) | Funds Obligated | Funds Expended | |
| <u>Miller Manor</u> MI28P064005 | <u>1450 Site Improvement</u> Parking Lot-Seal & Restripe | | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | Shifted from re |
| | Subtotal 1450 | | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>1460 Dwelling Structures: Other</u> | | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1460 | | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>1470 Nondwelling Structures</u> Replace carpet in community room | 1470 | 104 units | \$3,000.00 | \$1,501.00 | \$1,501.00 | \$1,501.00 | |
| | New doors lobby to community room-ADA | 1470 | 104 units | \$2,000.00 | \$4,202.00 | \$4,202.00 | \$4,202.00 | |
| | Administrative office renovation | 1470 | N/A | \$50,000.00 | \$150,840.76 | \$150,840.76 | \$150,840.76 | |
| | Subtotal 1470 | 1470 | | \$55,000.00 | \$156,543.76 | \$156,543.76 | \$156,543.76 | |
| | <u>1475 Nondwelling Equipment</u> Security Camera Upgrade | 1475 | | \$0.00 | \$5,474.31 | \$5,511.00 | \$5,511.00 | |
| | Subtotal 1475 | | | \$0.00 | \$5,474.31 | \$5,511.00 | \$5,511.00 | |
| Total Miller Manor | | | \$57,000.00 | \$162,018.07 | \$162,054.76 | \$162,054.76 | | |
| <u>Baker Commons</u> MI28P064007 | <u>1450 Site Improvement</u> Parking Lot-Seal & Restripe | | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | DDA Funds:\$6 |
| | Subtotal 1450 | 1450 | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>1460 Dwelling Structures: Other</u> | | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1460 | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>1470 Nondwelling Structures</u> New Chiller Unit | 1460 | | \$67,000.00 | \$67,000.00 | \$67,000.00 | \$67,000.00 | |
| | Subtotal 1470 | 1470 | | \$67,000.00 | \$67,000.00 | \$67,000.00 | \$67,000.00 | |
| | <u>1475 Nondwelling Equipment</u> Security Camera Upgrade | 1475 | | \$0.00 | \$5,474.31 | \$1,653.30 | \$1,653.30 | |
| | Subtotal 1475 | | | \$0.00 | \$5,474.31 | \$1,653.30 | \$1,653.30 | |
| | Total Baker Commons | | | \$69,000.00 | \$72,474.31 | \$68,653.30 | \$68,653.30 | |
| | Signature of Executive Director and Date | | | | Signature of Public Housing Director/Office of Native American Programs Administrator and Date | | | |

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

Annual Statement / Performance and Evaluation Report
 Capital Funds Program (CFP) Part II: Supporting Pages

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

01

| HA Name ANN ARBOR HOUSING COMMISSION | | | | Capital Fund Program MI28P064-501-03 | | FFY of Grant Approval 2003 | |
|---|--|----------------------------|----------|---|-------------|-------------------------------|----------------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Total Estimated Cost | | Total Actual Cost | |
| | | | | Amended Original | Revised (4) | Funds Obligated | Funds Expended |
| <u>Evelyn Ct</u> MI28P064008 | <u>1450 Site Improvement</u> | 1450 | | | | | |
| | Parking Lot-Seal & Restripe | | | \$250.00 | \$0.00 | \$0.00 | \$0.00 |
| | Subtotal 1450 | | | \$250.00 | \$0.00 | \$0.00 | \$0.00 |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | |
| | Insulate crawl space | 1460 | | \$1,500.00 | \$0.00 | \$0.00 | \$0.00 |
| | Subtotal 1460 | | | \$1,500.00 | \$0.00 | \$0.00 | \$0.00 |
| | Total Evelyn Court | | | \$1,750.00 | \$0.00 | \$0.00 | \$0.00 |
| <u>North Maple (Duplexes)</u> MI28P064008 | <u>1450 Site Improvement</u> | 1450 | | | | | |
| | Parking Lot-Seal & Restripe | | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 |
| | Subtotal 1450 | | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | |
| | | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| | Subtotal 1460 | | | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| | Total North Maple (Duplexes) | | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 |
| <u>Mallets Creek</u> MI28P064008 | <u>1450 Site Improvement</u> | 1450 | | | | | |
| | Parking Lot-Seal & Restripe | | | \$1,500.00 | \$0.00 | \$0.00 | \$0.00 |
| | Subtotal 1450 | | | \$1,500.00 | \$0.00 | \$0.00 | \$0.00 |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | |
| | | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| | Subtotal 1460 | | | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| | Total Mallets Creek | | | \$1,500.00 | \$0.00 | \$0.00 | \$0.00 |

Statu

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Annual Statement / Performance and Evaluation Report
 Capital Funds Program (CFP) Part II: Supporting Pages

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

01

| HA Name ANN ARBOR HOUSING COMMISSION | | | | Capital Fund Program MI28P064-501-03 | | FFY of Grant Approval 2003 | | Statu |
|---|---|----------------------------------|--------------|--|----------------|-------------------------------|-------------------|-------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Total Estimated Cost | | Total Actual Cost | | |
| | | | | Amended Original | Revised (4) | Funds Obligated | Funds Expended | |
| Hillside MI28P064008 | 1450 Site Improvement | 1450 | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Parking Lot-Seal & Restripe | | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | | | | | | | |
| | 1460 Dwelling Structures: Other | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | | | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1460 | | | | | | | |
| | Total Hillside | | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total CFP 501-03 | | | \$512,565.00 | \$512,565.00 | \$512,565.00 | \$512,565.00 | |
| | | | Non-CFP Fund | (\$117,000.00) | (\$207,400.00) | (\$207,400.00) | (\$207,400.00) | |
| | | | 1406 | \$2,382.00 | \$2,797.09 | \$2,723.71 | \$2,723.71 | |
| | | | 1408 | \$88,000.00 | \$89,206.72 | \$89,206.72 | \$89,206.72 | |
| | | | 1410 | \$40,000.00 | \$40,000.00 | \$40,000.00 | \$40,000.00 | |
| | | | 1430 | \$52,000.00 | \$45,917.93 | \$45,917.93 | \$45,917.93 | |
| | | | 1450 | \$80,950.00 | \$27,287.00 | \$27,287.00 | \$27,287.00 | |
| | | | 1460 | \$98,500.00 | \$109,568.00 | \$109,568.00 | \$109,568.00 | |
| | | | 1465.1 | \$25,733.00 | \$25,733.00 | \$25,733.00 | \$25,733.00 | |
| | | | 1470 | \$226,500.00 | \$357,259.66 | \$357,259.66 | \$357,259.66 | |
| | | | 1475 | \$15,500.00 | \$22,195.60 | \$22,268.98 | \$22,268.98 | |
| | | | 1490 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | | | 1597 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | | | | \$512,565.00 | \$512,565.00 | \$512,565.00 | \$512,565.00 | |
| Signature of Executive Director and Date | | | | Signature of Public Housing Director/Office of Native American Programs Administrator and Date | | | | |

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

(2) To be completed for the Performance and Evaluation Report.

Page 8 of 9

/ Performance and Evaluation Report
(CFP) Part III: Implementation Schedule

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

OMB Approval 2577-0157 (Exp. 7/31/98)

| HA Name | | | Capital Fund Program | | | FFY of Grant Approval | |
|---|---|-------------|----------------------|--|-------------|-----------------------|----------------------------------|
| ANN ARBOR HOUSING COMMISSION | | | MI28P064-501-03 | | | 2003 | |
| Development Number/Name HA-Wide Activities | All Funds Obligated (Quarter Ending Date) | | | All Funds Expended (Quarter Ending Date) | | | Reasons for Revised Target Dates |
| | Original | Revised () | Actual (1) | Original | Revised () | Actual (1) | |
| 1406 | Sep-05 | | Dec-04 | Sep-07 | | Dec-04 | |
| 1408 | Sep-05 | | Jun-05 | Sep-07 | | May-06 | |
| 1410 | Sep-05 | | Jun-05 | Sep-07 | | Sep-05 | |
| 1430 | Sep-05 | | Sep-05 | Sep-07 | | Sep-05 | |
| PHA Wide 1465.1 | Sep-05 | | Mar-05 | Sep-07 | | Mar-05 | |
| PHA Wide 1475 | Sep-05 | | Sep-05 | Sep-07 | | Sep-05 | |
| Project MI28P064-001 | | | | | | | |
| Green Road | Sep-05 | | Dec-04 | Sep-07 | | Jun-05 | |
| South Maple | Sep-05 | | Dec-04 | Sep-07 | | Jun-05 | |
| Hikone | Sep-05 | | Dec-04 | Sep-07 | | Jun-05 | |
| North Maple | Sep-05 | | Dec-04 | Sep-07 | | Dec-05 | |
| Oakwood | Sep-05 | N/A | N/A | Sep-07 | N/A | N/A | |
| Platt Road (Upper) | Sep-05 | N/A | N/A | Sep-07 | N/A | N/A | |
| Seventh/Washington | Sep-05 | | Dec-04 | Sep-07 | | Jun-05 | |
| Project MI28P064-003 | | | | | | | |
| Broadway | Sep-05 | | Dec-04 | Sep-07 | | Jun-05 | |
| Platt Rd (Colonial Sq) | Sep-05 | | Dec-04 | Sep-07 | | Jun-05 | |
| White/State/Henry | Sep-05 | N/A | N/A | Sep-07 | N/A | N/A | |
| Project MI28P064-005 | | | | | | | |
| Miller Manor | Sep-05 | | Sep-05 | Sep-07 | | Jun-06 | |
| Project MI28P064-007 | | | | | | | |
| Baker Commons | Sep-05 | | Sep-05 | Sep-07 | | Jun-06 | |
| Project MI28P064-008 | | | | | | | |
| Evelyn Court | Sep-05 | N/A | N/A | Sep-07 | N/A | N/A | |
| North Maple(duplexes) | Sep-05 | N/A | N/A | Sep-07 | N/A | N/A | |
| Mallet's Creek | Sep-05 | N/A | N/A | Sep-07 | N/A | N/A | |
| Hillside | Sep-05 | N/A | N/A | Sep-07 | N/A | N/A | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Performance and Evaluation Report or a Revised Annual Statement.

Form HUD-52837 (10/96)

(2) To be completed for the Performance and Evaluation Report.

Annual Statement / Performance and Evaluation Report
Capital Fund Program (CFP) Part I: Summary

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

OMB Approval 2577-0157 (Exp. 7/31/98)

| HA Name ANN ARBOR HOUSING COMMISSION | | Capital Fund Program MI28P064-501-04 | | FFY of Grant Approval 2004 | |
|---|---|--|--------------|----------------------------|--------------|
| <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input checked="" type="checkbox"/> Revised Annual Statement/Revision Number <u> 2 </u> <input type="checkbox"/> Performance and Evaluation Report for Program Month Ending <u> 12/31/06 </u> <input type="checkbox"/> Final Performance and Evaluation Report | | | | | |
| Line No. | Summary by Development Account | Total Estimated Cost | | Total Actual Cost (1) | |
| | | Original | Revision #2 | Obligated | Expended |
| 1 | Total Non-CGP Funds | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 2 | 1406 Operations (May not exceed 10% of line 19) | \$0.00 | \$28,590.19 | \$28,590.19 | \$28,590.19 |
| 3 | 1408 Management Improvements | \$89,000.00 | \$102,005.04 | \$102,005.04 | \$102,005.04 |
| 4 | 1410 Administration | \$33,000.00 | \$33,000.00 | \$33,000.00 | \$33,000.00 |
| 5 | 1411 Audit | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 6 | 1415 Liquidated Damages | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 7 | 1430 Fees and Costs | \$52,000.00 | \$42,602.56 | \$42,602.56 | \$36,752.56 |
| 8 | 1440 Site Aquisition | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 9 | 1450 Site Improvement | \$18,200.00 | \$14,783.97 | \$14,783.97 | \$14,783.97 |
| 10 | 1460 Dwelling Structures | \$247,000.00 | \$206,858.28 | \$206,858.28 | \$194,063.80 |
| 11 | 1465.1 Dwelling Equipment - Nonexpendable | \$29,300.00 | \$29,300.00 | \$29,300.00 | \$29,300.00 |
| 12 | 1470 Nondwelling Structures | \$113,000.00 | \$116,106.00 | \$116,106.00 | \$116,106.00 |
| 13 | 1475 Nondwelling Equipment | \$37,500.00 | \$26,548.96 | \$26,548.96 | \$26,548.96 |
| 14 | 1485 Demolition | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 15 | 1490 Replacement Reserves | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 16 | 1495.1 Relocation Costs | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 17 | 1498 Mod Used for Development | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 18 | 1502 Contingency (may not exceed 8% of line 19) | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 |
| 19 | Amount of Annual Grant (Sum of lines 2 - 18) | \$620,000.00 | \$599,795.00 | \$599,795.00 | \$581,150.52 |
| 20 | Amount of line 19 Related to LBP Activities | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 21 | Amount of line 19 Related to Section 504 Compliance | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 22 | Amount of line 19 Related to Security | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 23 | Amount of line 19 Related to Energy Conservation Measures | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| Signature of Executive Director and Date | | Signature of Public Housing Director/Office of Native American Programs Administrator and Date | | | |

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
(2) To be completed for the Performance and Evaluation Report.

Annual Statement / Performance and Evaluation Report
Capital Funds Program (CFP) Part II: Supporting Pages

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

OMB Approval 2577-0157 (Exp. 7/31/98)

| HA Name | ANN ARBOR HOUSING COMMISSION | | | Capital Fund Program MI28P064-501-04 | FFY of Grant Approval 2004 | | | |
|--|---|----------------------------|----------|--------------------------------------|----------------------------|---------------------|---------------------|------------------------------------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Total Estimated Cost | | Total Actual Cost | | Status of Proposed Work |
| | | | | Original | Revision #2 | Funds Obligated | Funds Expended | |
| PHA-Wide | Total Non-CFP Funds | | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Operations | | | | | | | |
| | Operations | 1406 | | \$0.00 | \$28,590.19 | \$28,590.19 | \$28,590.19 | |
| | Subtotal 1406 | | | \$0.00 | \$28,590.19 | \$28,590.19 | \$28,590.19 | |
| PHA-Wide | Management Improvements | | | | | | | |
| | Resident Training | 1408 | n/a | \$3,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Resident Initiatives Coordinator | 1408 | n/a | \$9,000.00 | \$9,000.00 | \$9,000.00 | \$9,000.00 | |
| | Staff Training | 1408 | n/a | \$8,000.00 | \$8,664.16 | \$8,664.16 | \$8,664.16 | |
| | Computer Software Upgrade | 1408 | n/a | \$5,000.00 | \$20,340.88 | \$20,340.88 | \$20,340.88 | |
| | Drug Elimination Efforts/Family site Support Services | 1408 | n/a | \$64,000.00 | \$64,000.00 | \$64,000.00 | \$64,000.00 | |
| | Subtotal 1408 | | | \$89,000.00 | \$102,005.04 | \$102,005.04 | \$102,005.04 | |
| PHA-Wide | Administrative | | | | | | | |
| | Staff Salaries & Benefits | 1410 | | \$33,000.00 | \$33,000.00 | \$33,000.00 | \$33,000.00 | |
| | Subtotal 1410 | | | \$33,000.00 | \$33,000.00 | \$33,000.00 | \$33,000.00 | |
| PHA-Wide | Fees and Costs | | | | | | | |
| | A & E Fees | 1430 | n/a | \$35,000.00 | \$26,935.00 | \$26,935.00 | \$21,085.00 | |
| | Advertisement | 1430 | n/a | \$2,000.00 | \$667.56 | \$667.56 | \$667.56 | |
| | Clerk of the Works | 1430 | n/a | \$15,000.00 | \$15,000.00 | \$15,000.00 | \$15,000.00 | |
| | Subtotal 1430 | | | \$52,000.00 | \$42,602.56 | \$42,602.56 | \$36,752.56 | |
| PHA-Wide | Dwelling Equipment - Nonexpendable | | | | | | | |
| | Dwelling Equipment - Ranges/Refrigerators | 1465.1 | n/a | \$29,300.00 | \$29,300.00 | \$29,300.00 | \$29,300.00 | |
| | Subtotal 1465.1 | | | \$29,300.00 | \$29,300.00 | \$29,300.00 | \$29,300.00 | |
| PHA-Wide | Non-Dwelling Equipment | | | | | | | |
| | Office Equipment | 1475 | 1 | \$5,000.00 | \$2,794.96 | \$2,794.96 | \$2,794.96 | |
| | Computer Hardware Upgrade | 1475 | 1 | \$7,500.00 | \$0.00 | \$0.00 | \$0.00 | Move to Software Upgrade in 501-04 |
| | Maintenance Tools/Vehicle | 1475 | 1 | \$25,000.00 | \$19,896.30 | \$19,896.30 | \$19,896.30 | |
| | Subtotal 1475 | | | \$37,500.00 | \$22,691.26 | \$22,691.26 | \$22,691.26 | |
| PHA-Wide | Replacement Reserves | | | | | | | |
| | Administrative Office expansion | 1490 | 1 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | 501-02/501-03/502-03 |
| PHA-Wide | Contingency Budget | 1502 | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

(2) To be completed for the Performance and Evaluation Report.

Annual Statement / Performance and Evaluation Report
 Capital Funds Program (CFP) Part II: Supporting Pages

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

OMB Approval 2577-0157 (Exp. 7/31/98)

| HA Name | ANN ARBOR HOUSING COMMISSION | | | Capital Fund Program MI28P064-501-04 | FFY of Grant Approval 2004 | | | |
|---|--|----------------------------|--------------------|--------------------------------------|----------------------------|--------------------|-------------------|-------------------------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Total Estimated Cost | | Total Actual Cost | | Status of Proposed Work |
| | | | | Original | Revision #2 | Funds Obligated | Funds Expended | |
| Green Road MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Dumpster | 1450 | | \$700.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Playground Equipment | 1450 | | \$3,000.00 | \$900.00 | \$900.00 | \$900.00 | |
| | Subtotal 1450 | 1450 | | \$3,700.00 | \$900.00 | \$900.00 | \$900.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | Shower Surrounds | 1460 | | \$0.00 | \$12,794.48 | \$12,794.48 | \$0.00 | From CFP501-05 |
| | Subtotal 1460 | 1460 | | \$0.00 | \$12,794.48 | \$12,794.48 | \$0.00 | |
| | 1470 NonDwelling Structures | | | | | | | |
| | Subtotal 1470 | 1470 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Green Road | | | \$3,700.00 | \$13,694.48 | \$13,694.48 | \$900.00 | |
| South Maple MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Dumpster | 1450 | 5 bldg | \$700.00 | \$450.00 | \$450.00 | \$450.00 | |
| | Subtotal 1450 | | | \$700.00 | \$450.00 | \$450.00 | \$450.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | Shower Surrounds/Delta faucets | 1460 | 30 units | \$15,000.00 | \$0.00 | \$0.00 | \$0.00 | 501-03 |
| | Subtotal 1460 | 1460 | | \$15,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| 1470 Non-Dwelling Structures: Other | | | | | | | | |
| Subtotal 1470 | 1470 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |
| Total South Maple | | | \$15,700.00 | \$450.00 | \$450.00 | \$450.00 | | |
| Hikone MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Dumpster | 1450 | | \$700.00 | \$2,032.00 | \$2,032.00 | \$2,032.00 | |
| | BB court | 1450 | | \$2,795.00 | \$0.00 | \$0.00 | \$0.00 | 501-02 |
| | Fencing | 1450 | | \$1,205.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Sump pump | 1450 | | \$0.00 | \$5,069.28 | \$5,069.28 | \$5,069.28 | |
| | Subtotal 1450 | 1450 | | \$4,700.00 | \$7,101.28 | \$7,101.28 | \$7,101.28 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| 2nd Floor tile | 1460 | 25 units | \$60,000.00 | \$55,461.00 | \$55,461.00 | \$55,461.00 | | |
| Subtotal 1460 | 1460 | | \$60,000.00 | \$55,461.00 | \$55,461.00 | \$55,461.00 | | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

(2) To be completed for the Performance and Evaluation Report.

Annual Statement / Performance and Evaluation Report
 Capital Funds Program (CFP) Part II: Supporting Pages

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

OMB Approval 2577-0157 (Exp. 7/31/98)

| HA Name | ANN ARBOR HOUSING COMMISSION | | | Capital Fund Program MI28P064-501-04 | FFY of Grant Approval 2004 | | | |
|--|--|----------------------------|----------|--------------------------------------|----------------------------|--------------------|--------------------|-------------------------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Total Estimated Cost | | Total Actual Cost | | Status of Proposed Work |
| | | | | Original | Revision #2 | Funds Obligated | Funds Expended | |
| | 1470 Nondwelling Structures | | | | | | | |
| | Community Room Flooring | 1470 | | \$0.00 | \$1,753.00 | \$1,753.00 | \$1,753.00 | |
| | Subtotal 1470 | 1470 | | \$0.00 | \$1,753.00 | \$1,753.00 | \$1,753.00 | |
| | Total Hikone | | | \$64,700.00 | \$64,315.28 | \$64,315.28 | \$64,315.28 | |
| North Maple MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Dumpster | 1450 | | \$700.00 | \$2,040.00 | \$2,040.00 | \$2,040.00 | |
| | Subtotal 1450 | 1450 | | \$700.00 | \$2,040.00 | \$2,040.00 | \$2,040.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | Kitchen countertops | 1460 | | \$12,000.00 | \$0.00 | \$0.00 | \$0.00 | Re-enter on 5-year plan |
| | Subtotal 1460 | 1460 | | \$12,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total North Maple | | | \$12,700.00 | \$2,040.00 | \$2,040.00 | \$2,040.00 | |
| Oakwood MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Sump pump | 1450 | | \$0.00 | \$148.37 | \$148.37 | \$148.37 | |
| | Subtotal 1450 | 1450 | | \$0.00 | \$148.37 | \$148.37 | \$148.37 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | 1st Floor flooring | 1460 | | \$7,500.00 | \$7,357.00 | \$7,357.00 | \$7,357.00 | |
| | Subtotal 1460 | 1460 | | \$7,500.00 | \$7,357.00 | \$7,357.00 | \$7,357.00 | |
| | Total Oakwood | | | \$7,500.00 | \$7,505.37 | \$7,505.37 | \$7,505.37 | |
| Platt Road (Upper) MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Replace sewer line/install cleanout | 1450 | | \$5,000.00 | \$0.00 | \$0.00 | \$0.00 | ?? |
| | Subtotal 1450 | 1450 | | \$5,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | First Floor flooring | 1460 | | \$10,000.00 | \$11,312.00 | \$11,312.00 | \$11,312.00 | |
| | HVAC | 1460 | | \$0.00 | \$1,774.80 | \$1,774.80 | \$1,774.80 | |
| | Subtotal 1460 | 1460 | | \$10,000.00 | \$13,086.80 | \$13,086.80 | \$13,086.80 | |
| | Total Platt Road(Upper) | | | \$15,000.00 | \$13,086.80 | \$13,086.80 | \$13,086.80 | |
| Seventh & Washington MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Site Improvement | 1450 | | \$0.00 | \$1,722.00 | \$1,722.00 | \$1,722.00 | |
| | Subtotal 1450 | 1450 | | \$0.00 | \$1,722.00 | \$1,722.00 | \$1,722.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | Shower surrounds | 1460 | | \$9,000.00 | \$25,191.00 | \$25,191.00 | \$25,191.00 | |
| | Seal/stain wood privacy fences | 1460 | 8 units | \$1,600.00 | \$2,638.00 | \$2,638.00 | \$2,638.00 | |
| | Seal wood stairs/deck-WW | 1460 | 2 units | \$600.00 | \$660.00 | \$660.00 | \$660.00 | |
| | Subtotal 1460 | 1460 | | \$11,200.00 | \$28,489.00 | \$28,489.00 | \$28,489.00 | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

form HUD-52837 (10/96)

Annual Statement / Performance and Evaluation Report
Capital Funds Program (CFP) Part II: Supporting Pages

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

| HA Name | ANN ARBOR HOUSING COMMISSION | | Capital Fund Program MI28P064-501-04 | | FFY of Grant Approval 2004 | | Status of Proposed Work | |
|--|--|----------------------------|--------------------------------------|----------------------|----------------------------|-------------------|-------------------------|----------------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Total Estimated Cost | | Total Actual Cost | | |
| | | | | Original | Revision #2 | Funds Obligated | | Funds Expended |
| Broadway MI28P064003 | <u>1470 Non Dwelling Structures</u> | | | | | | | |
| | Storage Sheds | 1470 | | \$20,000.00 | \$44,057.00 | \$44,057.00 | \$44,057.00 | |
| | Subtotal 1470 | 1470 | | \$20,000.00 | \$44,057.00 | \$44,057.00 | \$44,057.00 | |
| | Total Seventh/Washington | | | \$31,200.00 | \$74,268.00 | \$74,268.00 | \$74,268.00 | |
| | <u>1450 Site Improvement</u> | | | | | | | |
| | Site improvements-Landscape/Concrete | 1450 | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | | |
| | Carpeting | 1460 | | \$14,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Plumbing upgrade | 1460 | | \$6,000.00 | \$16,765.00 | \$16,765.00 | \$16,765.00 | |
| Subtotal 1460 | 1460 | | \$20,000.00 | \$16,765.00 | \$16,765.00 | \$16,765.00 | | |
| <u>1470 Non Dwelling Structures</u> | | | | | | | | |
| Subtotal 1470 | 1470 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |
| Total Broadway | | | \$21,000.00 | \$16,765.00 | \$16,765.00 | \$16,765.00 | | |
| Platt Road (Colonial Sq) MI28P064003 | Subtotal 1450 | 1450 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| <u>1460 Dwelling Structures: Other</u> | | | | | | | | |
| Shower surround/faucets | | | | \$5,000.00 | \$11,542.00 | \$11,542.00 | \$11,542.00 | |
| Subtotal 1460 | 1460 | | \$5,000.00 | \$11,542.00 | \$11,542.00 | \$11,542.00 | | |
| Total Platt Road (Colonial Sq) | | | \$5,000.00 | \$11,542.00 | \$11,542.00 | \$11,542.00 | | |
| White/State/Henry MI28P064003 | <u>1450 Site Improvement</u> | | | | | | | |
| Dumpster | | | | \$700.00 | \$0.00 | \$0.00 | \$0.00 | |
| Subtotal 1450 | 1450 | | \$700.00 | \$0.00 | \$0.00 | \$0.00 | | |
| <u>1460 Dwelling Structures: Other</u> | | | | | | | | |
| Window upgrade | 1460 | | \$80,000.00 | \$37,801.00 | \$37,801.00 | \$37,801.00 | | |
| Subtotal 1460 | 1460 | | \$80,000.00 | \$37,801.00 | \$37,801.00 | \$37,801.00 | | |
| Total White/State/Henry | | | \$80,700.00 | \$37,801.00 | \$37,801.00 | \$37,801.00 | | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Annual Statement / Performance and Evaluation Report
Capital Funds Program (CFP) Part II: Supporting Pages

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

| HA Name | ANN ARBOR HOUSING COMMISSION | | Capital Fund Program MI28P064-501-04 | | FFY of Grant Approval 2004 | | | |
|---|--|----------------------------|--------------------------------------|----------------------|----------------------------|--------------------|-----------------------------------|-------------------------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Total Estimated Cost | | Total Actual Cost | | Status of Proposed Work |
| | | | | Original | Revision #2 | Funds Obligated | Funds Expended | |
| <u>Miller Manor</u> MI28P064005 | <u>1450 Site Improvement</u> | | | | | | | |
| | Dumpster | 1450 | | \$700.00 | \$422.32 | \$422.32 | \$422.32 | ?? |
| | Subtotal 1450 | 1450 | | \$700.00 | \$422.32 | \$422.32 | \$422.32 | |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | | |
| | Subtotal 1460 | | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>1470 Nondwelling Structures</u> | | | | | | | |
| | Community Room A/C | 1470 | 104 units | \$5,000.00 | \$6,325.00 | \$6,325.00 | \$6,325.00 | |
| | Elevator cab & flooring upgrades | 1470 | 104 units | \$3,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Hallway Lighting | 1470 | | \$10,000.00 | \$17,116.00 | \$17,116.00 | \$17,116.00 | |
| | Intercom system | 1470 | | \$10,000.00 | \$13,767.00 | \$13,767.00 | \$13,767.00 | |
| Evelyn's boutique-heater | 1470 | | \$0.00 | \$9,690.00 | \$9,690.00 | \$9,690.00 | | |
| Maintenance shop door upgrade | 1470 | | \$0.00 | \$4,281.00 | \$4,281.00 | \$4,281.00 | | |
| Administrative office upgrade | 1470 | N/A | \$50,000.00 | \$0.00 | \$0.00 | \$0.00 | Shifted from replacement reserves | |
| Subtotal 1470 | 1470 | | \$78,000.00 | \$51,179.00 | \$51,179.00 | \$51,179.00 | | |
| Total Miller Manor | | | \$78,700.00 | \$51,601.32 | \$51,601.32 | \$51,601.32 | | |
| <u>Baker Commons</u> MI28P064007 | <u>1450 Site Improvement</u> | | | | | | | |
| | Subtotal 1450 | 1450 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | | |
| | Kitchen-Replace stove hood vent fans | 1460 | | \$4,800.00 | \$0.00 | \$0.00 | \$0.00 | ? |
| | Butterfly loop/replace valves-basement | 1460 | | \$4,000.00 | \$0.00 | \$0.00 | \$0.00 | 501-02 |
| | Replace HVAC blowers | 1460 | | \$12,000.00 | \$16,029.00 | \$16,029.00 | \$16,029.00 | |
| | Subtotal 1460 | 1460 | | \$20,800.00 | \$16,029.00 | \$16,029.00 | \$16,029.00 | |
| | <u>1470 Nondwelling Structures</u> | | | | | | | |
| | Elevator cab & flooring upgrades | 1470 | | \$3,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Foyer heater/flooring & improvements | 1470 | | \$2,000.00 | \$7,433.00 | \$7,433.00 | \$7,433.00 | |
| Intercom system | 1470 | | \$10,000.00 | \$9,090.00 | \$9,090.00 | \$9,090.00 | | |
| Trashroom door | 1470 | | \$0.00 | \$2,594.00 | \$2,594.00 | \$2,594.00 | | |
| Subtotal 1470 | 1470 | | \$15,000.00 | \$19,117.00 | \$19,117.00 | \$19,117.00 | | |
| <u>1475 Nondwelling Equipment</u> | | | | | | | | |
| Security Camera | 1475 | | \$0.00 | \$3,857.70 | \$3,857.70 | \$3,857.70 | | |
| Subtotal 1475 | | | \$0.00 | \$3,857.70 | \$3,857.70 | \$3,857.70 | | |
| Total Baker Commons | | | \$35,800.00 | \$39,003.70 | \$39,003.70 | \$39,003.70 | | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Annual Statement / Performance and Evaluation Report
Capital Funds Program (CFP) Part II: Supporting Pages

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

| HA Name | ANN ARBOR HOUSING COMMISSION | | | Capital Fund Program MI28P064-501-04 | FFY of Grant Approval 2004 | | | |
|---|--|--|----------|--------------------------------------|----------------------------|-------------------|----------------|-------------------------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Total Estimated Cost | | Total Actual Cost | | Status of Proposed Work |
| | | | | Original | Revision #2 | Funds Obligated | Funds Expended | |
| <u>Evelyn Ct</u> MI28P064008 | <u>1450 Site Improvement</u> | | | | | | | |
| | Landscaping | 1450 | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 | ?? |
| | Subtotal 1450 | 1450 | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | | |
| | Subtotal 1460 | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Evelyn Court | | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| <u>North Maple (Duplexes)</u> MI28P064008 | <u>1450 Site Improvement</u> | | | | | | | |
| | Asphalt Repair | 1450 | | \$0.00 | \$2,000.00 | \$2,000.00 | \$2,000.00 | |
| | Subtotal 1450 | 1450 | | \$0.00 | \$2,000.00 | \$2,000.00 | \$2,000.00 | |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | | |
| | Seal wood stairs/decks | 1460 | | \$1,833.00 | \$1,883.00 | \$1,883.00 | \$1,883.00 | |
| | Subtotal 1460 | 1460 | | \$1,833.00 | \$1,883.00 | \$1,883.00 | \$1,883.00 | |
| | Total North Maple (Duplexes) | | | \$1,833.00 | \$3,883.00 | \$3,883.00 | \$3,883.00 | |
| <u>Mallets Creek</u> MI28P064008 | <u>1450 Site Improvement</u> | | | | | | | |
| | Subtotal 1450 | 1450 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | | |
| | Seal wood stairs/decks | 1460 | | \$1,833.00 | \$2,707.00 | \$2,707.00 | \$2,707.00 | |
| | Subtotal 1460 | 1460 | | \$1,833.00 | \$2,707.00 | \$2,707.00 | \$2,707.00 | |
| | Total Mallets Creek | | | \$1,833.00 | \$2,707.00 | \$2,707.00 | \$2,707.00 | |
| Signature of Executive Director and Date | | Signature of Public Housing Director/Office of Native American Programs Administrator and Date | | | | | | |

Annual Statement / Performance and Evaluation Report
 Capital Funds Program (CFP) Part II: Supporting Pages

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

| HA Name | ANN ARBOR HOUSING COMMISSION | | Capital Fund Program MI28P064-501-04 | | FFY of Grant Approval 2004 | | Status of Proposed Work | |
|---|--|----------------------------|--------------------------------------|----------------------|----------------------------|---------------------|-------------------------|----------------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Total Estimated Cost | | Total Actual Cost | | |
| | | | | Original | Revision #2 | Funds Obligated | | Funds Expended |
| Hillside MI28P064008 | <u>1450 Site Improvement</u> | | | | | | | |
| | Subtotal 1450 | 1450 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | | |
| | Seal wood stairs/decks | 1460 | | \$1,834.00 | \$2,943.00 | \$2,943.00 | \$2,943.00 | |
| | Subtotal 1460 | 1460 | | \$1,834.00 | \$2,943.00 | \$2,943.00 | \$2,943.00 | |
| | Total Hillside | | | \$1,834.00 | \$2,943.00 | \$2,943.00 | \$2,943.00 | |
| | Total CFP 501-04 | | | \$620,000.00 | \$599,795.00 | \$599,795.00 | \$581,150.52 | |
| | | | Non-CFP Fund | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | | 1406 | | \$0.00 | \$28,590.19 | \$28,590.19 | \$28,590.19 | |
| | | 1408 | | \$89,000.00 | \$102,005.04 | \$102,005.04 | \$102,005.04 | |
| | | 1410 | | \$33,000.00 | \$33,000.00 | \$33,000.00 | \$33,000.00 | |
| | | 1430 | | \$52,000.00 | \$42,602.56 | \$42,602.56 | \$36,752.56 | |
| | | 1450 | | \$18,200.00 | \$14,783.97 | \$14,783.97 | \$14,783.97 | |
| | | 1460 | | \$247,000.00 | \$206,858.28 | \$206,858.28 | \$194,063.80 | |
| | | 1465.1 | | \$29,300.00 | \$29,300.00 | \$29,300.00 | \$29,300.00 | |
| | 1470 | | \$113,000.00 | \$116,106.00 | \$116,106.00 | \$116,106.00 | | |
| | 1475 | | \$37,500.00 | \$26,548.96 | \$26,548.96 | \$26,548.96 | | |
| | 1490 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |
| | 1597 | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 | | |
| | | | \$620,000.00 | \$599,795.00 | \$599,795.00 | \$581,150.52 | | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

/ Performance and Evaluation Report
 (CFP) Part III: Implementation Schedule

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

OMB Approval 2577-0157 (Exp. 7/31/98)

| HA Name | ANN ARBOR HOUSING COMMISSION | | | Capital Fund Program MI28P064-501-04 | | FFY of Grant Approval 2004 | |
|---|---|-------------|------------|--|-------------|----------------------------|----------------------------------|
| Development Number/Name HA-Wide Activities | All Funds Obligated (Quarter Ending Date) | | | All Funds Expended (Quarter Ending Date) | | | Reasons for Revised Target Dates |
| | Original | Revised () | Actual () | Original | Revised () | Actual () | |
| 1406 | Sep-06 | | Sep-06 | Sep-08 | | Sep-06 | |
| 1408 | Sep-06 | | Sep-06 | Sep-08 | | Dec-06 | |
| 1410 | Sep-06 | | Jun-06 | Sep-08 | | Sep-06 | |
| 1430 | Sep-06 | | Dec-06 | Sep-08 | | | |
| PHA Wide 1465.1 | Sep-06 | | Jun-06 | Sep-08 | | Jun-06 | |
| PHA Wide 1475 | Sep-06 | | Sep-06 | Sep-08 | | Sep-06 | |
| Project MI28P064-001 | | | | | | | |
| Green Road | Sep-06 | | Dec-06 | Sep-08 | | | |
| South Maple | Sep-06 | | Sep-06 | Sep-08 | | Sep-06 | |
| Hikone | Sep-06 | | Dec-06 | Sep-08 | | Dec-06 | |
| North Maple | Sep-06 | | Sep-06 | Sep-08 | | Sep-06 | |
| Oakwood | Sep-06 | | Dec-05 | Sep-08 | | Sep-06 | |
| Platt Road (Upper) | Sep-06 | | Jun-06 | Sep-08 | | Jun-06 | |
| Seventh/Washington | Sep-06 | | Dec-05 | Sep-08 | | Jun-06 | |
| Project MI28P064-003 | | | | | | | |
| Broadway | Sep-06 | | Jun-06 | Sep-08 | | Jun-06 | |
| Platt Rd (Colonial Sq) | Sep-06 | | Jun-06 | Sep-08 | | Jun-06 | |
| White/State/Henry | Sep-06 | | Jun-06 | Sep-08 | | Jun-06 | |
| Project MI28P064-005 | | | | | | | |
| Miller Manor | Sep-06 | | Jun-06 | Sep-08 | | Jun-06 | |
| Project MI28P064-007 | | | | | | | |
| Baker Commons | Sep-06 | | Dec-06 | Sep-08 | | Dec-06 | |
| Project MI28P064-008 | | | | | | | |
| Evelyn Court | Sep-06 | n/a | | Sep-08 | n/a | | |
| North Maple(duplexes) | Sep-06 | | Jun-06 | Sep-08 | | Jun-06 | |
| Mallet's Creek | Sep-06 | | Jun-06 | Sep-08 | | Jun-06 | |
| Hillside | Sep-06 | | Jun-06 | Sep-08 | | Jun-06 | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Performance and Evaluation Report or a Revised Annual Statement.

(2) To be completed for the Performance and Evaluation Report.

Annual Statement / Performance and Evaluation Report
Capital Fund Program (CFP) Part I: Summary

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

| HA Name ANN ARBOR HOUSING COMMISSION | | Capital Fund Program MI28P064-501-05 | | FFY of Grant Appr 2005 | |
|---|---|--|--------------|---------------------------|--|
| <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input checked="" type="checkbox"/> Revised Annual Statement/Revision Number <u> 1 </u> <input type="checkbox"/> Performance and Evaluation Report for Program Month Ending <u> 12/31/06 </u> | | | | | |
| <input type="checkbox"/> Final Performance and Evaluation Report | | | | | |
| Line No. | Summary by Development Account | Total Estimated Cost | | Total Actual | |
| | | Amended Original | Revision (4) | Obligated | |
| 1 | Total Non-CGP Funds | \$0.00 | \$0.00 | \$0.00 | |
| 2 | 1406 Operations (May not exceed 10% of line 19) | \$0.00 | \$0.00 | \$0.00 | |
| 3 | 1408 Management Improvements | \$84,000.00 | \$94,979.48 | \$90,156.33 | |
| 4 | 1410 Administration | \$35,000.00 | \$30,500.00 | \$30,500.00 | |
| 5 | 1411 Audit | \$0.00 | \$0.00 | \$0.00 | |
| 6 | 1415 Liquidated Damages | \$0.00 | \$0.00 | \$0.00 | |
| 7 | 1430 Fees and Costs | \$42,000.00 | \$46,500.00 | \$46,500.00 | |
| 8 | 1440 Site Aquisition | \$0.00 | \$0.00 | \$0.00 | |
| 9 | 1450 Site Improvement | \$42,950.00 | \$0.00 | \$0.00 | |
| 10 | 1460 Dwelling Structures | \$188,000.00 | \$254,286.52 | \$254,286.52 | |
| 11 | 1465.1 Dwelling Equipment - Nonexpendable | \$37,600.00 | \$36,773.00 | \$21,231.70 | |
| 12 | 1470 Nondwelling Structures | \$104,000.00 | \$94,470.00 | \$94,470.00 | |
| 13 | 1475 Nondwelling Equipment | \$22,500.00 | \$15,000.00 | \$0.00 | |
| 14 | 1485 Demolition | \$0.00 | \$0.00 | \$0.00 | |
| 15 | 1490 Replacement Reserves | \$0.00 | \$0.00 | \$0.00 | |
| 16 | 1495.1 Relocation Costs | \$0.00 | \$0.00 | \$0.00 | |
| 17 | 1498 Mod Used for Development | \$0.00 | \$0.00 | \$0.00 | |
| 18 | 1502 Contingency (may not exceed 8% of line 19) | \$16,459.00 | \$0.00 | \$0.00 | |
| 19 | Amount of Annual Grant (Sum of lines 2 - 18) | \$572,509.00 | \$572,509.00 | \$537,144.55 | |
| 20 | Amount of line 19 Related to LBP Activities | \$0.00 | \$0.00 | \$0.00 | |
| 21 | Amount of line 19 Related to Section 504 Compliance | \$0.00 | \$0.00 | \$0.00 | |
| 22 | Amount of line 19 Related to Security | \$0.00 | \$0.00 | \$0.00 | |
| 23 | Amount of line 19 Related to Energy Conservation Measures | \$0.00 | \$0.00 | \$0.00 | |
| Signature of Executive Director and Date | | Signature of Public Housing Director/Office of Native American Programs Administrator and Date | | | |

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

(2) To be completed for the Performance and Evaluation Report.

Annual Statement / Performance and Evaluation Report
Capital Funds Program (CFP) Part II: Supporting Pages

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

OMB Appro

| HA Name | ANN ARBOR HOUSING COMMISSION | | Capital Fund Program MI28P064-501-05 | | FY of Grant Approval 2005 | | Status | |
|---|---|----------------------------|---|----------------------|------------------------------|-------------------|-------------|----------------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Total Estimated Cost | | Total Actual Cost | | |
| | | | | Amended Original | Revision #4 | Funds Obligated | | Funds Expended |
| <u>PHA-Wide</u> | <u>Total Non-CFP Funds</u> | | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>Operations</u> | | | | | | | |
| | Operations | 1406 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1406 | | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| <u>PHA-Wide</u> | <u>Management Improvements</u> | | | | | | | |
| | Resident Training | 1408 | n/a | \$3,000.00 | \$0.00 | \$0.00 | \$0.00 | Reprogrammed |
| | Resident Initiatives Coordinator | 1408 | n/a | \$9,000.00 | \$13,500.00 | \$13,500.00 | \$11,663.37 | \$4500 from Ad |
| | Staff Training | 1408 | n/a | \$8,000.00 | \$2,156.33 | \$2,156.33 | \$2,156.33 | |
| | Computer Software Upgrade | 1408 | n/a | \$0.00 | \$12,323.15 | \$7,500.00 | \$3,832.52 | |
| | Drug Elimination Efforts/Family site Support Services | 1408 | n/a | \$64,000.00 | \$67,000.00 | \$67,000.00 | \$27,652.14 | |
| | Subtotal 1408 | | | \$84,000.00 | \$94,979.48 | \$90,156.33 | \$45,304.36 | |
| <u>PHA-Wide</u> | <u>Administrative</u> | | | | | | | |
| | Staff Salaries & Benefits | 1410 | | \$35,000.00 | \$30,500.00 | \$30,500.00 | \$19,983.17 | |
| | Subtotal 1410 | | | \$35,000.00 | \$30,500.00 | \$30,500.00 | \$19,983.17 | |
| <u>PHA-Wide</u> | <u>Fees and Costs</u> | | | | | | | |
| | A & E Fees | 1430 | n/a | \$25,000.00 | \$24,000.00 | \$24,000.00 | \$24,000.00 | |
| | Advertisement | 1430 | n/a | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Clerk of the Works | 1430 | n/a | \$15,000.00 | \$22,500.00 | \$22,500.00 | \$22,030.58 | \$7500 from 50 |
| | Subtotal 1430 | | | \$42,000.00 | \$46,500.00 | \$46,500.00 | \$46,030.58 | |
| <u>PHA-Wide</u> | <u>Dwelling Equipment - Nonexpendable</u> | | | | | | | |
| | Dwelling Equipment - Ranges/Refrigerators | 1465.1 | n/a | \$37,600.00 | \$36,773.00 | \$21,231.70 | \$21,231.70 | Furnace-\$827- |
| | Subtotal 1465.1 | | | \$37,600.00 | \$36,773.00 | \$21,231.70 | \$21,231.70 | |
| <u>PHA-Wide</u> | <u>Non-Dwelling Equipment</u> | | | | | | | |
| | Office Equipment | 1475 | 1 | \$5,000.00 | \$5,000.00 | \$0.00 | \$0.00 | |
| | Computer Hardware Upgrade | 1475 | 1 | \$7,500.00 | \$0.00 | \$0.00 | \$0.00 | Move to 1408 f |
| | Maintenance Tools/Vehicle | 1475 | 1 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1475 | | | \$12,500.00 | \$5,000.00 | \$0.00 | \$0.00 | |
| <u>PHA-Wide</u> | <u>Replacement Reserves</u> | | | | | | | |
| | Administrative Office expansion | 1490 | 1 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| <u>PHA-Wide</u> | Contingency Budget | 1502 | | \$16,459.00 | \$0.00 | \$0.00 | \$0.00 | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

(2) To be completed for the Performance and Evaluation Report.

Annual Statement / Performance and Evaluation Report
Capital Funds Program (CFP) Part II: Supporting Pages

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

OMB Appro

| HA Name | ANN ARBOR HOUSING COMMISSION | | | Capital Fund Program MI28P064-501-05 | | FY of Grant Approval 2005 | | |
|---|--|----------------------------|--------------------|---|--------------------|------------------------------|--------------------|----------------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Amended | Revision | Total Actual Cost | | Status |
| | | | | Original | #4 | Funds Obligated | Funds Expended | |
| Green Road MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Parking Lot-reseal & restripe | 1450 | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | Dead tree removal/replacement | 1450 | | \$5,500.00 | \$0.00 | \$0.00 | \$0.00 | 501-04 operati |
| | Expand dumpster area/add dumpster | 1450 | | \$3,000.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | Subtotal 1450 | 1450 | | \$9,500.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | HVAC-new furnaces | 1460 | | \$36,000.00 | \$0.00 | \$0.00 | \$0.00 | Pushed back |
| | Shower surrounds/delta faucets | 1460 | | \$24,000.00 | \$44,759.52 | \$44,759.52 | \$17,393.00 | |
| | Roof Replacement | 1460 | 2 bldgs | \$0.00 | \$39,355.00 | \$39,355.00 | \$39,355.00 | UPCS Deficien |
| | Subtotal 1460 | 1460 | | \$60,000.00 | \$84,114.52 | \$84,114.52 | \$56,748.00 | |
| 1470 NonDwelling Structures | | | | | | | | |
| | 1470 | | | | | | | |
| Subtotal 1470 | 1470 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |
| Total Green Road | | | \$69,500.00 | \$84,114.52 | \$84,114.52 | \$56,748.00 | | |
| South Maple MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Parking Lot-reseal & restripe | 1450 | 5 bldg | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | 501-06-CD fun |
| | Subtotal 1450 | | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | Flooring-replace 1st floor flooring | 1460 | 30 units | \$35,000.00 | \$0.00 | \$0.00 | \$0.00 | 501-06-CD fun |
| | Subtotal 1460 | 1460 | | \$35,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| 1470 Non-Dwelling Structures: Other | | | | | | | | |
| | 1470 | | | | | | | |
| Subtotal 1470 | 1470 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |
| Total South Maple | | | \$37,000.00 | \$0.00 | \$0.00 | \$0.00 | | |
| Hikone MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Parking Lot-reseal & restripe | 1450 | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | Direction/signage | 1450 | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | Subtotal 1450 | 1450 | | \$4,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| Shower surrounds/delta faucets | 1460 | 25 units | \$30,000.00 | \$71,337.00 | \$71,337.00 | \$28,304.00 | | |
| Subtotal 1460 | 1460 | | \$30,000.00 | \$71,337.00 | \$71,337.00 | \$28,304.00 | | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

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(2) To be completed for the Performance and Evaluation Report.

Annual Statement / Performance and Evaluation Report
Capital Funds Program (CFP) Part II: Supporting Pages

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

OMB Appro

| HA Name | ANN ARBOR HOUSING COMMISSION | | | Capital Fund Program MI28P064-501-05 | | FY of Grant Approval 2005 | | |
|--|--|----------------------------|----------|---|-------------|------------------------------|----------------|----------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | | | Total Actual Cost | | Status |
| | | | | Amended Original | Revision #4 | Funds Obligated | Funds Expended | |
| | 1470 Nondwelling Structures | | | | | | | |
| | | 1470 | | | | | | |
| | Subtotal 1470 | 1470 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Hikone | | | \$34,000.00 | \$71,337.00 | \$71,337.00 | \$28,304.00 | |
| North Maple MI28P064001 | 1450 Site Improvement Parking Lot-reseal & restripe | 1450 | | \$3,500.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | Subtotal 1450 | 1450 | | \$3,500.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other Shower surrounds/delta faucets | 1460 | | \$20,000.00 | \$45,184.00 | \$45,184.00 | \$19,864.00 | |
| | Subtotal 1460 | 1460 | | \$20,000.00 | \$45,184.00 | \$45,184.00 | \$19,864.00 | |
| | Total North Maple | | | \$23,500.00 | \$45,184.00 | \$45,184.00 | \$19,864.00 | |
| Oakwood MI28P064001 | 1450 Site Improvement Parking Lot-reseal & restripe | 1450 | | \$500.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | Subtotal 1450 | 1450 | | \$500.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other Replace flooring-2nd level | 1460 | | \$7,500.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | HVAC-replace furnaces | 1460 | | \$4,500.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | Subtotal 1460 | 1460 | | \$12,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Oakwood | | | \$12,500.00 | \$0.00 | \$0.00 | \$0.00 | |
| Platt Road (Upper) MI28P064001 | 1450 Site Improvement Parking Lot-reseal & restripe | 1450 | | \$500.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | Subtotal 1450 | 1450 | | \$500.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other Replace flooring-2nd level | 1460 | | \$10,000.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | HVAC-replace furnaces | 1460 | | \$6,000.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | Subtotal 1460 | 1460 | | \$16,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Platt Road(Upper) | | | \$16,500.00 | \$0.00 | \$0.00 | \$0.00 | |
| Seventh & Washington MI28P064001 | 1450 Site Improvement Parking Lot-reseal & restripe | 1450 | | \$1,200.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | Subtotal 1450 | 1450 | | \$1,200.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other Install extra shelving in pantry | 1460 | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Gutter/roof repair-South Seventh | 1460 | | \$3,000.00 | \$8,371.00 | \$8,371.00 | \$8,371.00 | |
| | HVAC-replace furnaces | 1460 | 10 units | \$4,000.00 | \$827.00 | \$827.00 | \$827.00 | Deferred |
| | Subtotal 1460 | 1460 | | \$8,000.00 | \$9,198.00 | \$9,198.00 | \$9,198.00 | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

(2) To be completed for the Performance and Evaluation Report.

Annual Statement / Performance and Evaluation Report
 Capital Funds Program (CFP) Part II: Supporting Pages

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

OMB Appro

| HA Name | ANN ARBOR HOUSING COMMISSION | | | Capital Fund Program MI28P064-501-05 | FY of Grant Approval 2005 | | | |
|---|---|----------------------------------|----------|---|------------------------------|--------------------|-------------------|---------------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Amended Original | Revision #4 | Total Actual Cost | | Status |
| | | | | | | Funds Obligated | Funds Expended | |
| | 1470 Non Dwelling Structures | | | | | | | |
| | Subtotal 1470 | 1470 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Seventh/Washington | 1470 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | | | | \$9,200.00 | \$9,198.00 | \$9,198.00 | \$9,198.00 | |
| Broadway MI28P064003 | 1450 Site Improvement Parking Lot-reseal & restripe | 1450 | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | Subtotal 1450 | 1450 | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | Subtotal 1460 | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1470 Non Dwelling Structures | | | | | | | |
| | Subtotal 1470 | 1470 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Broadway | 1470 | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| Platt Road (Colonial Sq) MI28P064003 | 1450 Site Improvement Parking Lot-reseal & restripe | 1450 | | \$500.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | Subtotal 1450 | 1450 | | \$500.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other Replace and repair gutters/1 roof | 1460 | | \$2,000.00 | \$4,647.00 | \$4,647.00 | \$4,647.00 | |
| | Subtotal 1460 | 1460 | | \$2,000.00 | \$4,647.00 | \$4,647.00 | \$4,647.00 | |
| | Total Platt Road (Colonial Sq) | | | \$2,500.00 | \$4,647.00 | \$4,647.00 | \$4,647.00 | |
| White/State/ Henry MI28P064003 | 1450 Site Improvement Parking Lot-reseal & restripe | 1450 | | \$1,500.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | Landscaping-Plantings/Shrubs | 1450 | | \$5,000.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | Subtotal 1450 | 1450 | | \$6,500.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other Replace basement windows | 1460 | | \$5,000.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | Roof repair | 1460 | | \$0.00 | \$39,806.00 | \$39,806.00 | \$39,806.00 | UPCS Deferred |
| | Subtotal 1460 | 1460 | | \$5,000.00 | \$39,806.00 | \$39,806.00 | \$39,806.00 | |
| | Total White/State/Henry | | | \$11,500.00 | \$39,806.00 | \$39,806.00 | \$39,806.00 | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

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Annual Statement / Performance and Evaluation Report
Capital Funds Program (CFP) Part II: Supporting Pages

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

OMB Appro

| HA Name | ANN ARBOR HOUSING COMMISSION | | Capital Fund Program MI28P064-501-05 | | FY of Grant Approval 2005 | | Status | |
|---|--|----------------------------|---|--------------------|------------------------------|--------------------|--------------------|----------------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Amended Original | Revision #4 | Total Actual Cost | | |
| | | | | | | Funds Obligated | | Funds Expended |
| Miller Manor MI28P064005 | 1450 Site Improvement | | | | | | | |
| | Parking Lot-reseal & restripe | 1450 | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | Improve parking lot lighting near entrance | 1450 | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | Wheelchair safety-entrance to bus stop | 1450 | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | Subtotal 1450 | 1450 | | \$6,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | Subtotal 1460 | | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1470 Nondwelling Structures | | | | | | | |
| | Roof replacement-7th floor/lobby | 1470 | 1 | \$90,000.00 | \$85,173.00 | \$85,173.00 | \$85,173.00 | |
| | Subtotal 1470 | 1470 | | \$90,000.00 | \$85,173.00 | \$85,173.00 | \$85,173.00 | |
| 1475 Nondwelling Equipment | | | | | | | | |
| Lobby/Community Room -New furniture | 1475 | | \$5,000.00 | \$5,000.00 | \$0.00 | \$0.00 | | |
| Subtotal 1475 | 1475 | | \$5,000.00 | \$5,000.00 | \$0.00 | \$0.00 | | |
| Total Miller Manor | | | \$101,000.00 | \$90,173.00 | \$85,173.00 | \$85,173.00 | | |
| Baker Commons MI28P064007 | 1450 Site Improvement | | | | | | | |
| | Parking Lot-reseal & restripe | 1450 | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | Site Improvements-Landscaping | 1450 | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | Subtotal 1450 | 1450 | | \$3,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | Subtotal 1460 | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1470 Nondwelling Structures | | | | | | | |
| | Window reflective film-Main Street side | 1470 | | \$5,000.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | New hot water heater | 1470 | | \$6,000.00 | \$0.00 | \$0.00 | \$0.00 | Deferred |
| | Gutter/downspout repair/cleaning/roof | 1470 | | \$3,000.00 | \$9,297.00 | \$9,297.00 | \$9,297.00 | |
| Subtotal 1470 | 1470 | | \$14,000.00 | \$9,297.00 | \$9,297.00 | \$9,297.00 | | |
| 1475 Nondwelling Equipment | | | | | | | | |
| Lobby/Community Room -New furniture | 1475 | | \$5,000.00 | \$5,000.00 | \$0.00 | \$0.00 | | |
| Subtotal 1475 | 1475 | | \$5,000.00 | \$5,000.00 | \$0.00 | \$0.00 | | |
| Total Baker Commons | | | \$22,000.00 | \$14,297.00 | \$9,297.00 | \$9,297.00 | | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Annual Statement / Performance and Evaluation Report
Capital Funds Program (CFP) Part II: Supporting Pages

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

OMB Appro

| HA Name | | ANN ARBOR HOUSING COMMISSION | | Capital Fund Program MI28P064-501-05 | | FY of Grant Approval 2005 | | Status |
|---|--|------------------------------|----------|---|----------|------------------------------|----------------|----------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Amended | Revision | Total Actual Cost | | |
| | | | | Original | #4 | Funds Obligated | Funds Expended | |
| <u>Evelyn Ct</u> MI28P064008 | <u>1450 Site Improvement</u> | | | | | | | Deferred |
| | Parking Lot-reseal & restripe | 1450 | | \$250.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$250.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | | |
| | Subtotal 1460 | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Evelyn Court | | | \$250.00 | \$0.00 | \$0.00 | \$0.00 | |
| <u>North Maple (Duplexes)</u> MI28P064008 | <u>1450 Site Improvement</u> | | | | | | | Deferred |
| | Parking Lot-reseal & restripe | 1450 | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | | |
| | Subtotal 1460 | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total North Maple (Duplexes) | | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| <u>Mallets Creek</u> MI28P064008 | <u>1450 Site Improvement</u> | | | | | | | Deferred |
| | Parking Lot-reseal & restripe | 1450 | | \$1,500.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$1,500.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | | |
| | Subtotal 1460 | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Mallets Creek | | | \$1,500.00 | \$0.00 | \$0.00 | \$0.00 | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Annual Statement / Performance and Evaluation Report
 Capital Funds Program (CFP) Part II: Supporting Pages

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

OMB Appro

| HA Name | ANN ARBOR HOUSING COMMISSION | | | Capital Fund Program MI28P064-501-05 | | FY of Grant Approval 2005 | | |
|---|--|--|--------------|---|---------------------|------------------------------|---------------------|----------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Amended Original | Revision #4 | Total Actual Cost | | Status |
| | | | | | | Funds Obligated | Funds Expended | |
| Hillside MI28P064008 | 1450 Site Improvement | | | | | | | Deferred |
| | Parking Lot-reseal & restripe | 1450 | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1460 | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Hillside | | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total CFP 501-05 | | | \$572,509.00 | \$572,509.00 | \$537,144.55 | \$385,586.81 | |
| | | | Non-CFP Fund | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | | | 1406 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | | | 1408 | \$84,000.00 | \$94,979.48 | \$90,156.33 | \$45,304.36 | |
| | | | 1410 | \$35,000.00 | \$30,500.00 | \$30,500.00 | \$19,983.17 | |
| | | | 1430 | \$42,000.00 | \$46,500.00 | \$46,500.00 | \$46,030.58 | |
| | | | 1450 | \$42,950.00 | \$0.00 | \$0.00 | \$0.00 | |
| | | | 1460 | \$188,000.00 | \$254,286.52 | \$254,286.52 | \$158,567.00 | |
| | | | 1465.1 | \$37,600.00 | \$36,773.00 | \$21,231.70 | \$21,231.70 | |
| | | | 1470 | \$104,000.00 | \$94,470.00 | \$94,470.00 | \$94,470.00 | |
| | | | 1475 | \$22,500.00 | \$15,000.00 | \$0.00 | \$0.00 | |
| | | | 1490 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | | | 1597 | \$16,459.00 | \$0.00 | \$0.00 | \$0.00 | |
| | | | | \$572,509.00 | \$572,509.00 | \$537,144.55 | \$385,586.81 | |
| Signature of Executive Director and Date | | Signature of Public Housing Director/Office of Native American Programs Administrator and Date | | | | | | |

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

(2) To be completed for the Performance and Evaluation Report.

/ Performance and Evaluation Report
 (CFP) Part III: Implementation Schedule

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

| HA Name | | ANN ARBOR HOUSING COMMISSION | | | Capital Fund Program | | | |
|---|---|------------------------------|------------|--|----------------------|------------|---------------|--|
| | | MI28P064-501-05 | | | | | | |
| Development Number/Name HA-Wide Activities | All Funds Obligated (Quarter Ending Date) | | | All Funds Expended (Quarter Ending Date) | | | Reasons for F | |
| | Original | Revised (3) | Actual () | Original | Revised () | Actual () | | |
| 1406 | Sep-07 | | | Sep-09 | | | | |
| 1408 | Sep-07 | | | Sep-09 | | | | |
| 1410 | Sep-07 | | | Sep-09 | | | | |
| 1430 | Sep-07 | | | Sep-09 | | | | |
| PHA Wide 1465.1 | Sep-07 | | | Sep-09 | | | | |
| PHA Wide 1475 | Sep-07 | | | Sep-09 | | | | |
| Project MI28P064-001 | | | | | | | | |
| Green Road | Sep-07 | | | Sep-09 | | | | |
| South Maple | Sep-07 | | | Sep-09 | | | | |
| Hikone | Sep-07 | | | Sep-09 | | | | |
| North Maple | Sep-07 | | | Sep-09 | | | | |
| Oakwood | Sep-07 | | | Sep-09 | | | | |
| Platt Road (Upper) | Sep-07 | | | Sep-09 | | | | |
| Seventh/Washington | Sep-07 | | | Sep-09 | | | | |
| Project MI28P064-003 | | | | | | | | |
| Broadway | Sep-07 | N/A | | Sep-09 | | | | |
| Platt Rd (Colonial Sq) | Sep-07 | | | Sep-09 | | | | |
| White/State/Henry | Sep-07 | | | Sep-09 | | | | |
| Project MI28P064-005 | | | | | | | | |
| Miller Manor | Sep-07 | | | Sep-09 | | | | |
| Project MI28P064-007 | | | | | | | | |
| Baker Commons | Sep-07 | | | Sep-09 | | | | |
| Project MI28P064-008 | | | | | | | | |
| Evelyn Court | Sep-07 | N/A | | Sep-09 | | | | |
| North Maple(duplexes) | Sep-07 | N/A | | Sep-09 | | | | |
| Mallet's Creek | Sep-07 | N/A | | Sep-09 | | | | |
| Hillside | Sep-07 | N/A | | Sep-09 | | | | |
| Signature of Executive Director and Date | | | | Signature of Public Housing Director/Office of Native American Programs Administrator and Date | | | | |

Performance and Evaluation Report or a Revised Annual Statement.

(2) To be completed for the Performance and Evaluation Report.

Annual Statement / Performance and Evaluation Report
Capital Fund Program (CFP) Part I: Summary

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

OMB Approval 2577-0157 (Exp. 7/31/98)

| HA Name ANN ARBOR HOUSING COMMISSION | | Capital Fund Program MI28P064-501-06 | | FFY of Grant Appr 2006 |
|---|---|--|------------------|---------------------------|
| <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement/Revision Number _____ | | <input type="checkbox"/> Performance and Evaluation Report for Program Month Ending ___12/31/06_____ | | |
| <input type="checkbox"/> Final Performance and Evaluation Report | | | | |
| Line No. | Summary by Development Account | Total Estimated Cost | | Total Act: |
| | | Original | Revised Original | Obligated |
| 1 | Total Non-CGP Funds | \$0.00 | \$0.00 | \$0.00 |
| 2 | 1406 Operations (May not exceed 10% of line 19) | \$0.00 | \$20,877.00 | \$0.00 |
| 3 | 1408 Management Improvements | \$89,000.00 | \$81,500.00 | \$0.00 |
| 4 | 1410 Administration | \$37,000.00 | \$41,500.00 | \$0.00 |
| 5 | 1411 Audit | \$0.00 | \$0.00 | \$0.00 |
| 6 | 1415 Liquidated Damages | \$0.00 | \$0.00 | \$0.00 |
| 7 | 1430 Fees and Costs | \$42,000.00 | \$39,500.00 | \$0.00 |
| 8 | 1440 Site Acquisition | \$0.00 | \$0.00 | \$0.00 |
| 9 | 1450 Site Improvement | \$96,000.00 | \$89,000.00 | \$0.00 |
| 10 | 1460 Dwelling Structures | \$257,400.00 | \$182,900.00 | \$0.00 |
| 11 | 1465.1 Dwelling Equipment - Nonexpendable | \$25,600.00 | \$25,600.00 | \$0.00 |
| 12 | 1470 Nondwelling Structures | \$12,500.00 | \$12,000.00 | \$0.00 |
| 13 | 1475 Nondwelling Equipment | \$12,500.00 | \$12,500.00 | \$0.00 |
| 14 | 1485 Demolition | \$0.00 | \$0.00 | \$0.00 |
| 15 | 1490 Replacement Reserves | \$0.00 | \$0.00 | \$0.00 |
| 16 | 1495.1 Relocation Costs | \$0.00 | \$0.00 | \$0.00 |
| 17 | 1498 Mod Used for Development | \$0.00 | \$0.00 | \$0.00 |
| 18 | 1502 Contingency (may not exceed 8% of line 19) | \$0.00 | \$40,000.00 | \$0.00 |
| 19 | Amount of Annual Grant (Sum of lines 2 - 18) | \$572,000.00 | \$545,377.00 | \$0.00 |
| 20 | Amount of line 19 Related to LBP Activities | \$7,500.00 | \$7,500.00 | \$0.00 |
| 21 | Amount of line 19 Related to Section 504 Compliance | \$0.00 | \$0.00 | \$0.00 |
| 22 | Amount of line 19 Related to Security | \$0.00 | \$0.00 | \$0.00 |
| 23 | Amount of line 19 Related to Energy Conservation Measures | \$0.00 | \$0.00 | \$0.00 |
| Signature of Executive Director and Date | | Signature of Public Housing Director/Office of Native American Programs Administrator and Date | | |

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

(2) To be completed for the Performance and Evaluation Report.

Annual Statement / Performance and Evaluation Report
Capital Funds Program (CFP) Part II: Supporting Pages

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

OMB Approval 2577-0157 (Exp. 7/31/98)

| HA Name | ANN ARBOR HOUSING COMMISSION | | | Capital Fund Program MI28P064-501-06 | | FFY of Grant Approval 2006 | | Status of Proposed Work |
|---|---|----------------------------|----------|---|--------------------|-------------------------------|----------------|-------------------------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Total Estimated Cost | | Total Actual Cost | | |
| | | | | Original | Revised Original | Funds Obligated | Funds Expended | |
| PHA-Wide | Total Non-CFP Funds | | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | City-CD Funding | | | \$0.00 | (\$135,000.00) | \$0.00 | \$0.00 | |
| | Operations | | | | | | | |
| | Operations | 1406 | | \$0.00 | \$20,877.00 | \$0.00 | \$0.00 | |
| | | Subtotal 1406 | | \$0.00 | \$20,877.00 | \$0.00 | \$0.00 | |
| PHA-Wide | Management Improvements | | | | | | | |
| | Resident Training | 1408 | n/a | \$3,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Resident Initiatives Coordinator | 1408 | n/a | \$9,000.00 | \$4,500.00 | \$0.00 | \$0.00 | 501-05 Transfer |
| | Staff Training | 1408 | n/a | \$8,000.00 | \$8,000.00 | \$0.00 | \$0.00 | |
| | Computer Software Upgrade | 1408 | n/a | \$5,000.00 | \$5,000.00 | \$0.00 | \$0.00 | |
| | Drug Elimination Efforts/Family site Support Services | 1408 | n/a | \$64,000.00 | \$64,000.00 | \$0.00 | \$0.00 | |
| | | Subtotal 1408 | | \$89,000.00 | \$81,500.00 | \$0.00 | \$0.00 | |
| PHA-Wide | Administrative | | | | | | | |
| | Staff Salaries & Benefits | 1410 | | \$37,000.00 | \$41,500.00 | \$0.00 | \$0.00 | 501-05 transfer |
| | | Subtotal 1410 | | \$37,000.00 | \$41,500.00 | \$0.00 | \$0.00 | |
| PHA-Wide | Fees and Costs | | | | | | | |
| | A & E Fees | 1430 | n/a | \$25,000.00 | \$25,000.00 | \$0.00 | \$0.00 | |
| | Advertisement | 1430 | n/a | \$2,000.00 | \$2,000.00 | \$0.00 | \$0.00 | |
| | Clerk of the Works | 1430 | n/a | \$15,000.00 | \$12,500.00 | \$0.00 | \$0.00 | |
| | | Subtotal 1430 | | \$42,000.00 | \$39,500.00 | \$0.00 | \$0.00 | |
| PHA-Wide | Dwelling Equipment - Nonexpendable | | | | | | | |
| | Dwelling Equipment - Ranges/Refrigerators | 1465.1 | n/a | \$25,600.00 | \$25,600.00 | \$0.00 | \$0.00 | |
| | | Subtotal 1465.1 | | \$25,600.00 | \$25,600.00 | \$0.00 | \$0.00 | |
| PHA-Wide | Non-Dwelling Equipment | | | | | | | |
| | Office Equipment | 1475 | 1 | \$5,000.00 | \$5,000.00 | \$0.00 | \$0.00 | |
| | Computer Hardware Upgrade | 1475 | 1 | \$7,500.00 | \$7,500.00 | \$0.00 | \$0.00 | |
| | Maintenance Tools/Vehicle | 1475 | 1 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | | Subtotal 1475 | | \$12,500.00 | \$12,500.00 | \$0.00 | \$0.00 | |
| PHA-Wide | Replacement Reserves | | | | | | | |
| | Administrative Office expansion | 1490 | 1 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| PHA-Wide | Contingency Budget | | | | | | | |
| | | 1502 | | \$0.00 | \$40,000.00 | \$0.00 | \$0.00 | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

(2) To be completed for the Performance and Evaluation Report.

Annual Statement / Performance and Evaluation Report
Capital Funds Program (CFP) Part II: Supporting Pages

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

OMB Approval 2577-0157 (Exp. 7/31/98)

| HA Name | ANN ARBOR HOUSING COMMISSION | | | Capital Fund Program MI28P064-501-06 | | FFY of Grant Approval 2006 | | Status of Proposed Work |
|---|---|----------------------------|--------------------|---|---------------------|-------------------------------|----------------|--|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Original | Revised Original | Total Actual Cost | | |
| | | | | | | Funds Obligated | Funds Expended | |
| Green Road MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Lighting Upgrade-rear parking lot | 1450 | | \$5,000.00 | \$5,000.00 | \$0.00 | \$0.00 | |
| | Repair Playground railroad ties | 1450 | | \$3,000.00 | \$3,000.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$8,000.00 | \$8,000.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | Siding-Paint Trim-upgrade panel below kitchen windows | 1460 | | \$16,000.00 | \$16,000.00 | \$0.00 | \$0.00 | |
| | New Roof | 1460 | | \$30,000.00 | \$35,000.00 | \$0.00 | \$0.00 | |
| | Subtotal 1460 | 1460 | | \$46,000.00 | \$51,000.00 | \$0.00 | \$0.00 | |
| | 1470 NonDwelling Structures | | | | | | | |
| | Subtotal 1470 | 1470 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| Total Green Road | | | | \$54,000.00 | \$59,000.00 | \$0.00 | \$0.00 | |
| South Maple MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Shrub Replacement | 1450 | 5 bldg | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | 2007 Day of Caring |
| | Repave Parking Lot | 1450 | | \$0.00 | \$70,000.00 | \$0.00 | \$0.00 | From 501-05-not General Contractor-CD \$ |
| | Subtotal 1450 | | | \$2,000.00 | \$70,000.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | Exterior Siding below Kitchen Windows | 1460 | 30 units | \$20,000.00 | \$20,000.00 | \$0.00 | \$0.00 | |
| | 1st Floor flooring | 1460 | 30 units | \$0.00 | \$65,000.00 | \$0.00 | \$0.00 | From 501-05-CD\$ |
| | Subtotal 1460 | 1460 | | \$20,000.00 | \$85,000.00 | \$0.00 | \$0.00 | |
| | 1470 Non-Dwelling Structures: Other | | | | | | | |
| | Subtotal 1470 | 1470 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| Total South Maple | | | | \$22,000.00 | \$155,000.00 | \$0.00 | \$0.00 | |
| Hikone MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Retaining Wall | 1450 | | \$5,000.00 | \$5,000.00 | \$0.00 | \$0.00 | Cited by REAC |
| | Sump Pump Repair | 1450 | | \$15,000.00 | \$0.00 | \$0.00 | \$0.00 | 501-04 |
| | Signage | 1450 | | \$0.00 | \$2,000.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$20,000.00 | \$7,000.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| Exterior-Siding below Kitchen Windows | 1460 | 30 units | \$20,000.00 | \$20,000.00 | \$0.00 | \$0.00 | | |
| Subtotal 1460 | 1460 | | \$20,000.00 | \$20,000.00 | \$0.00 | \$0.00 | | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Annual Statement / Performance and Evaluation Report
 Capital Funds Program (CFP) Part II: Supporting Pages

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

OMB Approval 2577-0157 (Exp. 7/31/98)

| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Capital Fund Program MI28P064-501-06 | | FFY of Grant Approval 2006 | | Status of Proposed Work |
|--|---|----------------------------|----------|---|------------------|-------------------------------|----------------|--|
| | | | | Original | Revised Original | Total Actual Cost | | |
| | | | | | | Funds Obligated | Funds Expended | |
| 1470 Nondwelling Structures | | | | | | | | |
| | Subtotal 1470 | 1470 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Hikone | | | \$40,000.00 | \$27,000.00 | \$0.00 | \$0.00 | |
| North Maple MI28P064001 | 1450 Site Improvement Expand parking lot | 1450 | | \$40,000.00 | \$60,000.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$40,000.00 | \$60,000.00 | \$0.00 | \$0.00 | |
| 1460 Dwelling Structures: Other | | | | | | | | |
| | Subtotal 1460 | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total North Maple | | | \$40,000.00 | \$60,000.00 | \$0.00 | \$0.00 | |
| Oakwood MI28P064001 | 1450 Site Improvement Exterior Lighting | 1450 | | \$2,000.00 | \$2,000.00 | \$0.00 | \$0.00 | 501-04 |
| | Sump Pump Replacement | 1450 | | \$9,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$11,000.00 | \$2,000.00 | \$0.00 | \$0.00 | |
| 1460 Dwelling Structures: Other | | | | | | | | |
| | Exterior-Paint wood trim | 1460 | 3 units | \$3,000.00 | \$3,000.00 | \$0.00 | \$0.00 | |
| | HVAC-furnaces | 1460 | 3 units | \$0.00 | \$7,500.00 | \$0.00 | \$0.00 | From 501-05 |
| | 2nd floor flooring | 1460 | 3 units | \$0.00 | \$7,500.00 | \$0.00 | \$0.00 | From 501-05 |
| | Subtotal 1460 | 1460 | | \$3,000.00 | \$18,000.00 | \$0.00 | \$0.00 | |
| | Total Oakwood | | | \$14,000.00 | \$20,000.00 | \$0.00 | \$0.00 | |
| Platt Road (Upper) MI28P064001 | 1450 Site Improvement Sump Pump Replacement | 1450 | | \$3,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$3,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| 1460 Dwelling Structures: Other | | | | | | | | |
| | Siding-Paint Tri m | 1460 | 4 units | \$4,000.00 | \$4,000.00 | \$0.00 | \$0.00 | |
| | 2nd floor flooring | 1460 | 4 units | \$0.00 | \$7,500.00 | \$0.00 | \$0.00 | From 501-05 |
| | HVAC-furnaces | 1460 | 4 units | \$0.00 | \$10,000.00 | \$0.00 | \$0.00 | From 501-05 |
| | Subtotal 1460 | 1460 | | \$4,000.00 | \$21,500.00 | \$0.00 | \$0.00 | |
| | Total Platt Road(Upper) | | | \$7,000.00 | \$21,500.00 | \$0.00 | \$0.00 | |
| Seventh & Washington MI28P064001 | 1450 Site Improvement Lighting for signage | 1450 | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Hillside tree removal | 1450 | | \$2,500.00 | \$2,500.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$4,500.00 | \$2,500.00 | \$0.00 | \$0.00 | |
| 1460 Dwelling Structures: Other | | | | | | | | |
| | Siding-Paint Tri m | 1460 | 3 units | \$5,000.00 | \$5,000.00 | \$0.00 | \$0.00 | |
| | Occupied Unit Painting | 1460 | 3 units | \$2,400.00 | \$2,400.00 | \$0.00 | \$0.00 | For residents in place > 7 yrs-233/241/807 |
| | Subtotal 1460 | 1460 | | \$7,400.00 | \$7,400.00 | \$0.00 | \$0.00 | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Annual Statement / Performance and Evaluation Report
Capital Funds Program (CFP) Part II: Supporting Pages

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

| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Capital Fund Program MI28P064-501-06 | | FFY of Grant Approval 2006 | | Status of Proposed Work |
|--|--|----------------------------|----------|---|------------------|-------------------------------|----------------|--|
| | | | | Original | Revised Original | Total Actual Cost | | |
| | | | | | | Funds Obligated | Funds Expended | |
| ANN ARBOR HOUSING COMMISSION | | | | | | | | |
| | <u>1470 Non Dwelling Structures</u> | 1470 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1470 | 1470 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Seventh/Washington | | | \$11,900.00 | \$9,900.00 | \$0.00 | \$0.00 | |
| Broadway MI28P064003 | <u>1450 Site Improvement</u> | | | | | | | |
| | Lighting for sign | 1450 | | \$1,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Drain repair, erosion, and water flow | 1450 | | \$3,000.00 | \$3,000.00 | \$0.00 | \$0.00 | C Pear checking/may do landscaping instead |
| | Subtotal 1450 | 1450 | | \$4,000.00 | \$3,000.00 | \$0.00 | \$0.00 | |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | | |
| | | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1460 | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>1470 Non Dwelling Structures</u> | | | | | | | |
| | Subtotal 1470 | 1470 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Broadway | | | \$4,000.00 | \$3,000.00 | \$0.00 | \$0.00 | |
| Platt Road (Colonial Sq) MI28P064003 | <u>1450 Site Improvement</u> | | | | | | | |
| | Improve landscaping | 1450 | | \$1,500.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$1,500.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | | |
| | Caulk exterior windows, doors, siding | 1460 | | \$3,000.00 | \$3,000.00 | \$0.00 | \$0.00 | |
| | Replace roof | 1460 | | \$12,000.00 | \$0.00 | \$0.00 | \$0.00 | 501-08 |
| | Masonry Spalling-entry steps | 1460 | | \$7,500.00 | \$7,500.00 | \$0.00 | \$0.00 | |
| | Subtotal 1460 | 1460 | | \$22,500.00 | \$10,500.00 | \$0.00 | \$0.00 | |
| | Total Platt Road (Colonial Sq) | | | \$24,000.00 | \$10,500.00 | \$0.00 | \$0.00 | |
| White/State/ Henry MI28P064003 | <u>1450 Site Improvement</u> | | | | | | | |
| | | 1450 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | | |
| | Lentils-scrape, paint caulk | 1460 | | \$7,500.00 | \$7,500.00 | \$0.00 | \$0.00 | LBP Protocol |
| | Basement windows | 1460 | | \$0.00 | \$5,000.00 | \$0.00 | \$0.00 | |
| | Subtotal 1460 | 1460 | | \$7,500.00 | \$12,500.00 | \$0.00 | \$0.00 | |
| | Total White/State/Henry | | | \$7,500.00 | \$12,500.00 | \$0.00 | \$0.00 | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Annual Statement / Performance and Evaluation Report
 Capital Funds Program (CFP) Part II: Supporting Pages

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

OMB Approval 2577-0157 (Exp. 7/31/98)

| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Capital Fund Program MI28P064-501-06 | | FFY of Grant Approval 2006 | | Status of Proposed Work |
|---|--|----------------------------|---------------------|---|--------------------|-------------------------------|----------------|---|
| | | | | Original | Revised Original | Total Actual Cost | | |
| | | | | | | Funds Obligated | Funds Expended | |
| Miller Manor MI28P064005 | 1450 Site Improvement | | | | | | | |
| | Site lighting-W Park Lot side | 1450 | | \$2,000.00 | \$4,000.00 | \$0.00 | \$0.00 | From 501-05 |
| | Seal/Strip lot; incl Handicap Lane | 1450 | | \$0.00 | \$2,500.00 | \$0.00 | \$0.00 | From 501-05 |
| | Subtotal 1450 | 1450 | | \$2,000.00 | \$6,500.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | Heat Pipes | 1460 | | \$100,000.00 | \$0.00 | \$0.00 | \$0.00 | Deferred to later year-more investigating |
| | Zone valve/heating coil/radiators | 1460 | | \$12,000.00 | \$12,000.00 | \$0.00 | \$0.00 | Done by staff? |
| | Subtotal 1460 | 1460 | | \$112,000.00 | \$12,000.00 | \$0.00 | \$0.00 | |
| | 1470 Nondwelling Structures | | | | | | | |
| | | 1470 | 1 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1470 | 1470 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1475 Nondwelling Equipment | | | | | | | |
| | 1475 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |
| Subtotal 1475 | 1475 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |
| Total Miller Manor | | | \$114,000.00 | \$18,500.00 | \$0.00 | \$0.00 | | |
| Baker Commons MI28P064007 | 1450 Site Improvement | | | | | | | |
| | | 1450 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | Caulk windows | 1460 | | \$5,000.00 | \$5,000.00 | \$0.00 | \$0.00 | |
| | Entry doors-do as needed | 1460 | | \$5,000.00 | \$0.00 | \$0.00 | \$0.00 | Maintenance Work Order Item |
| | Locks-do as doors replaced | 1460 | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | Maintenance Work Order Item |
| | Subtotal 1460 | 1460 | | \$12,000.00 | \$5,000.00 | \$0.00 | \$0.00 | |
| | 1470 Nondwelling Structures | | | | | | | |
| | Laundry room cleanout | 1470 | | \$10,000.00 | \$10,000.00 | \$0.00 | \$0.00 | |
| | Trash room floors-replace sheet inoleum | 1470 | | \$2,000.00 | \$2,000.00 | \$0.00 | \$0.00 | |
| | Painting-fuel oil tank | 1470 | | \$500.00 | \$0.00 | \$0.00 | \$0.00 | Maintenance Work Order Item |
| Subtotal 1470 | 1470 | | \$12,500.00 | \$12,000.00 | \$0.00 | \$0.00 | | |
| 1475 Nondwelling Equipment | | | | | | | | |
| | 1475 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |
| Subtotal 1475 | 1475 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |
| Total Baker Commons | | | \$24,500.00 | \$17,000.00 | \$0.00 | \$0.00 | | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Annual Statement / Performance and Evaluation Report
 Capital Funds Program (CFP) Part II: Supporting Pages

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

| HA Name | | ANN ARBOR HOUSING COMMISSION | | | Capital Fund Program MI28P064-501-06 | | FFY of Grant Approval 2006 | |
|---|--|------------------------------|----------|------------|---|-------------------|-------------------------------|--|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Original | Revised Original | Total Actual Cost | | |
| | | | | | | Funds Obligated | Funds Expended | |
| <u>Evelyn Ct</u> MI28P064008 | <u>1450 Site Improvement</u> | 1450 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | | |
| | Central A/C | 1460 | | \$3,000.00 | \$5,000.00 | \$0.00 | \$0.00 | |
| | Subtotal 1460 | 1460 | | \$3,000.00 | \$5,000.00 | \$0.00 | \$0.00 | |
| | Total Evelyn Court | | | \$3,000.00 | \$5,000.00 | \$0.00 | \$0.00 | |
| <u>North Maple (Duplexes)</u> MI28P064008 | <u>1450 Site Improvement</u> | 1450 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | | |
| | | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1460 | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total North Maple (Duplexes) | | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| <u>Mallets Creek</u> MI28P064008 | <u>1450 Site Improvement</u> | 1450 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | | |
| | | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1460 | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Mallets Creek | | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |

Status of Proposed Work

Handicap household-window A/C are H&S

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Annual Statement / Performance and Evaluation Report
 Capital Funds Program (CFP) Part II: Supporting Pages

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

OMB Approval 2577-0157 (Exp. 7/31/98)

| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Capital Fund Program MI28P064-501-06 | | FFY of Grant Approval 2006 | | Status of Proposed Work | |
|---|--|----------------------------|----------|---|---------------------|-------------------------------|----------------|-------------------------|--|
| | | | | Original | Revised Original | Total Actual Cost | | | |
| | | | | | | Funds Obligated | Funds Expended | | |
| Hillside MI28P064008 | <u>1450 Site Improvement</u> | 1450 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |
| | Subtotal 1450 | 1450 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |
| | <u>1460 Dwelling Structures: Other</u> | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |
| | Subtotal 1460 | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |
| | Total Hillside | | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |
| | Total CFP 501-06 | | | \$572,000.00 | \$545,377.00 | \$0.00 | \$0.00 | | |
| | | | | Non-CFP Fund | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | | | | 1406 | \$0.00 | \$20,877.00 | \$0.00 | \$0.00 | |
| | | | | 1408 | \$89,000.00 | \$81,500.00 | \$0.00 | \$0.00 | |
| | | | | 1410 | \$37,000.00 | \$41,500.00 | \$0.00 | \$0.00 | |
| | | | | 1430 | \$42,000.00 | \$39,500.00 | \$0.00 | \$0.00 | |
| | | | | 1450 | \$96,000.00 | \$89,000.00 | \$0.00 | \$0.00 | |
| | | | | 1460 | \$257,400.00 | \$182,900.00 | \$0.00 | \$0.00 | |
| | | | | 1465.1 | \$25,600.00 | \$25,600.00 | \$0.00 | \$0.00 | |
| | | | | 1470 | \$12,500.00 | \$12,000.00 | \$0.00 | \$0.00 | |
| | | | 1475 | \$12,500.00 | \$12,500.00 | \$0.00 | \$0.00 | | |
| | | | 1490 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |
| | | | 1597 | \$0.00 | \$40,000.00 | \$0.00 | \$0.00 | | |
| | | | | \$572,000.00 | \$545,377.00 | \$0.00 | \$0.00 | | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

/ Performance and Evaluation Report
 (CFP) Part III: Implementation Schedule

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

OMB Approval 2577-0157 (Exp. 7/31/98)

| HA Name | ANN ARBOR HOUSING COMMISSION | | | Capital Fund Program MI28P064-501-06 | FFY of Grant Approval 2006 | | |
|---|---|-------------|------------|--|-------------------------------|------------|----------------------------------|
| Development Number/Name HA-Wide Activities | All Funds Obligated (Quarter Ending Date) | | | All Funds Expended (Quarter Ending Date) | | | Reasons for Revised Target Dates |
| | Original | Revised () | Actual () | Original | Revised () | Actual () | |
| 1406 | Sep-08 | | | Sep-10 | | | |
| 1408 | Sep-08 | | | Sep-10 | | | |
| 1410 | Sep-08 | | | Sep-10 | | | |
| 1430 | Sep-08 | | | Sep-10 | | | |
| PHA Wide 1465.1 | Sep-08 | | | Sep-10 | | | |
| PHA Wide 1475 | Sep-08 | | | Sep-10 | | | |
| Project MI28P064-001 | | | | | | | |
| Green Road | Sep-08 | | | Sep-10 | | | |
| South Maple | Sep-08 | | | Sep-10 | | | |
| Hikone | Sep-08 | | | Sep-10 | | | |
| North Maple | Sep-08 | | | Sep-10 | | | |
| Oakwood | Sep-08 | | | Sep-10 | | | |
| Platt Road (Upper) | Sep-08 | | | Sep-10 | | | |
| Seventh/Washington | Sep-08 | | | Sep-10 | | | |
| Project MI28P064-003 | | | | | | | |
| Broadway | Sep-08 | | | Sep-10 | | | |
| Platt Rd (Colonial Sq) | Sep-08 | | | Sep-10 | | | |
| White/State/Henry | Sep-08 | | | Sep-10 | | | |
| Project MI28P064-005 | | | | | | | |
| Miller Manor | Sep-08 | | | Sep-10 | | | |
| Project MI28P064-007 | | | | | | | |
| Baker Commons | Sep-08 | | | Sep-10 | | | |
| Project MI28P064-008 | | | | | | | |
| Evelyn Court | Sep-08 | | | Sep-10 | | | |
| North Maple(duplexes) | Sep-08 | | | Sep-10 | | | |
| Mallet's Creek | Sep-08 | | | Sep-10 | | | |
| Hillside | Sep-08 | | | Sep-10 | | | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Performance and Evaluation Report or a Revised Annual Statement.

(2) To be completed for the Performance and Evaluation Report.

Annual Statement / Performance and Evaluation Report
Capital Fund Program (CFP) Part I: Summary

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

OMB Approval 2577-0157 (Exp. 7/31/98)

| HA Name ANN ARBOR HOUSING COMMISSION | | Capital Fund Program MI28P064-501-07 | | FFY of Grant Approval 2007 | |
|--|---|--|----------------|-------------------------------|----------|
| <input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement/Revision Number _____ <input type="checkbox"/> Performance and Evaluation Report for Program Month Ending _____ <input type="checkbox"/> Final Performance and Evaluation Report | | | | | |
| Line No. | Summary by Development Account | Total Estimated Cost | | Total Actual Cost () | |
| | | Original | Revision (1) | Obligated | Expended |
| 1 | Total Non-CGP Funds | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 2 | 1406 Operations (May not exceed 10% of line 19) | \$0.00 | \$15,000.00 | \$0.00 | \$0.00 |
| 3 | 1408 Management Improvements | \$89,000.00 | \$92,000.00 | \$0.00 | \$0.00 |
| 4 | 1410 Administration | \$35,000.00 | \$35,000.00 | \$0.00 | \$0.00 |
| 5 | 1411 Audit | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 6 | 1415 Liquidated Damages | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 7 | 1430 Fees and Costs | \$42,000.00 | \$32,000.00 | \$0.00 | \$0.00 |
| 8 | 1440 Site Aquisition | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 9 | 1450 Site Improvement | \$34,950.00 | \$64,950.00 | \$0.00 | \$0.00 |
| 10 | 1460 Dwelling Structures | \$236,400.00 | \$223,400.00 | \$0.00 | \$0.00 |
| 11 | 1465.1 Dwelling Equipment - Nonexpendable | \$26,850.00 | \$26,850.00 | \$0.00 | \$0.00 |
| 12 | 1470 Nondwelling Structures | \$36,000.00 | \$31,000.00 | \$0.00 | \$0.00 |
| 13 | 1475 Nondwelling Equipment | \$12,500.00 | \$32,500.00 | \$0.00 | \$0.00 |
| 14 | 1485 Demolition | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 15 | 1490 Replacement Reserves | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 16 | 1495.1 Relocation Costs | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 17 | 1498 Mod Used for Development | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 18 | 1502 Contingency (may not exceed 8% of line 19) | \$32,300.00 | \$3,874.00 | \$0.00 | \$0.00 |
| 19 | Amount of Annual Grant (Sum of lines 2 - 18) | \$545,000.00 | \$556,574.00 | \$0.00 | \$0.00 |
| 20 | Amount of line 19 Related to LBP Activities | \$7,500.00 | \$0.00 | \$0.00 | \$0.00 |
| 21 | Amount of line 19 Related to Section 504 Compliance | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 22 | Amount of line 19 Related to Security | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| 23 | Amount of line 19 Related to Energy Conservation Measures | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| Signature of Executive Director and Date | | Signature of Public Housing Director/Office of Native American Programs Administrator and Date | | | |

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

(2) To be completed for the Performance and Evaluation Report.

Annual Statement / Performance and Evaluation Report
Capital Funds Program (CFP) Part II: Supporting Pages

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

OMB Approval 2577-0157 (Exp. 7/31/98)

| HA Name | ANN ARBOR HOUSING COMMISSION | | | Capital Fund Program MI28P064-501-07 | | FFY of Grant Approval 2007 | | Status of Proposed Work |
|---|---|----------------------------------|----------|---|--------------------|-------------------------------|-------------------|----------------------------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Total Estimated Cost | | Total Actual Cost | | |
| | | | | Original | Revision (1) | Funds Obligated | Funds Expended | |
| PHA-Wide | Total Non-CFP Funds | | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>Operations</u> | | | | | \$0.00 | \$0.00 | |
| | Operations | 1406 | | \$0.00 | \$15,000.00 | \$0.00 | \$0.00 | Move up Clerk of the Works |
| | Subtotal 1406 | | | \$0.00 | \$15,000.00 | \$0.00 | \$0.00 | |
| PHA-Wide | Management Improvements | | | | | | | |
| | Resident Initiatives | 1408 | n/a | \$9,000.00 | \$9,000.00 | \$0.00 | \$0.00 | |
| | Staff Training | 1408 | n/a | \$8,000.00 | \$8,000.00 | \$0.00 | \$0.00 | |
| | Computer Software Upgrade | 1408 | n/a | \$5,000.00 | \$5,000.00 | \$0.00 | \$0.00 | |
| | Family Supportive Services | 1408 | n/a | \$67,000.00 | \$70,000.00 | \$0.00 | \$0.00 | |
| | Subtotal 1408 | | | \$89,000.00 | \$92,000.00 | \$0.00 | \$0.00 | |
| PHA-Wide | <u>Administrative</u> | | | | | | | |
| | Staff Salaries & Benefits | 1410 | | \$35,000.00 | \$35,000.00 | \$0.00 | \$0.00 | |
| | Subtotal 1410 | | | \$35,000.00 | \$35,000.00 | \$0.00 | \$0.00 | |
| PHA-Wide | <u>Fees and Costs</u> | | | | | | | |
| | A & E Fees | 1430 | n/a | \$25,000.00 | \$30,000.00 | \$0.00 | \$0.00 | |
| | Advertisement | 1430 | n/a | \$2,000.00 | \$2,000.00 | \$0.00 | \$0.00 | |
| | Clerk of the Works | 1430 | n/a | \$15,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1430 | | | \$42,000.00 | \$32,000.00 | \$0.00 | \$0.00 | |
| PHA-Wide | <u>Dwelling Equipment - Nonexpendable</u> | | | | | | | |
| | Dwelling Equipment - Ranges/Refrigerators | 1465.1 | n/a | \$26,850.00 | \$26,850.00 | \$0.00 | \$0.00 | |
| | Subtotal 1465.1 | | | \$26,850.00 | \$26,850.00 | \$0.00 | \$0.00 | |
| PHA-Wide | <u>Non-Dwelling Equipment</u> | | | | | | | |
| | Maintenance Tools/Vehicles | 1475 | 1 | \$5,000.00 | \$25,000.00 | \$0.00 | \$0.00 | |
| | Office Equipment | 1475 | 1 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Computer Hardware Upgrade | 1475 | 1 | \$7,500.00 | \$7,500.00 | \$0.00 | \$0.00 | |
| | Subtotal 1475 | | | \$12,500.00 | \$32,500.00 | \$0.00 | \$0.00 | |
| PHA-Wide | <u>Replacement Reserves</u> | | | | | | | |
| | | 1490 | 1 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| PHA-Wide | Contingency Budget | 1502 | | \$32,300.00 | \$3,874.00 | \$0.00 | \$0.00 | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

(2) To be completed for the Performance and Evaluation Report.

Annual Statement / Performance and Evaluation Report
 Capital Funds Program (CFP) Part II: Supporting Pages

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

OMB Approval 2577-0157 (Exp. 7/31/98)

| HA Name | ANN ARBOR HOUSING COMMISSION | | | Capital Fund Program MI28P064-501-07 | | FFY of Grant Approval 2007 | | Status of Proposed Work |
|---|--|----------------------------|---------------|---|--------------------|-------------------------------|----------------|--------------------------------------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Original | Revision (1) | Total Actual Cost | | |
| | | | | | | Funds Obligated | Funds Expended | |
| Green Road MI28P064001 | 1450 Site Improvement | 1450 | | | | | | |
| | Expand dumpster area/add dumpster | | | \$3,000.00 | \$3,000.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | | | \$3,000.00 | \$3,000.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | 1460 | | | | | | |
| | HVAC Furnaces | | | \$36,000.00 | \$36,000.00 | \$0.00 | \$0.00 | |
| | Subtotal 1460 | | | \$36,000.00 | \$36,000.00 | \$0.00 | \$0.00 | |
| 1470 NonDwelling Structures | 1470 | | | | | | | |
| Subtotal 1470 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |
| Total Green Road | \$39,000.00 | \$39,000.00 | \$0.00 | \$0.00 | | | | |
| South Maple MI28P064001 | 1450 Site Improvement | 1450 | | | | | | |
| | | | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | 1460 | 30 units | | | | | |
| | New entry doors-front and rear | | | \$36,000.00 | \$36,000.00 | \$0.00 | \$0.00 | |
| | Subtotal 1460 | | | \$36,000.00 | \$36,000.00 | \$0.00 | \$0.00 | |
| 1470 Non-Dwelling Structures: Other | 1470 | | | | | | | |
| Subtotal 1470 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |
| Total South Maple | \$36,000.00 | \$36,000.00 | \$0.00 | \$0.00 | | | | |
| Hikone MI28P064001 | 1450 Site Improvement | 1450 | | | | | | Addressed under CFP501-06 ABC Paving |
| | Parking lot seal and restripe | | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | | | |
| | 1460 Dwelling Structures: Other | 1460 | | | | | | |
| Subtotal 1460 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

Annual Statement / Performance and Evaluation Report
 Capital Funds Program (CFP) Part II: Supporting Pages

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

OMB Approval 2577-0157 (Exp. 7/31/98)

| HA Name | ANN ARBOR HOUSING COMMISSION | | | Capital Fund Program MI28P064-501-07 | | FFY of Grant Approval 2007 | | Status of Proposed Work |
|--|--|----------------------------|----------|---|--------------------|-------------------------------|----------------|---|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Original | Revision () | Total Actual Cost | | |
| | | | | | | Funds Obligated | Funds Expended | |
| | 1470 Nondwelling Structures | | | | | | | |
| | Subtotal 1470 | 1470 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Hikone | | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| North Maple MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Parking lot seal & restripe | 1450 | | \$3,500.00 | \$0.00 | \$0.00 | \$0.00 | rear portion completed 501-06 |
| | Upgrade sidewalks/courtyards | 1450 | | \$0.00 | \$44,950.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$3,500.00 | \$44,950.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | Replace 2nd floor flooring | 1460 | | \$50,000.00 | \$50,000.00 | \$0.00 | \$0.00 | |
| | Subtotal 1460 | 1460 | | \$50,000.00 | \$50,000.00 | \$0.00 | \$0.00 | |
| | Total North Maple | | | \$53,500.00 | \$94,950.00 | \$0.00 | \$0.00 | |
| Oakwood MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Parking lot seal & restripe | 1450 | | \$500.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$500.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | Replace entry doors/storm doors | 1460 | 3 units | \$5,400.00 | \$5,400.00 | \$0.00 | \$0.00 | |
| | Subtotal 1460 | 1460 | | \$5,400.00 | \$5,400.00 | \$0.00 | \$0.00 | |
| | Total Oakwood | | | \$5,900.00 | \$5,400.00 | \$0.00 | \$0.00 | |
| Platt Road (Upper) MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Parking Lot-seal & restripe | 1450 | | \$500.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$500.00 | \$0.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | Subtotal 1460 | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Platt Road(Upper) | | | \$500.00 | \$0.00 | \$0.00 | \$0.00 | |
| Seventh & Washington MI28P064001 | 1450 Site Improvement | | | | | | | |
| | Parking lot-seal & restripe | 1450 | | \$1,200.00 | \$0.00 | \$0.00 | \$0.00 | bumped forward 501-06 |
| | Excavation-retaining wall-S.Seventh | 1450 | | \$10,000.00 | \$10,000.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$11,200.00 | \$10,000.00 | \$0.00 | \$0.00 | |
| | 1460 Dwelling Structures: Other | | | | | | | |
| | New flooring | 1460 | 2 units | \$3,000.00 | \$3,000.00 | \$0.00 | \$0.00 | Bumped forward to CFP501-06 First Contractg |
| | HVAC Furnaces-W Washington | 1460 | 2 units | \$4,000.00 | \$4,000.00 | \$0.00 | \$0.00 | |
| | Roof-241/243 S Seventh | 1460 | 1 bldg | \$8,500.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1460 | 1460 | | \$15,500.00 | \$7,000.00 | \$0.00 | \$0.00 | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

form HUD-52837 (10/96)

(2) To be completed for the Performance and Evaluation Report.

Page 4 of 9

ref Handbook 7485.3

Annual Statement / Performance and Evaluation Report
Capital Funds Program (CFP) Part II: Supporting Pages

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

OMB Approval 2577-0157 (Exp. 7/31/98)

| HA Name | ANN ARBOR HOUSING COMMISSION | | | Capital Fund Program MI28P064-501-07 | | FFY of Grant Approval 2007 | | Status of Proposed Work |
|--|--|----------------------------|----------|---|--------------|-------------------------------|----------------|--------------------------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Original | Revision (1) | Total Actual Cost | | |
| | | | | | | Funds Obligated | Funds Expended | |
| | <u>1470 Non Dwelling Structures</u> | | | | | | | |
| | | 1470 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1470 | 1470 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Seventh/Washington | | | \$26,700.00 | \$17,000.00 | \$0.00 | \$0.00 | |
| <u>Broadway</u> MI28P064003 | <u>1450 Site Improvement</u> Parking lot-seal & restripe | 1450 | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | | |
| | Kitchen flooring tile | 1460 | | \$20,000.00 | \$20,000.00 | \$0.00 | \$0.00 | |
| | New entry doors to buildings | 1460 | | \$8,000.00 | \$10,000.00 | \$0.00 | \$0.00 | |
| | Subtotal 1460 | 1460 | | \$28,000.00 | \$30,000.00 | \$0.00 | \$0.00 | |
| | <u>1470 Non Dwelling Structures</u> | | | | | | | |
| | | 1470 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1470 | 1470 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Broadway | | | \$30,000.00 | \$30,000.00 | \$0.00 | \$0.00 | |
| <u>Platt Road</u> <u>(Colonial Sq)</u> MI28P064003 | <u>1450 Site Improvement</u> Parking lot-entrance upgrade | 1450 | | \$3,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$3,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | | |
| | Tuckpoint porches | 1460 | | \$5,000.00 | \$0.00 | \$0.00 | \$0.00 | bumped forward cfp501-06 |
| | Subtotal 1460 | 1460 | | \$5,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Platt Road (Colonial Sq) | | | \$8,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| <u>White/State/</u> <u>Henry</u> MI28P064003 | <u>1450 Site Improvement</u> Parking lot-seal & restripe | 1450 | | \$1,500.00 | \$1,500.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$1,500.00 | \$1,500.00 | \$0.00 | \$0.00 | |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | | |
| | | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1460 | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total White/State/Henry | | | \$1,500.00 | \$1,500.00 | \$0.00 | \$0.00 | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

form HUD-52837 (10/96)

(2) To be completed for the Performance and Evaluation Report.

Page 5 of 9

ref Handbook 7485.3

Annual Statement / Performance and Evaluation Report
Capital Funds Program (CFP) Part II: Supporting Pages

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

OMB Approval 2577-0157 (Exp. 7/31/98)

| HA Name | ANN ARBOR HOUSING COMMISSION | | | Capital Fund Program MI28P064-501-07 | | FFY of Grant Approval 2007 | | |
|---|---|----------------------------------|----------|---|--------------------|-------------------------------|-------------------|---------------------------------------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Original | Revision (1) | Total Actual Cost | | Status of Proposed Work |
| | | | | | | Funds Obligated | Funds Expended | |
| <u>Miller Manor</u> MI28P064005 | <u>1450 Site Improvement</u> Parking lot-seal & restripe for HC route | 1450 | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | Bumped forwarded CFP501-06 ABC Paving |
| | Subtotal 1450 | 1450 | | \$2,000.00 | \$0.00 | \$0.00 | \$0.00 | |
| | <u>1460 Dwelling Structures: Other</u> Painting/new carpet for long term residents | 1460 | | \$25,000.00 | \$25,000.00 | \$0.00 | \$0.00 | |
| | Subtotal 1460 | 1460 | | \$25,000.00 | \$25,000.00 | \$0.00 | \$0.00 | |
| | <u>1470 Nondwelling Structures</u> Hallway painting | 1460 | | \$6,000.00 | \$6,000.00 | \$0.00 | \$0.00 | |
| | Secured screens floors 3-7 | 1460 | | \$10,000.00 | \$5,000.00 | \$0.00 | \$0.00 | |
| | Subtotal 1470 | 1470 | | \$16,000.00 | \$11,000.00 | \$0.00 | \$0.00 | |
| | <u>1475 Nondwelling Equipment</u> | 1475 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Miller Manor | 1475 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Miller Manor | | | \$43,000.00 | \$36,000.00 | \$0.00 | \$0.00 | |
| <u>Baker Commons</u> MI28P064007 | <u>1450 Site Improvement</u> Parking lot-seal & restripe | 1450 | | \$2,000.00 | \$2,000.00 | \$0.00 | \$0.00 | |
| | Subtotal 1450 | 1450 | | \$2,000.00 | \$2,000.00 | \$0.00 | \$0.00 | |
| | <u>1460 Dwelling Structures: Other</u> Vanity/sink upgrade | 1460 | | \$26,000.00 | \$26,000.00 | \$0.00 | \$0.00 | |
| | Subtotal 1460 | 1460 | | \$26,000.00 | \$26,000.00 | \$0.00 | \$0.00 | |
| | <u>1470 Nondwelling Structures</u> Hallway AC replacement | 1470 | | \$20,000.00 | \$20,000.00 | \$0.00 | \$0.00 | |
| | Subtotal 1470 | 1470 | | \$20,000.00 | \$20,000.00 | \$0.00 | \$0.00 | |
| | <u>1475 Nondwelling Equipment</u> | 1475 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Subtotal 1475 | 1475 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | Total Baker Commons | | | \$48,000.00 | \$48,000.00 | \$0.00 | \$0.00 | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

(2) To be completed for the Performance and Evaluation Report.

Annual Statement / Performance and Evaluation Report
Capital Funds Program (CFP) Part II: Supporting Pages

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

| HA Name | ANN ARBOR HOUSING COMMISSION | | | Capital Fund Program MI28P064-501-07 | | FFY of Grant Approval 2007 | |
|---|---|----------------------------------|----------|---|-------------------|-------------------------------|-------------------|
| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Original | Revision (1) | Total Actual Cost | |
| | | | | | | Funds Obligated | Funds Expended |
| <u>Evelyn Ct</u> MI28P064008 | <u>1450 Site Improvement</u> | | | | | | |
| | Driveway-seal | 1450 | | \$250.00 | \$0.00 | \$0.00 | \$0.00 |
| | Subtotal 1450 | 1450 | | \$250.00 | \$0.00 | \$0.00 | \$0.00 |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | |
| | | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| | Subtotal 1460 | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| | Total Evelyn Court | | | \$250.00 | \$0.00 | \$0.00 | \$0.00 |
| <u>North Maple (Duplexes)</u> MI28P064008 | <u>1450 Site Improvement</u> | | | | | | |
| | Parking lot-seal & restripe | 1450 | | \$1,000.00 | \$1,000.00 | \$0.00 | \$0.00 |
| | Subtotal 1450 | 1450 | | \$1,000.00 | \$1,000.00 | \$0.00 | \$0.00 |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | |
| | | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| | Subtotal 1460 | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| | Total North Maple (Duplexes) | | | \$1,000.00 | \$1,000.00 | \$0.00 | \$0.00 |
| <u>Mallets Creek</u> MI28P064008 | <u>1450 Site Improvement</u> | | | | | | |
| | Parking lot seal & restripe | 1450 | | \$1,500.00 | \$1,500.00 | \$0.00 | \$0.00 |
| | Subtotal 1450 | 1450 | | \$1,500.00 | \$1,500.00 | \$0.00 | \$0.00 |
| | <u>1460 Dwelling Structures: Other</u> | | | | | | |
| | | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| | Subtotal 1460 | 1460 | | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| | Total Mallets Creek | | | \$1,500.00 | \$1,500.00 | \$0.00 | \$0.00 |

Not needed-concrete

Status of Proposed Work

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Annual Statement / Performance and Evaluation Report
 Capital Funds Program (CFP) Part II: Supporting Pages

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

| Development Number/Name HA-Wide Activities | General Description of Major Work Categories | Development Account Number | Quantity | Capital Fund Program MI28P064-501-07 | | FFY of Grant Approval 2007 | | Status of Proposed Work |
|---|---|----------------------------|--------------|---|---------------------|-------------------------------|----------------|-------------------------|
| | | | | Original | Revision (1) | Total Actual Cost | | |
| | | | | | | Funds Obligated | Funds Expended | |
| <u>Hillside</u> MI28P064008 | <u>1450 Site Improvement</u> Parking lot-seal & restripe | 1450 | | \$1,000.00 | \$1,000.00 | \$0.00 | \$0.00 | need to ck |
| | Subtotal 1450 | 1450 | | \$1,000.00 | \$1,000.00 | \$0.00 | \$0.00 | |
| | <u>1460 Dwelling Structures: Other</u> Storm doors | 1460 | | \$1,500.00 | \$0.00 | \$0.00 | \$0.00 | |
| | New flooring | 1460 | | \$5,000.00 | \$5,000.00 | \$0.00 | \$0.00 | |
| | Entry doors/locks | 1460 | 6 | \$3,000.00 | \$3,000.00 | \$0.00 | \$0.00 | |
| | Subtotal 1460 | 1460 | | \$9,500.00 | \$8,000.00 | \$0.00 | \$0.00 | |
| | Total Hillside | | | \$10,500.00 | \$9,000.00 | \$0.00 | \$0.00 | |
| | Total CFP 501-07 | | | \$545,000.00 | \$556,574.00 | \$0.00 | \$0.00 | |
| | | | Non-CFP Fund | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | | | 1406 | \$0.00 | \$15,000.00 | \$0.00 | \$0.00 | |
| | | | 1408 | \$89,000.00 | \$92,000.00 | \$0.00 | \$0.00 | |
| | | | 1410 | \$35,000.00 | \$35,000.00 | \$0.00 | \$0.00 | |
| | | | 1430 | \$42,000.00 | \$32,000.00 | \$0.00 | \$0.00 | |
| | | | 1450 | \$34,950.00 | \$64,950.00 | \$0.00 | \$0.00 | |
| | | | 1460 | \$236,400.00 | \$223,400.00 | \$0.00 | \$0.00 | |
| | | | 1465.1 | \$26,850.00 | \$26,850.00 | \$0.00 | \$0.00 | |
| | | | 1470 | \$36,000.00 | \$31,000.00 | \$0.00 | \$0.00 | |
| | | | 1475 | \$12,500.00 | \$32,500.00 | \$0.00 | \$0.00 | |
| | | | 1490 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | |
| | | | 1597 | \$32,300.00 | \$3,874.00 | \$0.00 | \$0.00 | |
| | | | | \$545,000.00 | \$556,574.00 | \$0.00 | \$0.00 | |

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

/ Performance and Evaluation Report
(CFP) Part III: Implementation Schedule

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

OMB Approval 2577-0157 (Exp. 7/31/98)

| HA Name | ANN ARBOR HOUSING COMMISSION | | | Capital Fund Program MI28P064-501-07 | FFY of Grant Approval 2007 | | |
|---|---|-------------|------------|--|-------------------------------|------------|----------------------------------|
| Development Number/Name HA-Wide Activities | All Funds Obligated (Quarter Ending Date) | | | All Funds Expended (Quarter Ending Date) | | | Reasons for Revised Target Dates |
| | Original | Revised () | Actual () | Original | Revised () | Actual () | |
| 1406 | Sep-09 | | | Sep-11 | | | |
| 1408 | Sep-09 | | | Sep-11 | | | |
| 1410 | Sep-09 | | | Sep-11 | | | |
| 1430 | Sep-09 | | | Sep-11 | | | |
| PHA Wide 1465.1 | Sep-09 | | | Sep-11 | | | |
| PHA Wide 1475 | Sep-09 | | | Sep-11 | | | |
| Project MI28P064-001 | | | | | | | |
| Green Road | Sep-09 | | | Sep-11 | | | |
| South Maple | Sep-09 | | | Sep-11 | | | |
| Hikone | Sep-09 | | | Sep-11 | | | |
| North Maple | Sep-09 | | | Sep-11 | | | |
| Oakwood | Sep-09 | | | Sep-11 | | | |
| Platt Road (Upper) | Sep-09 | | | Sep-11 | | | |
| Seventh/Washington | Sep-09 | | | Sep-11 | | | |
| Project MI28P064-003 | | | | | | | |
| Broadway | Sep-09 | | | Sep-11 | | | |
| Platt Rd (Colonial Sq) | Sep-09 | | | Sep-11 | | | |
| White/State/Henry | Sep-09 | | | Sep-11 | | | |
| Project MI28P064-005 | | | | | | | |
| Miller Manor | Sep-09 | | | Sep-11 | | | |
| Project MI28P064-007 | | | | | | | |
| Baker Commons | Sep-09 | | | Sep-11 | | | |
| Project MI28P064-008 | | | | | | | |
| Evelyn Court | Sep-09 | | | Sep-11 | | | |
| North Maple(duplexes) | Sep-09 | | | Sep-11 | | | |
| Mallet's Creek | Sep-09 | | | Sep-11 | | | |
| Hillside | Sep-09 | | | Sep-11 | | | |
| Signature of Executive Director and Date | | | | Signature of Public Housing Director/Office of Native American Programs Administrator and Date | | | |

Performance and Evaluation Report or a Revised Annual Statement.

(2) To be completed for the Performance and Evaluation Report.

ANN ARBOR HOUSING COMMISSION
5-YEAR PLAN

| Priority | Description | CFP508 | CFP509 | CFP510 | CFP511 | CFP512 | TOTAL |
|--|----------------------------|----------------------|----------------------|----------------------|----------------------|----------------------|------------------------|
| | | 501-07 FY 2008 | 501-08 FY2009 | 501-09 FY2010 | 501-10 FY2011 | 501-11 FY2012 | |
| 1406 Operations | | | | | | | |
| | Operations | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| | Subtotal 1406 | \$ - |
| 1408 Management Improvements | | | | | | | |
| | Resident Initiatives | \$ 9,000.00 | \$ 9,000.00 | \$ 9,000.00 | \$ 9,000.00 | \$ 9,000.00 | \$ 45,000.00 |
| | Staff Training | \$ 8,000.00 | \$ 8,000.00 | \$ 8,000.00 | \$ 8,000.00 | \$ 8,000.00 | \$ 40,000.00 |
| | Computer Software Upgrade | \$ 5,000.00 | \$ 5,000.00 | \$ 5,000.00 | \$ 5,000.00 | \$ 5,000.00 | \$ 25,000.00 |
| | Family Supportive Services | \$ 67,000.00 | \$ 67,000.00 | \$ 67,000.00 | \$ 67,000.00 | \$ 67,000.00 | \$ 335,000.00 |
| | Subtotal 1408 | \$ 89,000.00 | \$ 445,000.00 |
| 1410 Administrative Salaries | | | | | | | |
| | Administrative Salaries | \$ 35,000.00 | \$ 36,000.00 | \$ 37,000.00 | \$ 38,000.00 | \$ 38,000.00 | \$ 184,000.00 |
| | Legal | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| | Subtotal 1410 | \$ 35,000.00 | \$ 36,000.00 | \$ 37,000.00 | \$ 38,000.00 | \$ 38,000.00 | \$ 184,000.00 |
| 1430 A & E Fees | | | | | | | |
| | A & E Fees | \$ 25,000.00 | \$ 25,000.00 | \$ 25,000.00 | \$ 25,000.00 | \$ 25,000.00 | \$ 125,000.00 |
| | Advertisements | \$ 2,000.00 | \$ 2,000.00 | \$ 2,000.00 | \$ 2,000.00 | \$ 2,000.00 | \$ 10,000.00 |
| | Clerk of the Works | \$ 15,000.00 | \$ 15,000.00 | \$ 15,000.00 | \$ 15,000.00 | \$ 15,000.00 | \$ 75,000.00 |
| | Subtotal 1430 | \$ 42,000.00 | \$ 210,000.00 |
| 1460 Dwelling Structures(PHA Wide) | | | | | | | |
| | Subtotal 1460 | \$ - |
| 1465.1 Dwelling Equipment(PHA Wide) | | | | | | | |
| | Appliances | \$ 26,850.00 | \$ 27,400.00 | \$ 26,750.00 | \$ 26,050.00 | \$ 36,050.00 | \$ 143,100.00 |
| | Subtotal 1465.1 | \$ 26,850.00 | \$ 27,400.00 | \$ 26,750.00 | \$ 26,050.00 | \$ 36,050.00 | \$ 143,100.00 |
| 1475 Non Dwelling Equipment(PHA Wide) | | | | | | | |
| | Maintenance Tools/Vehicles | \$ 5,000.00 | \$ 2,500.00 | \$ 25,000.00 | \$ 25,000.00 | \$ 2,500.00 | \$ 60,000.00 |
| | Office Equipment | \$ - | \$ 2,500.00 | \$ 2,500.00 | \$ 2,500.00 | \$ 2,500.00 | \$ 10,000.00 |
| | Computer Hardware Upgrade | \$ 7,500.00 | \$ 7,500.00 | \$ 7,500.00 | \$ 7,500.00 | \$ 7,500.00 | \$ 37,500.00 |
| | Subtotal 1475 | \$ 12,500.00 | \$ 12,500.00 | \$ 35,000.00 | \$ 35,000.00 | \$ 12,500.00 | \$ 107,500.00 |
| 1502 Contingency | | | | | | | |
| | | \$ 32,300.00 | \$ - | \$ - | \$ - | \$ - | \$ 32,300.00 |
| Total PHA Wide Costs | | \$ 237,650.00 | \$ 206,900.00 | \$ 229,750.00 | \$ 230,050.00 | \$ 217,550.00 | \$ 1,121,900.00 |

ANN ARBOR HOUSING COMMISSION
5-YEAR PLAN

| Priority | Description | CFP508 | CFP509 | CFP510 | CFP511 | CFP512 | TOTAL |
|----------|--|------------------|------------------|------------------|------------------|------------------|-----------------|
| | | 501-07 FY2008 | 501-08 FY2009 | 501-09 FY2010 | 501-10 FY2011 | 501-11 FY2012 | |
| | Project MI28P064-001 Green Road | \$ 39,000.00 | \$ 120,000.00 | \$ 81,000.00 | \$ 60,000.00 | \$ 1,000.00 | \$ 301,000.00 |
| | Project MI28P064-001 South Maple | \$ 36,000.00 | \$ 150,000.00 | \$ 27,000.00 | \$ 75,000.00 | \$ 2,000.00 | \$ 290,000.00 |
| | Project MI28P064-001 Hikone | \$ 2,000.00 | \$ 222,000.00 | \$ 102,000.00 | \$ 75,000.00 | \$ 2,000.00 | \$ 403,000.00 |
| | Project MI28P064-001 North Maple | \$ 53,500.00 | \$ - | \$ 147,500.00 | \$ 50,000.00 | \$ 3,500.00 | \$ 254,500.00 |
| | Project MI28P064-001 Oakwood | \$ 5,900.00 | \$ 1,500.00 | \$ 500.00 | \$ 7,500.00 | \$ 500.00 | \$ 15,900.00 |
| | Project MI28P064-001 Platt Road(Upper) | \$ 500.00 | \$ 1,500.00 | \$ 500.00 | \$ 10,000.00 | \$ 500.00 | \$ 13,000.00 |
| | Project MI28P064-001 Seventh/Washington | \$ 26,700.00 | \$ 19,000.00 | \$ 10,200.00 | \$ 25,000.00 | \$ 13,200.00 | \$ 94,100.00 |
| | Project MI28P064-003 Broadway | \$ 30,000.00 | \$ - | \$ 27,000.00 | \$ - | \$ 2,000.00 | \$ 59,000.00 |
| | Project MI28P064-003 Platt Road(Col Sq) | \$ 8,000.00 | \$ 12,000.00 | \$ 10,500.00 | \$ - | \$ 500.00 | \$ 31,000.00 |
| | Project MI28P064-003 White/State/Henry | \$ 1,500.00 | \$ 8,200.00 | \$ 1,500.00 | \$ 30,000.00 | \$ 1,500.00 | \$ 42,700.00 |
| | Project MI28P064-005 Miller Manor | \$ 43,000.00 | \$ 52,400.00 | \$ 221,800.00 | \$ 80,000.00 | \$ 202,000.00 | \$ 599,200.00 |
| | Project MI28P064-007 Baker Commons | \$ 48,000.00 | \$ 6,000.00 | \$ 129,400.00 | \$ - | \$ - | \$ 183,400.00 |
| | Project MI28P064-008 Evelyn Court | \$ 250.00 | \$ - | \$ 250.00 | \$ 3,000.00 | \$ 250.00 | \$ 3,750.00 |
| | Project MI28P064-008 North Maple(Duplexes) | \$ 1,000.00 | \$ 22,500.00 | \$ 1,000.00 | \$ - | \$ 1,000.00 | \$ 25,500.00 |
| | Project MI28P064-008 Mallets Creek | \$ 1,500.00 | \$ - | \$ 1,500.00 | \$ 7,500.00 | \$ 1,500.00 | \$ 12,000.00 |
| | Project MI28P064-008 Hillside | \$ 10,500.00 | \$ - | \$ 1,000.00 | \$ - | \$ 1,000.00 | \$ 12,500.00 |
| | Other Funding | | | | | | \$ - |
| | 1406 Operating Expense | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| | 1408 Management Improvements | \$ 89,000.00 | \$ 89,000.00 | \$ 89,000.00 | \$ 89,000.00 | \$ 89,000.00 | \$ 445,000.00 |
| | 1410 Administrative Salaries | \$ 35,000.00 | \$ 36,000.00 | \$ 37,000.00 | \$ 38,000.00 | \$ 38,000.00 | \$ 184,000.00 |
| | 1430 A & E Fees | \$ 42,000.00 | \$ 42,000.00 | \$ 42,000.00 | \$ 42,000.00 | \$ 42,000.00 | \$ 210,000.00 |
| | 1460 Dwelling Structures(PHA Wide) | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| | 1465.1 Dwelling Equipment(PHA Wide) | \$ 26,850.00 | \$ 27,400.00 | \$ 26,750.00 | \$ 26,050.00 | \$ 36,050.00 | \$ 143,100.00 |
| | 1475 Non Dwelling Equipment(PHA Wide) | \$ 12,500.00 | \$ 12,500.00 | \$ 35,000.00 | \$ 35,000.00 | \$ 12,500.00 | \$ 107,500.00 |
| | 1501 Debt Service | | | | | | \$ - |
| | 1502 Contingency | \$ 32,300.00 | \$ - | \$ - | \$ - | \$ - | \$ 32,300.00 |
| | Totals | \$ 545,000.00 | \$ 822,000.00 | \$ 992,400.00 | \$ 653,050.00 | \$ 450,000.00 | \$ 3,462,450.00 |
| | CFP Award | \$ 545,000.00 | \$ 545,000.00 | \$ 545,000.00 | \$ 545,000.00 | \$ 545,000.00 | \$ 2,725,000.00 |
| | Difference | \$ - | \$ 277,000.00 | \$ 447,400.00 | \$ 108,050.00 | \$ (95,000.00) | \$ 737,450.00 |

ANN ARBOR HOUSING COMMISSION
5-YEAR PLAN

Project MI28P064-001 Green Road

24 Units

| Priority | Description | Qty | Units | Unit Price | Total | CFP508 | CFP509 | CFP510 | CFP511 | CFP512 | TOTAL | |
|--|----------------------------------|-----|-------|--------------|---------------|---------------------|----------------------|---------------------|---------------------|--------------------|----------------------|---------------------------|
| | | | | | | 501-07 FY2008 | 501-08 FY2009 | 501-09 FY2010 | 501-10 FY2011 | 501-11 FY2012 | | |
| 1450 Site Improvement | | | | | | | | | | | | |
| | Parking lot-Seal & Restripe | 3 | ea | \$ 1,000.00 | \$ 3,000.00 | | | \$ 1,000.00 | | \$ 1,000.00 | \$ 2,000.00 | Not needed w/pkg lot upgr |
| | Centralized Mailboxes | | | | | | | | | | \$ - | Res didn't want |
| | Expand dumpster are/add dumpster | | | | | \$ 3,000.00 | | | | | \$ 3,000.00 | |
| | Subtotal 1450 | | | | | \$ 3,000.00 | \$ - | \$ 1,000.00 | \$ - | \$ 1,000.00 | \$ 5,000.00 | |
| 1460 Dwelling Structure | | | | | | | | | | | | |
| | HVAC Furnaces | 24 | units | \$ 1,500.00 | \$ 36,000.00 | \$ 36,000.00 | | | | | \$ 36,000.00 | Pushed back from 501-05 |
| | Siding-Install vinyl siding | 4 | bldg | \$ 30,000.00 | \$ 120,000.00 | | \$ 120,000.00 | | | | \$ 120,000.00 | |
| | New kitchen cabinets/countertops | 24 | units | \$ 2,500.00 | \$ 60,000.00 | | | | \$ 60,000.00 | | \$ 60,000.00 | |
| | Window replacement | 24 | units | \$ 3,333.33 | \$ 79,999.92 | | | \$ 80,000.00 | | | \$ 80,000.00 | |
| | Subtotal 1460 | | | | | \$ 36,000.00 | \$ 120,000.00 | \$ 80,000.00 | \$ 60,000.00 | \$ - | \$ 296,000.00 | |
| 1470 Non Dwelling Structures | | | | | | | | | | | | |
| | | | | | | | | | | | \$ - | |
| | Subtotal 1470 | | | | | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | |
| Total Project MI28P064-001 Green Road | | | | | | \$ 39,000.00 | \$ 120,000.00 | \$ 81,000.00 | \$ 60,000.00 | \$ 1,000.00 | \$ 301,000.00 | |
| 1465.1 Dwelling Equipment | | | | | | | | | | | | |
| | Appliances | | | | | \$ 1,000.00 | \$ 1,000.00 | \$ 1,000.00 | \$ 1,000.00 | \$ 1,000.00 | \$ 5,000.00 | |
| | | | | | | \$ 2,000.00 | \$ 2,000.00 | \$ 2,000.00 | \$ 2,000.00 | \$ 2,000.00 | \$ 10,000.00 | |
| | | | | | | \$ 3,000.00 | \$ 3,000.00 | \$ 3,000.00 | \$ 3,000.00 | \$ 3,000.00 | \$ 15,000.00 | |

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ANN ARBOR HOUSING COMMISSION
5-YEAR PLAN

Project MI28P064-001 North Maple

20 units

| Priority | Description | Qty | Units | Unit Price | Total | CFP508 | CFP509 | CFP510 | CFP511 | CFP512 | TOTAL |
|---|--|-----|-------|-------------|--------------|---------------------|------------------|----------------------|---------------------|--------------------|----------------------|
| | | | | | | 501-07 FY 2008 | 501-08 FY2009 | 501-09 FY2010 | 501-10 FY2011 | 501-11 FY2012 | |
| 1450 Site Improvement | | | | | | | | | | | |
| | Parking lot-Seal & Restripe | 3 | ea | \$ 3,500.00 | \$ 10,500.00 | \$ 3,500.00 | | \$ 3,500.00 | | \$ 3,500.00 | \$ 10,500.00 |
| | Repair basketball court/backboards/hoops | | | | | | | | | | \$ - |
| | Courtyard upgrade,sidewalks,ramps | | | | | | | \$ 140,000.00 | | | \$ 140,000.00 |
| | Subtotal 1450 | | | | | \$ 3,500.00 | \$ - | \$ 143,500.00 | \$ - | \$ 3,500.00 | \$ 150,500.00 |
| 1460 Dwelling Structure | | | | | | | | | | | |
| | Flooring-Replace flooring(2nd floor) | 20 | units | \$ 2,500.00 | \$ 50,000.00 | \$ 50,000.00 | | | | | \$ 50,000.00 |
| | New kitchen cabinets/countertops | 20 | units | \$ 2,500.00 | \$ 50,000.00 | | | | \$ 50,000.00 | | \$ 50,000.00 |
| | New basement windows(glass block) | 20 | units | \$ 200.00 | \$ 4,000.00 | | | \$ 4,000.00 | | | \$ 4,000.00 |
| | Subtotal 1460 | | | | | \$ 50,000.00 | \$ - | \$ 4,000.00 | \$ 50,000.00 | \$ - | \$ 104,000.00 |
| 1470 Non Dwelling Structures | | | | | | | | | | | |
| | | | | | | | | | | | \$ - |
| | Subtotal 1470 | | | | | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Project MI28P064-001 North Maple | | | | | | \$ 53,500.00 | \$ - | \$ 147,500.00 | \$ 50,000.00 | \$ 3,500.00 | \$ 254,500.00 |
| 1465.1 Dwelling Equipment | | | | | | | | | | | |
| | Appliances | | | | | \$ 450.00 | \$ 450.00 | \$ 450.00 | \$ 450.00 | \$ 450.00 | \$ 2,250.00 |
| | | | | | | \$ 2,000.00 | \$ 2,000.00 | \$ 2,000.00 | \$ 2,000.00 | \$ 2,000.00 | \$ 10,000.00 |
| | | | | | | \$ 2,450.00 | \$ 2,450.00 | \$ 2,450.00 | \$ 2,450.00 | \$ 2,450.00 | \$ 12,250.00 |

Peace Neighborhood

ANN ARBOR HOUSING COMMISSION
5-YEAR PLAN

Project MI28P064-001 Oakwood

3 units

| Priority | Description | Qty | Units | Unit Price | Total | CFP508 | CFP509 | CFP510 | CFP511 | CFP512 | TOTAL |
|---|----------------------------------|-----|-------|------------|-------------|--------------------|--------------------|------------------|--------------------|------------------|---------------------|
| | | | | | | 501-07 FY 2008 | 501-08 FY2009 | 501-09 FY2010 | 501-10 FY2011 | 501-11 FY2012 | |
| 1450 Site Improvement | | | | | | | | | | | |
| | Parking lot-Seal & Restripe | 3 | ea | \$ 500.00 | \$ 1,500.00 | \$ 500.00 | | \$ 500.00 | | \$ 500.00 | \$ 1,500.00 |
| | Concrete Work | 3 | | \$ 500.00 | \$ 1,500.00 | | \$ 1,500.00 | | | | \$ 1,500.00 |
| | Subtotal 1450 | | | | | \$ 500.00 | \$ 1,500.00 | \$ 500.00 | \$ - | \$ 500.00 | \$ 3,000.00 |
| 1460 Dwelling Structure | | | | | | | | | | | |
| | Replace entry doors/storm doors | 6 | units | \$ 900.00 | \$ 5,400.00 | \$ 5,400.00 | | | | | \$ 5,400.00 |
| | New kitchen cabinets/countertops | 3 | units | \$2,500.00 | \$ 7,500.00 | | | | \$ 7,500.00 | | \$ 7,500.00 |
| | Subtotal 1460 | | | | | \$ 5,400.00 | \$ - | \$ - | \$ 7,500.00 | \$ - | \$ 12,900.00 |
| 1470 Non Dwelling Structures | | | | | | | | | | | |
| | | | | | | | | | | | \$ - |
| | Subtotal 1470 | | | | | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Project MI28P064-001 Oakwood | | | | | | \$ 5,900.00 | \$ 1,500.00 | \$ 500.00 | \$ 7,500.00 | \$ 500.00 | \$ 15,900.00 |

1465.1 Dwelling Equipment

| | | | | | | | | | | | |
|--|----------------------------------|---|-------|-----------|-------------|------|-----------|------|------|------|-----------|
| | Appliances | | | | | \$ - | \$ 200.00 | \$ - | \$ - | \$ - | \$ 200.00 |
| | Plumbing-Replace Hot Water Tanks | 3 | units | \$ 500.00 | \$ 1,500.00 | | \$ - | \$ - | \$ - | \$ - | \$ - |
| | | | | | | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |

ANN ARBOR HOUSING COMMISSION
5-YEAR PLAN

Project MI28P064-001 Platt Road(Upper)

| Priority | Description | Qty | Units | Unit Price | Total | CFP508 | CFP509 | CFP510 | CFP511 | CFP512 | TOTAL |
|---|----------------------------------|-----|-------|-------------|--------------|-------------------|--------------------|------------------|---------------------|------------------|---------------------|
| | | | | | | 501-07 FY 2008 | 501-08 FY2009 | 501-09 FY2010 | 501-10 FY2011 | 501-11 FY2012 | |
| 1450 Site Improvement | | | | | | | | | | | |
| | Parking lot-Seal & Restripe | 3 | ea | \$ 500.00 | \$ 1,500.00 | \$ 500.00 | | \$ 500.00 | | \$ 500.00 | \$ 1,500.00 |
| | Walkways-cement repair | | | | | | \$ 1,500.00 | | | | \$ 1,500.00 |
| | Subtotal 1450 | | | | | \$ 500.00 | \$ 1,500.00 | \$ 500.00 | \$ - | \$ 500.00 | \$ 3,000.00 |
| 1460 Dwelling Structure | | | | | | | | | | | |
| | New kitchen cabinets/countertops | 4 | units | \$ 2,500.00 | \$ 10,000.00 | | | | \$ 10,000.00 | | \$ 10,000.00 |
| | Subtotal 1460 | | | | | \$ - | \$ - | \$ - | \$ 10,000.00 | \$ - | \$ 10,000.00 |
| 1470 Non Dwelling Structures | | | | | | | | | | | |
| | Subtotal 1470 | | | | | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Project MI28P064-001 Platt Rd(Upper) | | | | | | \$ 500.00 | \$ 1,500.00 | \$ 500.00 | \$ 10,000.00 | \$ 500.00 | \$ 13,000.00 |
| 1465.1 Dwelling Equipment | | | | | | | | | | | |
| | Appliances | | | | | \$ - | \$ 200.00 | \$ 200.00 | \$ - | \$ - | \$ 400.00 |
| | Plumbing-Replace Hot Water Tanks | 4 | units | \$ 333.00 | \$ 1,332.00 | | \$ - | \$ - | \$ - | \$ - | \$ - |
| | | | | | | \$ - | \$ 200.00 | \$ 200.00 | \$ - | \$ - | \$ 400.00 |

ANN ARBOR HOUSING COMMISSION
5-YEAR PLAN

Project MI28P064-001 Seventh/Washington

10 Units

| Priority | Description | Qty | Units | Unit Price | Total | CFP508 | CFP509 | CFP510 | CFP511 | CFP512 | TOTAL |
|--|---|-----|-------|-------------|--------------|---------------------|---------------------|---------------------|---------------------|---------------------|---------------------|
| | | | | | | 501-07 RY 2008 | 501-08 FY2009 | 501-09 FY2010 | 501-10 FY2011 | 501-11 FY2012 | |
| 1450 Site Improvement | | | | | | | | | | | |
| | Parking lot-Seal & Restripe | 3 | ea | \$ 1,000.00 | \$ 3,000.00 | \$ 1,200.00 | | \$ 1,200.00 | | \$ 1,200.00 | \$ 3,600.00 |
| | Expanded Parking area | | | | \$ 15,000.00 | | \$ 15,000.00 | | | | \$ 15,000.00 |
| | Excavation-Retaining Wall | | | | \$ 10,000.00 | \$ 10,000.00 | | | | | \$ 10,000.00 |
| | Subtotal 1450 | | | | | \$ 11,200.00 | \$ 15,000.00 | \$ 1,200.00 | \$ - | \$ 1,200.00 | \$ 28,600.00 |
| 1460 Dwelling Structure | | | | | | | | | | | |
| | New bathroom windows | 9 | units | \$ 444.00 | \$ 3,996.00 | | \$ 4,000.00 | | | | \$ 4,000.00 |
| | New kitchen cabinets/countertops | 10 | units | \$ 2,500.00 | \$ 25,000.00 | | | | \$ 25,000.00 | | \$ 25,000.00 |
| | New flooring | 2 | units | \$ 1,500.00 | \$ 3,000.00 | \$ 3,000.00 | | | | | \$ 3,000.00 |
| | Additional shelving-closet,hall,kitchen | 10 | units | \$ 500.00 | \$ 5,000.00 | | | \$ 5,000.00 | | | \$ 5,000.00 |
| | HVAC Furnaces-Wwashington | 2 | units | \$ 2,000.00 | \$ 4,000.00 | \$ 4,000.00 | | \$ 4,000.00 | | \$ 12,000.00 | \$ 20,000.00 |
| | Roof-241/243 Sseventh | 1 | bldg | \$ 8,500.00 | \$ 8,500.00 | \$ 8,500.00 | | | | | \$ 8,500.00 |
| | Subtotal 1460 | | | | | \$ 15,500.00 | \$ 4,000.00 | \$ 9,000.00 | \$ 25,000.00 | \$ 12,000.00 | \$ 65,500.00 |
| 1470 Non Dwelling Structures | | | | | | | | | | | |
| | Subtotal 1470 | | | | | \$ - |
| Total Project MI28P064-001 Seventh/Washington | | | | | | \$ 26,700.00 | \$ 19,000.00 | \$ 10,200.00 | \$ 25,000.00 | \$ 13,200.00 | \$ 94,100.00 |
| 1465.1 Dwelling Equipment | | | | | | | | | | | |
| | Appliances | | | | | \$ 350.00 | \$ 350.00 | \$ 350.00 | \$ 350.00 | \$ 350.00 | \$ 1,750.00 |
| | Plumbing-Replace hot water tanks | 10 | units | \$ 333.00 | \$ 3,330.00 | \$ 500.00 | \$ 500.00 | \$ 500.00 | \$ 500.00 | \$ 500.00 | \$ 2,500.00 |
| | | | | | | \$ 850.00 | \$ 850.00 | \$ 850.00 | \$ 850.00 | \$ 850.00 | \$ 2,550.00 |

Other units/later years

ANN ARBOR HOUSING COMMISSION
5-YEAR PLAN

Project MI28P064-003 Platt Rd(Col Sq)

5 Units

| Priority | Description | Qty | Units | Unit Price | Total | CFP508 | CFP509 | CFP510 | CFP511 | CFP512 | TOTAL |
|--|----------------------------------|-----|-------|-------------|--------------|--------------------|---------------------|---------------------|------------------|------------------|---------------------|
| | | | | | | 501-07 FY 2008 | 501-08 FY2009 | 501-09 FY2010 | 501-10 FY2011 | 501-11 FY2012 | |
| 1450 Site Improvement | | | | | | | | | | | |
| | Parking lot-entrance upgrade | | ea | \$ - | \$ 3,000.00 | | | \$ 500.00 | | \$ 500.00 | \$ 4,000.00 |
| | Improve landscaping | | | \$ 1,500.00 | | | | | | \$ - | Day of Caring |
| | Subtotal 1450 | | | | | \$ 3,000.00 | \$ - | \$ 500.00 | \$ - | \$ 500.00 | \$ 4,000.00 |
| 1460 Dwelling Structure | | | | | | | | | | | |
| | Tuckpoint porches | 5 | units | \$ 1,000.00 | \$ 5,000.00 | \$ 5,000.00 | | | | | \$ 5,000.00 |
| | Replace roof | 4 | | | \$ 12,000.00 | | \$ 12,000.00 | | | | \$ 12,000.00 |
| | Install privacy fences | 5 | units | \$ 2,000.00 | \$ 10,000.00 | | | \$ 10,000.00 | | | \$ 10,000.00 |
| | Subtotal 1460 | | | | | \$ 5,000.00 | \$ 12,000.00 | \$ 10,000.00 | \$ - | \$ - | \$ 27,000.00 |
| 1470 Non Dwelling Structures | | | | | | | | | | | |
| | Subtotal 1470 | | | | | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Project MI28P064-003 Platt Rd(Col Sq) | | | | | | \$ 8,000.00 | \$ 12,000.00 | \$ 10,500.00 | \$ - | \$ 500.00 | \$ 31,000.00 |
| 1465.1 Dwelling Equipment | | | | | | | | | | | |
| | Appliances | | | | | \$ 650.00 | \$ 650.00 | \$ 650.00 | \$ 650.00 | \$ 650.00 | \$ 3,250.00 |
| | Plumbing-Replace Hot Water Tanks | 5 | units | \$ 500.00 | \$ 2,500.00 | \$ - | \$ 500.00 | \$ 500.00 | \$ - | \$ - | \$ 1,000.00 |
| | | | | | | \$ 650.00 | \$ 1,150.00 | \$ 1,150.00 | \$ 650.00 | \$ 650.00 | \$ 2,950.00 |

ANN ARBOR HOUSING COMMISSION
5-YEAR PLAN

Project MI28P064-007 Baker Commons

64 Units

| Priority | Description | Qty | Units | Unit Price | Total | CFP508 | CFP509 | CFP510 | CFP511 | CFP512 | TOTAL | |
|---|-------------------------------------|-----|-------|-------------|--------------|---------------------|--------------------|----------------------|------------------|------------------|----------------------|-----------------------|
| | | | | | | 501-07 FY 2008 | 501-08 FY2009 | 501-09 FY2010 | 501-10 FY2011 | 501-11 FY2012 | | |
| 1450 Site Improvement | | | | | | | | | | | | |
| | Parking lot-Seal & Restripe | 3 | ea | \$ 2,000.00 | \$ 6,000.00 | \$ 2,000.00 | | \$ 2,000.00 | | | \$ 4,000.00 | |
| | Pkg Lights | | | | \$ 5,000.00 | | | | | | \$ - | Maintenance Item done |
| | Subtotal 1450 | | | | | \$ 2,000.00 | \$ - | \$ 2,000.00 | \$ - | \$ - | \$ 4,000.00 | |
| 1460 Dwelling Structure | | | | | | | | | | | | |
| | Vanity/sink upgrade | 64 | | \$ 400.00 | \$ 25,600.00 | \$ 26,000.00 | | | | | \$ 26,000.00 | |
| | Kitchen/bath tile floor replacement | 64 | | \$ 1,500.00 | \$ 96,000.00 | | | \$ 96,000.00 | | | \$ 96,000.00 | |
| | Vent cleaning | 64 | | | | | | \$ 25,000.00 | | | \$ 25,000.00 | |
| | New hotwater heater | | | | | | \$ 6,000.00 | | | | \$ 6,000.00 | |
| | Reflective film-west side windows | 64 | | \$ 200.00 | \$ 6,400.00 | | | \$ 6,400.00 | | | \$ 6,400.00 | |
| | Subtotal 1460 | | | | | \$ 26,000.00 | \$ 6,000.00 | \$ 127,400.00 | \$ - | \$ - | \$ 159,400.00 | |
| 1470 Non Dwelling Structures | | | | | | | | | | | | |
| | Hallway AC replacement | | | | \$ 20,000.00 | \$ 20,000.00 | | | | | \$ 20,000.00 | |
| | Subtotal 1470 | | | | | \$ 20,000.00 | \$ - | \$ - | \$ - | \$ - | \$ 20,000.00 | |
| 1475 Non Dwelling Equipment | | | | | | | | | | | | |
| | | | | | | | | | | | \$ - | |
| | Subtotal 1475 | | | | | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | |
| Total Project MI28P064-007 Baker Commons | | | | | | \$ 48,000.00 | \$ 6,000.00 | \$ 129,400.00 | \$ - | \$ - | \$ 183,400.00 | |
| 1465.1 Dwelling Equipment | | | | | | | | | | | | |
| | Appliances | | | | | \$ 2,050.00 | \$ 1,900.00 | \$ 1,900.00 | \$ 1,900.00 | \$ 1,900.00 | \$ 9,650.00 | |

ANN ARBOR HOUSING COMMISSION
5-YEAR PLAN

Project MI28P064-008 Evelyn Court

1 Unit

| Priority | Description | Qty | Units | Unit Price | Total | CFP508 | CFP509 | CFP510 | CFP511 | CFP512 | TOTAL |
|--|-----------------------------------|-----|-------|-------------|-------------|-------------------|------------------|------------------|--------------------|------------------|--------------------|
| | | | | | | 501-07 FY 2008 | 501-08 FY2009 | 501-09 FY2010 | 501-10 FY2011 | 501-11 FY2012 | |
| 1450 Site Improvement | | | | | | | | | | | |
| | Driveway-Seal | 1 | ea | \$ 250.00 | \$ 250.00 | \$ 250.00 | | \$ 250.00 | | \$ 250.00 | \$ 750.00 |
| | Subtotal 1450 | | | | | \$ 250.00 | \$ - | \$ 250.00 | \$ - | \$ 250.00 | \$ 750.00 |
| 1460 Dwelling Structure | | | | | | | | | | | |
| | Central Air | | | | \$ 3,000.00 | \$ - | | | | \$ - | \$ - cfp501-06 |
| | New kitchen cabinets/counter tops | 1 | units | \$ 3,000.00 | \$ 3,000.00 | | | \$ 3,000.00 | | \$ 3,000.00 | |
| | Subtotal 1460 | | | | | \$ - | \$ - | \$ - | \$ 3,000.00 | \$ - | \$ 3,000.00 |
| 1470 Non Dwelling Structures | | | | | | | | | | | |
| | Subtotal 1470 | | | | | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 1475 Non Dwelling Equipment | | | | | | | | | | | |
| | Subtotal 1475 | | | | | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Project MI28P064-008 Evelyn Court | | | | | | \$ 250.00 | \$ - | \$ 250.00 | \$ 3,000.00 | \$ 250.00 | \$ 3,750.00 |

1465.1 Dwelling Equipment
Appliances

ANN ARBOR HOUSING COMMISSION
5-YEAR PLAN

Project MI28P064-008 North Maple(Duplexes)

4 Units

| Priority | Description | Qty | Units | Unit Price | Total | CFP508 | CFP509 | CFP510 | CFP511 | CFP512 | TOTAL |
|--|-------------------------------|-----|-------|-------------|--------------|--------------------|---------------------|--------------------|------------------|--------------------|---------------------|
| | | | | | | 501-07 FY 2008 | 501-08 FY2009 | 501-09 FY2010 | 501-10 FY2011 | 501-11 FY2012 | |
| 1450 Site Improvement | | | | | | | | | | | |
| | Parking Lot-Seal & Restripe | 3 | ea | \$ 1,000.00 | \$ 3,000.00 | \$ 1,000.00 | | \$ 1,000.00 | | \$ 1,000.00 | \$ 3,000.00 |
| | Subtotal 1450 | | | | | \$ 1,000.00 | \$ - | \$ 1,000.00 | \$ - | \$ 1,000.00 | \$ 3,000.00 |
| 1460 Dwelling Structure | | | | | | | | | | | |
| | Remove and replace fake brick | 3 | ea | \$ 7,500.00 | \$ 22,500.00 | | \$ 22,500.00 | | | | \$ 22,500.00 |
| | Subtotal 1460 | | | | | \$ - | \$ 22,500.00 | \$ - | \$ - | \$ - | \$ 22,500.00 |
| 1470 Non Dwelling Structures | | | | | | | | | | | |
| | | | | | | | | | | | \$ - |
| | Subtotal 1470 | | | | | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 1475 Non Dwelling Equipment | | | | | | | | | | | |
| | | | | | | | | | | | \$ - |
| | Subtotal 1475 | | | | | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Project MI28P064-008 North Maple Duplexes | | | | | | \$ 1,000.00 | \$ 22,500.00 | \$ 1,000.00 | \$ - | \$ 1,000.00 | \$ 25,500.00 |

1465.1 Dwelling Equipment

| | | | | | | | | | | | |
|------------|--|--|--|--|--|-----------|-----------|--|--|--|-------------|
| Appliances | | | | | | \$ 650.00 | \$ 650.00 | | | | \$ 1,300.00 |
|------------|--|--|--|--|--|-----------|-----------|--|--|--|-------------|

