PHA Plans

Streamlined 5-Year/Annual Version

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

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

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

Watervliet Housing Authority

Streamlined 5-Year Plan for Fiscal Years 2007 – 2011

Streamlined Annual Plan for Fiscal Year 2007

NOTE: This PHA Plan template (HUD-50075-SA) is to be completed in accordance with instructions contained in previous Notices PIH 99-33 (HA), 99-51 (HA), 2000-22 (HA), 2000-36 (HA), 2000-43 (HA), 2001-4 (HA), 2001-26 (HA), 2003-7 (HA), and any related notices HUD may subsequently issue. Full reporting for each component listed in the streamlined Annual Plan submitted with the 5-year plan is required.

Streamlined Five-Year PHA Plan
Agency Identification

PHA Name: Watervliet Housing Authority **PHA Number:** NY025

PHA Fiscal Year Beginning: 10/2007

PHA Programs Administered:

☒ **Public Housing and Section 8** ☐ **Section 8 Only** ☐ **Public Housing Only**

Number of public housing units: 306 Number of S8 units: Number of public housing units:
Number of S8 units: 115

☐ 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 and attachments (if any) are available for public inspection at: (select all that apply)

☒ Main administrative office of the PHA
☐ PHA development management offices
☐ 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

☐ PHA development management offices
☐ Other (list below)

Streamlined Five-Year PHA Plan

PHA FISCAL YEARS 2007 - 2011

[24 CFR Part 903.12]

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 mission of the Watervliet Housing Authority is to provide safe, decent and affordable housing to its residents in the most cost-effective manner possible. We want to continue to provide housing stock that the City's residents can be proud of their existence. By partnering with others, we offer rental assistance and other related services to our community in a non-discriminatory manor.

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:
- ☐ Reduce public housing vacancies:
- ☐ Leverage private or other public funds to create additional housing opportunities:
- ☐ Acquire or build units or developments
- ☐ Other (list below)

☒ PHA Goal: Improve the quality of assisted housing
Objectives:

- ☒ Improve public housing management: (PHAS score)
- ☒ Improve voucher management: (SEMAP score)
- ☒ Increase customer satisfaction:
- ☐ Concentrate on efforts to improve specific management functions: (list; e.g., public housing finance; voucher unit inspections)
- ☐ Renovate or modernize public housing units:
- ☐ Demolish or dispose of obsolete public housing:
- ☐ Provide replacement public housing:
- ☐ Provide replacement vouchers:
- ☐ Other: (list below)

☒ PHA Goal: Increase assisted housing choices
Objectives:

- ☐ Provide voucher mobility counseling:
- ☒ Conduct outreach efforts to potential voucher landlords
- ☐ Increase voucher payment standards
- ☐ Implement voucher homeownership program:
- ☐ 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:
- ☐ Designate developments or buildings for particular resident groups (elderly, persons with disabilities)
- ☐ Other: (list below)

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:
- ☒ 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.
- ☐ Other: (list below)

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:
- ☐ Other: (list below)

Other PHA Goals and Objectives: (list below)

Streamlined Annual PHA Plan
PHA Fiscal Year 2007
[24 CFR Part 903.12(b)]

Table of Contents
Provide the following table of contents for the streamlined Annual Plan submitted with the Five-Year Plan, including all streamlined plan components, and additional requirements, together with the list of supporting documents available for public inspection.

A. ANNUAL STREAMLINED PHA PLAN COMPONENTS

☒ 1. Housing Needs
☒ 2. Financial Resources
☒ 3. Policies on Eligibility, Selection and Admissions
☐ 4. Rent Determination Policies
☐ 5. Capital Improvements Needs
☐ 6. Demolition and Disposition
☐ 7. Homeownership
☐ 8. Civil Rights Certifications (included with PHA Certifications of Compliance)
☐ 9. Additional Information
  a. PHA Progress on Meeting 5-Year Mission and Goals
  b. Criteria for Substantial Deviations and Significant Amendments
  c. Other Information Requested by HUD
    i. Resident Advisory Board Membership and Consultation Process
    ii. Resident Membership on the PHA Governing Board
    iii. PHA Statement of Consistency with Consolidated Plan
    iv. (Reserved)
☐ 10. Project-Based Voucher Program
☐ 11. Supporting Documents Available for Review
☒ 12. **FY 2007** Capital Fund Program and Capital Fund Program Replacement Housing Factor, Annual Statement/Performance and Evaluation Report
☒ 13. Capital Fund Program 5-Year Action Plan
☐ 14. Other (List below, providing name for each item)

B. SEPARATE HARD COPY SUBMISSIONS TO LOCAL HUD FIELD OFFICE

Form HUD-50077, *PHA Certifications of Compliance with the PHA Plans and Related Regulations*: *Board Resolution to Accompany the Standard Annual, Standard Five-Year, and Streamlined Five-Year/Annual Plans*;
Certification by State or Local Official of PHA Plan Consistency with Consolidated Plan.
For PHAs APPLYING FOR CAPITAL FUND PROGRAM (CFP) GRANTS:
Form HUD-50070, *Certification for a Drug-Free Workplace*;
Form HUD-50071, *Certification of Payments to Influence Federal Transactions*;
Form SF-LLL & SF-LLLa, *Disclosure of Lobbying Activities.*

Executive Summary (optional)

[903.7(r)]. If desired, provide a brief overview of the contents of the streamlined 5-Year/Annual Plan.

1. Statement of Housing Needs [24 CFR Part 903.12 (b), 903.7(a)]

A. 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 PHA's Waiting Lists

Waiting list type: (select one)
☐ Section 8 tenant-based assistance
☒ Public Housing
☐ Combined Section 8 and Public Housing
☐ 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	631		
Extremely low income <=30% AMI	484	77%	
Very low income (>30% but <=50% AMI)	118	19%	
Low income (>50% but <80% AMI)	24	4 %	
Families with children	407	64.5 %	
Elderly families	24	3.8%	
Families with Disabilities	12	19%	
Race/ethnicity white	363	57%	
Race/ethnicity black	199	31.54%	
Race/ethnicity Indian	3	0.48%	
Race/ethnicity Asian	2	1.27%	
Characteristics by Bedroom Size (Public Housing Only)			
1BR	207		
2 BR	183		
3 BR	125		
4 BR	116		
5 BR			
5+ BR			

Is the waiting list closed (select one)? ☒ No ☐ Yes
If yes:
How long has it been closed (# of months)?
Does the PHA expect to reopen the list in the PHA Plan year? ☐ No ☐ Yes
Does the PHA permit specific categories of families onto the waiting list, even if generally closed?
☐ No ☐ Yes

Housing Needs of Families on the PHA's Waiting Lists

Housing Needs of Families on the PHA's Waiting Lists			
Waiting list type: (select one) ☒ Section 8 tenant-based assistance ☐ Public Housing ☐ Combined Section 8 and Public Housing ☐ 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	315		
Extremely low income <=30% AMI	238	75%	
Very low income (>30% but <=50% AMI)	69	22%	
Low income (>50% but <80% AMI)	3	1%	
Families with children	234	74%	
Elderly families	14	4%	
Families with Disabilities	58	18%	
Race/ethnicity White	193	80%	
Race/ethnicity Black/af	110	35%	
Race/ethnicity Asian	2	.63%	
Race/ethnicity	0		
Characteristics by Bedroom Size (Public Housing Only)			
1BR			
2 BR			
3 BR			
4 BR			
5 BR			
5+ BR			
Is the waiting list closed (select one)? ☒ No ☐ Yes If yes: How long has it been closed (# of months)? Does the PHA expect to reopen the list in the PHA Plan year? ☐ No ☐ Yes Does the PHA permit specific categories of families onto the waiting list, even if generally closed? ☐ No ☐ Yes			

B. Strategy for Addressing Needs

Provide a brief description of the PHA's strategy for addressing the housing needs of families on the PHA's public housing and Section 8 waiting lists **IN THE UPCOMING YEAR**, and the Agency's reasons for choosing this strategy.

Our low rent housing is fully occupied and will help those on waiting list to find alternate housing. With the unpredictable funding from HUD Section 8 program we will attempt to assist as many families as financially possible.

(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)

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
- ☐ Exceed HUD federal targeting requirements for families at or below 30% of AMI in tenant-based section 8 assistance
- ☐ Employ admissions preferences aimed at families with economic hardships
- ☐ Adopt rent policies to support and encourage work
- ☐ 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

- [x] Employ admissions preferences aimed at families who are working
- [ ] Adopt rent policies to support and encourage work
- [ ] Other: (list below)

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
- [ ] 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)

2. Statement of Financial Resources

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

List on the following table 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 20__ grants)**		
a) Public Housing Operating Fund	$458,326	
b) Public Housing Capital Fund		
c) HOPE VI Revitalization		
d) HOPE VI Demolition	0	
e) Annual Contributions for Section 8 Tenant-Based Assistance	$492,000	
f) Resident Opportunity and Self-Sufficiency Grants		
g) Community Development Block Grant		
h) HOME		
Other Federal Grants (list below)		
2. Prior Year Federal Grants (unobligated funds only) (list below)		
2005	$117,354	
2006	$380,567	
3. Public Housing Dwelling Rental Income	$642,000	
4. Other income (list below)		
Interest	$128,412	
Other	$126,183	
4. Non-federal sources (list below)		
Total resources	$2,344,842	

3. PHA Policies Governing Eligibility, Selection, and Admissions

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

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) When the unit becomes available

☐ Other: (describe)

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
☐ Other (describe)

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. Site-Based Waiting Lists-Previous Year

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

NO

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

2. What is the number of site based waiting list developments to which families may apply at one time? ___

3. How many unit offers may an applicant turn down before being removed from the site-based waiting list? ___

4. ☐ Yes ☐ No: Is the PHA the subject of any pending fair housing complaint by HUD or any court order or settlement agreement? If yes, describe the order, agreement or complaint and describe how use of a site-based waiting list will not violate or be inconsistent with the order, agreement or complaint below:

d. Site-Based Waiting Lists – Coming Year

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

b. Transfer policies:

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

☒ Emergencies
☐ Over-housed
☐ Under-housed
☒ Medical justification
☐ Administrative reasons determined by the PHA (e.g., to permit modernization work)
☒ Resident choice: (state circumstances below)

will give a resident precedence after 3 new admissions to allow for transfers

☐ Other: (list below)

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
☐ 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.

☒ Date and Time

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

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 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)

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
☒ Other source (list) Newsletter; website

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) change of income

(6) Deconcentration and Income Mixing

a. ☐ Yes ☒ No: Does the PHA have any general occupancy (family) public housing developments covered by the deconcentration rule? If no, this section is complete. If yes, continue to the next question.

b. ☐ Yes ☐ No: Do any of these covered developments have average incomes above or below 85% to 115% of the average incomes of all such developments? If no, this section is complete. If yes, list these developments on the following table:

Deconcentration Policy for Covered Developments			
Development Name	**Number of Units**	**Explanation (if any) [see step 4 at §903.2(c)(1)(iv)]**	**Deconcentration policy (if no explanation) [see step 5 at §903.2(c)(1)(v)]**

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):
☐ 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) past history as available
Past history, any problems that would demonstrate a problem as a tenant

(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:
Medical emergencies, applicant demonstrated that they attempted to secure housing and is still actively looking

(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
☐ 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.

☒ Date and Time

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

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
☐ 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)

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

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
☐ 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 903.12(b), 903.7(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 of the following two)

☐ 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))

☒ 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**:**

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

1. ☐ Yes ☒ No: Does the PHA plan to charge rents at a fixed amount or percentage less than 30% of adjusted income?

2. If yes to above, list the amounts or percentages charged and the circumstances under which these will be used below:

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)

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

a. 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)

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 below100% 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) The financial position of the program

(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)

5. Capital Improvement Needs

[24 CFR Part 903.12(b), 903.7 (g)]
Exemptions from Component 5: Section 8 only PHAs are not required to complete this component and may skip to Component 6.

A. Capital Fund Activities

Exemptions from sub-component 5A: PHAs that will not participate in the Capital Fund Program may skip to component 5B. All other PHAs must complete 5A as instructed.

(1) Capital Fund Program

a. ☒ Yes ☐ No Does the PHA plan to participate in the Capital Fund Program in the upcoming year? If yes, complete items 12 and 13 of this template (Capital Fund Program tables). If no, skip to B.

b. ☐ Yes ☒ No: Does the PHA propose to use any portion of its CFP funds to repay debt incurred to finance capital improvements? If so, the PHA must identify in its annual and 5-year capital plans the development(s) where such improvements will be made and show both how the proceeds of the financing will be used and the amount of the annual payments required to service the debt. (Note that separate HUD approval is required for such financing activities.).

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

Applicability of sub-component 5B: All PHAs administering public housing. Identify any approved HOPE VI and/or public housing development or replacement activities not described in the Capital Fund Program Annual Statement.

(1) Hope VI Revitalization

a. ☐ Yes ☒ No: Has the PHA received a HOPE VI revitalization grant? (if no, skip to next

component; if yes, provide responses to questions on chart below 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)
Development name:
Development (project) number:
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

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

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

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

6. Demolition and Disposition

[24 CFR Part 903.12(b), 903.7 (h)]
Applicability of component 6: Section 8 only PHAs are not required to complete this section.

a. ☐ Yes ☒ No: Does the PHA plan to conduct any demolition or disposition activities (pursuant to section 18 or 24 (Hope VI)of the U.S. Housing Act of 1937 (42 U.S.C. 1437p) or Section 202/Section 33 (Mandatory Conversion) in the plan Fiscal Year? (If "No", skip to component 7; if "yes", complete one activity description for each development on the following chart.)

Demolition/Disposition Activity Description
1a. Development name: 1b. Development (project) number:
2. Activity type: Demolition ☐ Disposition ☐
3. Application status (select one) Approved ☐ Submitted, pending approval ☐ Planned application ☐
4. Date application approved, submitted, or planned for submission: (DD/MM/YY)
5. Number of units affected:

6. Coverage of action (select one) ☐ Part of the development ☐ Total development
7. Timeline for activity: a. Actual or projected start date of activity: b. Projected end date of activity:

7. Section 8 Tenant Based Assistance--Section 8(y) Homeownership Program

[24 CFR Part 903.12(b), 903.7(k)(1)(i)]

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

(2) Program Description

a. Size of Program

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

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

b. PHA-established eligibility criteria

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

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

(3) Capacity of the PHA to Administer a Section 8 Homeownership Program

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

d. ☒ Demonstrating that it has other relevant experience (list experience below). Member of the Capital district housing group, and experience in other housing ownership programs.

8. Civil Rights Certifications

[24 CFR Part 903.12 (b), 903.7 (o)]

Civil rights certifications are included in the *PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations*: *Board Resolution to Accompany the Standard Annual, Standard Five-Year, and Streamlined Five-Year/Annual Plans*, which is submitted to the Field Office in hard copy—see Table of Contents.

9. Additional Information

[24 CFR Part 903.12 (b), 903.7 (r)]

A. PHA Progress in Meeting the Mission and Goals Described in the 5-Year Plan

(*Provide a statement of the PHA's progress against the goals and objectives established in the previous 5-Year Plan for the period FY 2000 - 2007.*

The Watervliet Housing Authority continued to perform as a high performer. We were able to raise our reserve levels and still maintain a high degree of tenant satisfaction. We also have worked to improve the quality of life for the tenants in promoting previously funded drug prevention programs for the tenants.

B. Criteria for Substantial Deviations and Significant Amendments

(1) Amendment and Deviation Definitions

24 CFR Part 903.7(r)

PHAs are required to define and adopt their own standards of substantial deviation from the 5-year Plan and Significant Amendment to the Annual Plan. The definition of significant amendment is important because it defines when the PHA will subject a change to the policies or activities described in the Annual Plan to full public hearing and HUD review before implementation.

a. Substantial Deviation from the 5-Year Plan

The WHA will required a full public hearing and HUD review if there are any changes in housing units either increasing or decreasing. All other changes will be deemed not substantial to the 5 year plan.

a. Significant Amendment or Modification to the Annual Plan

The WHA will not require a full public hearing nor HUD review unless there is a proposed change in housing units either decreasing or increasing. In addition there will not be a substantial change in the CFP unless a new budget line item is included that changes to reflect 50% of the total CFP budget.
Changes to the plan will be approved by the Board and all tenants will be notified via the newsletter.

C. Other Information

[24 CFR Part 903.13, 903.15]

(1) Resident Advisory Board Recommendations

a. ☐ Yes ☒ No: Did the PHA receive any comments on the PHA Plan from the Resident Advisory Board/s?

If yes, provide the comments below:

b. 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) Members of the 2007 Annual Plan were:

Laura Spadaro 58 MJ Day Nancy Caswell 66 MJ Day
Alyce Baker 39 MJ Day Alexanda Rebellon 504 Jolsin

(2) Resident Membership on PHA Governing Board

The governing board of each PHA is required to have at least one member who is directly assisted by the PHA, unless the PHA meets certain exemption criteria. Regulations governing the resident board member are found at 24 CFR Part 964, Subpart E.

a. Does the PHA governing board include at least one member who is directly assisted by the PHA this year?

☒ Yes ☐ No:

If yes, complete the following:

Name of Resident Member of the PHA Governing Board:
Regina Warner
Roberta Gilson

Method of Selection:

☐ Appointment
The term of appointment is (include the date term expires):

☒ Election by Residents (if checked, complete next section--Description of Resident Election Process) Two year term expires April 2008

Description of Resident Election Process

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)

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)
Any adult WHA conventional (public housing) unit recipient

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) Any adult WHA conventional (public housing) unit recipient

b. If the PHA governing board does not have at least one member who is directly assisted by the PHA, why not?

☐ The PHA is located in a State that requires the members of a governing board to be salaried and serve on a full time basis
☐ The PHA has less than 300 public housing units, has provided reasonable notice to the resident advisory board of the opportunity to serve on the governing board, and has not been notified by any resident of their interest to participate in the Board.
☐ Other (explain):

Date of next term expiration of a governing board member: June 2007

Name and title of appointing official(s) for governing board (indicate appointing official for the next available position):

(3) PHA Statement of Consistency with the Consolidated Plan
[24 CFR Part 903.15]
For each applicable Consolidated Plan, make the following statement (copy questions as many times as necessary).

Consolidated Plan jurisdiction: New York State

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

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

b. The Consolidated Plan of the jurisdiction supports the PHA Plan with the following actions and commitments: (describe below)
The Watervliet Housing Authority supplies low-income housing for 306 families. It maintains the structure and maintenance and provides support services to the financial extent possible. This plan works toward improving the quality of life for its residents and the entire community.

(4) (Reserved)

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

10. Project-Based Voucher Program

a. ☐ Yes ☒ No: Does the PHA plan to "project-base" any tenant-based Section 8 vouchers in the coming year? If yes, answer the following questions.

b. ☐ Yes ☐ No: Are there circumstances indicating that the project basing of the units, rather than tenant-basing of the same amount of assistance is an appropriate option?

If yes, check which circumstances apply:
☐ Low utilization rate for vouchers due to lack of suitable rental units
☐ Access to neighborhoods outside of high poverty areas
☐ Other (describe below:)

c. Indicate the number of units and general location of units (e.g. eligible census tracts or smaller areas within eligible census tracts):

Additions to Annual Plan for 2007

The Watervliet Housing Authority (WHA) has adopted a policy (the "WHA Violence Against Women Act Policy") to implement applicable provisions of the Violence Against Women and Department of Justice Reauthorization Act of 2005 (Pub. L. 109-162) (VAWA). WHA's goals, objectives and policies to enable WHA to serve the needs of child and adult victims of domestic violence, dating violence and stalking, as defined in VAWA, are stated in the WHA VAWA Policy, a copy of which is attached to this Plan. In addition, WHA shall operate programs to serve the

needs of child and adult victims of domestic violence, dating violence and stalking as and to the extent such programs are described from time to time in WHA's Annual Public Housing Agency Plan The WHA has included in it ACOP in both the Housing and Section 8 plans the requirements of the VAWA.

Also included into the WHA ACOP is an Emergency Preparedness plan that helps deal with many type of disasters both natural and unnatural.

11. List of Supporting Documents Available for Review for Streamlined Five-Year/ Annual PHA Plans

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

List of Supporting Documents Available for Review		
Applicable & On Display	**Supporting Document**	**Related Plan Component**
X	*PHA Certifications of Compliance with the PHA Plans and Related Regulations and Board Resolution to Accompany the Standard Annual, Standard Five-Year, and Streamlined Five-Year/Annual Plans.*	Standard 5 Year and Annual Plans; streamlined 5 Year Plans
X	State/Local Government Certification of Consistency with the Consolidated Plan.	5 Year Plans
X	Fair Housing Documentation Supporting Fair Housing Certifications: Records reflecting that the PHA has examined its programs or proposed programs, identified any impediments to fair housing choice in those programs, addressed or is addressing those impediments in a reasonable fashion in view of the resources available, and worked or is working with local jurisdictions to implement any of the jurisdictions' initiatives to affirmatively further fair housing that require the PHA's involvement.	5 Year and Annual Plans
X	Housing Needs Statement of the Consolidated Plan for the jurisdiction(s) in which the PHA is located and any additional backup data to support statement of housing needs for families on the PHA's public housing and Section 8 tenant-based waiting lists.	Annual Plan: Housing Needs
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/ACOP), which includes the Tenant Selection and Assignment Plan [TSAP] and the Site-Based Waiting List Procedure.	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Any policy governing occupancy of Police Officers and Over-Income Tenants in Public Housing. ☒ Check here if included in the public housing A&O Policy.	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Public housing rent determination policies, including the method for setting public housing flat rents. ☒ 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. ☒ Check here if included in the public housing A & O Policy.	Annual Plan: Rent Determination
X	Section 8 rent determination (payment standard) policies (if included in plan, not necessary as a supporting document) and written analysis of Section 8 payment standard policies. ☒ 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
X	Results of latest Public Housing Assessment System (PHAS) Assessment (or other	Annual Plan: Management

List of Supporting Documents Available for Review		
Applicable & On Display	**Supporting Document**	**Related Plan Component**
	applicable assessment).	and Operations
X	Follow-up Plan to Results of the PHAS Resident Satisfaction Survey (if necessary)	Annual Plan: Operations and Maintenance and Community Service & Self-Sufficiency
X	Results of latest Section 8 Management Assessment System (SEMAP)	Annual Plan: Management and Operations
X	Any policies governing any Section 8 special housing types ☒ check here if included in Section 8 Administrative Plan	Annual Plan: Operations and Maintenance
	Consortium agreement(s).	Annual Plan: Agency Identification and Operations/ Management
X	Public housing grievance procedures ☒ Check here if included in the public housing A & O Policy.	Annual Plan: Grievance Procedures
X	Section 8 informal review and hearing procedures. ☒ Check here if included in Section 8 Administrative Plan.	Annual Plan: Grievance Procedures
X	The Capital Fund/Comprehensive Grant Program Annual Statement /Performance and Evaluation Report for any active grant year.	Annual Plan: Capital Needs
	Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grants.	Annual Plan: Capital Needs
	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
	Self-evaluation, Needs Assessment and Transition Plan required by regulations implementing Section 504 of the Rehabilitation Act and the Americans with Disabilities Act. See PIH Notice 99-52 (HA).	Annual Plan: Capital Needs
	Approved or submitted applications for demolition and/or disposition of public housing.	Annual Plan: Demolition and Disposition
	Approved or submitted applications for designation of public housing (Designated Housing Plans).	Annual Plan: Designation of Public Housing
	Approved or submitted assessments of reasonable revitalization of public housing and approved or submitted conversion plans prepared pursuant to section 202 of the 1996 HUD Appropriations Act, Section 22 of the US Housing Act of 1937, or Section 33 of the US Housing Act of 1937.	Annual Plan: Conversion of Public Housing
	Documentation for required Initial Assessment and any additional information required by HUD for Voluntary Conversion.	Annual Plan: Voluntary Conversion of Public Housing
	Approved or submitted public housing homeownership programs/plans.	Annual Plan: Homeownership
X	Policies governing any Section 8 Homeownership program (Section _____of the Section 8 Administrative Plan)	Annual Plan: Homeownership
X	Public Housing Community Service Policy/Programs ☒ Check here if included in Public Housing A & O Policy	Annual Plan: Community Service & Self-Sufficiency
	Cooperative agreement between the PHA and the TANF agency and between the PHA and local employment and training service agencies.	Annual Plan: Community Service & Self-Sufficiency
X	FSS Action Plan(s) for public housing and/or Section 8.	Annual Plan: Community Service & Self-Sufficiency
X	Section 3 documentation required by 24 CFR Part 135, Subpart E for public housing.	Annual Plan: Community Service & Self-Sufficiency
	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports for public housing.	Annual Plan: Community Service & Self-Sufficiency
	Policy on Ownership of Pets in Public Housing Family Developments (as required by regulation at 24 CFR Part 960, Subpart G). ☐ Check here if included in the public housing A & O Policy.	Pet Policy
X	The results of the most recent fiscal year audit of the PHA conducted under the	Annual Plan: Annual

List of Supporting Documents Available for Review		
Applicable & On Display	**Supporting Document**	**Related Plan Component**
	Single Audit Act as implemented by OMB Circular A-133, the results of that audit and the PHA's response to any findings.	Audit
	Consortium agreement(s), if a consortium administers PHA programs.	Joint PHA Plan for Consortia
	Consortia Joint PHA Plans ONLY: Certification that consortium agreement is in compliance with 24 CFR Part 943 pursuant to an opinion of counsel on file and available for inspection	Joint PHA Plan for Consortia
	Other supporting documents (optional). List individually.	(Specify as needed)

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

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

PHA Name: Watervliet Housing Authority	Grant Type and Number Capital Fund Program Grant No: NYO7P02550107 Replacement Housing Factor Grant No:	Federal FY of Grant: 2007

☒ Original Annual Statement ☐ Reserve for Disasters/ Emergencies ☐ Revised Annual Statement (revision no:)
☐ Performance and Evaluation Report for Period Ending: ☐ Final Performance and Evaluation Report

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	70,000			
3	1408 Management Improvements	45,500			
4	1410 Administration	20,000			
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	12,000			
8	1440 Site Acquisition				
9	1450 Site Improvement	57,000			
10	1460 Dwelling Structures	151,500			
11	1465.1 Dwelling Equipment—Nonexpendable	19,000			
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment	49,000			
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collaterization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	424,000 -			

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

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

PHA Name: Watervliet Housing Authority	Grant Type and Number Capital Fund Program Grant No: NYO7P02550107 Replacement Housing Factor Grant No:	Federal FY of Grant: 2007

☒ Original Annual Statement ☐ Reserve for Disasters/ Emergencies ☐ Revised Annual Statement (revision no:)
☐ Performance and Evaluation Report for Period Ending: ☐ Final Performance and Evaluation Report

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
22	Amount of line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				
24	Amount of line 21 Related to Security – Soft Costs				
25	Amount of Line 21 Related to Security – Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures				

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: **Watervliet Housing Authority**	Grant Type and Number Capital Fund Program Grant No: **NY06P02550107** Replacement Housing Factor Grant No:	Federal FY of Grant: 2007

Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
NY25-1	Replacement of ranges	1465	5	5,000				
NY25-1	Landscaping of site	1450		15,000				
NY25-1	Replacement of defective sidewalks	1450	500’	5,500				
NY25-1	Security lighting	1450	15	5,500				

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

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: **Watervliet Housing Authority**		**Grant Type and Number** Capital Fund Program Grant No: **NY06P02550107** Replacement Housing Factor Grant No:				**Federal FY of Grant:** 2007		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
NY25-1	Replacement of Kitchen cabinets	1460	10	5,000				
NY25-1	Replacement of kitchen vinyl tile	1460	10	5,000				
NY25-1	Sanding of hardwood floors	1460	5	1,500				
NY25-1	Replacement of Tile in bathrooms	1460	25	15,000				
NY25-1	Energy efficient lighting interior	1460	90	5,000				
NY25-1	Apartment full painting	1460	25	7,000				
NY25-1	Interior plumbing improvements	1460	90	3,000				
NY25-1	Boiler plant changes	1460	1	5,000				
NY25-1	Interior electrical modifications	1460	75	5,000				

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

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: **Watervliet Housing Authority**		**Grant Type and Number** Capital Fund Program Grant No: **NY07P02550107** Replacement Housing Factor Grant No:				**Federal FY of Grant:** 2007		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
NY25-2	Replacement of ranges	1465	15	1,000				
NY25-2	Landscaping of site	1450		3,000				
NY25-2	Replacement of defective sidewalks	1450	400”	2,500				
NY25-2	Security lighting	1450	6	1,500				
NY25-2	Replacement of Kitchen cabinets	1460	15	1,500				
NY25-2	Sanding of hardwood floors	1460	5	1,500				
NY25-2	Replacement of Tile in bathrooms	1460	7	2,000				
NY25-2	Energy efficient lighting interior	1460	20	3,000				
NY25-2	Exterior mortar joint repair	1460	300sq’	3,000				
NY25-2	Apartment full painting	1460	7	3,000				
NY25-2	Interior plumbing improvements	1460	25	3,000				
NY25-2	Boiler plant changes	1460	2	12,000				
NY25-2	Interior electrical modifications	1460	15	13,000				

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

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: **Watervliet Housing Authority**		**Grant Type and Number** Capital Fund Program Grant No: **NY07P02550107** Replacement Housing Factor Grant No:				**Federal FY of Grant:** 2007		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
NY25-3	Landscaping of site	1450	1	5,000				
NY25-3	Replace roofs	1460	6	8,000				
NY25-3	Sanding of hardwood floors	1460	6	1,500				
NY25-3	Exterior mortar joint repair	1460	200sq’	3,000				
NY25-3	Apartment full painting	1460	5	3,000				
NY25-3	Replacement of exterior decking	1460	12	6,000				

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

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: **Watervliet Housing Authority**		**Grant Type and Number** Capital Fund Program Grant No: **NY07P02550107** Replacement Housing Factor Grant No:				**Federal FY of Grant:** 2007		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
NY25-4	Replacement of ranges	1465	25	13,000				
NY25-4	Landscaping of site	1450		5,000				
NY25-4	Replacement of defective sidewalks	1450	300’	4,000				
NY25-4	Security lighting	1450	12	3,000				
NY25-4	Replacement of Kitchen cabinets	1460	10	4,000				
NY25-4	Interior plumbing	1460	58	3,000				
NY25-4	Energy efficient lighting interior	1460	25	1,500				
NY25-4	Exterior mortar joint repair	1460	400 sq ft	3,000				
NY25-4	Apartment full painting	1460	10	3,000				
NY25-4	Replacement roofs	1460	6	6,000				
NY25-4	Interior electrical modifications	1460	58	6,000				

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

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: **Watervliet Housing Authority**		**Grant Type and Number** Capital Fund Program Grant No: **NY07P02550107** Replacement Housing Factor Grant No:				**Federal FY of Grant:** 2007		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
NY25-5	Landscaping of site	1450		4,000				
NY25-5	Improved drainage	1450		3,000				
NY25-5	Improve interior plumbing	1460		2,500				
NY25-5	Apartment full painting	1460	15	3,000				
NY25-5	Insulate exterior walls	1460	10	3,000				
NY25-5	Community room improvements	1460		1,500				

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

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: **Watervliet Housing Authority**		**Grant Type and Number** Capital Fund Program Grant No: **NY07P0250107** Replacement Housing Factor Grant No:				**Federal FY of Grant:** 2007		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
PHA WIDE	Staff and Resident Training	1408		9,000				
PHA WIDE	Computer upgrade of software	1408		8,500				
PHA WIDE	Upgrade computer equipment	1475		10,000				
PHA WIDE	Staff Training	1408		7,000				
PHA WIDE	Law enforcement/WVLT drug education training and materials	1408		13,500				
PHA WIDE	Salaries for Mod Work	1410		20,000				
PHA WIDE	A/E services for Tech plans/specs	1430		12,000				
PHA WIDE	Purchase of maintenance equipment	1475		20,000				
PHA WIDE	Maintenance tractor	1475		10,000				
PHA WIDE	Office equipment	1475		9,000				
PHA WIDE	Operating reserve	1406		70,000				
PHA WIDE	Improve security systems	1408		7,500				

13. Capital Fund Program Five-Year Action Plan

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part III: Implementation Schedule

PHA Name: **Watervliet Housing Authority**	**Grant Type and Number** Capital Fund Program No: **NY07P02550107** Replacement Housing Factor No:	**Federal FY of Grant:** 2007

Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
NY25-1	7/17/09			7/17/11			
NY25-2	7/17/09			7/17/11			
NY25-3	7/17/09			7/17/11			
Ny25-4	7/17/09			7/17/11			
NY25-5	7/17/09			7/17/11			
PHA WIDE	7/17/09			7/17/11			

13. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan Part I: Summary					
PHA Name **Watervliet Housing Authority**				☒**Original 5-Year Plan** ☐**Revision No:**	
	Annual Statement				
NY025-1		217000	271500	179000	293000
NY025-2		139000	**184500**	103000	175100
NY025-3		189400	**195500**	126400	202600
NY025-4		248400	**202200**	226000	257000
NY025-5		177000	**163300**	175000	147000
PHA- Wide		269000	248000	281000	270000
CFP Funds Listed for 5-year planning		1239800	1265000	1090400	1344700
Replacement Housing Factor Funds					

13. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan Part II: Supporting Pages—Work Activities						
Activities for Year 1	Activities for Year **2007** FFY Grant: PHA FY:			Activities for Year**: 2008** FFY Grant: PHA FY:		
	Development Name/Number	**Major Work Categories**	**Estimated Cost**	**Development Name/Number**	**Major Work Categories**	**Estimated Cost**
See	**NY25-1**	**Stove replacement**	**5000**	**NY25-1**	**Stove replacement**	**5000**
Annual	**NY25-1**	**Refrigerator replacement**	**4000**	**NY25-1**	**Refrigerator replacement**	**4000**
Statement	**NY25-1**	**Boiler replacement with pumps**	**9000**	**NY25-1**	**Boiler replacement with pumps**	**5000**
	NY25-1	**Landscaping and sidewalks**	**8000**	**NY25-1**	**Landscaping and sidewalks**	**3000**
	NY25-1	**Replacement of heating lines**	**3000**	**NY25-1**	**Replacement of heating lines**	**10000**
	NY25-1	**Repair to floors and wall of Bathrooms**	**30000**	**NY25-1**	**Repair to floors and wall of Bathrooms**	**5000**
	NY25-1	**Sanding of hardwood floors**	**3000**	**NY25-1**	**Sanding of hardwood floors**	**3000**
	NY25-1	**Replacement of kitchen cabinets**	**6000**	**NY25-1**	**Replacement of kitchen cabinets**	**20000**
	NY25-1	**Replacement of VAT floors in Kitchens**	**9000**	**NY25-1**	**Replacement of VAT floors in Kitchens**	**3000**
	NY25-1	**Replacement of Bedroom doors**	**14000**	**NY25-1**	**Replacement of Bedroom doors**	**15000**
	NY25-1	**Replacement of Bedroom closet doors**	**5000**	**NY25-1**	**Replacement of Bedroom closet doors**	**5000**
	NY25-1	**Installation of new lock system**	**1000**	**NY25-1**	**Installation of new lock system**	**2500**
	NY25-1	**Installation of interior replacement lighting**	**6000**	**NY25-1**	**Installation of interior replacement lighting**	**5000**
	NY25-1	**Replacement of exterior concrete porches**	**15000**	**NY25-1**	**Replacement of exterior concrete porches**	**15000**

13. Capital Fund Program Five-Year Action Plan

	NY25-1	Improved electrical outlets, gfi's etc.	7500	NY25-1	Improved electrical outlets, gfi's etc.	6000
	NY25-1	Work on master antenna system	3000	NY25-1	Work on master antenna system	2000
	NY25-1	Improved plumbing lines in kitchen an bath	15000	NY25-1	Improved plumbing lines in kitchen an bath	10000
	NY25-1	Replace kitchen exhaust fans	7500			
	NY25-1			NY25-1		
	NY25-1	Re pave parking lot	12000	NY25-1	Re pave parking lot	15000
				NY25-1	Repair exterior mortar joints to buildings	4000
				NY25-1	Replace smoke detectors	25000
	NY25-1	Repair concrete foundations	3000	NY25-1	Repair concrete foundations	9000
	NY25-1	Replace storm doors	1500	NY25-1	Replace storm doors	2000
	NY25-1	Complete tree pruning	4000	NY25-1	Complete tree pruning	4000
	NY25-1	Repair aluminum facia	1500	NY25-1	Repair aluminum facia	12000
	NY25-1	Improve handicapped accessibility	12000	NY25-1	Improve handicapped accessibility	18000
	NY25-1	Improve security system	4000	NY25-1	Improve security system	9000
	NY25-1	Improve hallways for more attractive appearance	5000			
	NY25-1	Boiler/DHW	14000	NY25-1	Boiler/DHW	28000
	NY25-1	Apartment Painting	9000	NY25-1	Apartment Painting	9000
	NY25-1			NY25-1	Cellar Ventilation	18000
]	NY25-2	Stove replacement	3000	NY25-2	Stove replacement	7000
	NY25-2	Refrigerator replacement	6000	NY25-2	Refrigerator replacement	5000

13. Capital Fund Program Five-Year Action Plan

	NY25-2	Boiler replacement with pumps	2500	NY25-2	Boiler replacement with pumps	5000
	NY25-2	Landscaping and sidewalks	10000	NY25-2	Landscaping and sidewalks	6000
	NY25-2	Replacement of heating lines	4000	NY25-2	Replacement of heating lines	7000
	NY25-2	Repair to floors and wall of Bathrooms	14000	NY25-2	Repair to floors and wall of Bathrooms	15000
		Sanding of hardwood floors	2000		Sanding of hardwood floors	2000
	NY25-2	Replacement of kitchen cabinets	10000	NY25-2	Replacement of kitchen cabinets	10000
	NY25-2	Replacement of VAT floors in Kitchens	5000	NY25-2	Replacement of VAT floors in Kitchens	6000
	NY25-2	Replacement of Bedroom doors	8000	NY25-2	Replacement of Bedroom doors	5000
	NY25-2	Replacement of Bedroom closet doors	4000	NY25-2	Replacement of Bedroom closet doors	4000
	NY25-2	Installation of interior replacement lighting	3000	NY25-2	Installation of interior replacement lighting	3000
	NY25-2	Replacement of exterior concrete porches	1500	NY25-2	Replacement of exterior concrete porches	2500
	NY25-2	Improved electrical outlets, gfi's etc.	6000	NY25-2	Improved electrical outlets, gfi's etc.	25000
	NY25-2	Work on master antenna system	3500	NY25-2	Work on master antenna system	3500
	NY25-2	Improved plumbing lines in kitchen an bath	6000	NY25-2	Improved plumbing lines in kitchen an bath	6000
	NY25-2	Replace kitchen exhaust fans	3000	NY25-2	Replace kitchen exhaust fans	3000
	NY25-2	Re pave parking lot	0	NY25-2	Re pave parking lot	15000
	NY25-2	Repair exterior mortar joints to buildings	3500	NY25-2	Repair exterior mortar joints to buildings	0
	NY25-2	Replace smoke detectors	5000	NY25-2	Replace smoke detectors	1500

13. Capital Fund Program Five-Year Action Plan

	NY25-2	Repair concrete foundations	6000	NY25-2	Repair concrete foundations	7000
	NY25-2	Replace storm doors	0	NY25-2	Replace storm doors	15000
	NY25-2	Complete tree pruning	4000	NY25-2	Complete tree pruning	4000
	NY25-2	Repair aluminum facia	3500	NY25-2	Repair aluminum facia	3500
	NY25-2	Replacement of laundry equipment	4000	NY25-2	Replacement of laundry equipment	1500
	NY25-2	Improve handicapped accessibility	5000	NY25-2	Improve handicapped accessibility	5000
	NY25-2	Boiler replacement with pumps	5000	NY25-2	Boiler replacement with pumps	5000
	NY25-2	Improve hallways for more attractive appearance	2500	NY25-2	Improve hallways for more attractive appearance	3000
	NY25-2	Apartment Painting	9000	NY25-2	Apartment Painting	9000
	NY25-3	Stove replacement	1500	NY25-3	Stove replacement	2500
	NY25-3	Refrigerator replacement	6000	NY25-3	Refrigerator replacement	5000
	NY25-3	Boiler replacement with pumps	12000	NY25-3	Boiler replacement with pumps	1200
	NY25-3	Landscaping and sidewalks	15000	NY25-3	Landscaping and sidewalks	5000
	NY25-3	Replacement of heating lines	25000	NY25-3	Replacement of heating lines	20000
	NY25-3	Repair to floors and wall of Bathrooms	5000	NY25-3	Repair to floors and wall of Bathrooms	1500
	NY25-3	Sanding of hardwood floors	1500	NY25-3	Sanding of hardwood floors	1500
	NY25-3	Replacement of kitchen cabinets	2500	NY25-3	Replacement of kitchen cabinets	3000

13. Capital Fund Program Five-Year Action Plan

	NY25-3	Replacement of VAT floors in Kitchens	3000	NY25-3	Replacement of VAT floors in Kitchens	3000
	NY25-3	Replacement of Bedroom doors	1500	NY25-3	Replacement of Bedroom doors	1500
	NY25-3	Replacement of Bedroom closet doors	2000	NY25-3	Replacement of Bedroom closet doors	1500
	NY25-3	Installation of new lock system	1500	NY25-3	Installation of new lock system	1500
	NY25-3	Installation of interior replacement lighting	1600	NY25-3	Installation of interior replacement lighting	1600
	NY25-3	Replacement of exterior concrete porches	5000	NY25-3	Replacement of exterior concrete porches	5000
	NY25-3	Improved electrical outlets, gfi's etc.	2500	NY25-3	Improved electrical outlets, gfi's etc.	2500
	NY25-3	Work on master antenna system	2500	NY25-3	Work on master antenna system	2500
	NY25-3	Improved plumbing lines in kitchen an bath	1000	NY25-3	Improved plumbing lines in kitchen an bath	2500
	NY25-3	Replace kitchen exhaust fans	1000	NY25-3	Replace kitchen exhaust fans	2000
	NY25-3	Re pave parking lot	1800	NY25-3	Re pave parking lot	2500
	NY25-3	Repair exterior mortar joints to buildings	2500	NY25-3	Repair exterior mortar joints to buildings	3000
	NY25-3	Replace smoke detectors	6000	NY25-3	Replace smoke detectors	6000
	NY25-3	Repair concrete foundations	3500	NY25-3	Repair concrete foundations	3500
	NY25-3	Replace storm doors	0	NY25-3	Replace storm doors	1200
	NY25-3	Complete tree pruning	4000	NY25-3	Complete tree pruning	4000
	NY25-3	Replacement of laundry equipment	2500	NY25-3	Replacement of laundry equipment	5000
	NY25-3	Improve handicapped accessibility for seniors	14000	NY25-3	Improve handicapped accessibility for seniors	9000
	NY25-3	Improve security system for seniors	12000	NY25-3	Improve security system for seniors	12000

13. Capital Fund Program Five-Year Action Plan

	NY25-3	Boiler replacement with pumps	12000	NY25-3	Boiler replacement with pumps	25000
	NY25-3	New roof and coping	25000	NY25-3	New roof and coping	50000
	NY25-3	Improve hallways for more attractive appearance	10000	NY25-3	Improve hallways for more attractive appearance	6000
	NY25-3	Community Room Imp	6000	NY25-3	Community Room Imp	5000
	NY25-4	Stove replacement	10000	NY25-4	Stove replacement	8000
	NY25-4	Refrigerator replacement	6000	NY25-4	Refrigerator replacement	12000
	NY25-4	Boiler replacement units	6000	NY25-4	Boiler replacement units	6000
	NY25-4	Landscaping and sidewalks	6000	NY25-4	Landscaping and sidewalks	4000
	NY25-4	Repair to floors and wall of Bathrooms	2500	NY25-4	Repair to floors and wall of Bathrooms	2000
	NY25-4	Replacement of kitchen cabinets	12000	NY25-4	Replacement of kitchen cabinets	16000
	NY25-4	Replacement of VAT floors in Kitchens	7000	NY25-4	Replacement of VAT floors in Kitchens	8000
	NY25-4	Replacement of Bedroom doors	1500	NY25-4	Replacement of Bedroom doors	1500
	NY25-4	Replacement of Bedroom closet doors	6000	NY25-4	Replacement of Bedroom closet doors	3000
	NY25-4	Installation of new lock system	2500	NY25-4	Installation of new lock system	1500
	NY25-4	Installation of interior replacement lighting	5000	NY25-4	Installation of interior replacement lighting	3000
	NY25-4	Improved electrical outlets, gfi's etc.	5000	NY25-4	Improved electrical outlets, gfi's etc.	5000
	NY25-4	Work on master antenna system	4500	NY25-4	Work on master antenna system	6000

13. Capital Fund Program Five-Year Action Plan

	NY25-4	Improved plumbing lines in kitchen an bath	1400	NY25-4	Improved plumbing lines in kitchen an bath	1200
	NY25-4	Replace kitchen exhaust fans	0	NY25-4	Replace kitchen exhaust fans	3000
	NY25-4	Re pave parking lot	12000	NY25-4	Re pave parking lot	6000
	NY25-4	Repair exterior mortar joints to buildings	12000	NY25-4	Repair exterior mortar joints to buildings	6000
	NY25-4	Replace smoke detectors	12000	NY25-4	Replace smoke detectors	8000
	NY25-4	Repair concrete foundations	12000	NY25-4	Repair concrete foundations	6000
	NY25-4	Replace storm doors	6000	NY25-4	Replace storm doors	6000
	NY25-4	Complete tree pruning	5000	NY25-4	Complete tree pruning	5000
	NY25-4	Repair aluminum facia	0	NY25-4	Repair aluminum facia	25000
	NY25-4	Replacement of laundry equipment	0	NY25-4	Replacement of laundry equipment	12000
	NY25-4	Improve handicapped accessibility	9000	NY25-4	Improve handicapped accessibility	9000
	NY25-4	Improve security system	12000	NY25-4	Improve security system	6000
	NY25-4	New roof and coping	85000	NY25-4	New roof and coping	25000
	NY25-4	Apartment Painting	8000	NY25-4	Apartment painting	8000
	NY25-5	Stove replacement	0	NY25-5	Stove replacement	4000
	NY25-5	Refrigerator replacement	3000	NY25-5	Refrigerator replacement	300
	NY25-5	Boiler replacement with pumps	0	NY25-5	Boiler replacement with pumps	1500
	NY25-5	Landscaping and sidewalks	6000	NY25-5	Landscaping and sidewalks	6000

13. Capital Fund Program Five-Year Action Plan

	NY25-5	Replacement of heating units	6000	NY25-5	Replacement of heating units	6000
	NY25-5	Repair to floors and wall of Bathrooms	0	NY25-5	Repair to floors and wall of Bathrooms	3000
	NY25-5	Replacement of kitchen cabinets	0	NY25-5	Replacement of kitchen cabinets	3000
	NY25-5	Replacement of VAT floors in Kitchens	6000	NY25-5	Replacement of VAT floors in Kitchens	3000
	NY25-5	Replacement of Bedroom closet doors	3000	NY25-5	Replacement of Bedroom closet doors	3000
	NY25-5	Installation of new lock system	1500	NY25-5	Installation of new lock system	1500
	NY25-5	Installation of interior replacement lighting	2000	NY25-5	Installation of interior replacement lighting	3000
	NY25-5	Improved electrical outlets, gfi's etc.	3000	NY25-5	Improved electrical outlets, gfi's etc.	1500
	NY25-5	Work on master antenna system	0	NY25-5	Work on master antenna system	4000
	NY25-5	Improved plumbing lines in kitchen an bath	2500	NY25-5	Improved plumbing lines in kitchen an bath	3000
	NY25-5	Replace kitchen exhaust fans	4000	NY25-5	Replace kitchen exhaust fans	3000
	NY25-5	Re pave parking lot	10000	NY25-5	Re pave parking lot	3000
	NY25-5	Installation of interior replacement lighting	6000	NY25-5	Installation of interior replacement lighting	3500
	NY25-5	Repair exterior mortar joints to buildings	5000	NY25-5	Repair exterior mortar joints to buildings	4000
	NY25-5	Replace smoke detectors	12000	NY25-5	Replace smoke detectors	6000
	NY25-5	Complete tree pruning	3000	NY25-5	Complete tree pruning	3000
	NY25-5	Replacement of laundry equipment	7000	NY25-5	Replacement of laundry equipment	0
	NY25-5	Improve handicapped accessibility for seniors	12000	NY25-5	Improve handicapped accessibility for seniors	17000
	NY25-5	Upgrade elevator	25000	NY25-5	Upgrade elevator	3000

13. Capital Fund Program Five-Year Action Plan

	NY25-5	Improvement to sprinkler system	0	NY25-5	Improvement to sprinkler system	7000
	NY25-5	Improve security system for seniors	5000	NY25-5	Improve security system for seniors	6000
	NY25-5	Install new Generator	30000	NY25-5	Install new Generator	0
	NY25-5	Install new compactor	14000	NY25-5	Install new compactor	0
	NY25-5	Boiler replacement with pumps	4000	NY25-5	Boiler replacement with pumps	4000
	NY25-5	New roof and coping	0	NY25-5	New roof and coping	9000
	NY25-5	Improve hallways for more attractive appearance	0	NY25-5	Improve hallways for more attractive appearance	12000
	NY25-5	Replace curtain window system	0	NY25-5	Replace curtain window system	25000
	NY25-5	Community room imp	0	NY25	Community room imp	9000
	NY25-5	Apartment painting	7000	NY25	Apartment painting	6000
	PHA WIDE	Resident Employment	20000	PHA WIDE	Resident Employment	20000
	PHA WIDE	Computer Software/Training	20000	PHA WIDE	Computer Software/Training	30000
	PHA WIDE	Employee Training	18000	PHA WIDE	Employee Training	18000
	PHA WIDE	Advertising	3000	PHA WIDE	Advertising	3000
	PHA WIDE	Mod Salaries	50000	PHA WIDE	Mod Salaries	60000
	PHA WIDE	Mod Benefits	12000	PHA WIDE	Mod Benefits	12000
	PHA WIDE	Travel	14000	PHA WIDE	Travel	14000
	PHA WIDE	A/E Services	20000	PHA WIDE	A/E Services	13000
	PHA WIDE	Resident Computerization and wireless internet	25,000			
	PHA WIDE	Consultant	9000	PHA WIDE	Consultant	9000

13. Capital Fund Program Five-Year Action Plan

	PHA WIDE	**New Maintenance vehicles 4x4 truck**	**25000**	**PHA WIDE**	**New Maintenance vehicles 4x4 truck**	**14000**
	PHA WIDE	**New Maintenance equipment, tractor and utility carts**	**6000**	**PHA WIDE**	**New Maintenance equipment, tractor and utility carts**	**28000**
	PHA WIDE	**New Office Vehicle**	**17000**	**PHA WIDE**	**New Office Vehicle**	**0**
	PHA WIDE	**Replacement of hand and shop tools to comply with code**	**6000**	**PHA WIDE**	**Replacement of hand and shop tools to comply with code**	**7000**
	PHA WIDE	**Law enforcement WVLT support of Drug education activities**	**10000**	**PHA WIDE**	**Law enforcement WVLT support of Drug education activities**	**9000**
	PHA WIDE	**Upgrade security at administration office**	**7000**	**PHA WIDE**	**Upgrade security at administration office**	**6000**
	PHA WIDE	**Resident services and training for youth and adults**	**7000**	**PHA WIDE**	**Resident services and training for youth and adults**	**5000**
Total CFP Estimated Cost			$1,239,800			**$1,265,000**

13. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan Part II: Supporting Pages—Work Activities					
Activities for Year 2009 FFY Grant: PHA FY:			Activities for Year: 2010 FFY Grant: PHA FY:		
Development Name/Number	**Major Work Categories**	**Estimated Cost**	**Development Name/Number**	**Major Work Categories**	**Estimated Cost**
NY25-1	Stove replacement	3000	NY25-1	Stove replacement	15000
NY25-1	Refrigerator replacement	4000	NY25-1	Refrigerator replacement	9000
NY25-1	Boiler replacement with pumps	9000	NY25-1	Boiler replacement with pumps	6000
NY25-1	Landscaping and sidewalks	9000	NY25-1	Landscaping and sidewalks	25000
NY25-1	Replacement of heating lines	14000	NY25-1	Replacement of heating lines	9000
NY25-1	Repair to floors and wall of Bathrooms	0	NY25-1	Repair to floors and wall of Bathrooms	18000
NY25-1	Sanding of hardwood floors	5000	NY25-1	Sanding of hardwood floors	5000
NY25-1	Replacement of kitchen cabinets	8000	NY25-1	Replacement of kitchen cabinets	16000
NY25-1	Replacement of VAT floors in Kitchens	8000	NY25-1	Replacement of VAT floors in Kitchens	12000
NY25-1	Replacement of Bedroom doors	6000	NY25-1	Replacement of Bedroom doors	9000
NY25-1	Replacement of Bedroom closet doors	0	NY25-1	Replacement of Bedroom closet doors	6000
NY25-1	Installation of new lock system	0	NY25-1	Installation of new lock system	3000
NY25-1	Installation of interior replacement lighting	9000	NY25-1	Installation of interior replacement lighting	6000
NY25-1	Improved electrical outlets, gfi's etc.	0	NY25-1	Improved electrical outlets, gfi's etc.	5000

13. Capital Fund Program Five-Year Action Plan

NY25-1	Work on master antenna system	5000	NY25-1	Work on master antenna system	0
NY25-1	Improved plumbing lines in kitchen an bath	9000	NY25-1	Improved plumbing lines in kitchen an bath	5000
NY25-1	Re pave parking lot	17000	NY25-1	Re pave parking lot	0
NY25-1	Repair exterior mortar joints to buildings	9000	NY25-1	Repair exterior mortar joints to buildings	6000
NY25-1	Replace smoke detectors	0	NY25-1	Replace smoke detectors	12000
NY25-1	Repair concrete foundations	0	NY25-1	Repair concrete foundations	5000
NY25-1	Replace storm doors	4000	NY25-1	Replace storm doors	4000
NY25-1	Complete tree pruning	3000	NY25-1	Complete tree pruning	6000
NY25-1	Replace defective concrete porches	9000	NY25-1	Replace defective concrete porches	18000
NY25-1	Repair aluminum facia	0	NY25-1	Repair aluminum facia	14000
NY25-1	Replacement of laundry equipment	0	NY25-1	Replacement of sewer lines	18000
NY25-1	Improve handicapped accessibility	0	NY25-1	Improve handicapped accessibility for seniors	14000
NY25-1	Improve security system	0	NY25-1	Improve security system	9000
NY25-1	Install new Generator	0	NY25-1	Install new Generator	14000
NY25-1	Caulk all windows and doors	14000	NY25-1	Caulk all windows and doors	6000
NY25-1	Boiler replacement with pumps	12000	NY25-1	Boiler replacement with pumps	5000
NY25-1	Improve hallways for more attractive appearance	0	NY25-1	Improve hallways for more attractive appearance	2000
NY25-1	Replace kitchen exhaust fans	0	NY25-1	Replace kitchen exhaust fans	3000
NY25-1	Apartment painting	8000	NY25-1	Apartment painting	8000
NY25-1	Modifications to Maintenance bldg	14000	NY25-1	Modifications to Maintenance bldg	0

13. Capital Fund Program Five-Year Action Plan

NY25-2	Stove replacement	14000	NY25-2	Stove replacement	0
NY25-2	Refrigerator replacement	3000	NY25-2	Refrigerator replacement	9000
NY25-2	Boiler replacement	15000	NY25-2	Boiler replacement	12000
NY25-2	Landscaping and sidewalks	4000	NY25-2	Landscaping and sidewalks	4000
NY25-2	Replacement of heating lines	0	NY25-2	Replacement of heating lines	9000
NY25-2	Repair to floors and wall of Bathrooms	0	NY25-2	Repair to floors and wall of Bathrooms	9000
NY25-2	Sanding of hardwood floors	2000	NY25-2	Sanding of hardwood floors	2000
NY25-2	Replacement of kitchen cabinets	12000	NY25-2	Replacement of kitchen cabinets	600
NY25-2	Replacement of VAT floors in Kitchens	9000	NY25-2	Replacement of VAT floors in Kitchens	3000
NY25-2	Replacement of Bedroom doors	3000	NY25-2	Replacement of Bedroom doors	4000
NY25-2	Replacement of Bedroom closet doors	3000	NY25-2	Replacement of Bedroom closet doors	3000
NY25-2	Installation of new lock system	0	NY25-2	Installation of new lock system	1500
NY25-2	Installation of interior replacement lighting	5000	NY25-2	Installation of interior replacement lighting	7000
NY25-2	Replacement of exterior concrete porches	0	NY25-2	Replacement of exterior concrete porches	9000
NY25-2	Improved electrical outlets, gfi's etc.	6000	NY25-2	Improved electrical outlets, gfi's etc.	0
NY25-2	Work on master antenna system	0	NY25-2	Work on master antenna system	5000
NY25-2	Improved plumbing lines in kitchen an bath	5000	NY25-2	Improved plumbing lines in kitchen an bath	5000
NY25-2	Re pave parking lot	0	NY25-2	Re pave parking lot	19000

13. Capital Fund Program Five-Year Action Plan

NY25-2	Installation of exterior replacement lighting	6000	NY25-2	Installation of exterior replacement lighting	0
NY25-2	Repair exterior mortar joints to buildings	0	NY25-2	Repair exterior mortar joints to buildings	5000
NY25-2	Replace smoke detectors	0	NY25-2	Replace smoke detectors	12000
NY25-2	Repair concrete foundations	0	NY25-2	Repair concrete foundations	3000
NY25-2	Replace storm doors	0	NY25-2	Replace storm doors	12000
NY25-2	Complete tree pruning	4000	NY25-2	Complete tree pruning	2000
NY25-2	Repair aluminum facia	0	NY25-2	Repair aluminum facia	9000
NY25-2	Replacement of laundry equipment	6000	NY25-2	Replacement of laundry equipment	0
NY25-2	Improve handicapped accessibility	0	NY25-2	Improve handicapped accessibility	12000
NY25-2	Improve security system	0	NY25-2	Improve security system	9000
NY25-2	Improve hallways for more attractive appearance	3000	NY25-2	Improve hallways for more attractive appearance	0
NY25-2	Replace kitchen exhaust fans	0	NY25-2	Replace kitchen exhaust fans	6000
NY25-2	Apartment painting	3000	NY25-2	Apartment painting	3000
NY25-3	Stove replacement	4000	NY25-3	Stove replacement	4000
NY25-3	Refrigerator replacement	6000	NY25-3	Refrigerator replacement	6000
NY25-3	Boiler replacement with pumps	9000	NY25-3	Boiler replacement with pumps	8000
NY25-3	Landscaping and sidewalks	16000	NY25-3	Landscaping and sidewalks	7000
NY25-3	Replacement of heating lines	25000	NY25-3	Replacement of heating lines	9000

13. Capital Fund Program Five-Year Action Plan

NY25-3	Repair to floors and wall of Bathrooms	4000	NY25-3	Repair to floors and wall of Bathrooms	0
NY25-3	Sanding of hardwood floors	3000	NY25-3	Sanding of hardwood floors	3000
NY25-3	Replacement of kitchen cabinets	0	NY25-3	Replacement of kitchen cabinets	600
NY25-3	Replacement of VAT floors in Kitchens	0	NY25-3	Replacement of VAT floors in Kitchens	6000
NY25-3	Replacement of Bedroom doors	0	NY25-3	Replacement of Bedroom doors	4000
NY25-3	Replacement of Bedroom closet doors	2000	NY25-3	Replacement of Bedroom closet doors	4000
NY25-3	Community room imp	0	NY25-3	Community room imp	9000
NY25-3	Replacement of exterior concrete porches	0	NY25-3	Replacement of exterior concrete porches	8000
NY25-3	Improved electrical outlets, gfi's etc.	4000	NY25-3	Improved electrical outlets, gfi's etc.	6000
NY25-3	Work on master antenna system	0	NY25-3	Work on master antenna system	5000
NY25-3	Improved plumbing lines in kitchen an bath	4000	NY25-3	Improved plumbing lines in kitchen an bath	4000
NY25-3	Re pave parking lot	0	NY25-3	Re pave parking lot	9000
NY25-3	Installation of interior replacement lighting	0	NY25-3	Installation of interior replacement lighting	5000
NY25-3	Repair exterior mortar joints to buildings	0	NY25-3	Repair exterior mortar joints to buildings	4000
NY25-3	Replace smoke detectors	0	NY25-3	Replace smoke detectors	9000
NY25-3	Replace storm doors	0	NY25-3	Replace storm doors	6000
NY25-3	Complete tree pruning	6000	NY25-3	Complete tree pruning	6000
NY25-3	Replace defective concrete porches	0	NY25-3	Replace defective concrete porches	9000
NY25-3	Repair aluminum facia	6000	NY25-3	Repair aluminum facia	0

13. Capital Fund Program Five-Year Action Plan

NY25-3	Replacement of laundry equipment	0	NY25-3	Replacement of laundry equipment	6000
NY25-3	Improve handicapped accessibility for seniors	12000	NY25-3	Improve handicapped accessibility for seniors	0
NY25-3	Improve security system for seniors	9000	NY25-3	Improve security system for seniors	3000
NY25-3	Install new Generator	0	NY25-3	Install new Generator	12000
NY25-3	Boiler replacement with pumps	7000	NY25-3	Boiler replacement with pumps	19000
NY25-3	New roof and coping	0	NY25-3	New roof and coping	25000
NY25-3	Improve hallways for more attractive appearance	1400	NY25-3	Improve hallways for more attractive appearance	0
NY25-3	Apartment painting	8000	NY25-3	Apartment painting	6000
NY25-4	Stove replacement	12000	NY25-4	Stove replacement	9000
NY25-4	Refrigerator replacement	12000	NY25-4	Refrigerator replacement	14000
NY25-4	Landscaping and sidewalks	6000	NY25-4	Landscaping and sidewalks	6000
NY25-4	Replacement of heating units	9000	NY25-4	Replacement of heating units	18000
NY25-4	Apartment painting	12000	NY25-4	Apartment painting	9000
NY25-4	Repair to floors and wall of Bathrooms	0	NY25-4	Repair to floors and wall of Bathrooms	6000
NY25-4	Replacement of kitchen cabinets	0	NY25-4	Replacement of kitchen cabinets	14000
NY25-4	Replacement of VAT floors in Kitchens	12000	NY25-4	Replacement of VAT floors in Kitchens	0
NY25-4	Replacement of Bedroom doors	0	NY25-4	Replacement of Bedroom doors	4000
NY25-4	Replacement of Bedroom closet doors	9000	NY25-4	Replacement of Bedroom closet doors	5000

13. Capital Fund Program Five-Year Action Plan

NY25-4	Installation of new lock system	0	NY25-4	Installation of new lock system	6000
NY25-4	Installation of interior replacement lighting	5000	NY25-4	Installation of interior replacement lighting	0
NY25-4	Improved electrical outlets, gfi's etc.	6000	NY25-4	Improved electrical outlets, gfi's etc.	6000
NY25-4	Work on master antenna system	6000	NY25-4	Work on master antenna system	6000
NY25-4	Improved plumbing lines in kitchen an bath	5000	NY25-4	Improved plumbing lines in kitchen an bath	5000
NY25-4	Re pave parking lot	0	NY25-4	Re pave parking lot	25000
NY25-4	Installation of exterior replacement lighting	15000	NY25-4	Installation of interior replacement lighting	0
NY25-4	Repair exterior mortar joints to buildings	0	NY25-4	Repair exterior mortar joints to buildings	9000
NY25-4	Replace smoke detectors	9000	NY25-4	Replace smoke detectors	0
NY25-4	Repair concrete foundations	6000	NY25-4	Repair concrete foundations	0
NY25-4	Replace storm doors	3000	NY25-4	Replace storm doors	0
NY25-4	Complete tree pruning	9000	NY25-4	Complete tree pruning	9000
NY25-4	Repair aluminum facia	0	NY25-4	Repair aluminum facia	12000
NY25-4	Replacement of laundry equipment	0	NY25-4	Replacement of laundry equipment	6000
NY25-4	Improve handicapped accessibility	16000	NY25-4	Improve handicapped accessibility	8000
NY25-4	Improve security system	14000	NY25-4	Improve security system	4000
NY25-4	Install new heating for office	6000	NY25-4	Install new heating for office	3000
NY25-4	Playground improvement	14000	NY25-4	Playground improvement	4000
NY25-4	Community room imp	14000	NY25-4	Community room imp	9000
NY25-4	New roof and coping	0	NY25-4	New roof and coping	60000
NY25-4	Office modifications to building	18000	NY25-4	Office modifications	0

13. Capital Fund Program Five-Year Action Plan

NY25-4	Replace kitchen exhaust fans	4000	NY25-4	Replace kitchen exhaust fans	0
NY25-4	Removal of electric heaters	4000	NY25-4	Removal of electric heaters	0
NY25-5	Stove replacement	2000	NY25-5	Stove replacement	2000
NY25-5	Refrigerator replacement	6000	NY25-5	Refrigerator replacement	6000
NY25-5	Boiler replacement with pumps	5000	NY25-5	Boiler replacement with pumps	0
NY25-5	Landscaping and sidewalks	6000	NY25-5	Landscaping and sidewalks	3000
NY25-5	Replacement of heating units	5000	NY25-5	Replacement of heating units	6000
NY25-5	Apartment painting	5000	NY25-5	Apartment painting	6000
NY25-5	Repair to floors and wall of Bathrooms	6000	NY25-5	Repair to floors and wall of Bathrooms	0
NY25-5	Replacement of kitchen cabinets	12000	NY25-5	Replacement of kitchen cabinets	6000
NY25-5	Replacement of VAT floors in Kitchens	6000	NY25-5	Replacement of VAT floors in Kitchens	9000
NY25-5	Replacement of Bedroom doors	6000	NY25-5	Replacement of Bedroom doors	2000
NY25-5	Replacement of Bedroom closet doors	6000	NY25-5	Replacement of Bedroom closet doors	2000
NY25-5	Installation of new lock system	0	NY25-5	Installation of new lock system	1500
NY25-5	Installation of interior replacement lighting	5000	NY25-5	Installation of interior replacement lighting	5000
NY25-5	Improved electrical outlets, gfi's etc.	4000	NY25-5	Improved electrical outlets, gfi's etc.	4000
NY25-5	Work on master antenna system	0	NY25-5	Work on master antenna system	5000
NY25-5	Improved plumbing lines in kitchen an bath	6000	NY25-5	Improved plumbing lines in kitchen an bath	3000
NY25-5	Re pave parking lot	0	NY25-5	Re pave parking lot	19000

13. Capital Fund Program Five-Year Action Plan

NY25-5	Installation of exterior replacement lighting	14000	NY25-5	Installation of exterior replacement lighting	0
NY25-5	Repair exterior mortar joints to buildings	9000	NY25-5	Repair exterior mortar joints to buildings	6000
NY25-5	Replace smoke detectors	0	NY25-5	Replace smoke detectors	14000
NY25-5	Complete tree pruning	4000	NY25-5	Complete tree pruning	3000
NY25-5	Repair window curtain wall system	19000	NY25-5	Repair window curtain wall system	0
NY25-5	Replacement of laundry equipment	9000	NY25-5	Replacement of laundry equipment	0
NY25-5	Improve handicapped accessibility for seniors	19000	NY25-5	Improve handicapped accessibility for seniors	20000
NY25-5	Upgrade elevator	0	NY25-5	Upgrade elevator	9000
NY25-5	Improvement to sprinkler system	0	NY25-5	Improvement to sprinkler system	3000
NY25-5	Improve security system for seniors	9000	NY25-5	Improve security system for seniors	3000
NY25-5	Install new Generator	0	NY25-5	Install new Generator	0
NY25-5	Install new compactor	0	NY25-5	Install new compactor	2500
NY25-5	Boiler replacement with pumps	6000	NY25-5	Boiler replacement with pumps	0
NY25-5	New roof and coping	0	NY25-5	New roof and coping	5000
NY25-5	Improve hallways for more attractive appearance	3000	NY25-5	Improve hallways for more attractive appearance	2000
NY25-5	Replace kitchen exhaust fans	3000	NY25-5	Replace kitchen exhaust fans	0
PHA WIDE	Resident Employment	8000	PHA WIDE	Resident Employment	8000
PHA WIDE	Computer Software/Training	25000	PHA WIDE	Computer Software/Training	25000
PHA WIDE	Employee Training	19000	PHA WIDE	Employee Training	20000
PHA WIDE	Advertising	3000	PHA WIDE	Advertising	3000
PHA WIDE	Mod Salaries	55000	PHA WIDE	Mod Salaries	60000
PHA WIDE	Mod Benefits	16000	PHA WIDE	Mod Benefits	20000

13. Capital Fund Program Five-Year Action Plan

PHA WIDE	**Travel**	**20000**	**PHA WIDE**	**Travel**	**18000**
PHA WIDE	**A/E Services**	**20000**	**PHA WIDE**	**A/E Services**	**25000**
PHA WIDE	**Consultant**	**5000**	**PHA WIDE**	**Consultant**	**8000**
PHA WIDE	**new Maintenance vehicles 4x4 truck**	**19000**	**PHA WIDE**	**New Maintenance vehicles 4x4 truck**	**25000**
PHA WIDE	**Maintenance equipment, tractor**	**20000**	**PHA WIDE**	**Maintenance equipment, tractor**	**15000**
PHA WIDE	**New Office Vehicle**	**19000**	**PHA WIDE**	**New Office Vehicle**	**20000**
PHA WIDE	**Replacement of hand and shop tools to comply with code**	**18000**	**PHA WIDE**	**Replacement of hand and shop tools to comply with code**	**6000**
PHA WIDE	**Law enforcement WVLT support of Drug education activities**	**14000**	**PHA WIDE**	**Law enforcement WVLT support of Drug education activities**	**9000**
PHA WIDE	**Upgrade security at administration office**	**0**	**PHA WIDE**	**Upgrade security at administration office**	**6000**
PHA WIDE	**Resident services and training for youth and adults**	**20000**	**PHA WIDE**	**Resident services and training for youth and adults**	**2000**
Total CFP Estimated Cost		$1,090,400			$1,344,700

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

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

PHA Name: **Watervliet Housing Authority**	Grant Type and Number Capital Fund Program Grant No: NY06P025550105 Replacement Housing Factor Grant No:	Federal FY of Grant: **2005**

☐ **Original Annual Statement** ☐ **Reserve for Disasters/ Emergencies** ☐ **Revised Annual Statement (revision no:)**
☒ **Performance and Evaluation Report for Period Ending:** ☐ **Final Performance and Evaluation Report** **3/31/2007**

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	80,585	78,585	77,085	77,085
3	1408 Management Improvements	44,500	26,298	21,509	21,509
4	1410 Administration	35,000	25,000	35,000	3,707
5	1411 Audit	5,000	0	0	0
6	1415 Liquidated Damages				
7	1430 Fees and Costs	12,000	9,399	9,398	9,398
8	1440 Site Acquisition				
9	1450 Site Improvement	52,000	38,002	35,902	32,602
10	1460 Dwelling Structures	224,700	315,165	197,000	187,145
11	1465.1 Dwelling Equipment—Nonexpendable	14,000	1,278	1,278	1,278
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment	30,000	4,058	4,058	4,058
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collaterization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	497,785	497,785	381,230	336,782
22	Amount of line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				
24	Amount of line 21 Related to Security – Soft Costs				
25	Amount of Line 21 Related to Security – Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures				

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

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: **Watervliet Housing Authority**	**Grant Type and Number** Capital Fund Program Grant No: **NY06P02550105** Replacement Housing Factor Grant No:	**Federal FY of Grant:** 2005

Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
NY25-1	Replacement of ranges	1465	5	1,000	0	0	0	
NY25-1	Replacement of refrigerators	1465	5	1,500	1,278	1,278	1,278	
NY25-1	Landscaping of site	1450		5,000	5,525	5,525	5,525	
NY25-1	Replacement of defective sidewalks	1450	500’	2,500	0	0	0	
NY25-1	Repair of roadway/parking areas	1450	600’	2,000	2,100	2,100	0	
NY25-1	Security lighting	1450	15	1,500	0	0	0	
NY25-1	Replacement of Kitchen cabinets	1460	10	3,000	0	0	0	
NY25-1	Replacement of kitchen vinyl tile	1460	10	5,000	0	0	0	
NY25-1	Sanding of hardwood floors	1460	5	1,500	1,480	1,480	1,480	
NY25-1	Replacement of Tile in bathrooms	1460	25	20,000	4,455	4,455	8,455	
NY25-1	Energy efficient lighting interior	1460	90	5,000	0	0	0	
NY25-1	Replacement of bedroom doors	1460	90	2,500	6,840	0	0	
NY25-1	Exterior motor joint repair	1460	600’	4,500	408	408	408	
NY25-1	Apartment full painting	1460	25	7,000	6,125	5,,460	5,460	
NY25-1	Interior plumbing improvements	1460	90	3,000	1,653	1,653	1,653	
NY25-1	Boiler plant changes	1460	1	4,000	3,430	3,430	3,430	
NY25-1	Interior electrical modifications	1460	75	5,000	27,000	24,079	9,488	

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

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: **Watervliet Housing Authority**		**Grant Type and Number** Capital Fund Program Grant No: **NY06P02550105** Replacement Housing Factor Grant No:				**Federal FY of Grant:** 2005		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
NY25-2	Replacement of refrigerators	1465	5	1,500	0	0	0	
NY25-2	Landscaping of site	1450		3,000	2,301	2,301	2,301	
NY25-2	Replacement of defective sidewalks	1450	400”	2,500	800	800	0	
NY25-2	Security lighting	1450	6	1,500	0	0	0	
NY25-2	Replacement of Kitchen cabinets	1460	15	1,500	465	465	465	
NY25-2	Replacement of kitchen vinyl tile	1460	15	3,000	0	0	0	
NY25-2	Replacement of Tile in bathrooms	1460	7	6,000	1,200	0	0	
NY25-2	Energy efficient lighting interior	1460	20	3,000	0	0	0	
NY25-2	Replacement of bedroom doors	1460	10	3,000	0	0	0	
NY25-2	Apartment full painting	1460	7	3,000	258	258	258	
NY25-2	Interior plumbing improvements	1460	25	3,000	3,685	3,685	3,685	
NY25-2	Boiler plant changes	1460	2	4,000	3,300	0	0	
NY25-2	Interior electrical modifications	1460	15	3,000	0	0	0	

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

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: **Watervliet Housing Authority**		**Grant Type and Number** Capital Fund Program Grant No: **NY06P02550105** Replacement Housing Factor Grant No:				**Federal FY of Grant:** 2005		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
NY25-3	Replacement of refrigerators	1465	5	3,000	0	0	0	
NY25-3	Landscaping of site	1450	1	5,000	350	350	350	
NY25-3	Replacement of defective sidewalks	1450	250’	4,000	0	0	0	
NY25-3	Security lighting	1450	5	500	0	0	0	
NY25-3	Replace roofs	1460	6	18,000	75,000	0	0	
NY25-3	Replacement of kitchen vinyl tile	1460	60	5,000	51,273	44,387	51,223	
NY25-3	Sanding of hardwood floors	1460	6	1,500	1,470	1,470	1,470	
NY25-3	Energy efficient lighting interior	1460	60	3,500	373	373	373	
NY25-3	Exterior motor joint repair	1460	200sq’	1,500	800	800	800	
NY25-3	Apartment full painting	1460	5	3,000	992	992	992	
NY25-3	Replacement of exterior decking	1460	12	6,000	22,723	22,723	22,723	
NY25-3	Boiler replacement	1460	1	3,000	639	639	639	
NY25-3	Interior plumbing improvements	1460	60	3,500	4,082	4,082	4,082	

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

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: **Watervliet Housing Authority**		**Grant Type and Number** Capital Fund Program Grant No: **NY06P02550105** Replacement Housing Factor Grant No:				**Federal FY of Grant:** 2005		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
NY25-4	Replacement of ranges	1465	25	3,000	0	0	0	
NY25-4	Replacement of refrigerators	1465	5	1,000	0	0	0	
NY25-4	Landscaping of site	1450		5,000	1,200	1,200	1,200	
NY25-4	Replacement of defective sidewalks	1450	300’	4,000		0	0	
NY25-4	Repair of roadway/parking areas	1450	3	5,000	1,600	1,600	0	
NY25-4	Security lighting	1450	12	3,000	0	0	0	
NY25-4	Replacement of Kitchen cabinets	1460	10	4,000	0	0	0	
NY25-4	Replacement of kitchen vinyl tile	1460	5	4,000	770	770	770	
NY25-4	Interior plumbing	1460	58	3,000	325	325	325	
NY25-4	Convert DHW elec to gas	1460	58	6,000	3,950	3,950	3,950	
NY25-4	Energy efficient lighting interior	1460	25	1,500	0	0	0	
NY25-4	Replacement of bedroom doors	1460	10	1,000	1,344	1,344	1,344	
NY25-4	Exterior motor joint repair	1460	400 sq ft	3,000	2,100	2,100	2,100	
NY25-4	Apartment full painting	1460	10	3,000	14,364	13,559	13,559	
NY25-4	Replacement roofs	1460	6	2,500	21,037	0	0	
NY25-4	Interior electrical modifications	1460	58	6,000	1,365	1,365	1,365	

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

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: **Watervliet Housing Authority**		**Grant Type and Number** Capital Fund Program Grant No: **NY06P02550105** Replacement Housing Factor Grant No:				**Federal FY of Grant:** 2005		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
NY25-5	Replacement of refrigerators	1465	5	3,000	0	0	0	
NY25-5	Landscaping of site	1450		4,000	1,528	1,528	1,528	
NY25-5	Replacement of defective sidewalks	1450	100’	2,000	22,598	22,598	21,698	
NY25-5	Security lighting	1450	5	1,500	0	0	0	
NY25-5	Replacement of Kitchen cabinets	1460	5	2,500	0	0	0	
NY25-5	Improve exhaust venting	1460		2,500	0	0	0	
NY25-5	Elevator repairs	1460		8,000	1,877	1,877	1,877	
NY25-5	Replace generator	1460		8,000	0	0	0	
NY25-5	Energy efficient lighting interior	1460	5	2,500	495	495	495	
NY25-5	Improve interior plumbing	1460		2,500	0	0	0	
NY25-5	Exterior motor joint repair	1460	300sq’	2,500	0	0	0	
NY25-5	Apartment full painting	1460	15	3,000	4,913	4,913	4,913	
NY25-5	Insulate exterior walls	1460	10	8,000	28,110	25,835	25,835	
NY25-5	Roof replacement	1460	1	15,000	12,404	12,261	12,261	
NY25-5	Community room improvements	1460		1,200	5,267	5,267	5,267	

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

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: **Watervliet Housing Authority**		**Grant Type and Number** Capital Fund Program Grant No: **NY06P02550105** Replacement Housing Factor Grant No:				**Federal FY of Grant:** 2005		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
PHA WIDE	Staff and Resident Training	1408		4,000	0	0	0	
PHA WIDE	Computer upgrade of software	1408		8,500	7,817	3,986	3,986	
PHA WIDE	Upgrade computer equipment	1408		12,000	3,676	3,676	3,676	
PHA WIDE	Staff Training	1408		4,000	10,596	9,639	9,639	
PHA WIDE	Law enforcement/WVLT drug education training and materials	1406		3,500	1,500	0	0	
PHA WIDE	Salaries for Mod Work	1410		35,000	25,000	35000	3,708	
PHA WIDE	A/E services for Tech plans/specs	1430		12,000	9,399	9,399	9,399	
PHA WIDE	Purchase of maintenance equipment	1475		25,000	4,058	4,058	4,058	
PHA WIDE	Maintenance tractor	1475		5,000	0	0	0	
PHA WIDE	Office equipment	1408		6,500	0	0	0	
PHA WIDE	Audit	1411		5,000	0	0	0	
PHA WIDE	Operating reserve	1406		77,085	77,085	77,085	77,085	
PHA WIDE	Improve security systems	1408		9,500	4,209	4,209	4,209	

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

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

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

PHA Name: Watervliet Housing Authority	Grant Type and Number Capital Fund Program Grant No: NY06P02550106 Replacement Housing Factor Grant No:	Federal FY of Grant: 2006

☐ Original Annual Statement ☐ Reserve for Disasters/ Emergencies ☒ Revised Annual Statement (revision no: 1)
☐ Performance and Evaluation Report for Period Ending: ☐ Final Performance and Evaluation Report

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	70,000			
3	1408 Management Improvements	35,500			
4	1410 Administration	30,000			
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	12,000			
8	1440 Site Acquisition				
9	1450 Site Improvement	56,500			
10	1460 Dwelling Structures	199,621			
11	1465.1 Dwelling Equipment—Nonexpendable	22,067			
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment	63,000			
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collaterization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	488,688			
22	Amount of line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				
24	Amount of line 21 Related to Security – Soft Costs				
25	Amount of Line 21 Related to Security – Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures				

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

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Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: **Watervliet Housing Authority**		**Grant Type and Number** Capital Fund Program Grant No: **NY06P02550106** Replacement Housing Factor Grant No:				**Federal FY of Grant:** 2006		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
NY25-1	Replacement of ranges	1465	5	5,567				
NY25-1	Replacement of refrigerators	1465	5	1,500				
NY25-1	Landscaping of site	1450		5,000				
NY25-1	Replacement of defective sidewalks	1450	500’	5,500				
NY25-1	Repair of roadway/parking areas	1450	600’	4,000				
NY25-1	Security lighting	1450	15	1,500				
NY25-1	Improved drainage	1450	300’	4,000				
NY25-1	Replacement of Kitchen cabinets	1460	10	5,000				
NY25-1	Replacement of kitchen vinyl tile	1460	10	5,000				
NY25-1	Sanding of hardwood floors	1460	5	1,500				
NY25-1	Replacement of Tile in bathrooms	1460	25	5,000				
NY25-1	Energy efficient lighting interior	1460	90	5,000				
NY25-1	Apartment full painting	1460	25	7,000				
NY25-1	Interior plumbing improvements	1460	90	3,000				
NY25-1	Boiler plant changes	1460	1	5,000				
NY25-1	Interior electrical modifications	1460	75	5,000				

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

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: **Watervliet Housing Authority**		**Grant Type and Number** Capital Fund Program Grant No: **NY06P02550106** Replacement Housing Factor Grant No:				**Federal FY of Grant:** 2006		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
NY25-2	Replacement of ranges	1465	15	4,000				
NY25-2	Landscaping of site	1450		3,000				
NY25-2	Replacement of defective sidewalks	1450	400”	2,500				
NY25-2	Repair of roadway/parking areas	1450	3000sq	2,500				
NY25-2	Security lighting	1450	6	1,500				
NY25-2	Improved drainage	1450	100’	3,000				
NY25-2	Replacement of Kitchen cabinets	1460	15	1,500				
NY25-2	Sanding of hardwood floors	1460	5	1,500				
NY25-2	Replacement of Tile in bathrooms	1460	7	2,000				
NY25-2	Energy efficient lighting interior	1460	20	3,000				
NY25-2	Exterior motor joint repair	1460	300sq’	3,000				
NY25-2	Apartment full painting	1460	7	3,000				
NY25-2	Interior plumbing improvements	1460	25	3,000				
NY25-2	Boiler plant changes	1460	2	2,000				
NY25-2	Interior electrical modifications	1460	15	3,000				

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

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: **Watervliet Housing Authority**		**Grant Type and Number** Capital Fund Program Grant No: **NY06P02550106** Replacement Housing Factor Grant No:				**Federal FY of Grant:** 2006		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
NY25-3	Landscaping of site	1450	1	5,000				
NY25-3	Interior plumbing improvements	1460	60	3,500				
NY25-3	Replace roofs	1460	6	46,121				
NY25-3	Replacement of kitchen vinyl tile	1460	60	5,000				
NY25-3	Sanding of hardwood floors	1460	6	1,500				
NY25-3	Replacement of Tile in bathrooms	1460	2	2,000				
NY25-3	Energy efficient lighting interior	1460	60	3,500				
NY25-3	Exterior motor joint repair	1460	200sq’	3,000				
NY25-3	Apartment full painting	1460	5	3,000				
NY25-3	Replacement of exterior decking	1460	12	6,000				

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

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: **Watervliet Housing Authority**		**Grant Type and Number** Capital Fund Program Grant No: **NY06P02550106** Replacement Housing Factor Grant No:				**Federal FY of Grant:** 2006		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
NY25-4	Replacement of ranges	1465	25	3,000				
NY25-4	Replacement of refrigerators	1465	5	5,000				
NY25-4	Landscaping of site	1450		5,000				
NY25-4	Replacement of defective sidewalks	1450	300’	4,000				
NY25-4	Security lighting	1450	12	3,000				
NY25-4	Replacement of Kitchen cabinets	1460	10	4,000				
NY25-4	Replacement of kitchen vinyl tile	1460	5	4,000				
NY25-4	Interior plumbing	1460	58	3,000				
NY25-4	Energy efficient lighting interior	1460	25	1,500				
NY25-4	Replacement of bedroom doors	1460	10	1,000				
NY25-4	Exterior motor joint repair	1460	400 sq ft	3,000				
NY25-4	Apartment full painting	1460	10	3,000				
NY25-4	Replacement roofs	1460	6	6,000				
NY25-4	Interior electrical modifications	1460	58	6,000				

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

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: **Watervliet Housing Authority**		**Grant Type and Number** Capital Fund Program Grant No: **NY06P02550106** Replacement Housing Factor Grant No:				**Federal FY of Grant:** 2006		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
NY25-5	Replacement of refrigerators	1465	5	3,000				
NY25-5	Landscaping of site	1450		4,000				
NY25-5	Improved drainage	1450		3,000				
NY25-5	Elevator repairs	1460		8,000				
NY25-5	Replace generator	1460		8,000				
NY25-5	Improve interior plumbing	1460		2,500				
NY25-5	Apartment full painting	1460	15	3,000				
NY25-5	Insulate exterior walls	1460	10	8,000				
NY25-5	Community room improvements	1460		1,500				

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

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Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: **Watervliet Housing Authority**		**Grant Type and Number** Capital Fund Program Grant No: **NY06P02550106** Replacement Housing Factor Grant No:				**Federal FY of Grant:** 2006		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
PHA WIDE	Staff and Resident Training	1408		9,000				
PHA WIDE	Computer upgrade of software	1408		8,500				
PHA WIDE	Upgrade computer equipment	1475		15,000				
PHA WIDE	Staff Training	1408		7,000				
PHA WIDE	Law enforcement/WVLT drug education training and materials	1408		3,500				
PHA WIDE	Salaries for Mod Work	1410		30,000				
PHA WIDE	A/E services for Tech plans/specs	1430		12,000				
PHA WIDE	Purchase of maintenance equipment	1475		25,000				
PHA WIDE	Maintenance tractor	1475		14,000				
PHA WIDE	Office equipment	1475		9,000				
PHA WIDE	Operating reserve	1406		70,000				
PHA WIDE	Improve security systems	1408		7,500				

13. Capital Fund Program Five-Year Action Plan

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part III: Implementation Schedule

PHA Name: **Watervliet Housing Authority**	**Grant Type and Number** Capital Fund Program No: **NY06P02550106** Replacement Housing Factor No:	**Federal FY of Grant:** 2006

Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
NY25-1	7/17/08			7/17/10			
NY25-2	7/17/08			7/17/10			
NY25-3	7/17/08			7/17/10			
Ny25-4	7/17/08			7/17/10			
NY25-5	7/17/08			7/17/10			
PHA WIDE	7/17/08			7/17/10			

13. Capital Fund Program Five-Year Action Plan