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

Knoxville's Community Development Corporation

PHA Plan - tn003v02

Annual Plan for Fiscal Year Beginning July 1, 2007

(July 1, 2007 – June 30, 2008)

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

PHA Plan
Agency Identification

PHA Name: Knoxville's Community Development Corporation

PHA Number: TN003

PHA Fiscal Year Beginning: 07/2007

Public Access to Information

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

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

Display Locations For PHA Plans and Supporting Documents

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

☒ Main administrative office of the PHA
☒ 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)
Section 8 Office at KCDC's Family Investment Center (FIC)

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)

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

i. Annual Plan Type:
Select which type of Annual Plan the PHA will submit.

☒ **Standard Plan (some sections exempted for High Performer)**

Streamlined Plan:

- ☐ **High Performing PHA**
- ☐ **Small Agency (<250 Public Housing Units)**
- ☐ **Administering Section 8 Only**

☐ **Troubled Agency Plan**

ii. Executive Summary of the Annual PHA Plan
[24 CFR Part 903.7 9 (r)]
Provide a brief overview of the information in the Annual Plan, including highlights of major initiatives and discretionary policies the PHA has included in the Annual Plan.

iii. Annual Plan Table of Contents
[24 CFR Part 903.7 9 (r)]
Provide a table of contents for the Annual Plan, including attachments, and a list of supporting documents available for public inspection.

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Attachments

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

Required Attachments:

☒ **B** Admissions Policy for Deconcentration
☒ M FY 2007 Capital Fund Program Annual Statement
☐ Most recent board-approved operating budget (Required Attachment for PHAs that are troubled or at risk of being designated troubled ONLY)
☒ **D** List of Resident Advisory Board Members
☒ **I** List of Resident Board Member
☒ **G** Community Service Description of Implementation
☒ **H** Information on Pet Policy
☒ **E** Section 8 Homeownership Capacity Statement, if applicable
☐ Description of Homeownership Programs, if applicable
☒ Other (List below, providing each attachment name)
- **C** Deconcentration and Income Mixing
- **F** Assessment of Site-Based Waiting Lists
- **A** Statement on Progress in Meeting 5-Year Plan Goals
- **J** RASS Follow-up Plan
- **K** Provision forVAWA
- **L** Explanation of Required Conversion/Cluster Candidate Report

Optional Attachments:

☐ PHA Management Organizational Chart
☒ **N** FY 2007 Capital Fund Program 5 Year Action Plan
☐ Public Housing Drug Elimination Program (PHDEP) Plan
☐ Comments of Resident Advisory Board or Boards (must be attached if not included in PHA Plan text)
☒ Other (List below, providing each attachment name)
- **O** Capital Fund Program Performance & Evaluation Reports

Supporting Documents Available for Review

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

List of Supporting Documents Available for Review		
Applicable & On Display	**Supporting Document**	**Applicable Plan Component**
X	PHA Plan Certifications of Compliance with the PHA Plans	5 Year and Annual Plans

List of Supporting Documents Available for Review		
Applicable & On Display	**Supporting Document**	**Applicable Plan Component**
	and Related Regulations	
X	State/Local Government Certification of Consistency with the Consolidated Plan	5 Year and Annual Plans
X	Fair Housing Documentation: Records reflecting that the PHA has examined its programs or proposed programs, identified any impediments to fair 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	Consolidated Plan for the jurisdiction/s in which the PHA is located (which includes the Analysis of Impediments to Fair Housing Choice (AI))) and any additional backup data to support statement of housing needs in the jurisdiction	Annual Plan: Housing Needs
X	Most recent board-approved operating budget for the public housing program	Annual Plan: Financial Resources
X	Public Housing Admissions and (Continued) Occupancy Policy (A&O), which includes the Tenant Selection and Assignment Plan [TSAP]	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Public Housing Deconcentration and Income Mixing Documentation: 1. PHA board certifications of compliance with deconcentration requirements (section 16(a) of the US Housing Act of 1937, as implemented in the 2/18/*99 Quality Housing and Work Responsibility Act Initial Guidance; Notice* and any further HUD guidance) and 2. Documentation of the required deconcentration and income mixing analysis	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Public housing rent determination policies, including the methodology 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 ☒ 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	Public housing grievance procedures ☐ check here if included in the public housing	Annual Plan: Grievance Procedures

List of Supporting Documents Available for Review		
Applicable & On Display	**Supporting Document**	**Applicable Plan Component**
	A & O Policy	
X	Section 8 informal review and hearing procedures ☒ check here if included in Section 8 Administrative Plan	Annual Plan: Grievance Procedures
X	The HUD-approved Capital Fund/Comprehensive Grant Program Annual Statement (HUD 52837) for the active grant year	Annual Plan: Capital Needs
N/A	Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grant	Annual Plan: Capital Needs
X	Most recent, approved 5 Year Action Plan for the Capital Fund/Comprehensive Grant Program, if not included as an attachment (provided at PHA option)	Annual Plan: Capital Needs
N/A	Approved HOPE VI applications or, if more recent, approved or submitted HOPE VI Revitalization Plans or any other approved proposal for development of public housing	Annual Plan: Capital Needs
N/A	Approved or submitted applications for demolition and/or disposition of public housing	Annual Plan: Demolition and Disposition
X	Approved or submitted applications for designation of public housing (Designated Housing Plans)	Annual Plan: Designation of Public Housing
N/A	Approved or submitted assessments of reasonable revitalization of public housing and approved or submitted conversion plans prepared pursuant to section 202 of the 1996 HUD Appropriations Act	Annual Plan: Conversion of Public Housing
N/A	Approved or submitted public housing homeownership programs/plans	Annual Plan: Homeownership
X	Policies governing any Section 8 Homeownership program ☐ check here if included in the Section 8 Administrative Plan	Annual Plan: Homeownership
X	Any cooperative agreement between the PHA and the TANF agency	Annual Plan: Community Service & Self-Sufficiency
X	FSS Action Plan/s for public housing and/or Section 8	Annual Plan: Community Service & Self-Sufficiency
N/A	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports	Annual Plan: Community Service & Self-Sufficiency
N/A	The most recent Public Housing Drug Elimination Program (PHEDEP) semi-annual performance report for any open grant and most recently submitted PHDEP application (PHDEP Plan)	Annual Plan: Safety and Crime Prevention
X	The most recent fiscal year audit of the PHA conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U. S.C. 1437c(h)), the results of that audit and the PHA's response to any findings	Annual Plan: Annual Audit
	Troubled PHAs: MOA/Recovery Plan	Troubled PHAs
	Other supporting documents (optional) (list individually; use as many lines as necessary)	(specify as needed)
X	Pet Policy	Annual Plan: Pet Policy

1. Statement of Housing Needs

[24 CFR Part 903.7 9 (a)]

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

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

Housing Needs of Families in the Jurisdiction by Family Type							
Family Type	Overall	Afford-ability	Supply	Quality	Access-ibility	Size	Loca-tion
Income <= 30% of AMI	7755	5	4	5	2	3	4
Income >30% but <=50% of AMI	4693	5	3	5	3	3	4
Income >50% but <80% of AMI	2059	3	3	4	2	2	4
Elderly	1668	4	3	5	4	3	4
Families with Disabilities	2721	4	5	3	5	3	4
White	10833	4	2	5	3	2	4
African-American	2805	4	2	5	3	2	4
Hispanic	263	5	3	5	3	4	4
Other Ethnic	374	5	3	5	3	4	4

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

☒ Consolidated Plan of the Jurisdiction/s
Indicate year: 2005-2009 5-Year Plan

☒ U.S. Census data: the Comprehensive Housing Affordability Strategy ("CHAS") dataset (2000 CHAS dataset that was used in City's 2005-2009 5-Yr Plan)

☐ American Housing Survey data
Indicate year:

☐ Other housing market study
Indicate year:

☐ Other sources: (list and indicate year of information)

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

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

Housing Needs of Families on the Waiting List As of January 2007			
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	682		863
Extremely low income <=30% AMI	497	72.9%	
Very low income (>30% but <=50% AMI)	155	22.3%	
Low income (>50% but <80% AMI)	30	4.4%	
Families with children	243	35.6%	
Elderly families	75	11.0%	
Families with Disabilities	142	20.8%	
White	287	42.1%	
African-American	363	53.2%	
Other Ethnicity	3	0.4%	
Characteristics by Bedroom Size (Public Housing Only)			
0/1BR	437	64.1%	507
2 BR	153	22.4%	167
3 BR	76	11.1%	138
4 BR	14	2.1%	33
5 BR	2	0.3%	18
5+ BR	N/A	N/A	N/A

Housing Needs of Families on the Waiting List As of January 2007
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 Waiting List As of January 2007			
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	72		100%
Extremely low income <=30% AMI	59	81.9%	
Very low income (>30% but <=50% AMI)	13	18.1%	
Low income (>50% but <80% AMI)	0	0.0%	
Families with children	30	41.7%	
Elderly families	3	4.2%	
Families with Disabilities	32	44.4%	
White	44	61.1%	
African-American	28	38.9%	
Other Ethnicity	0	0.0%	
Characteristics by Bedroom Size (Public Housing Only)	N/A	N/A	N/A
1BR	N/A	N/A	N/A

Housing Needs of Families on the Waiting List As of January 2007			
2 BR	N/A	N/A	N/A
3 BR	N/A	N/A	N/A
4 BR	N/A	N/A	N/A
5 BR	N/A	N/A	N/A
5+ BR	N/A	N/A	N/A

Is the waiting list closed (select one)? ☐ No ☒ Yes

If yes:

How long has it been closed (# of months)? 95

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 (Applicants with verified preferences)

C. Strategy for Addressing Needs

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

(1) Strategies

Need: Shortage of affordable housing for all eligible populations

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

Select all that apply

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

Strategy 2: Increase the number of affordable housing units by:
Select all that apply

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

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

- ☒ 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 (564 units already approved)
- ☐ 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. (Per the U.S. Census CHAS dataset, there are no disproportionate housing needs in the Knoxville-MSA; however, KCDC will undertake the strategies listed below.)

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)
Provide a suitable living environment for families living in assisted housing, regardless of race, color, religion, national origin, sex, familial status, and/or disability.

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 903.7 9 (b)]

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

Financial Resources: Planned Sources and Uses		
Sources	**Planned $**	**Planned Uses**
1. **Federal Grants (FY 2007 grants)**		
a) Public Housing Operating Fund	10,527,030	
b) Public Housing Capital Fund Replacement Housing Fund	5,023,230 483,896	
c) HOPE VI Revitalization	0	
d) HOPE VI Demolition	0	
e) Annual Contributions for Section 8 Tenant-Based Assistance	12,345,001	
f) Public Housing Drug Elimination Program (including any Technical Assistance funds)	N/A	
g) Resident Opportunity and Self-Sufficiency Grants	N/A	
h) Community Development Block Grant	N/A	N/A
i) HOME	N/A	N/A
Other Federal Grants (list below)		
2. Prior Year Federal Grants (unobligated funds only) (list below)		
PH Capital Fund (2006)	995,000	PH Capital Improvements
PH Capital Fund (2005)	300,943	PH Capital Improvements

Financial Resources: Planned Sources and Uses		
Sources	**Planned $**	**Planned Uses**
PH Replacement Housing Fund (2006) 1st Increment	390,520	PH Capital Improvements
PH Replacement Housing Fund (2006) 2nd Increment	93,376	PH Capital Improvements
PH Replacement Housing Fund (2005) 1st Increment	98,348	PH Capital Improvements
PH Replacement Housing Fund (2005) 2nd Increment	320,537	PH Capital Improvements
3. Public Housing Dwelling Rental Income		
Dwelling Rent	3,132,360	PH Operations
Excess Utilities	1,530	PH Operations
4. Other income (list below)		
Maintenance Charges/Court Costs	149,060	PH Operations
5. Non-federal sources (list below)		
Roof top/Space Lease	8,970	PH Operations
Vending/Laundry/Phone Commission	88,490	PH Operations
Total resources	33,958,291	

3. PHA Policies Governing Eligibility, Selection, and Admissions

[24 CFR Part 903.7 9 (c)]

A. Public Housing

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

(1) Eligibility

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

☒ When families are within a certain number of being offered a unit: (state number) (top five)

☐ When families are within a certain time of being offered a unit: (state time)

☐ 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. 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? 16

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? All (if family meets eligibility criteria)

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: (The only moves considered transfers are moves within same development. Otherwise, move is considered new admission)

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

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

4 Date and Time

Former Federal preferences:
1 Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
1 Victims of domestic violence
N/A Substandard housing
3 Homelessness
N/A High rent burden

Other preferences (select all that apply)
2 Working families and those unable to work because of age or disability
☐ Veterans and veterans' families
☐ Residents who live and/or work in the jurisdiction
2 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)

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

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

(6) Deconcentration and Income Mixing (SEE ATTACHMENT C WITH REVISED TEMPLATE QUESTIONS)

a. ☐ Yes ☐ No: Did the PHA's analysis of its family (general occupancy) developments to determine concentrations of poverty indicate the need for measures to promote deconcentration of poverty or income mixing?

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

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

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

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

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

☐ Other (list policies and developments targeted below)

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

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

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

f. Based on the results of the required analysis, in which developments will the PHA make special efforts to attract or retain higher-income families? (select all that apply)
☐ Not applicable: results of analysis did not indicate a need for such efforts
☐ List (any applicable) developments below:

g. Based on the results of the required analysis, in which developments will the PHA make special efforts to assure access for lower-income families? (select all that apply)
☐ Not applicable: results of analysis did not indicate a need for such efforts
☐ List (any applicable) developments below:

B. Section 8

Exemptions: PHAs that do not administer section 8 are not required to complete sub-component 3B.
Unless otherwise specified, all questions in this section apply only to the tenant-based section 8 assistance program (vouchers, and until completely merged into the voucher program, certificates).

(1) Eligibility

a. What is the extent of screening conducted by the PHA? (select all that apply)
☐ Criminal or drug-related activity only to the extent required by law or regulation
☒ Criminal and drug-related activity, more extensively than required by law or regulation
☐ More general screening than criminal and drug-related activity (list factors below)
☒ Other (list below)
Rental history as tenant in public housing or Section 8 housing

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)
History as tenant in rental housing

(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)
Section 8 Administrative Office located at the Family Investment Center (FIC), 400 Harriet Tubman Street, Knoxville, Tennessee 37915

(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:
At the request of a voucher holder who has demonstrated an unsuccessful effort to locate a unit as evidenced by submission of request(s) for tenancy approval and contact with the Section 8 Occupancy Specialist.

(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)
Homeless working families and those homeless unable to work because of age or disability

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.

1 Date and Time

Former Federal preferences

1 & 2 Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
4 Victims of domestic violence
4 Substandard housing
3 & 4 Homelessness

5 High rent burden

Other preferences (select all that apply)
5 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
4 Victims of reprisals or hate crimes
3 Other preference(s) (list below)
Homeless working families and those homeless unable to work because of age or disability

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)
Notice to community social services agencies

4. PHA Rent Determination Policies

[24 CFR Part 903.7 9 (d)]

A. Public Housing

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

(1) Income Based Rent Policies

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

a. Use of discretionary policies: (select one)

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

---or---

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

b. Minimum Rent

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

☒ $0
☐ $1-$25
☐ $26-$50

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

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

c. Rents set at less than 30% 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:

When adjusted income exceeds flat rent

d. Which of the discretionary (optional) deductions and/or exclusions policies does the PHA plan to employ (select all that apply)

☐ For the earned income of a previously unemployed household member
☐ For increases in earned income
☐ Fixed amount (other than general rent-setting policy)
If yes, state amount/s and circumstances below:
☐ Fixed percentage (other than general rent-setting policy)
If yes, state percentage/s and circumstances below:
☐ For household heads
☐ For other family members
☐ For transportation expenses
☐ For the non-reimbursed medical expenses of non-disabled or non-elderly families
☐ Other (describe below)

e. Ceiling rents

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

☒ Yes for all developments
☐ Yes but only for some developments
☐ No

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

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

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

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

f. Rent re-determinations:

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

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

1) Any time a family on minimum rent receives an increase in income;
2) Any time a family who has requested a reexamination to lower their rent before the regularly scheduled annual reexamination receives an increase in income;
3) Any time there is not enough information at admission or reexamination to determine rent for 12 months;
4) Any time a family receives a lump-sum payment for delayed start of regular payments, such as TANF and unemployment compensation (excludes SS & SSI).

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

(2) Flat Rents

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

☐ The section 8 rent reasonableness study of comparable housing
☐ Survey of rents listed in local newspaper
☒ Survey of similar unassisted units in the neighborhood
☐ Other (list/describe below)

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)
As needed due to level of HUD funding

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)
Level of HUD Funding

(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. Operations and Management EXEMPTED FOR HIGH PERFORMER

[24 CFR Part 903.7 9 (e)]

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

A. PHA Management Structure

Describe the PHA's management structure and organization.

(select one)

☐ An organization chart showing the PHA's management structure and organization is attached.

☐ A brief description of the management structure and organization of the PHA follows:

B. HUD Programs Under PHA Management

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

Program Name	Units or Families Served at Year Beginning	Expected Turnover
Public Housing		
Section 8 Vouchers		
Section 8 Certificates		
Section 8 Mod Rehab		
Special Purpose Section 8 Certificates/Vouchers (list individually)		
Public Housing Drug Elimination Program (PHDEP)		
Other Federal Programs(list individually)		

C. Management and Maintenance Policies

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

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

(2) Section 8 Management: (list below)

6. PHA Grievance Procedures EXEMPTED FOR HIGH PERFORMER

[24 CFR Part 903.7 9 (f)]

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

A. Public Housing

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

If yes, list additions to federal requirements below:

2. Which PHA office should residents or applicants to public housing contact to initiate the PHA grievance process? (select all that apply)

☐ PHA main administrative office
☐ PHA development management offices
☐ Other (list below)

B. Section 8 Tenant-Based Assistance

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

If yes, list additions to federal requirements below:

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

☐ PHA main administrative office
☐ Other (list below)

7. Capital Improvement Needs

[24 CFR Part 903.7 9 (g)]

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

A. Capital Fund Activities

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

(1) Capital Fund Program Annual Statement

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

Select one:

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

-or-

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

(2) Optional 5-Year Action Plan

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

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

b. If yes to question a, select one:

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

-or-

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

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

Applicability of sub-component 7B: All PHAs administering public housing. Identify any approved HOPE VI and/or public housing development or replacement activities not described in the Capital Fund Program Annual Statement.

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

b) Status of HOPE VI revitalization grant (complete one set of questions for each grant)

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

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

☒ Yes ☐ No: d) Will the PHA be engaging in any mixed-finance development activities for public housing in the Plan year?
If yes, list developments or activities below:
Lonsdale Homes and Christenberry Heights modernization

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

8. Demolition and Disposition

[24 CFR Part 903.7 9 (h)]

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

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

2. Activity Description

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

Demolition/Disposition Activity Description
1a. Development name: Walter P. Taylor Homes 1b. Development (project) number: TN37P003008, TN37P003009
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: (15/10/07)
5. Number of units affected: 500 6. Coverage of action (select one) ☐ Part of the development ☒ Total development
7. Timeline for activity: a. Actual or projected start date of activity: 01/02/08 b. Projected end date of activity: 30/06/08

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

[24 CFR Part 903.7 9 (i)]

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

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

2. Activity Description

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

10. Conversion of Public Housing to Tenant-Based Assistance

[24 CFR Part 903.7 9 (j)]

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

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

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

2. Activity Description

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

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

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

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

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

SEE ATTACHMENT L FOR EXPLANATION OF REQUIRED CONVERSION/CLUSTER CANDIDATE REPORT

11. Homeownership Programs Administered by the PHA

[24 CFR Part 903.7 9 (k)]

A. Public Housing

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

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

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

Public Housing Homeownership Activity Description (Complete one for each development affected)
1a. Development name: 1b. Development (project) number:
2. Federal Program authority: ☐ HOPE I ☐ 5(h) ☐ Turnkey III ☐ Section 32 of the USHA of 1937 (effective 10/1/99)
3. Application status: (select one) ☐ Approved; included in the PHA's Homeownership Plan/Program ☐ Submitted, pending approval ☐ Planned application
4. Date Homeownership Plan/Program approved, submitted, or planned for submission: (DD/MM/YYYY)
5. Number of units affected: 6. Coverage of action: (select one) ☐ Part of the development ☐ Total development

B. Section 8 Tenant Based Assistance

1. ☒ Yes ☐ No: Does the PHA plan to administer a Section 8 Homeownership program pursuant to Section 8(y) of the U.S.H.A. of 1937, as implemented by 24 CFR part 982 ? (If "No", skip to component 12; if "yes", describe each program using the table below (copy and complete questions for each program identified), unless the PHA is eligible to complete a streamlined submission due to high performer status. **High performing PHAs** may skip to component 12.)
EXEMPTED FOR HIGH PERFORMER

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, which statement best describes the number of participants? (select one)
☐ 25 or fewer participants
☐ 26 - 50 participants
☐ 51 to 100 participants
☐ more than 100 participants

b. PHA established eligibility criteria

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

If yes, list criteria below:

12. PHA Community Service and Self-sufficiency Programs EXEMPTED FOR HIGH PERFORMER

[24 CFR Part 903.7 9 (l)]

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

A. PHA Coordination with the Welfare (TANF) Agency

1. Cooperative agreements:

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

If yes, what was the date that agreement was signed?

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

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

B. Services and programs offered to residents and participants

(1) General

a. Self-Sufficiency Policies

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

☐ Public housing rent determination policies
☐ Public housing admissions policies
☐ Setion 8 admissions policies

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

b. Economic and Social self-sufficiency programs

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

Services and Programs				
Program Name & Description (including location, if appropriate)	Estimated Size	Allocation Method (waiting list/random selection/specific criteria/other)	Access (development office / PHA main office / other provider name)	Eligibility (public housing or section 8 participants or both)

(2) Family Self Sufficiency program/s

a. Participation Description

Family Self Sufficiency (FSS) Participation		
Program	Required Number of Participants (start of FY 2006 Estimate)	Actual Number of Participants (As of: DD/MM/YY)
Public Housing		
Section 8		

b. ☐ Yes ☐ No: If the PHA is not maintaining the minimum program size required by HUD, does the most recent FSS Action Plan address the steps the PHA plans to take to achieve at least the minimum program size? If no, list steps the PHA will take below:

C. Welfare Benefit Reductions

1. The PHA is complying with the statutory requirements of section 12(d) of the U.S. Housing Act of 1937 (relating to the treatment of income changes resulting from welfare program requirements) by: (select all that apply)

☐ Adopting appropriate changes to the PHA's public housing rent determination policies and train staff to carry out those policies
☐ Informing residents of new policy on admission and reexamination
☐ Actively notifying residents of new policy at times in addition to admission and reexamination.
☐ Establishing or pursuing a cooperative agreement with all appropriate TANF agencies regarding the exchange of information and coordination of services
☐ Establishing a protocol for exchange of information with all appropriate TANF agencies
☐ Other: (list below)

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

INCLUDED AS ATTACHMENT (G) PER HUD INSTRUCTIONS

13. PHA Safety and Crime Prevention Measures EXEMPTED FOR HIGH PERFORMER

[24 CFR Part 903.7 9 (m)]

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

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

1. Describe the need for measures to ensure the safety of public housing residents (select all that apply)

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

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

- ☐ Safety and security survey of residents
- ☐ Analysis of crime statistics over time for crimes committed "in and around" public housing authority
- ☐ Analysis of cost trends over time for repair of vandalism and removal of graffiti
- ☐ Resident reports
- ☐ PHA employee reports
- ☐ Police reports
- ☐ Demonstrable, quantifiable success with previous or ongoing anticrime/anti drug programs
- ☐ Other (describe below)

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

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

1. List the crime prevention activities the PHA has undertaken or plans to undertake: (select all that apply)

- ☐ Contracting with outside and/or resident organizations for the provision of crime- and/or drug-prevention activities
- ☐ Crime Prevention Through Environmental Design
- ☐ Activities targeted to at-risk youth, adults, or seniors
- ☐ Volunteer Resident Patrol/Block Watchers Program
- ☐ Other (describe below)

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

C. Coordination between PHA and the police

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

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

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

D. Additional information as required by PHDEP/PHDEP Plan

PHAs eligible for FY 2000 PHDEP funds must provide a PHDEP Plan meeting specified requirements prior to receipt of PHDEP funds.

☐ Yes ☐ No: Is the PHA eligible to participate in the PHDEP in the fiscal year covered by this PHA Plan?
☐ Yes ☐ No: Has the PHA included the PHDEP Plan for FY 2000 in this PHA Plan?
☐ Yes ☐ No: This PHDEP Plan is an Attachment. (Attachment Filename:)

14. RESERVED FOR PET POLICY

[24 CFR Part 903.7 9 (n)]

BASIC INFORMATION INCLUDED AS ATTACHMENT (H) PER HUD INSTRUCTIONS

15. Civil Rights Certifications

[24 CFR Part 903.7 9 (o)]

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

16. Fiscal Audit

[24 CFR Part 903.7 9 (p)]

1. ☒ Yes ☐ No: Is the PHA required to have an audit conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U S.C. 1437c(h))? (If no, skip to component 17.)
2. ☒ Yes ☐ No: Was the most recent fiscal audit submitted to HUD?
3. ☐ Yes ☒ No: Were there any findings as the result of that audit?
4. ☐ Yes ☐ No: If there were any findings, do any remain unresolved? If yes, how many unresolved findings remain?____
5. ☐ Yes ☐ No: Have responses to any unresolved findings been submitted to HUD? If not, when are they due (state below)?

17. PHA Asset Management EXEMPTED FOR HIGH PERFORMER

[24 CFR Part 903.7 9 (q)]

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

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

2. What types of asset management activities will the PHA undertake? (select all that apply)

☐ Not applicable
☐ Private management
☐ Development-based accounting
☐ Comprehensive stock assessment
☐ Other: (list below)

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

18. Other Information

[24 CFR Part 903.7 9 (r)]

A. Resident Advisory Board Recommendations

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

2. If yes, the comments are: (if comments were received, the PHA **MUST** select one)

☐ Attached at Attachment (File name)
☐ Provided below:

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

☐ Considered comments, but determined that no changes to the PHA Plan were necessary.
☐ The PHA changed portions of the PHA Plan in response to comments
List changes below:

☐ Other: (list below)

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

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

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

3. Description of Resident Election Process

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

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

b. Eligible candidates: (select one)

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

c. Eligible voters: (select all that apply)

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

C. Statement of Consistency with the Consolidated Plan

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

1. Consolidated Plan jurisdiction: (Knoxville, Tennessee)

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

☒ The PHA has based its statement of needs of families in the jurisdiction on the needs expressed in the Consolidated Plan/s.
☒ The 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)

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

The City of Knoxville's 5-Year Consolidated Plan (covering 2005-2009) includes input from KCDC staff who participated in the consultation process, including public meetings and round-table discussions. KCDC staff coordinated with the City's staff to define the housing needs so the Consolidated Plan and the PHA Plan would be consistent. KCDC staff continually interacts with the City to help address housing needs and serves on various committees, subcommittees and task forces.

The current Consolidated Plan Annual Action Plan (2005-2006) documents the City's support for KCDC's College Homes/Passport Housing redevelopment in Mechanicsville, and redevelopment for the Lonsdale Community is receiving high priority. Also, in support of the population KCDC serves, the City plans to continue the Rental Rehabilitation Program. In addition, the Low Income Housing Tax Credit Program may be utilized by families with a Section 8 Voucher.

D. Other Information Required by HUD

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

a. Substantial Deviation from the 5-Year Plan

Substantial deviations or significant amendments or modifications are defined as discretionary changes in the plans or policies of KCDC that fundamentally change the mission, goals, objectives, or plans of KCDC and which require formal approval of the KCDC Board of Commissioners.

Attachments

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

Required Attachment ___A___: Brief Statement on Progress in Meeting 5-Year (FY2005 – 2009) Plan Goals

KCDC's Goals and Objectives:

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

PHA Goal: Expand the supply of assisted housing
All three objectives are on schedule

PHA Goal: Improve the quality of assisted housing
All four objectives are on schedule

PHA Goal: Increase assisted housing choices
Objective is ongoing

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

PHA Goal: Provide an improved living environment
All three objectives are ongoing

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

PHA Goal: Promote self-sufficiency and asset development of assisted households
The two objectives are ongoing

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

PHA Goal: Ensure equal opportunity and affirmatively further fair housing
The objective is ongoing

Attachment ___B__: Admissions Policy for Deconcentration

KCDC will affirmatively market its housing to all eligible income groups. Lower income applicants will not be steered toward lower income developments and higher income applicants will not be steered toward higher income developments. Toward this end, KCDC will:

A. Establish local preferences that promote deconcentration of poverty and income mixing, such as a preference for working families;

B. Provide information and referral services that link residents to supportive services, such as child care, job training and placement programs, and case management;

C. Establish ceiling rents at the same level as flat rents. This will insure residents that request a reduction in rent never have to pay more than the flat rent should they have an increase in income between annual reexaminations.

D. Offer rent incentives, if deemed appropriate and financially feasible, for eligible families who will have the sole discretion in determining whether to accept the incentive. KCDC will not take any adverse action toward any eligible family for choosing not to accept an incentive and occupancy of a development.

Prior to the beginning of each fiscal year, KCDC will analyze the income levels of families residing in each of its developments and the income levels of the families on the waiting list. Based on this analysis, KCDC will determine marketing strategies for deconcentration.

Required Attachment ___C__: Deconcentration And Income Mixing

Component 3, (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 as follows:

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)]**
Western Heights	521	Established working preference and ceiling rent	In ACOP
Lonsdale Homes	104	See Statement Below	
Taylor Homes	217	Established working preference and ceiling rent	In ACOP
Christenberry Heights	114	See Statement Below	
Montgomery Village	302	Established working preference and ceiling rent	In ACOP
The Vista	112	See Statement Below	
Mechanicsville	24	See Statements Below	

Lonsdale Homes, Christenberry Heights, The Vista, and Mechanicsville: The average income for such developments is above the EIR, but is and will remain (given current admissions policies, waiting lists and turnover rates) below 30% of the area median income (Reference 24CFR Part 903).

Mechanicsville's scattered site configuration promotes income deconcentration.

Required Attachment ___D__: Membership of the Resident Advisory Board/s

List members of the Resident Advisory Board or Boards: (If the list would be unreasonably long, list organizations represented or otherwise provide a description sufficient to identify how members are chosen.)

Knoxville Tenant Council: A jurisdiction-wide resident council composed of elected officers from each public housing development.

Section 8 Tenant Advisory Board: At reexamination, Section 8 participants received a notice concerning the opportunity to participate on an Advisory Board. A voluntary Advisory Board was composed of all who were interested in participating.

Attachment ___E__: Section 8 Homeownership Capacity Statement

As provided in the Final Rule on the Section 8 Homeownership Program, included in 24 CFR 982.625 (g) (1), the following criteria is in KCDC's Section 8 Homeownership Administrative Plan:

> Establish a minimum homeowner down payment requirement of at least 3 percent and require that at least 1 percent of the down payment come from the family's resources.

By including the above criteria, KCDC can demonstrate its capacity to administer the program.

Attachment ___F__: Assessment of Site-Based Waiting List Development Demographic Changes

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**
Western Heights TN003001, NW	07/01/2001	White: 63 Black: 37 Other: 0	White: 46 Black: 54 Other: 0	27%
Western Heights TN003004, NW	07/01/2001	White: 53 Black: 47 Other: 0	White: 56 Black: 43 Other: 1	5.7%
Austin Homes TN003003, East	07/01/2001	White: 10 Black: 90	N/A Demolished	N/A
Austin Homes TN003006, East	07/01/2001	White: 3 Black: 97	White: 11 Black: 89	8.2%
Lonsdale Homes TN003005, NW	07/01/2001	White: 9 Black: 91	White: 4 Black: 96	5.5%
Love Towers TN003007, North	07/01/2001	White: 87 Black: 13 Other: 0	White: 85.5 Black: 14 Other: 0.5	1.7%
Taylor Homes TN003008, East	07/01/2001	White: 7 Black: 93 Other: 0	White: 10 Black: 90 Other: 0	3%
Lee Williams TN003009, East	07/01/2001	White: 6 Black: 94 Other: 0	White: 6.2 Black: 93.4 Other: 0.4	1%
Cagle Terrace TN003010, West	07/01/2001	White: 92 Black: 8 Other 0	White: 87 Black: 12.6 Other 0.4	5.4%
Northgate Terrace TN003011, North	01/01/2001	White: 96 Black: 4	White: 9 3 Black: 7	3%
Christenberry Hgts TN003012, North	07/01/2001	White: 66 Black: 34 Other: 0	White: 64 Black: 36 Other 0	3%
Montgomery Village TN003013, South	07/01/2001	White: 69 Black: 31 Other 0	White: 66.7 Black: 32 Other 1.3	3%
Montgomery Village TN003014, South	07/01/2001	White: 69 Black: 31 Other 0	White: 71 Black: 28.5 Other 0.5	2.9%
Isabella Towers TN003018, East	07/01/2001	White: 78 Black: 22 Other: 0	White: 64 Black: 35.5 Other: 0.5	18%
Mechanicsville TN003021, NW	07/01/2001	White: 0 Black: 100	White: 29 Black: 71	29%

In January 2007, KCDC contracted with an independent tester, as required by HUD for site-based waiting lists, to do a statistical analysis of resident characteristics information to ensure that applicants are not treated differently based upon their race or ethnicity, and that no patterns or practices of discrimination exist. Testing is underway.

Required Attachment ___G__:
Community Service Description of Implementation

KCDC resumed its community service requirement effective August 1, 2003 for new residents and for all other residents by October 31, 2003. Each adult household member, other than exempt individuals, must perform 8 hours each month of community service or participate in an economic self-sufficiency program or a combination of both.

All families were notified about the reinstatement of the community service requirement and were informed about the availability of KCDC staff to assist them in finding opportunities to meet the 8-hour requirement. It will be the responsibility of either heads of household or individual residents to notify KCDC staff of all nonexempt family members within their household. Also, it will be the responsibility of the resident to keep track on a participation form documenting the hours of service. The form must be turned in on a quarterly basis with the proper verification. Noncompliant families will receive written notification from KCDC that the lease will not be renewed at the end of the 12-month lease term unless the family complies with a written agreement to remedy the noncompliance.

Individuals declaring exemption must fall within one of the categories for exempt individuals as defined in Section 512 of the Public Housing Reform Act and 24 CFR Subpart F §960.601.

Required Attachment ___H__:
Basic Information On Pet Policy

KCDC's pet policy details the requirements for a resident to keep a pet in pubic housing. A resident will not be permitted to keep a pet without proper written permission from KCDC. KCDC will not be responsible for the personal liability of any resident pet owner, household members, and/or guests. The pet owner will be responsible for their pet(s) at all times. Only common household pets are permitted. A $50 pet fee and liability insurance will be required of pet owners in family developments.

The full pet policy is included as a supporting document in KCDC's PHA Plan.

Note: The full pet policy is included as a supporting document in accordance with Notice PIH 2000-43 (page 12 of Attachment A) which states: PHAs are not required to submit their full pet policy as part of the PHA Plan. Rather, the statement in the plan may be approximately one page in length, or shorter. The information about the pet policy must include basic information about the pet policy, including a list of any reasonable requirements on pet ownership that the PHA will adopt as part of its pet policy. PHAs are required, however, to make the full policy on pet ownership in public housing a supporting document to the PHA Plan.

Required Attachment _I_: Resident Membership on the PHA Governing Board

1. ☒ Yes ☐ No: Does the PHA governing board include at least one member who is directly assisted by the PHA this year? (if no, skip to #2)

A. Name of resident member(s) on the governing board: Ms. Sandra A. Jones

B. How was the resident board member selected: (select one)?
☐ Elected
☒ Appointed

C. The term of appointment is (include the date term expires): 01/01/2006 - 12/31/2007.

2. A. 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):

B. Date of next term expiration of a governing board member: 07/25/2007

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

Attachment J: RASS Follow-up Plan

Safety: Knoxville's Community Development Corporation (KCDC) works with its Security Patrol (made up of Knoxville Police Department (KPD) off-duty officers), and the Knoxville Tenant Council (KTC), which includes representatives from each resident association, to address problems with safety and crime in public housing developments. Security Patrol officers are represented at the monthly KTC meetings and resident association meetings. KTC members may bring up any problems or concerns they have in their respective developments and KCDC staff and/or the Security Patrol officers address those issues.

KCDC has a "One-Strike" and "No-Trespass" policy, which is strictly enforced, as well as a tough screening process for applicants. Also, the management staff at each KCDC property promptly reports crime to and works closely with local law enforcement.

Security cameras, funded by the Capital Fund Program, have been installed at each of KCDC's high-rises. The cameras enable the management staff to identify residents who allow unauthorized access to others or who engage in other acts detrimental to the safety of other residents. Also, KCDC staff monitors outdoor lighting and requests additional lighting or replacements as needed.

Neighborhood Appearance: KCDC uses Capital Fund Program (CFP) resources for physical improvements to the developments. All units have been demolished in the oldest section of Austin Homes, which is one of two developments on a contiguous site. This strategy was used to improve accessibility and make the newer section more marketable. Also, three developments are currently undergoing complete modernization/redesign, and KCDC is expanding its Strategic Investment Plan to include all development sites for means of improving appearance.

KCDC has abandoned vehicles towed from its properties; picks up trash on a daily basis at each family development, including the use of Mad-Vac trucks; and KCDC purchased a street sweeper to help improve the appearance of its properties. Also, KCDC has contracted with outside sources to cut tree limbs and/or remove dead trees.

Communication: KCDC has contracted for technical and professional services in the past to survey public housing residents (similar to the previous Resident Drug Elimination Survey). Results were used for planning safety issues. Also, phone numbers (on a magnet) are given to all households for maintenance repairs and Customer Relations issues. Additionally, development managers prepare newsletters and/or calendars with important events to keep residents informed, and the managers attend regularly scheduled Resident Association meetings at their respective sites.

Attachment K: Public Housing Agency Plan Provision for VAWA

Domestic Violence, Dating Violence, Sexual Assault, Stalking

Knoxville's Community Development Corporation (KCDC) has amended its Admissions and Continued Occupancy Policy (ACOP) to implement applicable provisions of the Violence Against Women and Department of Justice Reauthorization Act of 2005 (Public. Law 109-162) (VAWA). KCDC's ACOP is a supporting document to this Plan.

In addition:

A. The following activities, services, or programs are provided by KCDC, directly or in partnership with other service providers, to child and adult victims of domestic violence, dating violence, sexual assault or stalking.

KCDC's Resident Liaison Services staff refers victims of domestic violence to the Family Justice Center which houses several agencies that provide coordinated services to victims of domestic violence, dating violence, sexual assault or stalking. Staff collaborates and works with agencies as necessary.

B The following activities, services, or programs are provided by KCDC to help child and adult victims of domestic violence, dating violence, sexual assault, or stalking maintain housing.

Domestic Violence (current actual or threatened) by a member of the household to another member of the household gives the victim an admission preference for KCDC's premier elderly properties and conventional properties

C. The following activities, services, or programs are provided by KCDC to prevent domestic violence, dating violence, sexual assault and stalking, or to enhance victim safety in assisted families.

KCDC transfers residents who are victims of domestic violence to other KCDC properties if requested by the victim and with proper documentation..

Attachment L - Explanation of Required Conversion/Cluster Candidate Report

On December 27, 2006, Knoxville's Community Development Corporation (KCDC) received notification by email from Mr. Ainars Rodins, Special Application Center (SAC) Director, concerning potential required conversion candidates in KCDC's housing stock. The determination that some clusters need to be considered for Required Conversion, as mentioned in the notification and in 24 CFR 972.124, is based on the following:

The cluster contains 250, or more, units
The units are not officially designated Elderly, Handicapped or Mixed
The units are not under an approved HOPE VI Revitalization Plan
The average occupancy rate over three years is less than 85%, or incomplete.

On January 23, 2007, KCDC staff contacted Patsy Stringer (KCDC's PIC Coach) at HUD's Memphis HUB concerning the units that potentially require conversion. In behalf of KCDC, Ms. Stringer contacted Ms. Tammy Gray, SAC Deputy Director, concerning the matter and advised KCDC that Ms. Gray needed an explanation of why KCDC feels the units are not potential candidates (also include it in 2007 PHA Plan) and a description that includes number of units in development, number of units modernization is finished, number of units still undergoing modernization, and identify type of funds being used – Capital Funds, Debt Service, etc.

It is KCDC's position that the developments identified by SAC, which are listed in the table below, are not subject to required conversion due to federal regulations (CFR 24 972.124(b), which state: "The development has a vacancy rate of at least a specified percent for dwelling units not in funded, on-schedule modernization, for each of the last three years, and the vacancy rate has not significantly decreased in those three years." All KCDC developments identified by SAC are undergoing modernization which is being funded by Capital Funds and/or Debt Service.

Public Housing Required Conversion – Cluster Candidate Report Information							
Development Identification		**Activity Description**					
Development Number	Development Name	Type of Development	Number of Units in Development	Number of Units Modernization Completed	Number of Vacant Units To Be Modernized	Number of remaining units to be merged	Type of Funds Used for Modernization
TN003001	*Western Heights*	*Family-style*	*244*	*198*	*46*	*N/A*	*Capital Funds*
TN003004	*Western Heights Addition*	*Family-style*	*444*	*233*	*105*	*N/A*	*Capital Funds*
TN003012	*Christenberry Heights*	*Family-style*	*296*	*74*	*222*	*27*	*Capital Funds/Debt Service*
TN003013	*Montgomery Village*	*Family-style*	*82*	*N/A*	*N/A*	*N/A*	*Capital Funds*
TN003014	*Montgomery Village*	*Family-style*	*370*	*233*	*134*	*N/A*	*Capital Funds*

PHA Plan
Table Library

Component 7

Attachment _M:
FFY2007 Capital Fund Program Annual Statement
Parts I, II, and III

Attachment _N:
FFY2007 Capital Fund Program 5-Year Action Plan

Attachment _O:
Capital Fund Program Performance & Evaluation Report
for the following grants:

FFY2006	**TN37P00350106**
FFY2006	**TN37R00350106 1st Increment**
FFY2006	**TN37R00350206 2nd Increment**
FFY2005	**TN37P00350105**
FFY2005	**TN37R00350105 1st Increment**
FFY2005	**TN37R00350205 2nd Increment**
FFY2004	**TN37P00350104**
FFY2004	**TN37R00350104**
FFY2003	**TN37P00350203 (Set-aside Funds)**
FFY2003	**TN37P00350103**
FFY2003	**TN37R00350103**
FFY2002	**TN37P00350102**
FFY2002	**TN37R00350102**

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

ATTACHMENT M

CAPITAL FUND PROGRAM TABLES

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

PHA Name:	Grant Type and Number	Federal FY of Grant:
Knoxville's Community Development Corporation	Capital Fund Program Grant No: TN37P00350107 Replacement Housing Factor Grant No:	**FFY2007**

☒ **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 No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds	0			
2	1406 Operations	0			
3	1408 Management Improvements	600,000			
4	1410 Administration	295,000			
5	1411 Audit	0			
6	1415 Liquidated Damages	0			
7	1430 Fees and Costs	0			
8	1440 Site Acquisition	0			
9	1450 Site Improvement	60,000			
10	1460 Dwelling Structures	2,249,572			
11	1465.1 Dwelling Equipment—Nonexpendable	0			
12	1470 Nondwelling Structures	0			
13	1475 Nondwelling Equipment	100,000			
14	1485 Demolition	0			
15	1490 Replacement Reserve	0			
16	1492 Moving to Work Demonstration	0			
17	1495.1 Relocation Costs	0			
18	1499 Development Activities	0			
19	1501 Collaterization or Debt Service	1,718,658			
20	1502 Contingency	0			

form **HUD 50075** (03/2003)

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

PHA Name: Knoxville's Community Development Corporation	Grant Type and Number Capital Fund Program Grant No: TN37P00350107 Replacement Housing Factor Grant No:	Federal FY of Grant: FFY2007

☒ **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 No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
21	Amount of Annual Grant: (sum of lines 2 – 20)	5,023,230			
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				

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350107 Replacement Housing Factor Grant No:	**Federal FY of Grant: FFY2007**

Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost Original	Total Estimated Cost Revised	Total Actual Cost		Status of Work
TN 3-1/4	Computer Software		1408	N/A	6,800				
Western Heights	Computer Hardware		1475	N/A	6,200				
Subtotal					**13,000**				
TN 3-4	Repair sagging roofs (C), (FA)		1460	8 Bldgs	40,000				
Western Addition									
Subtotal					**40,000**				
TN 3-5/26/27	Redesign units/construction (C), (FA)		1460	N/A	1,990,704				
Lonsdale Homes	Construction Supervision		1430		20,000				
	Debt Service		1501	N/A	1,027,655				
Subtotal					**3,038,359**				
TN 3-5/26/27/21	Computer Software		1408	N/A	2,700				
Lonsdale Homes	Computer Hardware		1475	N/A	2,500				
Subtotal					**5,200**				
TN 3-6	Computer Software		1408	N/A	1,290				
Austin Addition	Computer Hardware		1475	N/A	1,100				
Subtotal					**2,390**				

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350107 Replacement Housing Factor Grant No:	**Federal FY of Grant: FFY2007**

Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost Original	Total Estimated Cost Revised	Total Actual Cost		Status of Work
TN 3-7	Computer Software		1408	N/A	2,500				
Love Towers	Computer Hardware		1475	N/A	2,200				
Subtotal					**4,700**				
TN 3-8	Computer Software		1408	N/A	2,300				
Taylor Homes	Computer Hardware		1475	N/A	2,000				
					4,300				
TN 3-9	Computer Software		1408	N/A	2,700				
Lee Williams	Computer Hardware		1475	N/A	2,400				
Subtotal					**5,100**				
TN 3-10	Computer Software		1408	N/A	2,700				
Cagle Terrace	Computer Hardware		1475	N/A	2,400				
Subtotal					**5,100**				
TN 3-11	Computer Software		1408	N/A	2,500				
Northgate Terrace	Computer Hardware		1475	N/A	2,700				
Subtotal					**5,200**				

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350107 Replacement Housing Factor Grant No:	**Federal FY of Grant: FFY2007**

Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost Original	Total Estimated Cost Revised	Total Actual Cost		Status of Work
TN 3-12	Computer Software		1408	N/A	2,600				
Christenberry	Computer Hardware		1475	N/A	2,900				
Heights	Redesign units (FA)		1460		834,200				
	Debt Service		1501	N/A	685,103				
	Construction Supervision		1430		280,000				
Subtotal					**1,804,803**				
TN 3-13/14	Computer Software		1408	N/A	4,500				
Montgomery	Computer Hardware		1475	N/A	4,000				
Village									
Subtotal					**8,500**				
TN 3-18	Computer Software		1408	N/A	2,300				
Isabella Towers	Computer Hardware		1475	N/A	2,100				
Subtotal					**4,400**				
TN 3-22	Computer Software		1408	N/A	110				
Passport Homes	Computer Hardware		1475	N/A	100				
Subtotal					**210**				

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350107 Replacement Housing Factor Grant No:	**Federal FY of Grant: FFY2007**

Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost Original	Total Estimated Cost Revised	Total Actual Cost		Status of Work
TN 3-23	Computer Software		1408	N/A	500				
Passport	Computer Hardware		1475	N/A	450				
Residences									
Subtotal					**950**				
TN 3-25	Computer Software		1408	N/A	1,750				
The Vista	Computer Hardware		1475	N/A	1,575				
Subtotal					**3,325**				
TN 3-28	Computer Software		1408	N/A	420				
The Verandas	Computer Hardware		1475	N/A	378				
Subtotal					**798**				
Agency-Wide	Management Fee		1410	N/A	72,428				
Subtotal					**72,428**				
GRAND TOTAL					**5,023,230**				

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program No: : TN37P00350107 Replacement Housing Factor No:	**Federal FY of Grant:** FFY2007

Development Number Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
TN 3-1 Western Heights	09/30/09			09/30/11			
TN 3-4 Western Addition	09/30/09			09/30/11			
TN 3-5/26/27/21 Lonsdale Homes	09/30/09			09/30/11			
TN 3-6 Austin Homes	09/30/09			09/30/11			
TN 3-7 Love Towers	09/30/09			09/30/11			
TN 3-8 Taylor Homes	09/30/09			09/30/11			
TN 3-9 Lee Williams	09/30/09			09/30/11			
TN 3-10 Cagle Terrace	09/30/09			09/30/11			
TN 3-11 Northgate Terrace	09/30/09			09/30/11			
TN 3-12 Christenberry Hghts	09/30/09			09/30/11			
TN 3-13/14 Mont Village	09/30/09			09/30/11			
TN 3-18 Isabella Towers	09/30/09			09/30/11			
TN 3-22 Passport Homes	09/30/09			09/30/11			
TN 3-23 Passport Residences	09/30/09			09/30/11			
TN3-25 Vista (Regency)	09/30/09			09/30/11			
TN 3-28 The Verandas	09/30/09			09/30/11			
HA Wide	09/30/09			09/30/11			

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

PHA Name: Knoxville's Community Development Corporation	Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No: TN37R00350107 1st Increment	Federal FY of Grant: FFY2007

☒ **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	0			
2	1406 Operations	0			
3	1408 Management Improvements	0			
4	1410 Administration	0			
5	1411 Audit	0			
6	1415 Liquidated Damages	0			
7	1430 Fees and Costs	0			
8	1440 Site Acquisition	0			
9	1450 Site Improvement	0			
10	1460 Dwelling Structures	0			
11	1465.1 Dwelling Equipment—Nonexpendable	0			
12	1470 Nondwelling Structures	0			
13	1475 Nondwelling Equipment	0			
14	1485 Demolition	0			
15	1490 Replacement Reserve	0			
16	1492 Moving to Work Demonstration	0			
17	1495.1 Relocation Costs	0			
18	1499 Development Activities	390,520			
19	1501 Collaterization or Debt Service	0			
20	1502 Contingency	0			
21	Amount of Annual Grant: (sum of lines 2 – 20)	390,520			
22	Amount of line 21 Related to LBP Activities	0			
23	Amount of line 21 Related to Section 504 compliance	0			
24	Amount of line 21 Related to Security – Soft Costs	0			
25	Amount of Line 21 Related to Security – Hard Costs	0			
26	Amount of line 21 Related to Energy Conservation Measures	0			

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

PHA Name: Knoxville's Community Development Corporation	Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No: TN37R00350207 2nd Increment	Federal FY of Grant: FFY2007

☒ **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	0			
2	1406 Operations	0			
3	1408 Management Improvements	0			
4	1410 Administration	0			
5	1411 Audit	0			
6	1415 Liquidated Damages	0			
7	1430 Fees and Costs	0			
8	1440 Site Acquisition	0			
9	1450 Site Improvement	0			
10	1460 Dwelling Structures	0			
11	1465.1 Dwelling Equipment—Nonexpendable	0			
12	1470 Nondwelling Structures	0			
13	1475 Nondwelling Equipment	0			
14	1485 Demolition	0			
15	1490 Replacement Reserve	0			
16	1492 Moving to Work Demonstration	0			
17	1495.1 Relocation Costs	0			
18	1499 Development Activities	93,376			
19	1501 Collaterization or Debt Service	0			
20	1502 Contingency	0			
21	Amount of Annual Grant: (sum of lines 2 – 20)	93,376			
22	Amount of line 21 Related to LBP Activities	0			
23	Amount of line 21 Related to Section 504 compliance	0			
24	Amount of line 21 Related to Security – Soft Costs	0			
25	Amount of Line 21 Related to Security – Hard Costs	0			
26	Amount of line 21 Related to Energy Conservation Measures	0			

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Capital Fund Program Five-Year Action Plan Part II: Supporting Pages—Work Activities						
Activities for Year 1	Activities for Year :___2___ FFY Grant: 2008 PHA FY: 2009			Activities for Year: __3__ FFY Grant: 2009 PHA FY: 2010		
	Development Name/Number	**Major Work Categories**	**Estimated Cost**	**Development Name/Number**	**Major Work Categories**	**Estimated Cost**
	TN 3-1/4 Western Hghts	Repair Porch Roofs	80,000	TN 3-1 Western Hghts.	Paint Exteriors	22,000
See	TN 3-1/4 Western Hghts	Seal Exteriors	90,000	TN 3-4 Western Hghts.	Paint Exteriors	80,000
	TN 3-5 Lonsdale Homes	Collaterization of Debt	1,025,090	TN 3-4 Western Hghts.	Roof Replacement	450,000
	TN 3-5 Lonsdale Homes	Remodel Units	50,000	TN 3-5 Lonsdale Homes	Collaterization of Debt	1,026,290
	TN 3-5 Lonsdale Homes	Computer Software	10,000	TN 3-10 Cagle Terrace	Rework Common Space	500,000
	TN 3-6 Austin Homes	Computer Hardware	5,000	TN 3-10 Cagle Terrace	Elevator Code Repair	8,000
	TN 3-7 Love Towers	Architectural Fees	35,000	TN 3-11 Northgate Terrace	Elevator Code Repair	7,000
	TN 3-7 Love Towers	Remodel Common Area	80,000	TN 3-11 Northgate Terrace	Security Camera Upgrade	30,000
	TN 3-7 Love Towers	Remodel Units	2,250,000	TN 3-12 Christenberry	Collaterization of Debt	684,193
	TN 3-11 Northgate Terrace	Replace Awning	20,000	TN 3-12 Christenberry	Remodel Units	810,000
	TN 3-12 Christenberry	Collaterization of Debt	683,393	TN 3-13/14 Montgomery	Roof Replacement	610,000
Annual	TN 3-12 Christenberry	Remodel Units	50,000	TN 3-13/14 Montgomery	Computer Software	10,000
	TN 3-12 Christenberry	Computer Software	10,000	TN 3-13/14 Montgomery	Computer Hardware	5,000
	TN 3-12 Christenberry	Computer Hardware	5,000	TN3-18 Isabella Towers	Replace Security Camera	4,500
	TN 3-12 Christenberry	Construction Supervision	200,000	TN3-18 Isabella Towers	Elevator Code Work	8,000
	Agency Wide	Management Fee	429,747	TN3-21 Mechanicsville	Replace Roofing	180,000
				TN3-25 The Vista	Replace Carpet	150,000
				Agency Wide	Management Fee	438,247
Statement						
Total CFP Estimated Cost			**5,023,230**	**Total CFP Estimated Cost**		**5,023,230**

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

Activities for Year 1	Activities for Year :___4___ FFY Grant: 2010 PHA FY: 2011			Activities for Year: __5__ FFY Grant: 2011 PHA FY: 2012		
	Development Name/Number	**Major Work Categories**	**Estimated Cost**	**Development Name/Number**	**Major Work Categories**	**Estimated Cost**
	TN 3-4 Western Hghts.	Install HVAC	2,220,000	TN 3-1 Western Heights	Install HVAC	300,000
See	TN 3-5 Lonsdale Homes	Collaterization of Debt	1,022,690	TN 3-4 Western Heights	Remodel Kitchens	800,000
	TN 3-6 Austin Homes	Replace Roofing	220,000	TN 3-5 Lonsdale Homes	Collaterization of Debt	1,027,010
	TN 3-6 Austin Homes	Paint Exterior	58,000	TN 3-8 Taylor Homes	Replace Roofing	350,000
	TN 3-7 Love Towers	Clean Exterior/Seal & Paint	48,000	TN 3-8 Taylor Homes	Computer Software	5,000
	TN 3-8 Taylor Homes	Develop Plan for Remodeling	50,000	TN 3-8 Taylor Homes	Computer Hardware	3,000
	TN 3-9 Lee Williams	Develop Plan for Remodeling	50,000	TN 3-10 Cagle Terrace	Remodel Units	1,800,000
Annual	TN 3-10 Cagle Terrace	Rework Common Space	86,000	TN 3-12 Christenberry	Collaterization of Debt	684,673
	TN 3-10 Cagle Terrace	Computer Software	5,000	TN3-18 Isabella Towers	Elevator Code Work	8,000
	TN 3-10 Cagle Terrace	Computer Hardware	10,000	Agency Wide	Management Fee	45,547
	TN 3-12 Christenberry	Collaterization of Debt	681,793			
	TN 3-13-14 Montgomery	Paint Exterior	310,000			
Statement	Agency Wide	Management Fee	261,747			
Total CFP Estimated Cost			**5,023,230**			**5,023,230**

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CAPITAL FUND PROGRAM TABLES

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

PHA Name:	Grant Type and Number	Federal FY of Grant:
Knoxville's Community Development Corporation	Capital Fund Program Grant No: TN37P00350106 Replacement Housing Factor Grant No:	**FFY2006**

☐ **Original Annual Statement** ☐ **Reserve for Disasters/ Emergencies** ☐ **Revised Annual Statement (revision no:**
☒ **Performance and Evaluation Report for Period Ending: 12/31/2006** ☐ **Final Performance and Evaluation Report**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	**Revised**	**Obligated**	**Expended**
1	Total non-CFP Funds	0	0	0	0
2	1406 Operations	0	0	0	0
3	1408 Management Improvements	600,000	590,040	0	0
4	1410 Administration	295,000	295,000	0	0
5	1411 Audit	0	0	0	0
6	1415 Liquidated Damages	0	0	0	0
7	1430 Fees and Costs	0	0	0	0
8	1440 Site Acquisition	0	0	0	0
9	1450 Site Improvement	60,000	60,000	60,000	0
10	1460 Dwelling Structures	2,249,572	2,259,532	2,259,532	99,204.84
11	1465.1 Dwelling Equipment—Nonexpendable	0	0	0	0
12	1470 Non-dwelling Structures	0	0	0	0
13	1475 Non-dwelling Equipment	100,000	100,000	0	0
14	1485 Demolition	0	0	0	0
15	1490 Replacement Reserve	0	0	0	0
16	1492 Moving to Work Demonstration	0	0	0	0
17	1495.1 Relocation Costs	0	0	0	0
18	1499 Development Activities	0	0	0	0
19	1501 Collateralization or Debt Service	1,718,658	1,718,658	1,718,658	0
20	1502 Contingency	0	0	0	0
21	Amount of Annual Grant: (sum of lines 2 – 20)	5,023,230	5,023,230	4,038,190	99,204.84
22	Amount of line 21 Related to LBP Activities				

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

PHA Name: Knoxville's Community Development Corporation	Grant Type and Number Capital Fund Program Grant No: TN37P00350106 Replacement Housing Factor Grant No:	Federal FY of Grant: FFY2006

☐ **Original Annual Statement** ☐ **Reserve for Disasters/ Emergencies** ☐ **Revised Annual Statement (revision no:**
☒ **Performance and Evaluation Report for Period Ending: 12/31/2006** ☐ **Final Performance and Evaluation Report**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
23	Amount of line 21 Related to Section 504 compliance				
24	Amount of line 21 Related to Security – Soft Costs	50,000	50,000	0	0
25	Amount of Line 21 Related to Security – Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures	0	0	0	0

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350106 Replacement Housing Factor Grant No:	**Federal FY of Grant: FFY2006**

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	
TN 3-5	Redesign units (C), (FA)		1460	50	850,000		850,000	0	In Progress
Lonsdale Homes	Debt Service		1501	N/A	1,031,195		1,031,195	0	No Pmt to Date
Subtotal					**1,881,195**	**1,881,195**	**1,881,195**	**0**	
TN 3-12	Redesign units (C), (FA)		1460	75	1,149,572	1,159,532	1,159,532	0	In Progress
Christenberry	Landscaping (FA)		1450	50 Bldgs	60,000		60,000	0	In Progress
Heights	Debt Service		1501	N/A	687,463		687,463	0	No Pmt to Date
Subtotal					**1,897,035**	**1,906,995**	**1,906,995**	**0**	
TN 3-25	Re-design units and remodel (C), (FA)		1460	25 units	250,000		250,000	99,204.84	In Progress
Vista (Regency)									
Subtotal					**250,000**	**250,000**	**250,000**	**99,204.84**	
Agency-Wide	Computer Software		1408	N/A	500,000		0	0	No work to date
	Applicant Screening/Retention		1408	N/A	50,000		0	0	No work to date
	Computer Hardware		1475	N/A	100,000		0	0	No work to date
	Vacancy Reduction		1408	N/A	50,000	40,040	0	0	No work to date
Subtotal					**700,000**	**690,040**	**0**	**0**	

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350106 Replacement Housing Factor Grant No:	**Federal FY of Grant: FFY2006**

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	
Non-Tech Salaries	Construction/Plumbing Supervisor		1410.2	3 ea.	50,000		0	0	No work to date
	Construction Mgt		1410.2	3 ea.	135,000		0	0	No work to date
	Fringe Benefits for Supervisors/Mgt		1410.9	6 ea.	110,000		0	0	No work to date
Subtotal					**295,000**	**295,000**	**0**	**0**	
GRAND TOTAL					**5,023,230**	**5,023,230**	**4,038,190**	**99,204.84**	

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program No: : TN37P00350106 Replacement Housing Factor No:	**Federal FY of Grant:** FFY2006

Development Number Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
TN3-5 Lonsdale Homes	09/30/08			09/30/10			
TN3-12 Christenberry Hghts	09/30/08			09/30/10			
TN3-25 Vista (Regency)	09/30/08			09/30/10			
HA Wide	09/30/08			09/30/10			

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

PHA Name: Knoxville's Community Development Corporation	Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No: TN37R00350106 1st Increment	Federal FY of Grant: FFY2006

☐ 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	0		0	0
2	1406 Operations	0		0	0
3	1408 Management Improvements	0		0	0
4	1410 Administration	0		0	0
5	1411 Audit	0		0	0
6	1415 Liquidated Damages	0		0	0
7	1430 Fees and Costs	0		0	0
8	1440 Site Acquisition	0		0	0
9	1450 Site Improvement	0		0	0
10	1460 Dwelling Structures	0		0	0
11	1465.1 Dwelling Equipment—Nonexpendable	0		0	0
12	1470 Non-dwelling Structures	0		0	0
13	1475 Non-dwelling Equipment	0		0	0
14	1485 Demolition	0		0	0
15	1490 Replacement Reserve	0		0	0
16	1492 Moving to Work Demonstration	0		0	0
17	1495.1 Relocation Costs	0		0	0
18	1499 Development Activities	390,520		390,520	390,520
19	1501 Collateralization or Debt Service	0		0	0
20	1502 Contingency	0		0	0
21	Amount of Annual Grant: (sum of lines 2 – 20)	390,520		390,520	390,520
22	Amount of line 21 Related to LBP Activities	0		0	0
23	Amount of line 21 Related to Section 504 compliance	0		0	0
24	Amount of line 21 Related to Security – Soft Costs	0		0	0
25	Amount of Line 21 Related to Security – Hard Costs	0		0	0
26	Amount of line 21 Related to Energy Conservation Measures	0		0	0

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program No: Replacement Housing Factor No: TN37R00350106 1st Increment	**Federal FY of Grant:** FFY2006

Development Number Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
TN3-5 Lonsdale Homes	09/30/08		12/31/06	09/30/10		12/31/06	

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

PHA Name:	Grant Type and Number	Federal FY of Grant:
Knoxville's Community Development Corporation	Capital Fund Program Grant No: Replacement Housing Factor Grant No: TN37R00350206 2nd Increment	**FFY2006**

☐ **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	0			
2	1406 Operations	0			
3	1408 Management Improvements	0			
4	1410 Administration	0			
5	1411 Audit	0			
6	1415 Liquidated Damages	0			
7	1430 Fees and Costs	0			
8	1440 Site Acquisition	0			
9	1450 Site Improvement	0			
10	1460 Dwelling Structures	0			
11	1465.1 Dwelling Equipment—Nonexpendable	0			
12	1470 Non-dwelling Structures	0			
13	1475 Non-dwelling Equipment	0			
14	1485 Demolition	0			
15	1490 Replacement Reserve	0			
16	1492 Moving to Work Demonstration	0			
17	1495.1 Relocation Costs	0			
18	1499 Development Activities	93,376			
19	1501 Collateralization or Debt Service	0			
20	1502 Contingency	0			
21	Amount of Annual Grant: (sum of lines 2 – 20)	93,376			
22	Amount of line 21 Related to LBP Activities	0			
23	Amount of line 21 Related to Section 504 compliance	0			
24	Amount of line 21 Related to Security – Soft Costs	0			
25	Amount of Line 21 Related to Security – Hard Costs	0			
26	Amount of line 21 Related to Energy Conservation Measures	0			

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program No: Replacement Housing Factor No: TN37R00350206 2nd Increment	**Federal FY of Grant:** FFY2006

Development Number Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
TN3-5 Lonsdale Homes	09/30/08			09/30/10			

form **HUD 50075** (03/2003)

CAPITAL FUND PROGRAM TABLES

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

PHA Name: Knoxville's Community Development Corporation	Grant Type and Number Capital Fund Program Grant No: TN37P00350105 Replacement Housing Factor Grant No:	Federal FY of Grant: FFY2005

☐ Original Annual Statement ☐ Reserve for Disasters/ Emergencies ☐ Revised Annual Statement (revision no:
☒ Performance and Evaluation Report for Period Ending: 12/31/2006 ☐ Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds	0	0	0	0
2	1406 Operations	132,013	0	0	0
3	1408 Management Improvements	80,000	80,000	0	0
4	1410 Administration	360,000	409,964	409,964	347,803.80
5	1411 Audit	0	0	0	0
6	1415 Liquidated Damages	0	0	0	0
7	1430 Fees and Costs	0	0	0	0
8	1440 Site Acquisition	0	0	0	0
9	1450 Site Improvement	432,500	349,625	349,625	70,025.69
10	1460 Dwelling Structures	2,609,430	2,766,235	2,728,805	1,268,981.12
11	1465.1 Dwelling Equipment—Nonexpendable	0	0	0	0
12	1470 Non-dwelling Structures	30,000	38,119	38,119	18,118.81
13	1475 Non-dwelling Equipment	44,000	44,000	44,000	13,778.06
14	1485 Demolition	0	0	0	0
15	1490 Replacement Reserve	0	0	0	0
16	1492 Moving to Work Demonstration	0	0	0	0
17	1495.1 Relocation Costs	15,000	15,000	15,000	10,676.15
18	1499 Development Activities	0	0	0	0
19	1501 Collateralization or Debt Service	1,716,408	1,716,408	1,716,408	0
20	1502 Contingency	0	0	0	0
21	Amount of Annual Grant: (sum of lines 2 – 20)	5,419,351	5,419,351	5,301,921	1,729,383.63
22	Amount of line 21 Related to LBP Activities	0	0	0	0
23	Amount of line 21 Related to Section 504 compliance	0	0	0	0
24	Amount of line 21 Related to Security – Soft Costs	50,000	50,000	0	0

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

PHA Name: Knoxville's Community Development Corporation	Grant Type and Number Capital Fund Program Grant No: TN37P00350105 Replacement Housing Factor Grant No:	Federal FY of Grant: FFY2005

☐ **Original Annual Statement** ☐ **Reserve for Disasters/ Emergencies** ☐ **Revised Annual Statement (revision no:**
☒ **Performance and Evaluation Report for Period Ending: 12/31/2006** ☐ **Final Performance and Evaluation Report**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
25	Amount of Line 21 Related to Security – Hard Costs	0	0	0	0
26	Amount of line 21 Related to Energy Conservation Measures	25,430	25,430	0	0

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350105 Replacement Housing Factor Grant No:	**Federal FY of Grant: FFY2005**

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	
TN 3-1	Seal Building Exteriors (FA)		1460	66 Bldgs.	0	36,394	36,394	31,482.66	In Progress
Western Heights									
Subtotal					**0**	**36,394**	**36,394**	**31,482.66**	
TN 3-4	Re-Roof and Repair Porch Roofs (C)(FA)		1460	90 Bldgs.	145,000	106,244	106,244	34.36	In Progress
Western Addition									
Subtotal					**145,000**	**106,244**	**106,244**	**34.36**	
TN 3-5	Landscaping (C) (FA)		1450	N/A	85,000		85,000	0	In Progress
Lonsdale Homes	Redesign units (C), (FA)		1460		1,096,000		1,096,000	0	In Progress
	Remodel Resident Association Space(FA)		1470	N/A	20,000		20,000	0	In Progress
	Debt Service		1501	N/A	1,029,844		1,029,844	0	No Pmt to Date
Subtotal					**2,230,844**	**2,230,844**	**2,230,844**	**0**	
TN 3-6	Paint Exterior Doors/Trim (FA)		1460	27 Bldgs.	20,000	13,964	13,964	13,964.41	Complete
Austin Addition									
Subtotal					**20,000**	**13,964**	**13,964**	**13,964.41**	
TN 3-7	Landscaping (FA)		1450	N/A	0	0	0	0	Delete/Reallocate
Love Towers	Re-work Common Space/Elevators (FA)		1460	2 Bldgs.	0	0	0	0	Delete/Reallocate
	Seal & Paint Exterior (C) (FA)		1460	2 Bldgs.	0	0	0	0	Delete/Reallocate

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350105 Replacement Housing Factor Grant No:	**Federal FY of Grant: FFY2005**

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	
TN 3-7 (cont)	Replace Roof Vents (FA)		1460	16 ea.	9,000	0	0	0	Delete/Reallocate
	Replace Awnings (C)		1470	4 ea.	0	0	0	0	Delete/Reallocate
Subtotal					**9,000**	**0**	**0**	**0**	
TN 3-8	Paint Exterior Trim (FA)		1460	41 Bldgs.	45,000	40,506	40,506	40,505.96	Complete
Taylor Homes									
Subtotal					**45,000**	**40,506**	**40,506**	**40,505.96**	
TN 3-9	Paint Exterior Trim (FA)		1460	42 Bldgs.	40,000	84,494	84,494	83,512.58	In Progress
Dr. Lee Williams									
Subtotal					**40,000**	**84,494**	**84,494**	**83,512.58**	
TN 3-10	Replace HVAC in Units (C) (FA)		1460	280 ea.	25,430		0	0	No Work to Date
Cagle Terrace	Replace HVAC in Hallways (C) (FA)		1460	20 ea.	0		0	0	Delete/Reallocate
Subtotal					**25,430**	**25,430**	**0**	**0**	
TN 3-11	Install Roll-in Showers (C)		1460	6 ea.	12,000		0	0	No Work to Date
Northgate Terrace									
Subtotal					**12,000**	**12,000**	**0**	**0**	

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350105 Replacement Housing Factor Grant No:	**Federal FY of Grant: FFY2005**

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	
TN 3-12	Re-pave Walks/Parking Area (FA)		1450	102 Lots	100,000		100,000	0	In Progress
Christenberry Hgt	Redesign Units (C) (FA)		1460	50 ea	200,000		200,000	0	In Progress
	Debt Service		1501	N/A	686,564		686,564	0	No Pmt to Date
Subtotal					**986,564**	**986,564**	**986,564**	**0**	
TN 3-13	Patch, Seal & Stripe Parking Lot (C)		1450	4 ea.	14,500	0	0	0	Delete/Reallocate
Mont Village									
Subtotal					**14,500**	**0**	**0**	**0**	
TN 3-14	Patch, Seal & Stripe Parking Lot (C)		1450	10 ea.	28,000	0	0	0	Delete/Reallocate
Mont Addition									
Subtotal					**28,000**	**0**	**0**	**0**	
TN 3-18	Replace HVAC Units (C) (FA)		1460	100 ea.	0		0	0	Delete/Reallocate
Isabella Towers									
Subtotal					**0**	**0**	**0**	**0**	
TN 3-21	Clean Siding (FA)		1460	14 ea.	7,000	25,000	25,000	23,781.25	In Progress
Mechanicsville	Re-roof Buildings (C)		1460	14 ea.	0		0	0	Delete/Reallocate
Subtotal					**7,000**	**25,000**	**25,000**	**23,781.25**	

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350105 Replacement Housing Factor Grant No:	**Federal FY of Grant: FFY2005**

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	
TN 3-25	Re-pave Parking Lots (C) (FA)		1450	2 Lots	190,000	164,625	164,625	70,025.69	In Progress
Regency	Build Dumpster Blinds (C) (FA)		1450	N/A	15,000	**0**	0	0	Delete/Reallocate
	Remodel Units (C)		1460	210 ea.	1,010,000	1,125,603	1,125,603	1,075,148.00	In Progress
	Relocation (C)		1495.1	40 ea.	15,000		15,000	10,676.15	In Progress
	Office Equipment (C)		1475	N/A	14,000		14,000	13,452.08	In Progress
Subtotal					**1,244,000**	**1,319,228**	**1,319,228**	**1,169,301.92**	
Agency-Wide	CF used for Operations		1406	N/A	132,013	0	0	0	Delete/Reallocate
	Computer Software		1408	N/A	30,000		0	0	No Work to Date
	Applicant Screening/Retention		1408	N/A	50,000		0	0	No Work to Date
	Map Sewer Lines		1460	7 Sites	0	600	600	551.90	Fungibility-In Progress
	Computer Hardware		1475	N/A	30,000		30,000	325.98	In Progress
	Construct Equipment Shed		1470	1 ea.	10,000	10,731	10,731	10,730.53	Complete
	Construct Office Space		1470	1 ea	**0**	7,388	7,388	7,388.28	Fungibility-Complete
Subtotal					**252,013**	**128,719**	**48,719**	**18,996.69**	
Non-Tech Salaries	Construction/Plumbing Supervisor		1410.2	4 ea.	230,000	201,344	201,344	173,810.96	In Progress
	Maintenance Analyst for MOD		1410.2	1 ea	55,000	106,333	106,333	88,031.84	In Progress
	Fringe Benefits for 4 Supervisors		1410.9	4 ea.	75,000	102,287	102,287	85,961.00	In Progress
Subtotal					**360,000**	**409,964**	**409,964**	**347,803.80**	
GRAND TOTAL					**5,419,351**	**5,419,351**	**5,301,921**	**1,729,383.63**	

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program No: TN37P00350105 Replacement Housing Factor No:	**Federal FY of Grant:** FFY2005

Development Number Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
TN3-1 Western Heights	09/30/07		09/30/06	09/30/09			
TN3-4 Western Addition	09/30/07		12/31/05	09/30/09			
TN3-5 Lonsdale Homes	09/30/07		12/31/05	09/30/09			
TN3-6 Austin Addition	09/30/07		12/31/05	09/30/09		12/31/06	
TN3-7 Love Towers	09/30/07		NA	09/30/09			
TN3-8 Taylor Homes	09/30/07		12/31/05	09/30/09		03/31/06	
TN3-9 Dr. Lee Williams	09/30/07		12/31/05	09/30/09			
TN3-10 Cagle Terrace	09/30/07			09/30/09			
TN3-11 Northgate Terrace	09/30/07			09/30/09			
TN3-12 Christenberry Hghts	09/30/07		12/31/05	09/30/09			
TN3-13 Montgomery Village	09/30/07		N/A	09/30/09			
TN3-14 Montgomery Add.	09/30/07		N/A	09/30/09			
TN3-18 Isabella Towers	09/30/07		N/A	09/30/09			
TN3-21 Mechanicsville	09/30/07		03/31/06	09/30/09			
TN3-25 Regency	09/30/07		12/31/05	09/30/09			
HA Wide	09/30/07			09/30/09			

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

PHA Name: Knoxville's Community Development Corporation	Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No: TN37R00350105 1st Increment	Federal FY of Grant: FFY2005

☐ **Original Annual Statement** ☐ **Reserve for Disasters/ Emergencies** ☐ **Revised Annual Statement (revision no:**
☐ **Performance and Evaluation Report for Period Ending: 12/31/05** ☒ **Final Performance and Evaluation Report**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds	0		0	0
2	1406 Operations	0		0	0
3	1408 Management Improvements	0		0	0
4	1410 Administration	0		0	0
5	1411 Audit	0		0	0
6	1415 Liquidated Damages	0		0	0
7	1430 Fees and Costs	0		0	0
8	1440 Site Acquisition	0		0	0
9	1450 Site Improvement	0		0	0
10	1460 Dwelling Structures	0		0	0
11	1465.1 Dwelling Equipment—Nonexpendable	0		0	0
12	1470 Non-dwelling Structures	0		0	0
13	1475 Non-dwelling Equipment	0		0	0
14	1485 Demolition	0		0	0
15	1490 Replacement Reserve	0		0	0
16	1492 Moving to Work Demonstration	0		0	0
17	1495.1 Relocation Costs	0		0	0
18	1499 Development Activities	98,348		98,348	98,348
19	1501 Collateralization or Debt Service	0		0	0
20	1502 Contingency	0		0	0
21	Amount of Annual Grant: (sum of lines 2 – 20)	98,348		98,348	98,348
22	Amount of line 21 Related to LBP Activities	0		0	0
23	Amount of line 21 Related to Section 504 compliance	0		0	0
24	Amount of line 21 Related to Security – Soft Costs	0		0	0

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

PHA Name: Knoxville's Community Development Corporation	Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No: TN37R00350105 1st Increment	Federal FY of Grant: FFY2005

☐ **Original Annual Statement** ☐ **Reserve for Disasters/ Emergencies** ☐ **Revised Annual Statement (revision no:**
☐ **Performance and Evaluation Report for Period Ending: 12/31/05** ☒ **Final Performance and Evaluation Report**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
25	Amount of Line 21 Related to Security – Hard Costs	0		0	0
26	Amount of line 21 Related to Energy Conservation Measures	0		0	0

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program No: Replacement Housing Factor No: TN37R00350105 1st Increment	**Federal FY of Grant:** FFY2005

Development Number Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
TN3-5 Lonsdale Homes	09/30/07		12/31/06	09/30/09		12/31/06	

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

PHA Name: Knoxville's Community Development Corporation	Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No: TN37R00350205 2nd Increment	Federal FY of Grant: FFY2005

☐ Original Annual Statement ☐ Reserve for Disasters/ Emergencies ☐ Revised Annual Statement (revision no:
☒ Performance and Evaluation Report for Period Ending: 12/31/05 ☐ Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds	0		0	0
2	1406 Operations	0		0	0
3	1408 Management Improvements	0		0	0
4	1410 Administration	0		0	0
5	1411 Audit	0		0	0
6	1415 Liquidated Damages	0		0	0
7	1430 Fees and Costs	0		0	0
8	1440 Site Acquisition	0		0	0
9	1450 Site Improvement	0		0	0
10	1460 Dwelling Structures	0		0	0
11	1465.1 Dwelling Equipment—Nonexpendable	0		0	0
12	1470 Non-dwelling Structures	0		0	0
13	1475 Non-dwelling Equipment	0		0	0
14	1485 Demolition	0		0	0
15	1490 Replacement Reserve	0		0	0
16	1492 Moving to Work Demonstration	0		0	0
17	1495.1 Relocation Costs	0		0	0
18	1499 Development Activities	320,537		0	0
19	1501 Collateralization or Debt Service	0		0	0
20	1502 Contingency	0		0	0
21	Amount of Annual Grant: (sum of lines 2 – 20)	320,537		0	0
22	Amount of line 21 Related to LBP Activities	0		0	0
23	Amount of line 21 Related to Section 504 compliance	0		0	0
24	Amount of line 21 Related to Security – Soft Costs	0		0	0

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

PHA Name: Knoxville's Community Development Corporation	Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No: TN37R00350205 2nd Increment	Federal FY of Grant: FFY2005

☐ **Original Annual Statement** ☐ **Reserve for Disasters/ Emergencies** ☐ **Revised Annual Statement (revision no:**
☒ **Performance and Evaluation Report for Period Ending: 12/31/05** ☐ **Final Performance and Evaluation Report**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
25	Amount of Line 21 Related to Security – Hard Costs	0		0	0
26	Amount of line 21 Related to Energy Conservation Measures	0		0	0

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program No: Replacement Housing Factor No: TN37R00350205 2nd Increment	**Federal FY of Grant:** FFY2005

Development Number Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
TN3-5 Lonsdale Homes	09/30/07			09/30/09			

CAPITAL FUND PROGRAM P & E REPORT

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

PHA Name:	Grant Type and Number	Federal FY of Grant:
Knoxville's Community Development Corporation	Capital Fund Program Grant No: TN37P00350104 Replacement Housing Factor Grant No:	FFY2004

☐ **Original Annual Statement** ☐ **Reserve for Disasters/ Emergencies** ☐ **Revised Annual Statement (revision no:**
☒ **Performance and Evaluation Report for Period Ending: 12/31/05** ☐ **Final Performance and Evaluation Report**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds	0	0	0	0
2	1406 Operations	53,000	0	0	0
3	1408 Management Improvements	200,000	253,232	253,232	95,462.77
4	1410 Administration	0	0	0	0
5	1411 Audit	0	0	0	0
6	1415 Liquidated Damages	0	0	0	0
7	1430 Fees and Costs	135,000	54,498	54,498	54,498.43
8	1440 Site Acquisition	0	0	0	0
9	1450 Site Improvement	0	0	0	0
10	1460 Dwelling Structures	2,956,474	3,130,714	3,130,714	2,815,646.14
11	1465.1 Dwelling Equipment—Nonexpendable	153,600	81,950	81,950	34,994.47
12	1470 Non-dwelling Structures	78,000	65,680	65,680	44,164.71
13	1475 Non-dwelling Equipment	222,000	212,000	212,000	167,499.17
14	1485 Demolition	0	0	0	0
15	1490 Replacement Reserve	0	0	0	0
16	1492 Moving to Work Demonstration	0	0	0	0
17	1495.1 Relocation Costs	0	0	0	0
18	1499 Development Activities	0	0	0	0
19	1501 Collateralization or Debt Service	1,717,283	1,717,283	1,717,283	0
20	1502 Contingency	0	0	0	0
21	Amount of Annual Grant: (sum of lines 2 – 20)	**5,515,357**	**5,515,357**	**5,515,357**	**3,212,265.69**
22	Amount of line 21 Related to LBP Activities	0	0	0	0
23	Amount of line 21 Related to Section 504				

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

PHA Name:	Grant Type and Number	Federal FY of Grant:
Knoxville's Community Development Corporation	Capital Fund Program Grant No: TN37P00350104 Replacement Housing Factor Grant No:	FFY2004

☐ **Original Annual Statement** ☐ **Reserve for Disasters/ Emergencies** ☐ **Revised Annual Statement (revision no:**
☒ **Performance and Evaluation Report for Period Ending: 12/31/05** ☐ **Final Performance and Evaluation Report**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
	compliance				
24	Amount of line 21 Related to Security – Soft Costs	50,000	15,616	15,616	0
25	Amount of Line 21 Related to Security – Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures	103,200	55,550	55,550	27,265.00

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350104 Replacement Housing Factor Grant No:	**Federal FY of Grant:** FFY2004

Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost Original	Total Estimated Cost Revised	Total Actual Cost Funds Obligated	Total Actual Cost Funds Expended	Status of Work
TN 3-1	Re-Roof Storage Building (FA)		1470	1 ea	18,000	0	0	0	Delete/Reallocate
Western Heights									
Subtotal					**18,000**	**0**	**0**	**0**	
TN 3-3	Demolition (C)		1485	23 Bldgs.	0		0	0	Delete-Other Funding
Austin Homes	Relocation (FA)		1495-1	128 ea	0		0	0	Delete-Other Funding
Subtotal					**0**	**0**	**0**	**0**	
TN 3-4	Re-Roof Buildings (C)		1460	30 ea	0		0	0	Delete-Future Funding
Western Addition	Patch/Repair Porch Roofs (FA)		1460	25 ea	78,000	58,174	58,174	58,174.14	Complete
	Re-Roof Gym (C)		1470	1 ea	0		0	0	Delete-Future Funding
Subtotal					**78,000**	**58,174**	**58,174**	**58,174.14**	
TN 3-5	Collaterization of Debt Service		1501	N/A	1,030,370		1,030,370	0	No Pmt to Date
Lonsdale Homes	Redesign Units		1460		226,474	295,242	295,242	0	No Pmt to Date
Subtotal									
					1,256,844	**1,325,612**	**1,325,612**	**0**	

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350104 Replacement Housing Factor Grant No:	**Federal FY of Grant:** FFY2004

Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost Original	Total Estimated Cost Revised	Total Actual Cost Funds Obligated	Total Actual Cost Funds Expended	Status of Work
TN 3-7	A&E Fees to Redesign Units & Common Space (C)		1430	N/A	0		0	0	Delete-Future Funding
Love Towers	Replace HVAC Unit in Common Space (C))		1475	1 ea	22,000	12,000	12,000	5,337.00	In Progress
Subtotal					**22,000**	**12,000**	**12,000**	**5,337.00**	
TN 3-9	Re-Roof Senior Citizen Center		1470	1 ea	22,000		22,000	484.68	In Progress
Lee Williams									
Subtotal					**22,000**	**22,000**	**22,000**	**484.68**	
TN 3-10	A&E Fees to Design Roof (C)		1430	N/A	5,000	0	0	0	Delete/Reallocate
Cagle Terrace	Re-Roof A & B Buildings (C)		1460	18,000 sq. ft.	99,000	0	0	0	Delete/Reallocate
	Replace HVAC in Units (C)		1465-1	120 ea	0		0	0	Delete
Subtotal					**104,000**	**0**	**0**	**0**	
TN 3-12	Replace Ranges (C)		1465-1	120	38,400		38,400	13,066.47	In Progress
Christenberry Hgt	Replace Refrigerators (C)		1465-1	120	43,200		43,200	21,578.00	In Progress
	Collaterization of Debt Service		1501	N/A	686,913		686,913	0	No Pmt to Date
Subtotal					**768,513**	**768,513**	**768,513**	**34,644.47**	

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350104 Replacement Housing Factor Grant No:	**Federal FY of Grant:** FFY2004

Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost Original	Total Estimated Cost Revised	Total Actual Cost Funds Obligated	Total Actual Cost Funds Expended	Status of Work
TN 3-13	A&E Fees for Redesign (C)		1430	N/A	0		0	0	Delete
Montgomery Village									
Subtotal					**0**	**0**	**0**	**0**	
TN 3-14	A&E Fees for Redesign (C)		1430	N/A	0		0	0	Delete
Montgomery Addition									
Subtotal					**0**	**0**	**0**	**0**	
TN 3-25	A & E Fees for redesign (C)		1430	N/A	130,000	54,498	54,498	54,498.43	Complete
Regency	Remodel units to include kitchen, bath, room configuration, exterior siding & windows (C)		1460	100 ea	2,553,000	2,777,298	2,777,298	2,757,472.00	In Progress
	Replace Ranges (C)		1465-1	100 ea	34,000	0	0	0	Delete/Reallocate
	Replace Refrigerators (C)		1465-1	100 ea	38,000	350	350	350.00	Complete
	Construct Mail Room (FA)		1470	N/A	38,000	43,680	43,680	43,680.03	Complete
Subtotal					**2,793,000**	**2,875,826**	**2,875,826**	**2,856,000.46**	

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350104 Replacement Housing Factor Grant No:	**Federal FY of Grant:** FFY2004

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	
Agency-Wide	CF used for Operations		1406	N/A	53,000	0	0	0	No Work to Date
	Applicant Screening (C)		1408	N/A	50,000	15,616	15,616	0	In Progress
	Strategic Planning (C)		1408	N/A	50,000	15,616	15,616	0	In Progress
	Purchase Computer Software (C)		1408	N/A	100,000	222,000	222,000	95,462.77	In Progress
	Purchase Computer Hardware (C)		1475	N/A	200,000		200,000	162,162.17	In Progress
Subtotal					**453,000**	**453,232**	**453,232**	**257,624.94**	
GRAND TOTAL					**5,515,357**	**5,515,357**	**5,515,357**	**3,212,265.69**	

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program No: TN37P00350104 Replacement Housing Factor No:	**Federal FY of Grant:** FFY2004

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	
TN3-1 Western Heights	09/30/06		N/A	09/30/08			
TN3-3 Austin Homes	09/30/06		N/A	09/30/08			
TN3-4 Western Addition	09/30/06		12/31/05	09/30/08		12/31/06	
TN3-5 Lonsdale Homes	09/30/06		12/31/05	09/30/08			
TN3-7 Love Towers	09/30/06		06/30/05	09/30/08			
TN3-9 Lee Williams	09/30/06		09/30/06	09/30/08			
TN3-10 Cagle Terrace	09/30/06		N/A	09/30/08			
TN3-12 Christenberry	09/30/06		09/30/05	09/30/08			
TN3-13 Montgomery	09/30/06		N/A	09/30/08			
TN3-14 Montgomery	09/30/06		N/A	09/30/08			
TN3-25 Regency	09/30/06		12/31/05	09/30/08			
HA Wide	09/30/06		09/30/06	09/30/08			

CAPITAL FUND PROGRAM P & E REPORT

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: Replacement Housing Factor Grant No: TN37R00350104	**Federal FY of Grant:** FFY2004

☐ **Original Annual Statement** ☐**Reserve for Disasters/ Emergencies** ☐**Revised Annual Statement (revision no:)**
☐ **Performance and Evaluation Report for Period Ending: 12/31/05** ☒**Final Performance and Evaluation Report**

Line No.	**Summary by Development Account**	**Total Estimated Cost**		**Total Actual Cost**	
		Original	**Revised**	**Obligated**	**Expended**
1	Total non-CFP Funds				
2	1406 Operations	0		0	0
3	1408 Management Improvements Soft Costs	0		0	0
	Management Improvements Hard Costs	0		0	0
4	1410 Administration	0		0	0
5	1411 Audit	0		0	0
6	1415 Liquidated Damages	0		0	0
7	1430 Fees and Costs	0		0	0
8	1440 Site Acquisition	0		0	0
9	1450 Site Improvement	0		0	0
10	1460 Dwelling Structures	0		0	0
11	1465.1 Dwelling Equipment—Nonexpendable	0		0	0
12	1470 Non-dwelling Structures	0		0	0
13	1475 Non-dwelling Equipment	0		0	0
14	1485 Demolition	0		0	0
15	1490 Replacement Reserve	0		0	0
16	1492 Moving to Work Demonstration	0		0	0
17	1495.1 Relocation Costs	0		0	0
18	1499 Development Activities	467,376		467,376	467,376
19	1502 Contingency	0		0	0
	Amount of Annual Grant: (sum of lines 2-19)	467,376		467,376	467,376
	Amount of line XX Related to LBP Activities	0		0	0
	Amount of line XX Related to Section 504 compliance	0		0	0

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: Replacement Housing Factor Grant No: TN37R00350104	**Federal FY of Grant:** FFY2004

☐ **Original Annual Statement** ☐**Reserve for Disasters/ Emergencies** ☐**Revised Annual Statement (revision no:)**
☐ **Performance and Evaluation Report for Period Ending: 12/31/05** ☒**Final Performance and Evaluation Report**

Line No.	**Summary by Development Account**	**Total Estimated Cost**		**Total Actual Cost**	
	Amount of line XX Related to Security –Soft Costs	0		0	0
	Amount of Line XX related to Security-- Hard Costs	0		0	0
	Amount of line XX Related to Energy Conservation Measures	0		0	0
	Collateralization Expenses or Debt Service	0		0	0

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program No: TN37R00350104 Replacement Housing Factor No:	**Federal FY of Grant:** FFY2004

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	
TN 3-5 Lonsdale Homes	09/30/06		06/30/05	09/30/08		06/30/06	

CAPITAL FUND PROGRAM P & E REPORT

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

PHA Name:	Grant Type and Number	Federal FY of Grant:
Knoxville's Community Development Corporation	Capital Fund Program Grant No: TN37P00350203 Set-Aside Funds Replacement Housing Factor Grant No:	FFY2003

☐ **Original Annual Statement** ☐ **Reserve for Disasters/ Emergencies ( )** **Revised Annual Statement (revision no:)**
☒ **Performance and Evaluation Report for Period Ending: 12/31/05** ☐ **Final Performance and Evaluation Report**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds	0	0	0	0
2	1406 Operations	10,821	0	0	0
3	1408 Management Improvements	0	10,821	10,821	0
4	1410 Administration	0	0	0	0
5	1411 Audit	0	0	0	0
6	1415 Liquidated Damages	0	0	0	0
7	1430 Fees and Costs	303,105	381,571	381,571	210,823.70
8	1440 Site Acquisition	0	0	0	0
9	1450 Site Improvement	368,949	368,949	368,949	368,948.51
10	1460 Dwelling Structures	295,343	241,639	241,639	165,064.78
11	1465.1 Dwelling Equipment—Nonexpendable	0	0	0	0
12	1470 Non-dwelling Structures	0	0	0	0
13	1475 Non-dwelling Equipment	50,000	25,238	25,238	25,237.80
14	1485 Demolition	0	0	0	0
15	1490 Replacement Reserve	0	0	0	0
16	1492 Moving to Work Demonstration	0	0	0	0
17	1495.1 Relocation Costs	0	0	0	0
18	1499 Development Activities	0	0	0	0
19	1501 Collateralization or Debt Service	0	0	0	0
20	1502 Contingency	0	0	0	0
21	Amount of Annual Grant: (sum of lines 2 – 20)	1,028,218	1,028,218	1,028,218	770,074.79
22	Amount of line 21 Related to LBP Activities	0	0	0	0
23	Amount of line 21 Related to Section 504 compliance	0	0	0	0

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

PHA Name:	Grant Type and Number	Federal FY of Grant:
Knoxville's Community Development Corporation	Capital Fund Program Grant No: TN37P00350203 Set-Aside Funds Replacement Housing Factor Grant No:	FFY2003

☐ **Original Annual Statement** ☐ **Reserve for Disasters/ Emergencies ( )** **Revised Annual Statement (revision no:)**
☒ **Performance and Evaluation Report for Period Ending: 12/31/05** ☐ **Final Performance and Evaluation Report**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
24	Amount of line 21 Related to Security – Soft Costs	0	0	0	0
25	Amount of Line 21 Related to Security – Hard Costs	0	0	0	0
26	Amount of line 21 Related to Energy Conservation Measures	368,949	368,949	368,949	368,948.51

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

PHA Name: Knoxville's Community Development Corporation	Grant Type and Number: Capital Fund Program Grant No: TN37P00350203; Replacement Housing Factor Grant No:	Federal FY of Grant: FFY2003

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	
TN 3-5	Collateralization of Debt Service		1501	N/A	0	0	0	0.00	Reallocate to TN37P00350103
Lonsdale Homes	Replace Water Lines (C)		1450	268 Units	368,949	368,949	368,949	368,948.51	Complete
	Re-Design Units		1460	268 Units	92,000	64,193	64,193	0.00	Fungibility - No Pmt to Date
	Interior Furnishings for Mgmt Office (C)		1475	N/A	25,000	12,619	12,619	12,618.90	Complete
Subtotal					**485,949**	**445,761**	**445,761**	**381,567.41**	
TN 3-12	Collateralization of Debt Service		1501	N/A	0	0	0	0.00	Reallocate to TN37P00350103
Christenberry Hgts	Interior Furnishings for Mgmt Office (C)		1475	N/A	25,000	12,619	12,619	12,618.90	Complete
	Re-design Units		1460		0	12,381	12,381	0	Fungibility – No Work to Date
Subtotal					**25,000**	**25,000**	**25,000**	**12,618.90**	
TN 3-25	A & E Fees (C)		1430	N/A	119,585	119,491	119,491	119,490.73	Fungibility – Complete
Regency	Reconfigure Units (FA)		1460	N/A	203,343	165,065	165,065	165,064.78	Complete
Subtotal					**322,928**	**284,556**	**284,556**	**284,555.51**	
Agency Wide	Operations		1406	N/A	10,821	0	0	0	Reprogrammed
	A&E Fees to Evaluate All Properties		1430	N/A	183,520	262,080	262,080	91,332.97	Fungibility. – In Progress
	Computer Software		1408	N/A	0	10,821	10,821	0	Fungibility - No Pmt to Date
					194,341	**272,901**	**272,901**	**91,332.97**	
Total					**1,028,218**	**1,028,218**	**1,028,218**	**770,074.79**	

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program No: TN37P00350203 Replacement Housing Factor No:	**Federal FY of Grant:** FFY2003

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	
TN3-5 Lonsdale Homes	03/31/06		06/30/05	03/31/08			
TN3-12 Christenberry	03/31/06		12/31/04	03/31/08			
TN3-25 Regency	03/31/06		12/31/04	03/31/08		03/31/06	
TN3-All Agency Wide		03/31/06			03/31/08		Line items reallocated from TN37P00350103

CAPITAL FUND PROGRAM P & E REPORT

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

PHA Name:	Grant Type and Number	Federal FY of Grant:
Knoxville's Community Development Corporation	Capital Fund Program Grant No: TN37P00350103 Replacement Housing Factor Grant No:	FFY2003

☐ **Original Annual Statement** ☐ **Reserve for Disasters/ Emergencies ( )** **Revised Annual Statement (revision no:)**
☒ **Performance and Evaluation Report for Period Ending: 12/31/05** ☐ **Final Performance and Evaluation Report**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds	0	0	0	0
2	1406 Operations	0	0	0	0
3	1408 Management Improvements	204,445	165,520	165,520	153,705.07
4	1410 Administration	390,504	390,582	390,582	390,581.33
5	1411 Audit	0	0	0	0
6	1415 Liquidated Damages	0	0	0	0
7	1430 Fees and Costs	441,921	441,921	441,921	441,920.02
8	1440 Site Acquisition	0	0	0	0
9	1450 Site Improvement	249,445	269,445	269,445	262,687.64
10	1460 Dwelling Structures	1,157,834	1,168,714	1,168,714	1,102,650.11
11	1465.1 Dwelling Equipment—Nonexpendable	159,710	159,710	159,710	137,730.39
12	1470 Non-dwelling Structures	22,847	33,847	33,847	32,772.44
13	1475 Non-dwelling Equipment	77,477	84,522	84,522	82,262.50
14	1485 Demolition	10,000	0	0	0
15	1490 Replacement Reserve	0	0	0	0
16	1492 Moving to Work Demonstration	0	0	0	0
17	1495.1 Relocation Costs	80,118	80,040	80,040	16,514.03
18	1499 Development Activities	0	0	0	0
19	1501 Collateralization or Debt Service	1,717,408	1,717,408	1,717,408	1,279,622.00
20	1502 Contingency	0	0	0	0
21	Amount of Annual Grant: (sum of lines 2 – 20)	4,511,709	4,511,709	4,511,709	3,900,445.53
22	Amount of line 21 Related to LBP Activities	0		0	0
23	Amount of line 21 Related to Section 504 compliance	0		0	0

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

PHA Name:	Grant Type and Number	Federal FY of Grant:
Knoxville's Community Development Corporation	Capital Fund Program Grant No: TN37P00350103 Replacement Housing Factor Grant No:	FFY2003

☐ **Original Annual Statement** ☐ **Reserve for Disasters/ Emergencies ( ) Revised Annual Statement (revision no:)**
☒ **Performance and Evaluation Report for Period Ending: 12/31/05** ☐ **Final Performance and Evaluation Report**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
24	Amount of line 21 Related to Security – Soft Costs	361,685	362,685	362,685	362,446.00
25	Amount of Line 21 Related to Security – Hard Costs	0			
26	Amount of line 21 Related to Energy Conservation Measures	268,255	268,255	268,255	268,254.79

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350103 Replacement Housing Factor Grant No:	**Federal FY of Grant:** FFY2003

Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost Original	Total Estimated Cost Revised	Total Actual Cost Funds Obligated	Total Actual Cost Funds Expended	Status of Work
TN 3-1	Seal Exteriors (FA)		1460	66 Bldgs.	0		0	0	Delete/Reallocate
Western Heights	Remodel Kitchens (FA) (C)		1460	100 units	222,608		222,608	222,607.64	Complete
	Install Flooring/Wood Base (FA)		1460	100 units	21,349		21,349	21,349.25	Complete
	Paint & Patch Walls (FA)		1460	75 units	132,216		132,216	132,216.10	Complete
	Replace Bath Plumbing (FA)		1460	100 units	80,835		80,835	80,835.10	Complete
	Replace Closet Doors (FA)		1460	100 units	11,034		11,034	11,034.22	Complete
	Replace Ranges (C)		1465	100 units	18,788		18,788	18,788.00	Complete
	Replace Refrigerators (C)		1465	100 units	24,972		24,972	24,972.02	Complete
	Add Parking Lot		1450	2000 sq ft.	0		0	0	Delete/Reallocate
Subtotal					**511,802**	**511,802**	**511,802**	**511,802.33**	
TN 3-2	A&E Fees, Legal Fees (C)		1430	N/A	0		0	0	Delete/Reallocate
College Homes	Acquire Properties to Complete Project (FA)		1440	N/A	0		0	0	Delete/Reallocate
	Construct New Units (FA)		1460	N/A	0		0	0	Delete/Reallocate
Subtotal					**0**	**0**	**0**	**0**	
TN 3-3	Replace Ranges (C)		1465-1	50	630		630	629.79	Complete
Austin Homes	Replace Refrigerators (C)		1465-1	50	322		322	322.04	Complete
	Replace HVAC in Shop (C)		1475	1	0		0	0	Delete/Reallocate
Subtotal					**952**	**952**	**952**	**951.83**	

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350103 Replacement Housing Factor Grant No:	**Federal FY of Grant:** FFY2003

Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost Original	Total Estimated Cost Revised	Total Actual Cost Funds Obligated	Total Actual Cost Funds Expended	Status of Work
TN 3-4	Re-work Vandalized Units (FA)		1460	N/A	0		0	0	Delete/Reallocate
Western Addition	Replace Ranges (C)		1465-1	100	8,520		8,520	8,520.08	Complete
	Replace Refrigerators (C)		1465-1	100	22,023		22,023	22,023.11	Complete
	Paint & Patch Walls (FA)		1460	220 units	75,844		75,844	75,843.85	Complete Addition(CF 2001)
	Paint Exteriors / Re-Stucco (FA)		1460	93 bldgs	6,653	7,387	7,387	7,387.14	Complete Addition(CF 2001)
	Install Wood Base (FA)		1460	220 Units	14,569	14,923	14,923	14,923.20	Complete Addition(CF 2001)
	Replace Floor Covering (FA)		1460	220 Units	13,831		13,831	13,830.62	Complete Addition(CF 2001)
	Remodel Kitchens (FA)		1460	220 Units	36,703		36,703	36,703.23	Complete Addition(CF 2001)
	Replace Bath Plumbing (FA)		1460	220 Units	7,337		7,337	7,337.19	Complete Addition(CF 2001)
Subtotal					**185,480**	**186,568**	**186,568**	**186,568.42**	
TN 3-5	Architectural Fees (C)		1430	N/A	120,221		120,221	120,220.70	Complete
Lonsdale Homes	Replace Water Lines (C)		1450	268 Units	219,204		219,204	219,204.00	Complete
	Replace Ranges (C)		1465-1	150	23,840		23,840	11,871.28	In Progress
	Replace Refrigerators (C)		1465-1	150	27,713		27,713	17,702.02	In Progress
	Relocation Costs (FA)		1495	150 ea	30,000		30,000	14,318.51	In Progress
	Collateralization of Debt Service		1501	N/A	1,030,445		1,030,445	767,773.20	In Progress
	Redesign Units		1460		94,645	66,065	66,065	0	Fungibility -No Pmt to Date
Subtotal					**1,546,068**	**1,517,488**	**1,517,488**	**1,151,089.71**	

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350103 Replacement Housing Factor Grant No:	**Federal FY of Grant:** FFY2003

Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost Original	Total Estimated Cost Revised	Total Actual Cost Funds Obligated	Total Actual Cost Funds Expended	Status of Work
TN 3-6	Replace Ranges (C)		1465-1	129	2,933		2,933	2,932.58	Complete
Austin Addition	Replace Refrigerators (C)		1465-1	129	2,254		2,254	2,254.24	Complete
Subtotal					**5,187**	**5,187**	**5,187**	**5,186.82**	
TN 3-7	Install Strobe Lights in Units (C)		1460	249	75,000		75,000	74,999.97	Complete
Love Towers	Rework Lobby & Common Area (FA)		1470	N/A	0		0	0	Delete/Reallocate
Subtotal					**75,000**	**75,000**	**75,000**	**74,999.97**	
TN 3-8	Replace Ranges (C)		1465-1	100	2,519		2,519	2,519.30	Complete
Taylor Homes	Replace Refrigerators (C)		1465-1	100	6,733		6,733	6,732.55	Complete
	Install Office Windows/Doors (C)		1470	10	5,913		5,913	5,913.03	Complete
Subtotal					**15,165**	**15,165**	**15,165**	**15,164.88**	
TN 3-9	Replace Ranges (C)		1465-1	100	840		840	840.36	Complete
Dr. Lee Williams	Replace Refrigerators (C)		1465-1	100	6,429		6,429	6,428.60	Complete
	Carpet Recreation Center (C)		1470	2300 Sq Ft	11,689		11,689	11,688.64	Complete
Subtotal					**18,958**	**18,958**	**18,958**	**18,957.60**	

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350103 Replacement Housing Factor Grant No:	**Federal FY of Grant:** FFY2003

Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost Original	Total Estimated Cost Revised	Total Actual Cost Funds Obligated	Total Actual Cost Funds Expended	Status of Work
TN 3-10	Install Strobe Lights in Units (C)		1460	246	75,905		75,905	75,904.97	Complete
Cagle Terrace									
Subtotal					**75,905**	**75,905**	**75,905**	**75,904.97**	
TN 3-11	Install Strobe Lights in Units (C)		1460	274	75,888		75,888	75,888.40	Complete
Northgate Terrace	Install Security Camera in Elevators (C)		1475	3	33,676	34,676	34,676	34,436.25	In Progress
Subtotal					**109,564**	**110,564**	**110,564**	**110,324.65**	
TN 3-12	A&E Fees, Permits (C)		1430	N/A	282,325		282,325	282,324.57	Complete
Christenberry Hgt	Relocation (FA)		1495	150	50,118	50,040	50,040	2195.52	In Progress
	Collateralization of Debt Service		1501	N/A	686,963		686,963	511,848.80	In Progress
Subtotal					**1,019,406**	**1,019,328**	**1,019,328**	**796,368.89**	
TN 3-13	Replace Water Lines (C)		1450	7500 Ln Ft	241		241	240.91	Complete
Montgomery Villa	Replace Ranges (C)		1465-1	20	0		0	0	Delete/Reallocate
	Replace Refrigerators (C)		1465-1	20	1,589		1,589	1,589.35	Complete
Subtotal					**1,830**	**1,830**	**1,830**	**1,830.26**	
TN 3-14	Seal and Stripe Parking Lots (C)		1450	12 ea	0		0	0	Delete/Reallocate
Mont Addition	Replace Ranges (C)		1465-1	50	630		630	629.89	Complete

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350103 Replacement Housing Factor Grant No:	**Federal FY of Grant:** FFY2003

Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost Original	Total Estimated Cost Revised	Total Actual Cost Funds Obligated	Total Actual Cost Funds Expended	Status of Work
TN 3-14 (cont)	Replace Refrigerators (C)		1465-1	50	8,975		8,975	8,975.18	Complete
Subtotal					**9,605**	**9,605**	**9,605**	**9,605.07**	
TN 3-18	Install Strobe Lights in Units (C)		1460	200	70,520		70,520	70,520.16	Complete
Isabella Towers	Install Security Cameras in Elevators/Rec Room (C)		1475	4	30,696		30,696	30,696.25	Complete
Subtotal					**101,216**	**101,216**	**101,216**	**101,216.41**	
TN 3-21	Install HVAC in Units (C)		1460	26	42,897		42,897	42,896.85	Complete
Mechanicsville									
Subtotal					**42,897**	**42,897**	**42,897**	**42,896.85**	
TN 3-25	A & E Fees		1430	N/A	35,895		35,895	35,894.75	Complete
Regency	Demolition		1485	N/A	10,000	0	0	0	Delete
	Remodel Units		1460	10	100,000	138,372	138,372	138,372.22	Complete
Subtotal					**145,895**	**174,267**	**174,267**	**174,266.97**	

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350103 Replacement Housing Factor Grant No:	**Federal FY of Grant:** FFY2003

Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost Original	Total Estimated Cost Revised	Total Actual Cost Funds Obligated	Total Actual Cost Funds Expended	Status of Work
Agency-Wide	CF Used for Operations		1406	N/A	0		0	0	Delete/Reallocate
	Purchase 2-Way Radio System(Mo.Fee)(C)		1408	97 ea	0		0	0	Delete/Reallocate
	Vacancy Reduction Activities (FA) (C)		1408	N/A	50,000	16,000	16,000	4,185.14	In Progress
	Purchase Software (C)		1408	N/A	106,945	116,945	116,945	116,944.93	Complete
	Applicant Screening (C)		1408	N/A	47,500	32,575	32,575	32,575.00	Complete
	A&E Fees to Evaluate All Properties (C)		1430	N/A	3,480		3,480	3,480.00	Complete
	Construct Fenced Lot for Agency Vehicles (FA)		1450	1 lot	0		0	0	Delete/Reallocate
	Replace Windows at Central Garage		1470	6	5,245	16,245	16,245	15,170.77	In Progress
	Collateralization of Debt Service		1501	N/A	0		0	0	Reallocated to 3-5 & 3-12
	Purchase Drain Cleaning Equipment		1475	N/A	13,105	19,150	19,150	17,130.00	In Progress
	Map Main Plumbing Lines		1450	N/A	30,000	50,000	50,000	43,242.73	In Progress
Subtotal					**256,275**	**254,395**	**254,395**	**232,728.57**	
Non-Tech Salaries	Construction Supervisors for MOD		1410-2	2	144,966		144,966	144,965.59	Complete
	Maintenance Analyst		1410-2	1	133,771	133,850	133,850	133,849.55	Complete
	Plumbing Supervisors for MOD		1410-2	1	23,004	23,003	23,003	23,003.46	Complete
	Fringe Benefits for 4 Supervisors		1410-9	4	88,763		88,763	88,762.73	Complete
Subtotal					**390,504**	**390,582**	**390,582**	**390,581.33**	
GRAND TOTAL					**4,511,709**	**4,511,709**	**4,511,709**	**3,900,445.53**	

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program No: TN37P00350103 Replacement Housing Factor No:	**Federal FY of Grant:** FFY2003

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	
TN3-1 Western Heights	9/30/05		09/30/04	9/30/07		09/30/05	
TN3-2 College Homes	9/30/05	N/A	N/A	9/30/07	N/A	N/A	
TN3-3 Austin Homes	9/30/05		12/31/03	9/30/07		12/31/03	
TN3-4 Western Addition	9/30/05		12/31/04	9/30/07		12/31/05	
TN3-5 Lonsdale Homes	9/30/05		09/30/05	9/30/07			
TN3-6 Austin Addition	9/30/05		09/30/03	9/30/07		09/30/04	
TN3-7 Love Towers	9/30/05		09/30/03	9/30/07		06/30/04	
TN3-8 Taylor Homes	9/30/05		12/31/04	9/30/07		12/31/04	
TN3-9 Lee Williams	9/30/05		09/30/04	9/30/07		12/31/04	
TN3-10 Cagle Terrace	9/30/05		09/30/03	9/30/07		06/30/04	
TN3-11 Northgate Terra	9/30/05		12/31/04	9/30/07			
TN3-12 Christenberry	9/30/05		12/31/04	9/30/07			
TN3-13 Montgomery	9/30/05		09/30/04	9/30/07		12/31/04	
TN3-14 Montgomery	9/30/05		03/31/04	9/30/07		12/31/04	
TN3-18 Isabella Towers	9/30/05		12/31/04	9/30/07		06/30/05	
TN3-21 Mechanicsville	9/30/05		06/30/04	9/30/07		09/30/04	
TN3-25 Regency	9/30/05		09/30/05	9/30/07		12/31/06	
HA Wide	9/30/05		09/30/05	9/30/07			

CAPITAL FUND PROGRAM P & E REPORT

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: Replacement Housing Factor Grant No: TN37R00350103	**Federal FY of Grant:** FFY2003

Original Annual Statement ☐ **Reserve for Disasters/ Emergencies** ☐ **Revised Annual Statement (revision no:)**
☐ **Performance and Evaluation Report for Period Ending: 12/31/05** ☒ **Final Performance and Evaluation Report**

Line No.	**Summary by Development Account**	**Total Estimated Cost**		**Total Actual Cost**	
		Original	**Revised**	**Obligated**	**Expended**
1	Total non-CFP Funds				
2	1406 Operations	0		0	0
3	1408 Management Improvements Soft Costs	0		0	0
	Management Improvements Hard Costs	0		0	0
4	1410 Administration	0		0	0
5	1411 Audit	0		0	0
6	1415 Liquidated Damages	0		0	0
7	1430 Fees and Costs	0		0	0
8	1440 Site Acquisition	0		0	0
9	1450 Site Improvement	0		0	0
10	1460 Dwelling Structures	0		0	0
11	1465.1 Dwelling Equipment—Nonexpendable	0		0	0
12	1470 Non-dwelling Structures	0		0	0
13	1475 Non-dwelling Equipment	0		0	0
14	1485 Demolition	0		0	0
15	1490 Replacement Reserve	0		0	0
16	1492 Moving to Work Demonstration	0		0	0
17	1495.1 Relocation Costs	0		0	0
18	1499 Development Activities	356,554		356,554	356,554
19	1501 Collateralization Expenses or Debt Service	0		0	0
20	1502 Contingency	0		0	0
21	Amount of Annual Grant: (sum of lines 2-20)	356,554		356,554	356,554
22	Amount of line 21 Related to LBP Activities	0		0	0

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: Replacement Housing Factor Grant No: TN37R00350103	**Federal FY of Grant:** FFY2003

Original Annual Statement ☐ **Reserve for Disasters/ Emergencies** ☐ **Revised Annual Statement (revision no:)**
☐ **Performance and Evaluation Report for Period Ending: 12/31/05** ☒ **Final Performance and Evaluation Report**

Line No.	**Summary by Development Account**	**Total Estimated Cost**		**Total Actual Cost**	
23	Amount of line 21 Related to Section 504 compliance	0		0	0
24	Amount of line 21 Related to Security –Soft Costs	0		0	0
25	Amount of Line 21 related to Security-- Hard Costs	0		0	0
26	Amount of line 21 Related to Energy Conservation Measures	0		0	0

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program No: Replacement Housing Factor No: TN37R00350103	**Federal FY of Grant:** FFY2003

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	
TN 3-5 Lonsdale Homes	09/30/05		06/30/05	09/30/07		06/30/06	

CAPITAL FUND PROGRAM P & E REPORT

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

PHA Name:	Grant Type and Number	Federal FY of Grant:
Knoxville's Community Development Corporation	Capital Fund Program Grant No: TN37P00350102 Replacement Housing Factor Grant No:	FFY2002

☐ **Original Annual Statement** ☐ **Reserve for Disasters/ Emergencies** ☐ **Revised Annual Statement (revision no:)**
☐ **Performance and Evaluation Report for Period Ending: 12/31/05** ☒ **Final Performance and Evaluation Report**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds	0	0	0	0
2	1406 Operations	225,000	225,000	225,000	225,000.00
3	1408 Management Improvements	231,287	231,287	231,287	231,287.36
4	1410 Administration	381,000	381,000	381,000	380,999.82
5	1411 Audit	0	0	0	0
6	1415 Liquidated Damages	0	0	0	0
7	1430 Fees and Costs	190,202	190,202	190,202	190,202.30
8	1440 Site Acquisition	0	0	0	0
9	1450 Site Improvement	38,804	38,804	38,804	38,804.13
10	1460 Dwelling Structures	2,232,307	2,245,411	2,245,411	2,245,411.37
11	1465.1 Dwelling Equipment—Nonexpendable	0	0	0	0
12	1470 Non-dwelling Structures	781,670	779,549	779,549	779,548.47
13	1475 Non-dwelling Equipment	434,163	423,180	423,180	423,179.83
14	1485 Demolition	42,821	42,821	42,821	42,820.63
15	1490 Replacement Reserve	0	0	0	0
16	1492 Moving to Work Demonstration	0	0	0	0
17	1495.1 Relocation Costs	16,584	16,584	16,584	16,584.09
18	1499 Development Activities	0	0	0	0
19	1501 Collateralization or Debt Service	1,237,402	1,237,402	1,237,402	1,237,402.00
20	1502 Contingency	0	0	0	0
21	Amount of Annual Grant: (sum of lines 2 – 20)	5,811,240	5,811,240	5,811,240	5,811,240.00
22	Amount of line 21 Related to LBP Activities	0	0	0	0
23	Amount of line 21 Related to Section 504 compliance	0	0	0	0

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

PHA Name:	Grant Type and Number	Federal FY of Grant:
Knoxville's Community Development Corporation	Capital Fund Program Grant No: TN37P00350102 Replacement Housing Factor Grant No:	FFY2002

☐ **Original Annual Statement** ☐ **Reserve for Disasters/ Emergencies** ☐ **Revised Annual Statement (revision no:)**
☐ **Performance and Evaluation Report for Period Ending: 12/31/05** ☒ **Final Performance and Evaluation Report**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
24	Amount of line 21 Related to Security – Soft Costs	39,788	39,788	39,788	39,788.19
25	Amount of Line 21 Related to Security – Hard Costs	0	0	0	0
26	Amount of line 21 Related to Energy Conservation Measures	330,207	330,207	330,207	330,207.15

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350102 Replacement Housing Factor Grant No:	**Federal FY of Grant:** FFY2002

Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost Original	Total Estimated Cost Revised	Total Actual Cost Funds Obligated	Total Actual Cost Funds Expended	Status of Work
TN 3-1	Replace Porch Posts/Paint (FA)		1460	244 Apts.	0		0	0	Deleted
Western Heights	Landscaping (FA)		1450	80,000 Sq. Ft.	513		513	513.18	Complete
Subtotal					**513**	**513**	**513**	**513.18**	
TN 3-2	A&E Fees, Surveys, Legal fees, Misc Prof Fees & Construction. Mgmt Fees Outside Other Funding for Hope VI (C)		1430	N/A	202		202	202.30	Complete
College Homes	Acquisition of Properties Outside of Other Funding for Hope VI (FA)		1440	N/A	0	0	0	0	Deleted
	Demolish Buildings (C)		1485		33		33	32.88	Complete
	Relocation (C)		1495	N/A	33		33	32.79	Complete
Subtotal					**268**	**268**	**268**	**267.97**	
TN 3-3	Landscaping (FA)		1450	70,000 Sq. Ft.	42		42	41.53	Complete
Austin Homes									
Subtotal					**42**	**42**	**42**	**41.53**	
TN 3-4	Install HVAC & Renovate Rec Center (FA)		1470	N/A	57,611		57,611	57,611.00	Complete
Western Addition									
Subtotal					**57,611**	**57,611**	**57,611**	**57,611.00**	

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350102 Replacement Housing Factor Grant No:	**Federal FY of Grant:** FFY2002

Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost Original	Total Estimated Cost Revised	Total Actual Cost Funds Obligated	Total Actual Cost Funds Expended	Status of Work
TN 3-5	A&E Fees (C)		1430	N/A	90,000		90,000	90,000.00	Complete
Lonsdale Homes	Demolish Approximately 5 Bldgs (C)		1485	5	42,788		42,788	42,787.75	Complete
	Add Parking/Sidewalks (C)		1450	50 Spaces	35,000		35,000	35,000.13	Complete
	Re-design Unit Sizes (FA)		1460	50 Each	232,995		232,995	232,994.70	Complete
	Re-work Kitchens (FA)		1460	100 Units	62,583		62,583	62,582.86	Complete
	Replace Floor Tile (FA)		1460	100 Units	46,703		46,703	46,703.42	Complete
	Paint/Patch Walls (FA)		1460	100 Units	48,103		48,103	48,102.84	Complete
	Re-work Electrical (C)		1460	100 Units	164,360		164,360	164,360.47	Complete
	Replace Closet Doors (FA)		1460	500	33,927		33,927	33,926.53	Complete
	Remodel Bathrooms (FA) (C)		1460	100	40,251		40,251	40,251.15	Complete
	Install HVAC (C)		1460	200	108,236		108,236	108,235.68	Complete
	Re-work Porches (FA)		1460	95	52,518		52,518	52,518.18	Complete
	Replace Sidewalks (FA)		1450	70,000 Sq. Ft.	3,000		3,000	3,000.29	Complete
	Add Site Lighting (C)		1450	12 Each	249		249	249.00	Complete
	Relocation Costs (FA)		1495	100 units	15,914		15,914	15,914.06	Complete
	Collateralization or Debt Service		1501	N/A	742,441		742,441	742,441.20	Complete
Subtotal					**1,719,068**	**1,719,068**	**1,719,068**	**1,719,068.26**	
TN 3-7	Upgrade Fire Alarm (C)		1470	2 Each	0		0	0	Delete
Love Towers	Install Cameras in Elevators (C)		1470	4 Each	39,539		39,539	39,539.19	Complete
Subtotal					**39,539**	**39,539**	**39,539**	**39,539.19**	

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350102 Replacement Housing Factor Grant No:	**Federal FY of Grant:** FFY2002

Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost Original	Total Estimated Cost Revised	Total Actual Cost Funds Obligated	Total Actual Cost Funds Expended	Status of Work
TN 3-9	Replace Furniture in Social Hall (C)		1475	N/A	0		0	0	Delete
Dr. Lee Williams									
Subtotal					**0**	**0**	**0**	**0**	
TN 3-10	Install Vinyl Wall Covering in Halls (C)		1460	12 Floors	56,690		56,690	56,690.46	Complete
Cagle Terrace	Re-work Lobby/1st Floor Lights (FA) (C)		1460	2 Floors	0		0	0	Delete
Subtotal					**56,690**	**56,690**	**56,690**	**56,690.46**	
TN 3-12	A&E Fees (C)		1430	N/A	100,000		100,000	100,000.00	Complete
Christenberry	Paint Exteriors (FA)		1460	106 Bldgs.	547		547	547.37	Complete
Heights	Re-work Rental Office (FA) (C)		1470	1 Each	188,950		188,950	188,950.10	Complete
	Re-pave Parking Lots (FA)		1450	106 Each	0		0	0	Delete
	Landscaping (FA)		1450	10 Acres	0		0	0	Delete
	Collateralization or Debt Service		1501	N/A	494,961		494,961	494,960.80	Complete
Subtotal					**784,458**	**784,458**	**784,458**	**784,458.27**	
TN 3-14	Replace Floor/Base Incl Bath		1460	100 ea	163,997		163,997	163,996.77	Complete
Montgomery Village	Re-Work Porch Roofs		1460	50 ea	43,694	56,798	56,798	56,797.57	Complete

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350102 Replacement Housing Factor Grant No:	**Federal FY of Grant:** FFY2002

Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost Original	Total Estimated Cost Revised	Total Actual Cost Funds Obligated	Total Actual Cost Funds Expended	Status of Work
Subtotal					**207,691**	**220,795**	**220,795**	**220,794.34**	
TN 3-21	Relocation Costs (FA)		1495	N/A	637		637	637.24	Complete
Mechanicsville									
Subtotal					**637**	**637**	**637**	**637.24**	
TN 3-25	Regency Renovations		1460	175	1,177,703		1,177,703	1,177,703.37	Complete
Regency									
Subtotal					**1,177,703**	**1,177,703**	**1,177,703**	**1,177,703.37**	
Agency-Wide	Capital Funds Used For Operations		1406	N/A	225,000		225,000	225,000.00	Complete
	Construct Office Space (C)		1470	1 Each	495,570	493,449	493,449	493,448.18	Complete
	Furnish New Office Space (C)		1475	N/A	359,084	343,893	343,893	343,892.74	Complete
	Purchase Software (C)		1408	N/A	181,287		181,287	181,287.36	Complete
	Upgrade phone system (C)		1408	N/A	0		0	0	Delete
	Computer Hardware (C)		1475	N/A	75,079	79,287	79,287	79,287.09	Complete
	Conduct self-sufficiency training classes		1408	N/A	50,000		50,000	50,000.00	Complete
	Collateralization or Debt Service		1501	N/A	0	0	0	0	Reallocated to 3-5 / 3-12
Subtotal					**1,386,020**	**1,372,916**	**1,372,916**	**1,372,915.37**	

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program Grant No: TN37P00350102 Replacement Housing Factor Grant No:	**Federal FY of Grant:** FFY2002

Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost Original	Total Estimated Cost Revised	Total Actual Cost Funds Obligated	Total Actual Cost Funds Expended	Status of Work
Non-Tech Salaries	Construction supervisors for MOD (3)		1410-2	3	137,777		137,777	137,776.88	Complete
	Maint. Analyst for MOD (1)		1410-2	1	97,052		97,052	97,052.19	Complete
	Plumbing supervisors for MOD (1)		1410-2	1	58,893		58,893	58,893.00	Complete
	Fringe benefits for 4 supervisors/1 analyst		1410-9	N/A	87,278		87,278	87,277.75	Complete
Subtotal					**381,000**	**381,000**	**381,000**	**380,999.82**	
GRAND TOTAL					**5,811,240**	**5,811,240**	**5,811,240**	**5,811,240.00**	

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program No: TN37P00350102 Replacement Housing Factor No:	**Federal FY of Grant:** FFY2002

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	
TN3-1 Western Heights	06/30/04		06/30/03	06/30/06		06/30/03	
TN3-2 College Homes	06/30/04		06/30/04	06/30/06		06/30/04	
TN3-3 Austin Homes	06/30/04		06/30/04	06/30/06		06/30/04	
TN3-4 Western Addition	06/30/04		09/30/03	06/30/06		03/31/04	
TN3-5 Lonsdale Homes	06/30/04		06/30/04	06/30/06		06/30/06	
TN3-7 Love Towers	06/30/04		06/30/04	06/30/06		06/30/05	
TN3-9 Lee Williams	06/30/04	N/A	N/A	06/30/06		N/A	
TN3-10 Cagle Terrace	06/30/04		12/31/02	06/30/06		09/30/03	
TN3-12 Christenberry	06/30/04		06/30/04	06/30/06		06/30/06	
TN3-14 Montgomery Vil	06/30/04		06/30/04	06/30/06		03/31/06	
TN3-21 Mechanicsville	06/30/04		06/30/03	06/30/06		06/30/04	
TN3-25 Regency	06/30/04		06/30/04	06/30/06		06/30/05	
HA Wide	06/30/04		12/31/03	06/30/06		06/30/06	

CAPITAL FUND PROGRAM P & E REPORT

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary

PHA Name:	Grant Type and Number	Federal FY of Grant:
Knoxville's Community Development Corporation	Capital Fund Program Grant No: Replacement Housing Factor Grant No: TN37R00350102	FFY2002

☐ **Original Annual Statement** ☐ **Reserve for Disasters/ Emergencies** ☐ **Revised Annual Statement (revision no:)**
☐ **Performance and Evaluation Report for Period Ending: 12/31/05** ☒ **Final Performance and Evaluation Report**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	0		0	0
3	1408 Management Improvements Soft Costs	0		0	0
	Management Improvements Hard Costs	0		0	0
4	1410 Administration	0		0	0
5	1411 Audit	0		0	0
6	1415 Liquidated Damages	0		0	0
7	1430 Fees and Costs	0		0	0
8	1440 Site Acquisition	0		0	0
9	1450 Site Improvement	0		0	0
10	1460 Dwelling Structures	0		0	0
11	1465.1 Dwelling Equipment—Nonexpendable	0		0	0
12	1470 Non-dwelling Structures	0		0	0
13	1475 Non-dwelling Equipment	0		0	0
14	1485 Demolition	0		0	0
15	1490 Replacement Reserve	0		0	0
16	1492 Moving to Work Demonstration	0		0	0
17	1495.1 Relocation Costs	0		0	0
18	1499 Development Activities	459,254		459,254	459,254
19	1501 Collateralization or Debt Service	0		0	0
20	1502 Contingency	0		0	0
21	Amount of Annual Grant: (sum of lines 2 – 20)	459,254		459,254	459,254
22	Amount of line 21 Related to LBP Activities	0		0	0

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary

PHA Name:	**Grant Type and Number**	**Federal FY of Grant:**
Knoxville's Community Development Corporation	Capital Fund Program Grant No: Replacement Housing Factor Grant No: TN37R00350102	FFY2002

☐ **Original Annual Statement** ☐ **Reserve for Disasters/ Emergencies** ☐ **Revised Annual Statement (revision no:)**
☐ **Performance and Evaluation Report for Period Ending: 12/31/05** ☒ **Final Performance and Evaluation Report**

Line No.	**Summary by Development Account**	**Total Estimated Cost**		**Total Actual Cost**	
23	Amount of line 21 Related to Section 504 compliance	0		0	0
24	Amount of line 21 Related to Security –Soft Costs	0		0	0
25	Amount of Line 21 Related to Security – Hard Costs	0		0	0
26	Amount of line 21 Related to Energy Conservation Measures	0		0	0

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

PHA Name: Knoxville's Community Development Corporation	**Grant Type and Number** Capital Fund Program No: Replacement Housing Factor No: TN37R00350102	**Federal FY of Grant:** FFY2002

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	
TN 3-5 Lonsdale Homes	06/30/04		03/31/04	06/30/06		06/30/06	