

PHA Plans

Streamlined Annual Version

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

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(exp. 05/31/2006)

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

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

Streamlined Annual PHA Plan for Fiscal Year: 2008

PHA Name: Housing Authority of the City of Milwaukee

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

Other (list below)

Streamlined Annual PHA Plan

Fiscal Year 2008

[24 CFR Part 903.12(c)]

Table of Contents

[24 CFR 903.7(r)]

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

A. PHA PLAN COMPONENTS

- 1. Site-Based Waiting List Policies
903.7(b)(2) Policies on Eligibility, Selection, and Admissions
- 2. Capital Improvement Needs
903.7(g) Statement of Capital Improvements Needed
- 3. Section 8(y) Homeownership
903.7(k)(1)(i) Statement of Homeownership Programs
- 4. Project-Based Voucher Programs
- 5. PHA Statement of Consistency with Consolidated Plan. Complete only if PHA has changed any policies, programs, or plan components from its last Annual Plan.
- 6. Supporting Documents Available for Review
- 7. 2008 Capital Fund Program One-Five Year Action Plan
- 8. Other
 - 2003 CFP Annual Report ATTACHMENT A
 - 2003 CFP Final Report ATTACHMENT B
 - 2004 CFP Annual Report ATTACHMENT C
 - 2004 RHF Annual Report ATTACHMENT D
 - 2005 CFP Annual Report ATTACHMENT E
 - 2005 CFP Revision #1 ATTACHMENT F
 - 2005 RHF Annual Report ATTACHMENT G
 - 2006 CFP Annual Report ATTACHMENT H
 - 2006 RHF Annual Report ATTACHMENT I
 - 2007 CFP Revision #1 ATTACHMENT J
 - 2007 RHF Increment #1 ATTACHMENT K
 - 2007 RHF Increment #2 ATTACHMENT L
 - Statement of Financial Resources ATTACHMENT M
 - 2008 Goals and Objectives ATTACHMENT N
 - VAWA Statement ATTACHMENT O

B. SEPARATE HARD COPY SUBMISSIONS TO LOCAL HUD FIELD OFFICE

Form HUD-50075, Certification by State or Local Official of PHA Plans Consistency with the Consolidated Plan: ATTACHMENT P

Form HUD-50076, PHA Certifications of Compliance with the PHA Plans and Related Regulations: Board Resolution to Accompany the Streamlined Annual Plan identifying policies or programs the PHA

has revised since submission of its last Annual Plan, and including Civil Rights certifications and assurances the changed policies were presented to the Resident Advisory Board for review and comment, approved by the PHA governing board, and made available for review and inspection at the PHA's principal office; ATTACHMENT Q

For PHAs Applying for Formula Capital Fund Program (CFP) Grants:
Form HUD-50071, *Certification of Payments to Influence Federal Transactions*; and ATTACHMENT R
Form SF-LLL, *Disclosure of Lobbying Activities*. ATTACHMENT S

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

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

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

A. Site-Based Waiting Lists-Previous Year

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

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

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

B. Site-Based Waiting Lists – Coming Year

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

1. How many site-based waiting lists will the PHA operate in the coming year?
2. Yes No: Are any or all of the PHA's site-based waiting lists new for the upcoming year (that is, they are not part of a previously-HUD-approved site based waiting list plan)?
If yes, how many lists?
3. Yes No: May families be on more than one list simultaneously?
If yes, how many lists?
4. Where can interested persons obtain more information about and sign up to be on the site-based waiting lists (select all that apply)?
 - PHA main administrative office
 - All PHA development management offices
 - Management offices at developments with site-based waiting lists
 - At the development to which they would like to apply
 - Other (list below)

2. Capital Improvement Needs

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

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

A. Capital Fund Program

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

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

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

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

2. Status of HOPE VI revitalization grant(s):

HOPE VI Revitalization Grant Status
a. Development Name: Highland Park
b. Development Number: WI002006A
c. Status of Grant: <input type="checkbox"/> Revitalization Plan under development <input type="checkbox"/> Revitalization Plan submitted, pending approval <input type="checkbox"/> Revitalization Plan approved <input checked="" type="checkbox"/> Activities pursuant to an approved Revitalization Plan underway

HOPE VI Revitalization Grant Status
a. Development Name: Scattered Sites
b. Development Number: WI2-10, 2-20, 2-21, 2-24, 2-26, 2-27, 2-30, 2-35
c. Status of Grant: <input type="checkbox"/> Revitalization Plan under development <input type="checkbox"/> Revitalization Plan submitted, pending approval <input type="checkbox"/> Revitalization Plan approved <input checked="" type="checkbox"/> Activities pursuant to an approved Revitalization Plan underway

HOPE VI Revitalization Grant Status
a. Development Name: Scattered Sites
b. Development Number: WI2-10, 2-26, 2-30, 2-35, 2-43 and 2-44
c. Status of Grant: <input checked="" type="checkbox"/> Revitalization Plan under development <input type="checkbox"/> Revitalization Plan submitted, pending approval <input type="checkbox"/> Revitalization Plan approved <input type="checkbox"/> Activities pursuant to an approved Revitalization Plan underway

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

Westlawn

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

Scattered Sites, Westlawn and Becher Court

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

HOPE VI Scattered Sites

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

(if applicable) [24 CFR Part 903.12(c), 903.7(k)(1)(i)]

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

2. Program Description:

a. Size of Program

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

If the answer to the question above was yes, what is the maximum number of participants this fiscal year? 200

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:
Minimum annual income of \$15,000 required.
Maintenance of minimum income required for continued eligibility.
HACM has agreed to partner with a local non-profit to offer homeownership vouchers to families with disabilities.

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

Require all participants to attend homeownership counseling classes.
Review all mortgage approvals in an effort to identify predatory lenders.

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

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

- Establishing a minimum homeowner downpayment requirement of at least 3 percent of purchase price and requiring that at least 1 percent of the purchase price comes from the family's resources.

- Requiring that financing for purchase of a home under its Section 8 homeownership will be provided, insured or guaranteed by the state or Federal government; comply with secondary mortgage market underwriting requirements; or comply with generally accepted private sector underwriting standards.
- Partnering with a qualified agency or agencies to administer the program (list name(s) and years of experience below):
- Demonstrating that it has other relevant experience (list experience below):

4. Use of the Project-Based Voucher Program

Intent to Use Project-Based Assistance

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

1. Yes No: Are there circumstances indicating that the project basing of the units, rather than tenant-basing of the same amount of assistance is an appropriate option? If yes, check which circumstances apply:

- low utilization rate for vouchers due to lack of suitable rental units
- access to neighborhoods outside of high poverty areas
- other (describe below):
As part of the mixed finance plan to convert existing public housing.

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

50 units at Cherry Court

22 units at Highland Gardens

50 units in private developments to be determined through an RFP process

5. PHA Statement of Consistency with the Consolidated Plan

[24 CFR Part 903.15]

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

1. Consolidated Plan jurisdiction: (provide name here)
City of Milwaukee

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

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

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

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

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

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
	<i>PHA Certifications of Compliance with the PHA Plans and Related Regulations and Board Resolution to Accompany the Standard Annual, Standard Five-Year, and Streamlined Five-Year/Annual Plans;</i>	5 Year and Annual Plans
X	<i>PHA Certifications of Compliance with the PHA Plans and Related Regulations and Board Resolution to Accompany the Streamlined Annual Plan</i>	Streamlined Annual Plans
X	<i>Certification by State or Local Official of PHA Plan Consistency with Consolidated Plan.</i>	5 Year and standard Annual Plans
X	Fair Housing Documentation Supporting Fair Housing Certifications: Records reflecting that the PHA has examined its programs or proposed programs, identified any impediments to fair housing choice in those programs, addressed or is addressing those impediments in a reasonable fashion in view of the resources available, and worked or is working with local jurisdictions to implement any of the jurisdictions’ initiatives to affirmatively further fair housing that require the PHA’s involvement.	5 Year and Annual Plans
X	Housing Needs Statement of the Consolidated Plan for the jurisdiction(s) in which the PHA is located and any additional backup data to support statement of housing needs for families on the PHA’s public housing and Section 8 tenant-based waiting lists.	Annual Plan: Housing Needs
X	Most recent board-approved operating budget for the public housing program	Annual Plan: Financial Resources
X	Public Housing Admissions and (Continued) Occupancy Policy (A&O/ACOP), which includes the Tenant Selection and Assignment Plan [TSAP] and the Site-Based Waiting List Procedure.	Annual Plan: Eligibility, Selection, and Admissions Policies
	Deconcentration Income Analysis	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Any policy governing occupancy of Police Officers and Over-Income Tenants in Public Housing. <input checked="" type="checkbox"/> Check here if included in the public housing A&O Policy.	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
		Policies
X	Public housing rent determination policies, including the method for setting public housing flat rents. <input checked="" type="checkbox"/> Check here if included in the public housing A & O Policy.	Annual Plan: Rent Determination
X	Schedule of flat rents offered at each public housing development. <input type="checkbox"/> Check here if included in the public housing A & O Policy.	Annual Plan: Rent Determination
X	Section 8 rent determination (payment standard) policies (if included in plan, not necessary as a supporting document) and written analysis of Section 8 payment standard policies. <input checked="" type="checkbox"/> Check here if included in Section 8 Administrative Plan.	Annual Plan: Rent Determination
X	Public housing management and maintenance policy documents, including policies for the prevention or eradication of pest infestation (including cockroach infestation).	Annual Plan: Operations and Maintenance
X	Results of latest Public Housing Assessment System (PHAS) Assessment (or other applicable assessment).	Annual Plan: Management and Operations
X	Follow-up Plan to Results of the PHAS Resident Satisfaction Survey (if necessary)	Annual Plan: Operations and Maintenance and Community Service & Self-Sufficiency
X	Results of latest Section 8 Management Assessment System (SEMAP)	Annual Plan: Management and Operations
X	Any policies governing any Section 8 special housing types <input checked="" type="checkbox"/> Check here if included in Section 8 Administrative Plan	Annual Plan: Operations and Maintenance
X	Public housing grievance procedures <input type="checkbox"/> Check here if included in the public housing A & O Policy	Annual Plan: Grievance Procedures
X	Section 8 informal review and hearing procedures. <input checked="" type="checkbox"/> Check here if included in Section 8 Administrative Plan.	Annual Plan: Grievance Procedures
X	The Capital Fund/Comprehensive Grant Program Annual Statement /Performance and Evaluation Report for any active grant year.	Annual Plan: Capital Needs
X	Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grants.	Annual Plan: Capital Needs
X	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
X	Self-evaluation, Needs Assessment and Transition Plan required by regulations implementing Section 504 of the Rehabilitation Act and the Americans with Disabilities Act. See PIH Notice 99-52 (HA).	Annual Plan: Capital Needs
X	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
X	Approved or submitted assessments of reasonable revitalization of public housing and approved or submitted conversion plans prepared pursuant to section 202 of the 1996 HUD Appropriations Act, Section 22 of the US Housing Act of 1937, or Section 33 of the US Housing Act of 1937.	Annual Plan: Conversion of Public Housing
X	Documentation for required Initial Assessment and any additional information required by HUD for Voluntary Conversion.	Annual Plan: Voluntary Conversion of Public Housing
X	Approved or submitted public housing homeownership programs/plans.	Annual Plan: Homeownership
X	Policies governing any Section 8 Homeownership program	Annual Plan: Homeownership
X	Public Housing Community Service Policy/Programs <input checked="" type="checkbox"/> Check here if included in Public Housing A & O Policy	Annual Plan: Community Service & Self-Sufficiency
X	Cooperative agreement between the PHA and the TANF agency and between the PHA and local employment and training service agencies.	Annual Plan: Community Service & Self-Sufficiency
X	FSS Action Plan(s) for public housing and/or Section 8.	Annual Plan: Community

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
		Service & Self-Sufficiency
X	Section 3 documentation required by 24 CFR Part 135, Subpart E for public housing.	Annual Plan: Community Service & Self-Sufficiency
X	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports for public housing.	Annual Plan: Community Service & Self-Sufficiency
X	Policy on Ownership of Pets in Public Housing Family Developments (as required by regulation at 24 CFR Part 960, Subpart G). <input checked="" type="checkbox"/> Check here if included in the public housing A & O Policy.	Annual Plan: Pet Policy
X	The results of the most recent fiscal year audit of the PHA conducted under the Single Audit Act as implemented by OMB Circular A-133, the results of that audit and the PHA's response to any findings.	Annual Plan: Annual Audit
	Other supporting documents (optional) (list individually; use as many lines as necessary)	(specify as needed)
	Consortium agreement(s) and for Consortium Joint PHA Plans <u>Only</u> : Certification that consortium agreement is in compliance with 24 CFR Part 943 pursuant to an opinion of counsel on file and available for inspection.	Joint Annual PHA Plan for Consortia: Agency Identification and Annual Management and Operations
X	Progress in meeting current year goals and objectives	Annual Plan: Additional Information
X	Public Hearing Notice and Comments	
X	RAB Meeting Notes	Annual Plan: Additional Information

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

Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary					
PHA Name: Housing Authority of the City of Milwaukee			Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No:		Federal FY of Grant: 2008
<input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/ Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input type="checkbox"/> Performance and Evaluation Report for Period Ending: <input type="checkbox"/> Final Performance and Evaluation Report					
Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	1,374,100			
3	1408 Management Improvements	1,374,100			
4	1410 Administration	122,000			
5	1411 Audit	10,000			
6	1415 Liquidated Damages				
7	1430 Fees and Costs	800,000			
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures	1,270,000			
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Nondwelling Structures	380,000			
13	1475 Nondwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs	100,000			
18	1499 Development Activities				
19	1501 Collateralization or Debt Service	1,350,000			
20	1502 Contingency	90,303			
21	Amount of Annual Grant: (sum of lines 2 – 20)	6,870,503			
22	Amount of line 21 Related to LBP Activities	15,000			
23	Amount of line 21 Related to Section 504 compliance	60,000			
24	Amount of line 21 Related to Security – Soft Costs	1,244,100			
25	Amount of Line 21 Related to Security – Hard Costs	35,000			
26	Amount of line 21 Related to Energy Conservation Measures	705,000			

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

Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part II: Supporting Pages								
PHA Name: Housing Authority of the City of Milwaukee			Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No:			Federal FY of Grant:		
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	
Operations/PHA-Wide	Operation	1406		1,374,100				
Management Improvements	Security Staff Resident Initiatives Coordinator/Consultant Resident Employment, Job Training and Economic Development, including: Construction- Inspection Team Recycling Program Youth Employment	1408		1,127,210 50,000 42,890 109,000 45,000				
Administration/PHA-Wide	Project Analyst, Construction Manager, Contract Administration, Construction Management, City Attorney, and Administrative Assistant	1410		122,000				
Audit		1411		10,000				

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

Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part II: Supporting Pages								
PHA Name: Housing Authority of the City of Milwaukee			Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No:			Federal FY of Grant:		
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	
Fees and Costs	Architectural and engineering fees for design, bidding documents and inspection	1430		800,000				
Arlington Court/WI002000013P	Penthouse Improvements	1460		30,000				
HillsideTerrace and Addition/WI002000001P	Common areas improvements	1460		100,000				
Lapham Park-Scat Sites/WI002000005P	Fire protection improvements	1460		30,000				
Lincoln Court/WI002000019P	Penthouse improvements	1460		30,000				
Locust Court/WI002000015P	Penthouse improvements	1460		30,000				
Westlawn/WI002000002P	Electrical distribution system	1460		700,000				
PHA-Wide	Mitigation of Environment hazards	1460		300,000				
PHA-Wide	ADA/504 accommodations	1460		50,000				
College Court/WI002000011P	Garage improvements	1470		30,000				

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

Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part II: Supporting Pages								
PHA Name: Housing Authority of the City of Milwaukee			Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No:			Federal FY of Grant:		
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	
Parklawn/WI0020000 07P	YMCA improvements Community Bldg improvements	1470		100,000 50,000				
Central Support-Community Services/WI00200999 9P	Central Support improvements	1470		200,000				
Relocation Costs		1495.1		100,000				
Collateralization or Debt Service		1501		1,350,000				
Contingency		1502		90,303				

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

Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part III: Implementation Schedule							
PHA Name:			Grant Type and Number Capital Fund Program No: Replacement Housing Factor No:				Federal FY of Grant:
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	
Arlington Court/WI002000013P	9/15/10			9/15/12			
College Court/WI002000011P	9/15/10			9/15/12			
Hillside Terrace and Addition/WI002000001P	9/15/10			9/15/12			
Lapham Park-Scat Sites/WI002000005P	9/15/10			9/15/12			
Lincoln Court/WI002000019P	9/15/10			9/15/12			
Locust Court/WI002000015P	9/15/10			9/15/12			
Parklawn/WI002000007P	9/15/10			9/15/12			
Westlawn/WI002000002P	9/15/10			9/15/12			
Central Support- Community Services/WI002009999P	9/15/10			9/15/12			
PHA-Wide	9/15/10			9/15/12			

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan					
Part I: Summary					
PHA Name: Housing Authority of the City of Milwaukee				<input type="checkbox"/> Original 5-Year Plan <input type="checkbox"/> Revision No:	
Development Number/Name/HA-Wide	Year 1	Work Statement for Year 2 FFY Grant: PHA FY: 2009	Work Statement for Year 3 FFY Grant: PHA FY: 2010	Work Statement for Year 4 FFY Grant: PHA FY: 2011	Work Statement for Year 5 FFY Grant: PHA FY: 2012
	Annual Statement				
Becher Court and Addition/WI002000018P		30,000 50,000 25,000		2,500 100,000	100,000
Carver Park/WI002000046P		0	0	0	0
Cherry Court/WI0020000XXP		0	0	0	0

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan					
Part I: Summary					
PHA Name: Housing Authority of the City of Milwaukee				<input type="checkbox"/> Original 5-Year Plan <input type="checkbox"/> Revision No:	
Development Number/Name/HA-Wide	Year 1	Work Statement for Year 2	Work Statement for Year 3	Work Statement for Year 4	Work Statement for Year 5
		FFY Grant: PHA FY: 2009	FFY Grant: PHA FY: 2010	FFY Grant: PHA FY: 2011	FFY Grant: PHA FY: 2012
	Annual Statement				
Highland Homes/WI002000060P		0	0	0	0
Hillside Terrace and Addition/WI002000001P		30,000 50,000 25,000	0	2,500 100,000 2,500 2,500	100,000 10,000 10,000

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan					
Part I: Summary					
PHA Name: Housing Authority of the City of Milwaukee				<input type="checkbox"/> Original 5-Year Plan <input type="checkbox"/> Revision No:	
Development Number/Name/HA-Wide	Year 1	Work Statement for Year 2 FFY Grant: PHA FY: 2009	Work Statement for Year 3 FFY Grant: PHA FY: 2010	Work Statement for Year 4 FFY Grant: PHA FY: 2011	Work Statement for Year 5 FFY Grant: PHA FY: 2012
	Annual Statement				
Lincoln Court/WI002000019P		30,000 50,000 25,000	0	2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 100,000 2,500	100,000

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan					
Part I: Summary					
PHA Name: Housing Authority of the City of Milwaukee				<input type="checkbox"/> Original 5-Year Plan <input type="checkbox"/> Revision No:	
Development Number/Name/HA-Wide	Year 1	Work Statement for Year 2 FFY Grant: PHA FY: 2009	Work Statement for Year 3 FFY Grant: PHA FY: 2010	Work Statement for Year 4 FFY Grant: PHA FY: 2011	Work Statement for Year 5 FFY Grant: PHA FY: 2012
	Annual Statement				
Locust Court/WI002000015P		30,000 75,000 36,250	0	2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 25,000	100,000

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan					
Part I: Summary					
PHA Name: Housing Authority of the City of Milwaukee				<input type="checkbox"/> Original 5-Year Plan <input type="checkbox"/> Revision No:	
Development Number/Name/HA-Wide	Year 1	Work Statement for Year 2 FFY Grant: PHA FY: 2009	Work Statement for Year 3 FFY Grant: PHA FY: 2010	Work Statement for Year 4 FFY Grant: PHA FY: 2011	Work Statement for Year 5 FFY Grant: PHA FY: 2012
	Annual Statement				
Scat Sites North and West/WI002000016P		0	0	2,500 2,500	10,000
Scat Sites Hope VI Demo Units/WI002000059P		0	0	0	0

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan					
Part I: Summary					
PHA Name: Housing Authority of the City of Milwaukee				<input type="checkbox"/> Original 5-Year Plan <input type="checkbox"/> Revision No:	
Development Number/Name/HA-Wide	Year 1	Work Statement for Year 2 FFY Grant: PHA FY: 2009	Work Statement for Year 3 FFY Grant: PHA FY: 2010	Work Statement for Year 4 FFY Grant: PHA FY: 2011	Work Statement for Year 5 FFY Grant: PHA FY: 2012
	Annual Statement				
Scat Sites South/WI002000061P		132,000	0	2,500 2,500	10,000

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan					
Part I: Summary					
PHA Name: Housing Authority of the City of Milwaukee				<input type="checkbox"/> Original 5-Year Plan <input type="checkbox"/> Revision No:	
Development Number/Name/HA-Wide	Year 1	Work Statement for Year 2 FFY Grant: PHA FY: 2009	Work Statement for Year 3 FFY Grant: PHA FY: 2010	Work Statement for Year 4 FFY Grant: PHA FY: 2011	Work Statement for Year 5 FFY Grant: PHA FY: 2012
	Annual Statement				
Westlawn/WI002000002P		0	300,000 1,000,000	2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500 2,500	5,000 10,000
Central Support/Community Services/WI002009999P		0	0	0	10,000 100,000
PHA-Wide Relocation Costs		100,000	100,000	100,000	100,000
PHA-Wide Mitigation of Environmental Hazards		96,000	300,000	300,000	300,000
PHA-Wide ADA/504 Accommodations		50,000	50,000	50,000	50,000

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan					
Part I: Summary					
PHA Name: Housing Authority of the City of Milwaukee				<input type="checkbox"/> Original 5-Year Plan <input type="checkbox"/> Revision No:	
Development Number/Name/HA-Wide	Year 1	Work Statement for Year 2 FFY Grant: PHA FY: 2009	Work Statement for Year 3 FFY Grant: PHA FY: 2010	Work Statement for Year 4 FFY Grant: PHA FY: 2011	Work Statement for Year 5 FFY Grant: PHA FY: 2012
	Annual Statement				
Operations		1,374,100	1,374,100	1,374,100	1,374,100
Management Improvements		1,374,100	1,374,100	1,374,100	1,374,100
Administration		122,000	122,000	122,000	122,000
Audit		10,000	10,000	10,000	10,000
Fees and Costs (A&E)		800,000	800,000	800,000	800,000
Collateralization or Debt Service		1,350,000	1,350,000	1,350,000	1,350,000
Contingency		90,303	90,303	90,303	90,303
CFP Funds Listed for 5-year planning					
Replacement Housing Factor Funds					

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan						
Part II: Supporting Pages—Work Activities						
Activities for Year 1	Activities for Year : 2009 FFY Grant: PHA FY:			Activities for Year: 2010 FFY Grant: PHA FY:		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See Annual Statement						
	Arlington Court/WI002000013P	Parking Lot and Driveway Improvements Window and Window Hardware Trash Compactor Improvements	30,000 75,000 36,250	Arlington Court/WI002000013P		0
	Becher Court and Addition/WI002000018P	Parking Lot and Driveway Improvements Window and Window Hardware Trash Compactor Improvements	30,000 50,000 25,000	Becher Court and Addition/WI002000018P		0
	Carver Park/WI002000046P		0	Carver Park/WI002000046P		0
	Cherry Court/WI0020000XXP		0	Cherry Court/WI0020000XXP		0
	College Court/WI002000011P	Parking Lot and Driveway Improvements Window and Window Hardware Trash Compactor Improvements	30,000 75,000 36,250	College Court/WI002000011P		0
	Convent Hill/WI002000003P		0	Convent Hill/WI002000003P		0
	Highland Gardens/WI002000049P		0	Highland Gardens/WI002000049P		0
	Highland Homes/WI002000060P		0	Highland Homes/WI002000060P		0
	Hillside Terrace and Addition/WI002000001P	Parking Lot and Driveway Improvements Window and Window Hardware Trash Compactor Improvements	30,000 50,000 25,000	Hillside Terrace and Addition/WI002000001P		0

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan						
Part II: Supporting Pages—Work Activities						
Activities for Year 1	Activities for Year : 2009 FFY Grant: PHA FY:			Activities for Year: 2010 FFY Grant: PHA FY:		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See Annual Statement						
	Holton Terrace-Scat Sites/WI002000008P	Parking Lot and Driveway Improvements Window and Window Hardware Trash Compactor Improvements	30,000 50,000 25,000	Holton Terrace-Scat Sites/WI002000008P		0
	Lapham Park-Scat Sites/WI002000005P	Parking Lot and Driveway Improvements Window and Window Hardware Trash Compactor Improvements	30,000 50,000 25,000	Lapham Park-Scat Sites/WI002000005P		0
	Lincoln Court/WI002000019P	Parking Lot and Driveway Improvements Window and Window Hardware Trash Compactor Improvements	30,000 50,000 25,000	Lincoln Court/WI002000019P		0
	Locust Court/WI002000015P	Parking Lot and Driveway Improvements Window and Window Hardware Trash Compactor Improvements	30,000 75,000 36,250	Locust Court/WI002000015P		0
	Merrill Park/WI002000091P	Parking Lot and Driveway Improvements Window and Window Hardware Trash Compactor Improvements	30,000 50,000 25,000	Merrill Park/WI002000091P		0
	Mitchell Court/WI002000017P	Parking Lot and Driveway Improvements Window and Window Hardware Trash Compactor Improvements	30,000 50,000 25,000	Mitchell Court/WI002000017P		0
	Parklawn/WI002000007P		0	Parklawn/WI002000007P		0

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan						
Part II: Supporting Pages—Work Activities						
Activities for Year 1	Activities for Year : 2009 FFY Grant: PHA FY:			Activities for Year: 2010 FFY Grant: PHA FY:		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See Annual Statement						
	Riverview/ WI002000062P	Parking Lot and Driveway Improvements Window and Window Hardware Trash Compactor Improvements	30,000 75,000 36,250	Riverview/ WI002000062P		0
	Scat Sites Demo Units/ WI002000010P		72,000	Scat Sites Demo Units/ WI002000010P		0
	Scat Sites North and West/ WI002000016P		0	Scat Sites North and West/ WI002000016P		0
	Scat Sites Hope VI Demo Units/ WI002000059P		0	Scat Sites Hope VI Demo Units/ WI002000059P		0
	Scat Sites South/ WI002000061P	Demolition	132,000	Scat Sites South/ WI002000061P		0
	Westlawn/ WI002000002P		0	Westlawn/ WI002000002P	Site Improvements Replace existing canopies, front stoops, front walks, porch roofs, metal railings	1,000,000
	Central Support-Community Services/ WI002009999P		0	Central Support-Community Services/ WI002009999P		0
	PHA-Wide	Relocation Costs Mitigation of Environmental Hazards ADA/504 Accommodations	100,000 300,000 50,000	PHA-Wide	Relocation Costs Mitigation of Environmental Hazards ADA/504 Accommodations	100,000 300,000 50,000
	Operations		1,374,100	Operations		1,374,100
	Management Improvements		1,374,100	Management Improvements		1,374,100

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan						
Part II: Supporting Pages—Work Activities						
Activities for Year 1	Activities for Year : 2009 FFY Grant: PHA FY:			Activities for Year: 2010 FFY Grant: PHA FY:		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See Annual Statement						
	Administration		122,000	Administration		122,000
	Audit		10,000	Audit		10,000
	Fees and Costs		800,000	Fees and Costs		800,000
	Collateralization and Debt Service		1,350,000	Collateralization and Debt Service		1,350,000
	Contingency		90,303	Contingency		90,303
Total CFP Estimated Cost			\$ 6,870,503			\$ 6,870,503

Capital Fund Program Five-Year Action Plan						
Part II: Supporting Pages—Work Activities						
Activities for Year :2011 FFY Grant: PHA FY:			Activities for Year: 2012 FFY Grant: PHA FY:			
Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost	Estimated Cost

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan					
Part II: Supporting Pages—Work Activities					
Activities for Year :2011 FFY Grant: PHA FY:			Activities for Year: 2012 FFY Grant: PHA FY:		
Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
Hillside Terrace and Addition/WI002000001P	site improvements	2,500	Hillside Terrace and Addition/WI002000001P	camera surveillance, card access, security system hardware	100,000
	fire alarm/help call system improvements	2,500		Family Resource Center improvements	10,000
	fire protection improvements	2,500		Management office/maintenance facility improvements	10,000
	stairwell pressurization system	2,500			
	elevator modernization, elevator control room modifications	2,500			
	roofing, roofing repairs, flashing, gutters/downspouts	2,500			
	tuckpointing and exterior cladding	2,500			
	chimney repair and replacement	2,500			
	electrical distribution system	2,500			
	interior and exterior lighting	2,500			
	HVAC improvements	2,500			
	domestic water and drain/waste/vent improvements	2,500			
	bathroom modernization	2,500			
	kitchen modernization	2,500			
	flooring repair and replacement	2,500			
	ceiling repair and replacement	2,500			
	interior and exterior door and door hardware	2,500			
	foundation repair, foundation drainage system	2,500			
	façade restoration	2,500			
	penthouse improvements	2,500			
	mixed-use building	100,000			
	Family Resource Center improvements	2,500			
	Management office/maintenance facility improvements	2,500			

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan					
Part II: Supporting Pages—Work Activities					
Activities for Year :2011 FFY Grant: PHA FY:			Activities for Year: 2012 FFY Grant: PHA FY:		
Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
Holton Terrace-Scat Sites/WI002000008P	site improvements	2,500	Holton Terrace-Scat Sites/WI002000008P	camera surveillance, card access, security system hardware	100,000
	common areas improvements	2,500			
	fire alarm/help call system improvements	2,500			
	fire protection improvements	2,500			
	stairwell pressurization system	2,500			
	elevator modernization, elevator control room modifications	2,500			
	roofing, roofing repairs, flashing, gutters/downspouts	2,500			
	tuckpointing and exterior cladding	2,500			
	chimney repair and replacement	2,500			
	electrical distribution system	2,500			
	interior and exterior lighting	2,500			
	HVAC improvements	2,500			
	domestic water and drain/waste/vent improvements	2,500			
	bathroom modernization	2,500			
	kitchen modernization	2,500			
	flooring repair and replacement	2,500			
	ceiling repair and replacement	2,500			
	interior and exterior door and door hardware	2,500			
	façade restoration	2,500			
	penthouse improvements	2,500			
	foundation repair, foundation drainage system	2,500			
	exterior painting	2,500			
	building siding	2,500			
	porches/stoops/canopies	2,500			
	sewer and water laterals	2,500			
	garage repair/replacement	2,500			
	demolition obsolete units	2,500			

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan					
Part II: Supporting Pages—Work Activities					
Activities for Year :2011 FFY Grant: PHA FY:			Activities for Year: 2012 FFY Grant: PHA FY:		
Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
Parklawn/ WI002000007P	site improvements	2,500	Parklawn/ WI002000007P	camera surveillance, card access, security system hardware	5,000
	parking lot and driveway improvements	2,500		YMCA improvements	10,000
	roofing, roofing repairs, flashing, gutters/downspouts	2,500		Community Building improvements	10,000
	tuckpointing and exterior cladding	2,500		Management office/maintenance facility improvements	10,000
	chimney repair and replacement	2,500			
	electrical distribution system	2,500			
	interior and exterior lighting	2,500			
	HVAC improvements	2,500			
	domestic water and drain/waste/vent improvements	2,500			
	bathroom modernization	2,500			
	kitchen modernization	2,500			
	flooring repair and replacement	2,500			
	ceiling repair and replacement	2,500			
	interior and exterior door and door hardware	2,500			
	window and window hardware	2,500			
	foundation repair, foundation drainage system	2,500			
	Family Investment Center improvements	2,500			
	Management office/maintenance facility improvements	2,500			

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan					
Part II: Supporting Pages—Work Activities					
Activities for Year :2011 FFY Grant: PHA FY:			Activities for Year: 2012 FFY Grant: PHA FY:		
Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
Scat Sites South/WI002000061P	site improvements	2,500	Scat Sites South/WI002000061P	camera surveillance, card access, security system hardware	10,000
	driveway improvements	2,500			
	roofing, roofing repairs, flashing, gutters/downspouts	2,500			
	tuckpointing and exterior cladding	2,500			
	chimney repair and replacement	2,500			
	electrical distribution system	2,500			
	interior and exterior lighting	2,500			
	HVAC improvements	2,500			
	domestic water and drain/waste/vent improvements	2,500			
	bathroom modernization	2,500			
	kitchen modernization	2,500			
	flooring repair and replacement	2,500			
	ceiling repair and replacement	2,500			
	interior and exterior door and door hardware	2,500			
	window and window hardware	2,500			
	foundation repair, foundation drainage system	2,500			
	exterior painting	2,500			
	building and garage siding	2,500			
	porches/stoops/canopies	2,500			
	sewer and water laterals	2,500			
garage repair and replacement	2,500				
demolition of obsolete units	2,500				

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan					
Part II: Supporting Pages—Work Activities					
Activities for Year :2011 FFY Grant: PHA FY:			Activities for Year: 2012 FFY Grant: PHA FY:		
Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
Westlawn/ WI002000002P	Parking lot and driveway improvements	2,500	Westlawn/ WI002000002P	camera surveillance, card access, security system hardware	5,000
	roofing, roofing repairs, flashing, gutters/downspouts	2,500		management office/maintenance facility improvements	10,000
	tuckpointing and exterior cladding	2,500			
	chimney repair and replacement	2,500			
	interior and exterior lighting	2,500			
	HVAC improvements	2,500			
	domestic water and drain/waste/vent improvements	2,500			
	bathroom modernization	2,500			
	kitchen modernization	2,500			
	flooring repair and replacement	2,500			
	ceiling repair and replacement	2,500			
	interior and exterior door and door hardware	2,500			
	window and window hardware	2,500			
	foundation repair, foundation drainage system	2,500			
	Silver Spring Neighborhood Center improvements	2,500			
Management office/maintenance facility improvements	2,500				
Central Support-Community Services/ WI002009999P		0	Central Support-Community Services/ WI002009999P	Central Support improvements Community Services improvements	10,000 100,000
PHA-Wide	Relocation Costs	100,000	PHA-Wide	Relocation Costs	100,000
	Mitigation of Environmental Hazards	300,000		Mitigation of Environmental Hazards	300,000
	ADA/504 Accommodations	50,000		ADA/504 Accommodations	50,000
Operations		1,374,100	Operations		1,374,100

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan					
Part II: Supporting Pages—Work Activities					
Activities for Year :2011 FFY Grant: PHA FY:			Activities for Year: 2012 FFY Grant: PHA FY:		
Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
Management Improvements		1,374,100	Management Improvements		1,374,100
Administration		122,000	Administration		122,000
Audit		10,000	Audit		10,000
Fees and Costs		800,000	Fees and Costs		800,000
Collateralization and Debt Service		1,350,000	Collateralization and Debt Service		1,350,000
Contingency		90,303	Contingency		90,303
Total CFP Estimated Cost		\$6,870,503			\$ 6,870,503

Annual Statement/Performance and Evaluation Report

Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary

PHA Name: Housing Authority of the City of Milwaukee	Grant Type and Number Capital Fund Program Grant No: WI39P00250103 Replacement Housing Factor Grant No:	Federal FY of Grant: 2003
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Original Annual Statement
 Reserve for Disasters/ Emergencies
 Revised Annual Statement (revision no:)
 Performance and Evaluation Report for Period Ending: 06-30-07
 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	\$ 998,100	\$ 998,100	\$ 998,100	\$ 998,100
3	1408 Management Improvements	\$1,184,203	\$1,184,203	\$1,184,203	\$1,184,203
4	1410 Administration	\$ 263,425	\$ 263,425	\$ 263,425	\$ 262,576
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	\$ 240,859	\$ 240,859	\$ 240,859	\$ 240,859
8	1440 Site Acquisition				
9	1450 Site Improvement	\$ 18,592	\$ 18,592	\$ 18,592	\$ 18,592
10	1460 Dwelling Structures	\$3,643,465	\$3,643,465	\$3,643,465	\$3, 626,659
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment				
14	1485 Demolition	\$ 573,861	\$ 573,861	\$ 573,861	\$ 573,861
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	\$6,922,506	\$6,922,506	\$6,922,506	\$6,904,850
22	Amount of line 21 Related to LBP Activities	\$ 0	\$ 0	\$ 0	\$ 0
23	Amount of line 21 Related to Section 504 compliance	\$ 96,234	\$ 96,234	\$ 96,234	\$ 96,234
24	Amount of line 21 Related to Security – Soft Costs	\$ 874,778	\$ 874,778	\$ 874,778	\$ 874,778
25	Amount of Line 21 Related to Security – Hard Costs	\$1,393,499	\$1,393,499	\$1,393,499	\$1,393,499
26	Amount of line 21 Related to Energy Conservation Measures	\$ 420,600	\$ 419,950	\$ 419,950	\$ 419,950

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

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250103 Replacement Housing Factor Grant No:			Federal FY of Grant: 2003			
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	
Arlington Court/ WI39P002013	Elevator modernization/control room modifications	1460	1	0				Eliminated
Becher Court/ WI39P002018/ WI39002029	Elevator modernization/control room modifications	1460	1	0				Eliminated
Cherry Court/ WI39P00209B	Fire protection improvements	1460	1	0				Eliminated
	Elevator modernization/control room modifications	1460	1	0				Eliminated
	Replacement units Demolition	1460 1485	17	1,699,907 386,400	1,699,907 386,400	1,699,907 386,400	1,683,100 386,400	In Process Complete
College Court/ WI39P002012	Fire protection improvements	1460	1	2,280	2,280	2,280	2,280	Complete
	Elevator modernization/control room modifications	1460	1	0				Eliminated
	HVAC improvements	1460	1	0				Eliminated
Highland Park/ WI39P002003A	Demolition	1485	1	176,968	176,968	176,968	176,968	Complete
Hillside Terrace/ WI39P002001/ WI39P002004	Elevator modernization/control room modifications	1460	1	0				Eliminated
	Fire protection improvements	1460	1	398,274	398,274	398,274	398,274	Complete
Holton Terrace/ WI39P002008	Elevator modernization/control room modifications	1460	1	0				Eliminated
	Fire protection improvements	1460	1	467,227	467,227	467,227	467,227	Complete
Lapham Park/ WI39P002005	Elevator modernization/control room modifications	1460	1	0				Eliminated
	Site Improvements	1450	1	3,900	3,900	3,900	3,900	Complete
Lincoln Court/ WI39P002019	Elevator modernization/control room modifications	1460	1	0				Eliminated
Locust Court/ WI39P002015	Elevator modernization/control room modifications	1460	1	0				Eliminated
	HVAC improvements	1460	1	0				Eliminated

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

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250103 Replacement Housing Factor Grant No:			Federal FY of Grant: 2003			
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	
Merrill Park/ WI39P002009A	Elevator modernization/control room modifications Fire protection improvements	1460 1460	1 1	0 474,928	474,928	474,928	474,928	Eliminated Complete
Mitchell Court/ WI39P002017	Elevator modernization/control room modifications	1460	1	0				Eliminated
Parklawn/ WI39P002007	Modernize boilers Site improvements	1460 1450	1 1	250,000 14,692	250,000 14,692	250,000 14,692	250,000 14,692	Complete Complete
Riverview/ WI39P002006B	Elevator modernization/control room modifications	1460	1	0				Eliminated
Scattered Sites/ WI39P002010	Demolition of obsolete units	1485	1	0				Eliminated
Scattered Sites/ WI39P002016	Demolition of obsolete units	1485	1	0				Eliminated
Scattered Sites/ WI39P002020	Demolition of obsolete units	1485	1	0				Eliminated
Scattered Sites/ WI39P002021	Demolition of obsolete units	1485	1	0				Eliminated
Scattered Sites/ WI39P002022	Demolition of obsolete units	1485	1	0				Eliminated
Scattered Sites/ WI39P002024	Demolition of obsolete units	1485	1	0				Eliminated
Scattered Sites/ WI39P002026	Demolition of obsolete units	1485	1	0				Eliminated
Scattered Sites/ WI39P002027	Demolition of obsolete units	1485	1	0				Eliminated
Scattered Sites/ WI39P002030	Demolition of obsolete units	1485	1	0				Eliminated

Annual Statement/Performance and Evaluation Report

Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)

Part II: Supporting Pages

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250103 Replacement Housing Factor Grant No:			Federal FY of Grant: 2003			
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	
Scattered Sites/ WI39P002035	Demolition of obsolete units	1485	1	493	493	493	493	Complete
Scattered Sites/ WI39P002037	Demolition of obsolete units	1485	1	2,500	2,500	2,500	2,500	Complete
Scattered Sites/ WI39P002041	Demolition of obsolete units	1485	1	2,500	2,500	2,500	2,500	Complete
Scattered Sites/ WI39P002043	Demolition of obsolete units	1485	1	2,500	2,500	2,500	2,500	Complete
Scattered Sites/ WI39P002044	Demolition of obsolete units	1485	1	2,500	2,500	2,500	2,500	Complete
Westlawn/ WI39P002002	Construct porches and lay new walkways	1460	1	0				Eliminated
Relocation/ PHA-Wide	Relocation costs for residents affected by demolition or revitalization	1495.1	20	0	0	0	0	Eliminated
PHA-Wide	Operations	1406		998,100	998,100	998,100	998,100	Complete
PHA-Wide Management Improvements/ Soft Costs	Security staff	1408		874,778	874,778	874,778	874,778	Complete
	Youth services coordinator	1408		55,000	55,000	55,000	55,000	Complete
	Resident initiatives	1408		22,745	22,745	22,745	22,745	Complete
	Resident Initiatives Coordinator/Consultant	1408		31,680	31,680	31,680	31,680	Complete
	Resident Employment, Job Training and Economic Development, including: - Construction-Inspection Team - Recycling Program - Youth Employment	1408		200,000	200,000	200,000	200,000	Complete
Administration/ PHA-Wide	Project Analyst, Construction Manager, Contract Administration, Construction Management, City Attorney, and Administrative Assistant	1410		263,425	263,425	263,425	262,576	In Process
PHA-Wide	Mitigation of Environmental Hazards	1460		317,471	317,471	317,471	317,471	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: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250103 Replacement Housing Factor Grant No:			Federal FY of Grant: 2003			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
PHA-Wide	Section 504 Compliance	1460		33,379	33,379	33,379	33,379	Complete
PHA-Wide	Contingency	1502		0				Eliminated
Architectural and Engineering Fees/ PHA-Wide	Architectural and engineering fees for design, bidding documents and inspection	1430		240,859	240,859	240,859	240,859	Complete
Collateralization or Debt Service/ PHA-Wide	The Housing Authority would like to obtain a Line of Credit from Fannie Mae for additional financing for the Highland Park revitalization, Convent Hill and/or additional replacement housing.	1501		0				Eliminated

Annual Statement/Performance and Evaluation Report

Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary

PHA Name: Housing Authority of the City of Milwaukee	Grant Type and Number Capital Fund Program Grant No: WI39P00250103 Replacement Housing Factor Grant No:	Federal FY of Grant: 2003
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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				
2	1406 Operations	\$ 998,100	\$ 998,100	\$ 998,100	\$ 998,100
3	1408 Management Improvements	\$1,184,203	\$1,184,203	\$1,184,203	\$1,184,203
4	1410 Administration	\$ 263,425	\$ 263,425	\$ 263,425	\$ 263,425
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	\$ 240,859	\$ 240,859	\$ 240,859	\$ 240,859
8	1440 Site Acquisition				
9	1450 Site Improvement	\$ 18,592	\$ 18,592	\$ 18,592	\$ 18,592
10	1460 Dwelling Structures	\$3,643,465	\$3,643,465	\$3,643,465	\$3, 643,465
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment				
14	1485 Demolition	\$ 573,861	\$ 573,861	\$ 573,861	\$ 573,861
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	\$6,922,506	\$6,922,506	\$6,922,506	\$6,922,506
22	Amount of line 21 Related to LBP Activities	\$ 0	\$ 0	\$ 0	\$ 0
23	Amount of line 21 Related to Section 504 compliance	\$ 96,234	\$ 97,994	\$ 97,994	\$ 97,994
24	Amount of line 21 Related to Security – Soft Costs	\$ 874,778	\$ 874,778	\$ 874,778	\$ 874,778
25	Amount of Line 21 Related to Security – Hard Costs	\$1,393,499	\$1,394,379	\$1,394,379	\$1,394,379
26	Amount of line 21 Related to Energy Conservation Measures	\$ 420,600	\$ 421,710	\$ 421,710	\$ 421,710

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

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250103 Replacement Housing Factor Grant No:			Federal FY of Grant: 2003			
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	
Arlington Court/ WI39P002013	Elevator modernization/control room modifications	1460	1	0				Eliminated
Becher Court/ WI39P002018/ WI39002029	Elevator modernization/control room modifications	1460	1	0				Eliminated
Cherry Court/ WI39P00209B	Fire protection improvements	1460	1	0				Eliminated
	Elevator modernization/control room modifications	1460	1	0				Eliminated
	Replacement units Demolition	1460 1485	17	1,699,907 386,400	1,699,907 386,400	1,699,907 386,400	1,699,907 386,400	Complete Complete
College Court/ WI39P002012	Fire protection improvements	1460	1	2,280	2,280	2,280	2,280	Complete
	Elevator modernization/control room modifications	1460	1	0				Eliminated
	HVAC improvements	1460	1	0				Eliminated
Highland Park/ WI39P002003A	Demolition	1485	1	176,968	176,968	176,968	176,968	Complete
Hillside Terrace/ WI39P002001/ WI39P002004	Elevator modernization/control room modifications	1460	1	0				Eliminated
	Fire protection improvements	1460	1	398,274	398,274	398,274	398,274	Complete
Holton Terrace/ WI39P002008	Elevator modernization/control room modifications	1460	1	0				Eliminated
	Fire protection improvements	1460	1	467,227	467,227	467,227	467,227	Complete
Lapham Park/ WI39P002005	Elevator modernization/control room modifications	1460	1	0				Eliminated
	Site Improvements	1450	1	3,900	3,900	3,900	3,900	Complete
Lincoln Court/ WI39P002019	Elevator modernization/control room modifications	1460	1	0				Eliminated
Locust Court/ WI39P002015	Elevator modernization/control room modifications	1460	1	0				Eliminated
	HVAC improvements	1460	1	0				Eliminated

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

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250103 Replacement Housing Factor Grant No:			Federal FY of Grant: 2003			
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	
Merrill Park/ WI39P002009A	Elevator modernization/control room modifications Fire protection improvements	1460 1460	1 1	0 474,928		474,928	474,928	Eliminated Complete
Mitchell Court/ WI39P002017	Elevator modernization/control room modifications	1460	1	0				Eliminated
Parklawn/ WI39P002007	Modernize boilers Site improvements	1460 1450	1 1	250,000 14,692	250,000 14,692	250,000 14,692	250,000 14,692	Complete Complete
Riverview/ WI39P002006B	Elevator modernization/control room modifications	1460	1	0				Eliminated
Scattered Sites/ WI39P002010	Demolition of obsolete units	1485	1	0				Eliminated
Scattered Sites/ WI39P002016	Demolition of obsolete units	1485	1	0				Eliminated
Scattered Sites/ WI39P002020	Demolition of obsolete units	1485	1	0				Eliminated
Scattered Sites/ WI39P002021	Demolition of obsolete units	1485	1	0				Eliminated
Scattered Sites/ WI39P002022	Demolition of obsolete units	1485	1	0				Eliminated
Scattered Sites/ WI39P002024	Demolition of obsolete units	1485	1	0				Eliminated
Scattered Sites/ WI39P002026	Demolition of obsolete units	1485	1	0				Eliminated
Scattered Sites/ WI39P002027	Demolition of obsolete units	1485	1	0				Eliminated
Scattered Sites/ WI39P002030	Demolition of obsolete units	1485	1	0				Eliminated

Annual Statement/Performance and Evaluation Report

Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)

Part II: Supporting Pages

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250103 Replacement Housing Factor Grant No:			Federal FY of Grant: 2003			
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	
Scattered Sites/ WI39P002035	Demolition of obsolete units	1485	1	493	493	493	493	Complete
Scattered Sites/ WI39P002037	Demolition of obsolete units	1485	1	2,500	2,500	2,500	2,500	Complete
Scattered Sites/ WI39P002041	Demolition of obsolete units	1485	1	2,500	2,500	2,500	2,500	Complete
Scattered Sites/ WI39P002043	Demolition of obsolete units	1485	1	2,500	2,500	2,500	2,500	Complete
Scattered Sites/ WI39P002044	Demolition of obsolete units	1485	1	2,500	2,500	2,500	2,500	Complete
Westlawn/ WI39P002002	Construct porches and lay new walkways	1460	1	0				Eliminated
Relocation/ PHA-Wide	Relocation costs for residents affected by demolition or revitalization	1495.1	20	0	0	0	0	Eliminated
PHA-Wide	Operations	1406		998,100	998,100	998,100	998,100	Complete
PHA-Wide Management Improvements/ Soft Costs	Security staff	1408		874,778	874,778	874,778	874,778	Complete
	Youth services coordinator	1408		55,000	55,000	55,000	55,000	Complete
	Resident initiatives	1408		22,745	22,745	22,745	22,745	Complete
	Resident Initiatives Coordinator/Consultant	1408		31,680	31,680	31,680	31,680	Complete
	Resident Employment, Job Training and Economic Development, including: - Construction-Inspection Team - Recycling Program - Youth Employment	1408		200,000	200,000	200,000	200,000	Complete
Administration/ PHA-Wide	Project Analyst, Construction Manager, Contract Administration, Construction Management, City Attorney, and Administrative Assistant	1410		263,425	263,425	263,425	263,425	Complete
PHA-Wide	Mitigation of Environmental Hazards	1460		317,471	317,471	317,471	317,471	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: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250103 Replacement Housing Factor Grant No:			Federal FY of Grant: 2003			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
PHA-Wide	Section 504 Compliance	1460		33,379	33,379	33,379	33,379	Complete
PHA-Wide	Contingency	1502		0				Eliminated
Architectural and Engineering Fees/ PHA-Wide	Architectural and engineering fees for design, bidding documents and inspection	1430		240,859	240,859	240,859	240,859	Complete
Collateralization or Debt Service/ PHA-Wide	The Housing Authority would like to obtain a Line of Credit from Fannie Mae for additional financing for the Highland Park revitalization, Convent Hill and/or additional replacement housing.	1501		0				Eliminated

Annual Statement/Performance and Evaluation Report

Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary

PHA Name: Housing Authority of the City of Milwaukee	Grant Type and Number Capital Fund Program Grant No: WI39P00250104 Replacement Housing Factor Grant No:	Federal FY of Grant: 2004
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Original Annual Statement
 Reserve for Disasters/ Emergencies
 Revised Annual Statement (revision no:)
 Performance and Evaluation Report for Period Ending: 06-30-07
 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	\$1,384,500	\$1,384,500	\$1,384,500	\$1,384,500
3	1408 Management Improvements	\$1,260,000	\$1,153,771	\$1,145,851	\$1,145,851
4	1410 Administration	\$ 149,494	\$ 255,723	\$ 255,723	\$ 255,723
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	\$ 535,846	\$ 535,846	\$ 535,846	\$ 481,906
8	1440 Site Acquisition				
9	1450 Site Improvement	\$ 83,000	\$ 83,000	\$ 83,000	\$ 83,000
10	1460 Dwelling Structures	\$ 1,224,144	\$1,225,375	\$1,225,375	\$1,169,841
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment				
14	1485 Demolition	\$ 100,000	\$ 100,000	\$ 0	\$ 0
15	1490 Replacement Reserve	\$2,643,361	\$2,643,361	\$2,643,361	\$2,643,361
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs	\$ 100,000	\$ 100,000	\$ 88,972	\$ 56,967
18	1499 Development Activities				
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)	\$7,480,345	\$7,481,576	\$7,461,696	\$7,319,399
22	Amount of line 21 Related to LBP Activities	\$ 225	\$ 225	\$ 225	\$ 225
23	Amount of line 21 Related to Section 504 compliance	\$ 94,938	\$ 144,938	\$ 144,938	\$ 144,938
24	Amount of line 21 Related to Security – Soft Costs	\$ 850,000	\$ 890,000	\$ 890,000	\$ 890,000
25	Amount of Line 21 Related to Security – Hard Costs	\$ 221,885	\$ 246,885	\$ 246,885	\$ 246,885
26	Amount of line 21 Related to Energy Conservation Measures	\$ 193,070	\$ 469,559	\$ 469,559	\$ 469,559

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

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250104 Replacement Housing Factor Grant No:			Federal FY of Grant: 2004			
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	
Operations/ PHA-Wide	Operations	1406		1,384,500	1,384,500	1,384,500	1,384,500	Complete
Management Improvements/ Soft Costs	Security Staff	1408		890,000	890,000	890,000	890,000	Complete
	Youth Services Coordinator	1408		55,000	55,000	55,000	55,000	Complete
	Resident initiatives	1408		40,000	40,000	31,336	31,336	Complete
	Resident Initiatives Coordinator/Consultant	1408		0	0	0	0	Eliminated
	Resident employment, job training and economic development, including: - Construction inspection team - Recycling program - Youth employment	1408		275,000	168,771	168,771	168,771	Complete
Administration/ PHA-Wide	Project Analyst, Construction Manager, Contract Administration, Construction Management, City Attorney and Administrative Assistant	1410		149,494	255,723	255,723	255,723	Complete
Architectural and Engineering Fees/ PHA-Wide	Architectural and engineering fees for design, bidding documents and inspection	1430		535,846	535,846	535,846	481,906	In Process
Westlawn/ WI39P002002	Site improvements	1450		0	0	0	0	Eliminated
	Camera surveillance, card access, security system hardware	1460		0	0	0	0	Eliminated
	Replace existing canopies, front stoops, front walks with poured concrete porches, gabled porch roofs, metal railings, new concrete walks	1460		790,958	790,958	790,958	790,959	Complete

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Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)

Part II: Supporting Pages

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250104 Replacement Housing Factor Grant No:			Federal FY of Grant: 2004			
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	
Cherry Court/ WI39P00209B	Site improvements	1450		83,000	83,000	83,000	83,000	Complete
	Replacement reserve for revitalization of Cherry Court	1490		2,143,361	2,143,361	2,143,361	2,143,361	Complete
	Fire alarm/help call system improvements	1460		0	0	0	0	Eliminated
	Electrical distribution system	1460		21,470	21,470	21,470	21,470	Complete
Arlington Court/ WI39P002013	Fire alarm/help call system improvements	1460		0	0	0	0	Eliminated
	Fire protection improvements	1460		0	0	0	0	Eliminated
Becher Court/ WI39P002018/ WI39002029	Fire alarm/help call system improvements	1460		0	0	0	0	Eliminated
	Fire protection improvements	1460		0	0	0	0	Eliminated
College Court/ WI39P002012	Fire alarm/help call system improvements	1460		0	0	0	0	Eliminated
	Fire protection improvements	1460		0	0	0	0	Eliminated
Convent Hill/ WI39P002003	Replacement reserve for revitalization of Convent Hill	1490		500,000	500,000	500,000	500,000	In Process
Highland Park/ WI39P002003A	Demolition of obsolete units	1485		100,000	100,000	100,000	98,251	In Process
Hillside Terrace/ WI39P002001/WI39P002004	Fire alarm/help call system improvements	1460		0	0	0	0	Eliminated
Holton Terrace/ WI39P002008	Fire alarm/help call system improvements	1460		0	0	0	0	Eliminated
Lapham Park/ WI39P002005	Fire alarm/help call system improvements	1460		0	0	0	0	Eliminated
	Fire protection improvements	1460		0	0	0	0	Eliminated
Lincoln Court/ WI39P002019	Fire alarm/help call system improvements	1460		0	0	0	0	Eliminated
	Fire protection improvements	1460		0	0	0	0	Eliminated

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

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250104 Replacement Housing Factor Grant No:			Federal FY of Grant: 2004			
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	
Locust Court/ WI39P002015	Fire alarm/help call system improvements Fire protection improvements	1460 1460		0 0	0 0	0 0	0 0	Eliminated Eliminated
Merrill Park/ WI39P002009A	Fire alarm/help call system improvements	1460		0	0	0	0	Eliminated
Mitchell Court/ WI39P002017	Fire alarm/help call system improvements Fire protection improvements	1460 1460		0 0	0 0	0 0	0 0	Eliminated Eliminated
Parklawn/ WI39P002007	Camera surveillance, card access, security system hardware	1460		0	0	0	0	Eliminated
Riverview/ WI39P002006B	Fire alarm/help call system improvements Fire protection improvements Electrical Distribution System	1460 1460 1460	1	226,401	227,632	227,632	172,098	Eliminated Eliminated In Process
Scattered Sites/ WI39P002010	Camera surveillance, card access, security system hardware	1460		0	0	0	0	Eliminated
Scattered Sites/ WI39P002016	Camera surveillance, card access, security system hardware	1460		0	0	0	0	Eliminated
Scattered Sites/ WI39P002020	Camera surveillance, card access, security system hardware	1460		0	0	0	0	Eliminated
Scattered Sites/ WI39P002021	Camera surveillance, card access, security system hardware	1460		0	0	0	0	Eliminated
Scattered Sites/ WI39P002022	Camera surveillance, card access, security system hardware	1460		0	0	0	0	Eliminated
Scattered Sites/ WI39P002024	Camera surveillance, card access, security system hardware	1460		0	0	0	0	Eliminated
Scattered Sites/ WI39P002026	Camera surveillance, card access, security system hardware	1460		0	0	0	0	Eliminated

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

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250104 Replacement Housing Factor Grant No:			Federal FY of Grant: 2004			
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	
Scattered Sites/ WI39P002027	Camera surveillance, card access, security system hardware	1460		0	0	0	0	Eliminated
Scattered Sites/ WI39P002030	Camera surveillance, card access, security system hardware	1460		0	0	0	0	Eliminated
Scattered Sites/ WI39P002035	Camera surveillance, card access, security system hardware	1460		0	0	0	0	Eliminated
Scattered Sites/ WI39P002037	Camera surveillance, card access, security system hardware	1460		0	0	0	0	Eliminated
Scattered Sites/ WI39P002041	Camera surveillance, card access, security system hardware	1460		0	0	0	0	Eliminated
Scattered Sites/ WI39P002043	Camera surveillance, card access, security system hardware	1460		0	0	0	0	Eliminated
Scattered Sites/ WI39P002044	Camera surveillance, card access, security system hardware	1460		0	0	0	0	Eliminated
Scattered Sites/ WI39P002045	Camera surveillance, card access, security system hardware	1460		0	0	0	0	Eliminated
PHA-Wide	Mitigation of environmental hazards	1460		178,477	178,477	178,477	178,477	Complete
PHA-Wide	ADA/504 accommodations	1460		6,838	6,838	6,838	6,838	Complete
Relocation/ PHA-Wide	Relocation costs for residents affected by demolition or revitalization	1495.1	20	100,000	100,000	88,972	56,967	In Process
Collateralization or Debt Service/ PHA-Wide	The Housing Authority would like to obtain additional financing for physical improvements, including the revitalization of Cherry Court/Scattered Sites, Convent Hill, Riverview, and/or additional replacement housing.	1501		0	0	0	0	Eliminated
Contingency/ PHA-Wide	Contingency	1502		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: Housing Authority of the City of Milwaukee	Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No: WI39R00250104	Federal FY of Grant: 2004
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Original Annual Statement
 Reserve for Disasters/ Emergencies
 Revised Annual Statement (revision no:)
 Performance and Evaluation Report for Period Ending: 6-30-07
 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				
3	1408 Management Improvements				
4	1410 Administration	\$ 42,518	\$ 42,518	\$ 42,518	\$ 42,518
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	\$ 85,037	\$ 85,037	\$ 85,037	\$ 85,037
8	1440 Site Acquisition				
9	1450 Site Improvement	\$ 24,000	\$ 24,000	\$ 24,000	\$ 24,000
10	1460 Dwelling Structures	\$1,108,635	\$1,108,635	\$1,108,635	\$1,108,635
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	\$1,260,190	\$1,260,190	\$1,260,190	\$1,260,190
22	Amount of line 21 Related to LBP Activities	\$ 0	\$ 0	\$ 0	\$ 0
23	Amount of line 21 Related to Section 504 compliance	\$ 113,200	\$ 113,200	\$ 113,200	\$ 113,200
24	Amount of line 21 Related to Security – Soft Costs	\$ 0	\$ 0	\$ 0	\$ 0
25	Amount of Line 21 Related to Security – Hard Costs	\$ 56,600	\$ 56,600	\$ 56,600	\$ 56,600
26	Amount of line 21 Related to Energy Conservation Measures	\$ 113,200	\$ 113,200	\$ 113,200	\$ 113,200

Annual Statement/Performance and Evaluation Report

Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)

Part II: Supporting Pages

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No: WI39R00250104				Federal FY of Grant: 2004		
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	
Administration PHA-Wide	Project Analyst, Construction Manager, Contract Administration, Construction Management, City Attorney, and Administrative Assistant	1410		42,518	42,518	42,518	42,518	Complete
Architectural and Engineering Fees	Architectural and engineering fees for design, bidding documents and inspection	1430		85,037	85,037	85,037	85,037	Complete
Cherry Court/ WI39P00209B	Site Improvements	1450		24,000	24,000	24,000	24,000	Complete
Cherry Court/ WI39P00209B	New construction of 13 one-bedroom public housing units at Cherry Court	1460	13	1,108,635	1,108,635	1,108,635	1,108,635	Complete

Annual Statement/Performance and Evaluation Report					
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary					
PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250105 Replacement Housing Factor Grant No:			Federal FY of Grant: 2005
<input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/ Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 06-30-07 <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	\$1,386,339	\$1,386,339	\$1,386,339	\$1,386,339
3	1408 Management Improvements	\$1,496,000	\$1,496,000	\$1,375,985	\$1,316,875
4	1410 Administration	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	\$ 682,692	\$ 682,692	\$ 673,787	\$ 647,070
8	1440 Site Acquisition				
9	1450 Site Improvement	\$ 150,000	\$ 40,000	\$ 0	\$ 0
10	1460 Dwelling Structures	\$1,700,000	\$2,810,000	\$ 3,096	\$ 3,096
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment				
14	1485 Demolition	\$ 120,000	\$ 218,006	\$ 128,006	\$ 0
15	1490 Replacement Reserve	\$1,000,000	\$1,000,000	\$1,000,000	\$1,000,000
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs	\$ 100,000	\$ 100,000	\$ 100,000	\$ 2,846
18	1499 Development Activities				
19	1501 Collateralization or Debt Service	\$1,000,000	\$ 0	\$ 0	\$ 0
20	1502 Contingency	\$ 98,006	\$ 0	\$ 0	\$ 0
21	Amount of Annual Grant: (sum of lines 2 – 20)	\$7,833,037	\$7,833,037	\$4,768,150	\$4,457,163
22	Amount of line 21 Related to LBP Activities	\$ 3,000	\$ 0	\$ 0	\$ 0
23	Amount of line 21 Related to Section 504 compliance	\$ 180,000	\$ 396,500	\$ 103,096	\$ 103,096
24	Amount of line 21 Related to Security – Soft Costs	\$1,181,000	\$1,181,000	\$ 1,181,000	\$ 1,181,000
25	Amount of Line 21 Related to Security – Hard Costs	\$ 82,500	\$ 173,000	\$ 50,000	\$ 50,000
26	Amount of line 21 Related to Energy Conservation Measures	\$ 71,250	\$ 343,155	\$ 100,000	\$ 100,000

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

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250105 Replacement Housing Factor Grant No:				Federal FY of Grant: 2005		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Operations/PHA-Wide	Operation	1406		1,386,339	1,386,339	1,386,339	1,386,339	
Management Improvements/ Soft Costs	Security Staff	1408		1,086,000	1,181,000	1,181,000	1,181,000	Eliminated
	Youth services coordinator	1408		0	0	0	0	
	Resident initiatives	1408		40,000	40,000	0	0	Eliminated
	Resident Initiatives	1408		0	0	0	0	
	Coordinator/Consultant Resident Employment, Job Training and Economic Development, including: Construction-Inspection Team Recycling Program Youth Employment	1408		275,000	275,000	194,985	135,875	
Administration/PHA-Wide	Project Analyst, Construction Manager, Contract Administration, Construction Management, City Attorney, and Administrative Assistant	1410		100,000	100,000	100,000	100,000	
Architectural and Engineering Fees/PHA-Wide	Architectural and engineering fees for design, bidding documents and inspection	1430		682,692	682,692	673,787	647,070	
Westlawn WI002002	Site Improvement	1450		150,000	40,000	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: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250105 Replacement Housing Factor Grant No:			Federal FY of Grant: 2005			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Westlawn WI002002	Parking Lot and driveway improvements	1460		50,000	5,000	0	0	
	Roofing, roofing repairs, flashing, gutters/downspouts	1460		25,000	5,000	0	0	
	Tuck pointing and exterior cladding	1460		25,000	5,000	0	0	
	Chimney repair and replacement	1460		25,000	5,000	0	0	
	Electrical distribution system	1460		25,000	5,000	0	0	
	Interior and exterior lighting	1460		25,000	5,000	0	0	
	HVAC improvements	1460		25,000	5,000	0	0	
	Domestic water and drain/waste/vent improvements	1460		25,000	5,000	0	0	
	Bathroom modernization	1460		25,000	5,000	0	0	
	Kitchen modernization	1460		25,000	5,000	0	0	
	Replace existing canopies, front stoops, front walks with poured concrete porches, gabled porch roofs, metal railings, new concrete walks	1460		1,075,000	2,410,000	0	0	
PHA-Wide	Mitigation of Environmental Hazards	1460		300,000	300,000	0	0	
PHA-Wide	ADA/504 Accommodations	1460		50,000	50,000	3,096	3,096	
Highland Park WI002006A	Demolition of obsolete units	1485		30,000	128,006	128,006	0	
Scattered Sites WI002010	Demolition of obsolete units	1485		7,000	7,000	0	0	
Scattered Sites WI002016	Demolition of obsolete units	1485		6,000	6,000	0	0	
Scattered Sites WI002020	Demolition of obsolete units	1485		6,000	6,000	0	0	
Scattered Sites WI002021	Demolition of obsolete units	1485		5,000	5,000	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: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250105 Replacement Housing Factor Grant No:				Federal FY of Grant: 2005		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Scattered Sites WI002022	Demolition of obsolete units	1485		6,000	6,000	0	0	
Scattered Sites WI002024	Demolition of obsolete units	1485		6,000	6,000	0	0	
Scattered Sites WI002026	Demolition of obsolete units	1485		6,000	6,000	0	0	
Scattered Sites WI002027	Demolition of obsolete units	1485		6,000	6,000	0	0	
Scattered Sites WI002030	Demolition of obsolete units	1485		6,000	6,000	0	0	
Scattered Sites WI39P002035	Demolition of obsolete units	1485		6,000	6,000	0	0	
Scattered Sites WI39P002037	Demolition of obsolete units	1485		6,000	6,000	0	0	
Scattered Sites WI39P002041	Demolition of obsolete units	1485		6,000	6,000	0	0	
Scattered Sites WI39P002043	Demolition of obsolete units	1485		6,000	6,000	0	0	
Scattered Sites WI39P002044	Demolition of obsolete units	1485		6,000	6,000	0	0	
Scattered Sites WI39P002045	Demolition of obsolete units	1485		6,000	6,000	0	0	
Convent Hill/ WI39P002003	Replacement Reserve for Convent Hill	1490		1,000,000	1,000,000	1,000,000	1,000,000	In Process
PHA-Wide	Relocation Costs	1495.1		100,000	100,000	100,000	2,846	In Process
PHA-Wide	Collateralization or Debt Service	1501		1,000,000	0	0	0	
Contingency/ PHA-Wide	Contingency	1502		98,006	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: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250105 Replacement Housing Factor Grant No:			Federal FY of Grant: 2005
<input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/ Emergencies <input checked="" type="checkbox"/> Revised Annual Statement (revision no: 1) <input type="checkbox"/> Performance and Evaluation Report for Period Ending: 06-30-07 <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	\$ 1,386,339	\$ 1,386,339	\$ 1,386,339	\$ 1,386,339
3	1408 Management Improvements	\$ 1,496,000	\$ 1,496,000	\$ 1,496,000	\$ 1,347,118
4	1410 Administration	\$ 100,000	\$ 672,708	\$ 672,708	\$ 100,000
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	\$ 682,692	\$ 673,787	\$ 673,787	\$ 647,070
8	1440 Site Acquisition				
9	1450 Site Improvement	\$ 150,000	0	\$ 0	\$ 0
10	1460 Dwelling Structures	\$ 1,700,000	\$ 2,376,197	\$ 2,376,197	\$ 3,096
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment				
14	1485 Demolition	\$ 120,000	\$ 128,006	\$ 128,006	\$ 17,540
15	1490 Replacement Reserve	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 0
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs	\$ 100,000	\$ 100,000	\$ 100,000	\$ 3,396
18	1499 Development Activities				
19	1501 Collateralization or Debt Service	\$ 1,000,000	\$ 0	\$ 0	\$ 0
20	1502 Contingency	\$ 98,006	\$ 0	\$ 0	\$ 0
21	Amount of Annual Grant: (sum of lines 2 – 20)	\$ 7,833,037	\$ 7,833,037	\$ 7,833,037	\$ 3,504,559
22	Amount of line 21 Related to LBP Activities	\$ 3,000	\$ 0	\$ 0	\$ 0
23	Amount of line 21 Related to Section 504 compliance	\$ 180,000	\$ 340,406	\$ 340,406	\$ 3,096
24	Amount of line 21 Related to Security – Soft Costs	\$ 1,181,000	\$ 1,181,000	\$ 1,181,000	\$ 1,181,000
25	Amount of Line 21 Related to Security – Hard Costs	\$ 82,500	\$ 168,655	\$ 168,655	\$ 0
26	Amount of line 21 Related to Energy Conservation Measures	\$ 71,250	\$ 337,310	\$ 337,310	\$ 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: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250105 Replacement Housing Factor Grant No:				Federal FY of Grant: 2005		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Operations/PHA-Wide	Operation	1406		1,386,339	1,386,339	1,386,339	1,386,339	completed
Management Improvements/ Soft Costs	Security Staff	1408		1,086,000	1,181,000	1,181,000	1,181,000	completed
	Youth services coordinator	1408		0	0	0	0	
	Resident initiatives	1408		40,000	40,000	40,000	0	obligated
	Resident Initiatives Coordinator/Consultant	1408		0	0	0	0	
	Resident Employment, Job Training and Economic Development, including: Construction-Inspection Team Recycling Program Youth Employment	1408		275,000	275,000	275,000	166,118	in progress
Administration/PHA-Wide	Project Analyst, Construction Manager, Contract Administration, Construction Management, City Attorney, and Administrative Assistant	1410		100,000	672,708	672,708	100,000	in progress
Architectural and Engineering Fees/PHA-Wide	Architectural and engineering fees for design, bidding documents and inspection	1430		682,692	673,787	673,787	647,070	in progress
Convent WI002005	Revitalization of Convent Hill	1460		0	2,373,101	2,373,101	0	obligated
Westlawn WI002002	Site Improvements	1450		150,000	0	0	0	deleted

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

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250105 Replacement Housing Factor Grant No:			Federal FY of Grant: 2005			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Westlawn WI002002	Parking Lot and driveway improvements	1460		50,000	0	0	0	deleted
	Roofing, roofing repairs, flashing, gutters/downspouts	1460		25,000	0	0	0	deleted
	Tuck pointing and exterior cladding	1460		25,000	0	0	0	deleted
	Chimney repair and replacement	1460		25,000	0	0	0	deleted
	Electrical distribution system	1460		25,000	0	0	0	deleted
	Interior and exterior lighting	1460		25,000	0	0	0	deleted
	HVAC improvements	1460		25,000	0	0	0	deleted
	Domestic water and drain/waste/vent improvements	1460		25,000	0	0	0	deleted
	Bathroom modernization	1460		25,000	0	0	0	deleted
	Kitchen modernization	1460		25,000	0	0	0	deleted
	Replace existing canopies, front stoops, front walks with poured concrete porches, gabled porch roofs, metal railings, new concrete walks	1460		1,075,000	0	0	0	deleted
PHA-Wide	Mitigation of Environmental Hazards	1460		300,000	0	0	0	deleted
PHA-Wide	ADA/504 Accommodations	1460		50,000	3,096	3,096	3,096	completed
Highland Park WI002006A	Demolition of obsolete units	1485		30,000	128,006	128,006	17,540	in progress
Scattered Sites WI002010	Demolition of obsolete units	1485		7,000	0	0	0	deleted
Scattered Sites WI002016	Demolition of obsolete units	1485		6,000	0	0	0	deleted
Scattered Sites WI002020	Demolition of obsolete units	1485		6,000	0	0	0	deleted
Scattered Sites WI002021	Demolition of obsolete units	1485		5,000	0	0	0	deleted

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

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250105 Replacement Housing Factor Grant No:				Federal FY of Grant: 2005		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Scattered Sites WI002022	Demolition of obsolete units	1485		6,000	0	0	0	deleted
Scattered Sites WI002024	Demolition of obsolete units	1485		6,000	0	0	0	deleted
Scattered Sites WI002026	Demolition of obsolete units	1485		6,000	0	0	0	deleted
Scattered Sites WI002027	Demolition of obsolete units	1485		6,000	0	0	0	deleted
Scattered Sites WI002030	Demolition of obsolete units	1485		6,000	0	0	0	deleted
Scattered Sites WI39P002035	Demolition of obsolete units	1485		6,000	0	0	0	deleted
Scattered Sites WI39P002037	Demolition of obsolete units	1485		6,000	0	0	0	deleted
Scattered Sites WI39P002041	Demolition of obsolete units	1485		6,000	0	0	0	deleted
Scattered Sites WI39P002043	Demolition of obsolete units	1485		6,000	0	0	0	deleted
Scattered Sites WI39P002044	Demolition of obsolete units	1485		6,000	0	0	0	deleted
Scattered Sites WI39P002045	Demolition of obsolete units	1485		6,000	0	0	0	deleted
Convent Hill/ WI39P002003	Replacement Reserve for Convent Hill	1490		1,000,000	1,000,000	1,000,000	0	obligated
PHA-Wide	Relocation Costs	1495.1		100,000	100,000	100,000	3,396	in progress
PHA-Wide	Collateralization or Debt Service	1501		1,000,000	0	0	0	deleted
Contingency/ PHA-Wide	Contingency	1502		98,006	0	0	0	deleted

Annual Statement/Performance and Evaluation Report

Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary

PHA Name: Housing Authority of the City of Milwaukee	Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No: WI39R00250105	Federal FY of Grant: 2005
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Original Annual Statement
 Reserve for Disasters/ Emergencies
 Revised Annual Statement (revision no:)
 Performance and Evaluation Report for Period Ending: 6-30-07
 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				
3	1408 Management Improvements				
4	1410 Administration	\$ 7,763	\$ 7,763	\$ 7,763	\$ 7,763
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs (A&E Fees)	\$ 15,525	\$ 15,525	\$ 15,525	\$ 15,525
8	1440 Site Acquisition				
9	1450 Site Improvement	\$ 4,800	\$ 4,800	\$ 4,800	\$ 4,800
10	1460 Dwelling Structures	\$ 221,727	\$ 221,727	\$ 221,727	\$ 221,727
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	\$ 249,815	\$ 249,815	\$ 249,815	\$ 249,815
22	Amount of line 21 Related to LBP Activities	\$ 0	\$ 0	\$ 0	\$ 0
23	Amount of line 21 Related to Section 504 compliance	\$ 22,600	\$ 22,600	\$ 22,600	\$ 22,600
24	Amount of line 21 Related to Security – Soft Costs	\$ 0	\$ 0	\$ 0	\$ 0
25	Amount of Line 21 Related to Security – Hard Costs	\$ 11,300	\$ 11,300	\$ 11,300	\$ 11,300
26	Amount of line 21 Related to Energy Conservation Measures	\$ 22,600	\$ 22,600	\$ 22,600	\$ 22,600

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

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No: WI39R00250105				Federal FY of Grant: 2005		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Administration/ PHA-Wide	Project Analyst, Construction Manager, Contract Administration, Construction Management, City Attorney, and Administrative Assistant	1410		7,763	7,763	7,763	7,763	Complete
Architectural and Engineering Fees/ PHA-Wide	Architectural and engineering fees for design, bidding documents and inspection	1430		15,525	15,525	15,525	15,525	Complete
	Site Improvements	1450		4,800	4,800	4,800	4,800	Complete
	New construction of 2 one-bedroom public housing units at Cherry Court	1460		221,727	221,727	221,727	221,727	Complete

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

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program No: Replacement Housing Factor No: WI39R00250104				Federal FY of Grant: 2004	
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	
New construction of Cherry Court midrise	9/30/2006			3/31/07			

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

PHA Name: Housing Authority of the City of Milwaukee	Grant Type and Number Capital Fund Program Grant No: WI39P00250106 Replacement Housing Factor Grant No:	Federal FY of Grant: 2006
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Original Annual Statement Reserve for Disasters/ Emergencies Revised Annual Statement (revision no:)
 Performance and Evaluation Report for Period Ending: 06-30-07 Final Performance and Evaluation Report

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	1,364,800	1,480,370	1,364,800	1,364,800
3	1408 Management Improvements	1,364,800	1,480,370	1,314,800	101,084
4	1410 Administration	90,000	336,257	176,571	173,796
5	1411 Audit	10,000	10,000	2,565	2,565
6	1415 Liquidated Damages				
7	1430 Fees and Costs (A&E fees)	\$800,000	800,000	86,578	86,578
8	1440 Site Acquisition				
9	1450 Site Improvements	\$50,000	50,000	0	0
10	1460 Dwelling Structures	1,175,000	1,275,000	83,359	83,359
11	1465.1 Dwelling Equipment - Nonexpendable				
12	1470 Non-Dwelling Structures	\$100,000	100,000	0	0
13	1475 Nondwelling Equipment				
14	1485 Demolition	\$300,000	300,000	297,045	300
15	1490 Replacement Reserve	20,000	20,000	20,000	20,000
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs	\$100,000	100,000	0	0
18	1498 Mod Used for Development				
19	1501 Collateralization or Debt Service	\$1,350,000	1,350,000	0	0
20	1502 Contingency	99,872	99,872	0	0
21	Amount of Annual Grant: (sum of lines 2-20)	6,824,472	7,401,869	3,345,718	1,832,482
22	Amount of total grant related to LBP Activity	25,000	15,000	0	0
23	Amount of total grant related to Section 504 compliance	\$50,000	52,000	2,000	2,000
24	Amount of total grant related to security soft costs	\$1,336,600	1,350,370	1,234,800	101,084
25	Amount of total grant related to security hard costs	\$85,000	86,000	1,000	1,000
26	Amount of total grant related to energy conservation	\$50,000	52,000	2,000	2,000

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

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No:				Federal FY of Grant: 2006		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Operations/PHA-Wide	Operation	1406		1,364,800	1,480,370	1,364,800	1,364,800	completed
Management Improvements/ Soft Costs	Security Staff Youth services coordinator Resident initiatives Resident Initiatives Coordinator/Consultant Resident Employment, Job Training and Economic Development, including: Construction-Inspection Team Recycling Program Youth Employment	1408		1,364,000	1,480,370	1,314,800	101,084	in progress
Admnistration/PHA-Wide	Project Analyst, Construction Manager, Contract Administration, Construction Management, City Attorney, and Administrative Assistant	1410		90,000	336,257	176,571	173,796	in progress
Audit	Audi	1411		10,000	10,000	2,565	2,565	in progress
Architectural and Engineering Fees/PHA-Wide	Architectural and engineering fees for design, bidding documents and inspection	1430		800,000	800,000	86,578	86,578	in progress
Locust Court WI0020015	Site Improvement	1450		50,000	50,000			not started
Arlington Court WI39P002013	Elevator modernization, elevator control room modifications	1460		25,000	25,000			not started
Becher Court WI39P002018 WI39P002029	Elevator modernization, elevator control room modifications	1460		5,000	5,000			not started
	Lightning protection	1460		17,000	17,000			not started
	Façade restoration	1460		175,000	175,000			not started

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

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No:				Federal FY of Grant: 2006		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
College Court W139P002012	Elevator modernization, elevator control room modifications	1460		5,000	5,000			not started
	Lightning protection	1460		17,000	17,000			not started
	Façade restoration	1460		175,000	275,000	83,359	83,359	in progress
Hillside Terrace W139P002001 W139P002004	Elevator modernization, elevator control room modifications	1460		5,000	5,000			not started
	Lightning protection	1460		17,000	17,000			not started
Holton Terrace WI002008	Elevator modernization,elevator control room modifications	1460		5,000	5,000			not started
Lapham Park WI002005	Elevator modernization,elevator control room modifications	1460		5,000	5,000			not started
Lapham Park WI002005	Façade restoration	1460		175,000	175,000			not started
Lincoln Court WI002019	Elevator modernization, elevator control room modifications	1460		5,000	5,000			not started
Locust Court WI002015	Common areas improvements	1460		50,000	50,000			not started
	Elevator modernization, elevator control room modifications	1460		25,000	25,000			not started
Merrill Park WI002009A	Elevator modernization, elevator control room modifications	1460		5,000	5,000			not started
Mitchell Court WI002017	Elevator modernization, elevator control room modifications	1460		5,000	5,000			not started
	Lightning protection	1460		17,000	17,000			not started
Riverview WI002006B	Elevator modernization, elevator control room modifications	1460		25,000	25,000			not started
	Electrical distribution system	1460		450,000	0			eliminated
	Lightning protection	1460		17,000	17,000			not started

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

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No:				Federal FY of Grant: 2006		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Westlawn WI002002	Electrical distribution system	1460		50,000	50,000			not started
Westlawn WI002002	Perimeter porch replacement	1460		2,000,000	0			eliminated
PHA-Wide	Mitigation of Environmental Hazards	1460		300,000	300,000			not started
PHA-Wide	ADA/504 Accommodations	1460		50,000	50,000			not started
Hillside Terrace WI002001 WI002004	Family Resource Center improvements	1470		100,000	100,000			not started
Highland Park WI002006A	Demolition of obsolete units	1485		300,000	300,000	297,045	300	in progress
PHA-Wide Replacement Reserves		1490		20,000	20,000	20,000	20,000	in progress
PHA-Wide Relocation Costs		1495.1		100,000	100,000			not started
PHA-Wide Collateralization or Debt Service	The Housing Authority would like to consider a bond issue for the work that is described on page 5	1501		1,500,000	1,350,000			not started
Contingency/ PHA-Wide	Contingency	1502		104,837	99,872			not started

Annual Statement/Performance and Evaluation Report

Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary

PHA Name: Housing Authority of the City of Milwaukee	Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No: WI39R00250206	Federal FY of Grant: 2006
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Original Annual Statement
 Reserve for Disasters/ Emergencies
 Revised Annual Statement (revision no:)
 Performance and Evaluation Report for Period Ending: 6-30-07
 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				
3	1408 Management Improvements				
4	1410 Administration	\$ 27,000	\$ 64,954	\$ 0	\$ 0
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs (A&E Fees)	\$ 40,692	\$ 40,692	\$ 0	\$ 0
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures	\$ 380,900	\$ 380,900	\$ 0	\$ 0
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	\$ 448,592	\$ 486,546	\$ 0	\$ 0
22	Amount of line 21 Related to LBP Activities		\$ 0	\$ 0	\$ 0
23	Amount of line 21 Related to Section 504 compliance		\$ 38,090	\$ 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		\$ 19,045	\$ 0	\$ 0
26	Amount of line 21 Related to Energy Conservation Measures		\$ 38,090	\$ 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: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No: WI39R00250106				Federal FY of Grant: 2006		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Administration/ PHA-Wide	Project Analyst, , Contract Administration, City Attorney, and Administrative Assistant	1410		27,000	64,954			not started
Architectural and Engineering Fees/ PHA-Wide	Architectural and engineering fees for design, bid documents and inspection	1430		40,692	40,692			not started
	New construction of 3 public housing units at Convent and 1 3-bedroom Scattered Sites	1460		380,900	380,900			not started

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

PHA Name: Housing Authority of the City of Milwaukee	Grant Type and Number Capital Fund Program Grant No: WI39P00250107 Replacement Housing Factor Grant No:	Federal FY of Grant: 2007
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Original Annual Statement Reserve for Disasters/ Emergencies Revised Annual Statement (revision no: 1)
 Performance and Evaluation Report for Period Ending: Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	1,364,800	1,374,100		
3	1408 Management Improvements	1,364,800	1,374,100		
4	1410 Administration	90,000	117,431		
5	1411 Audit	10,000	10,000		
6	1415 Liquidated Damages				
7	1430 Fees and Costs	800,000	800,000		
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures	1,650,000	1,650,000		
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs	100,000	100,000		
18	1499 Development Activities				
19	1501 Collateralization or Debt Service	1,350,000	1,350,000		
20	1502 Contingency	94,872	94,872		
21	Amount of Annual Grant: (sum of lines 2 – 20)	6,824,472	6,870,503		
22	Amount of line 21 Related to LBP Activities	25,000	15,000		
23	Amount of line 21 Related to Section 504 compliance	110,000	110,000		
24	Amount of line 21 Related to Security – Soft Costs	1,234,800	1,244,100		
25	Amount of Line 21 Related to Security – Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures	60,000	60,000		

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

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250107 Replacement Housing Factor Grant No:				Federal FY of Grant: 2007		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Original	Revised	
Management Improvements/Soft Costs	Security Staff Youth services coordinator Resident initiatives Resident initiatives Coordinator/Consultant Resident Employment, Job Training and Economic Development, including: Construction-Inspection Team Recycling Program Youth Employment	1408		1,364,800	1,374,100			
Operations/PHA-Wide	Operation	1406		1,364,800	1,374,100			
Administration/PHA-Wide	Project Analyst, Construction Manager, Contract Administration, Construction Management, City Attorney, and Administrative Assistant	1410		90,000	117,431			
Audit		1411		10,000	10,000			
Architectural and Engineering Fees/PHA-Wide	Architectural and engineering fees for design, bidding documents and inspection	1430		800,000	800,000			

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

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250107 Replacement Housing Factor Grant No:				Federal FY of Grant: 2007		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Original	Revised	
Arlington Court WI002000013P	Elevator modernization, elevator control room modifications Façade restoration	1460		150,000	150,000			
Hillside Terrace and Addition WI002000001P	Elevator modernization, elevator control room modifications Façade restoration (highrise)	1460		150,000	150,000			
Holton Terrace / Scattered Sites WI002000008P	Façade restoration	1460		75,000	75,000			
Lincoln Court WI002000019P	Façade restoration	1460		75,000	75,000			
Locust Court WI002000015P	Elevator modernization, elevator control room modifications Façade restoration	1460		150,000	150,000			
Merrill Park WI002000091P	Façade restoration	1460		75,000	75,000			
Mitchell Court WI002000017P	Façade restoration	1460		75,000	75,000			
Riverview WI002000062P	Elevator modernization, elevator control room modifications Façade restoration	1460		150,000	150,000			
				75,000	75,000			

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

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: WI39P00250107 Replacement Housing Factor Grant No:				Federal FY of Grant: 2007		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Original	Revised	
PHA-Wide	Mitigation of environmental hazards	1460		300,000	300,000			
PHA-Wide	ADA/504 accommodations	1460		50,000	50,000			
Relocation Costs		1495.1		100,000	100,000			
Collateralization or Debt Service		1501		1,350,000	1,350,000			
Contingency		1502		94,872	94,872			

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

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program No: WI39P00250107 Replacement Housing Factor No:					Federal FY of Grant:
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	
Arlington Court WI002000013P	9/15/09	09/12/09		9/15/11	9/12/11		
Hillside Terrace and Addition WI002000001P	9/15/09	9/12/09		9/15/11	9/12/11		
Holton Terrace / Scattered Sites WI002000008P	9/15/09	9/12/09		9/15/11	9/12/11		
Lincoln Court WI002000019P	9/15/09	9/12/09		9/15/11	9/12/11		
Locust Court WI002000015P	9/15/09	9/12/09		9/15/11	9/12/11		
Merrill Park WI002000091P	9/15/09	9/12/09		9/15/11	9/12/11		
Mitchell Court WI002000017P	9/15/09	9/12/09		9/15/11	9/12/11		
Riverview WI002000062P	9/15/09	9/12/09		9/15/11	9/12/11		

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

PHA Name: Housing Authority of the City of Milwaukee	Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No: WI39R00250107	Federal FY of Grant: 2007
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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				
2	1406 Operations				
3	1408 Management Improvements				
4	1410 Administration	8,743			
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures	78,680			
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	87,423			
22	Amount of line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				
24	Amount of line 21 Related to Security – Soft Costs				
25	Amount of Line 21 Related to Security – Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures				

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

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No: WI39R00250107				Federal FY of Grant: 2007		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Administration PHA-Wide	Project Analyst, Construction Manager, Contract Administration, Construction Management, City Attorney, and Administrative Assistant	1410		8,743				
Convent Hill/ WI002000003P	New construction of public housing units at Convent Hill	1460	1	78,680				

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

PHA Name: Housing Authority of the City of Milwaukee	Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No: WI39R00250207	Federal FY of Grant: 2007
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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				
2	1406 Operations				
3	1408 Management Improvements				
4	1410 Administration	46,726			
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures	420,529			
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	467,255			
22	Amount of line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				
24	Amount of line 21 Related to Security – Soft Costs				
25	Amount of Line 21 Related to Security – Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures				

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

PHA Name: Housing Authority of the City of Milwaukee		Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No: WI39R00250207				Federal FY of Grant: 2007		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Administration PHA-Wide	Project Analyst, Construction Manager, Contract Administration, Construction Management, City Attorney, and Administrative Assistant	1410		46,726				
Convent Hill/ WI002000003P	New construction of public housing units at Convent Hill	1460	3	420,529				

Statement of Financial Resources [24 CFR Part 903.12 (b), 903.7(a)]

Financial Resources: Planned Sources and Uses		
Sources	Planned \$	Planned Uses
1. Federal Grants (FY 2007 grants)		
a) Public Housing Operating Fund	10,050,000 (estimate)	Operations
b) Public Housing Capital Fund	6,870,503	
c) Annual Contributions for Section 8 Tenant-Based Assistance	29,653,784 (estimate)	Section 8 Housing Assistance Payments and Administration
Other Federal Grants (list below)		
2. Prior Year Federal Grants (unobligated funds only) (list below)		
HOPE VI (Highland Park)	1,408,213	Highland redevelopment
HOPE VI (Scattered Sites)	4,454,855	Scattered Sites Redevelopment
Public Housing Capital Fund (FY04)	19,880	
Public Housing Capital Fund (FY05)	2,985,809	
Public Housing Capital Fund (FY06)	4,056,152	
Public Housing Capital Fund (FY07)	6,870,503	
Replacement Housing Factor Funds (FY 04-Increment 2)	24,538	Public Housing Replacement
Replacement Housing Factor Funds (FY 05-Increment 2)	292,492	Public Housing Replacement
Replacement Housing Factor Funds (FY 06-Increment 1)	2,821	Public Housing Replacement
Replacement Housing Factor Funds (FY 06-Increment 2)	486,546	Public Housing Replacement
Replacement Housing Factor Funds (FY 07-Increment 11)	87,423	
Replacement Housing Factor Funds (FY 07-Increment 12)	467,255	
ROSS Homeownership Support Services (FY03)	109,071	Homebuyer Counseling
ROSS Homeownership Support Services (FY04)	265,685	Homebuyer Counseling
ROSS Homeownership Support Services (FY05)	252,153	Homebuyer Counseling
ROSS RSDM (FY 03)	55,275	PH Supportive Services
ROSS RSDM (FY 04)	240,935	PH Supportive Services
ROSS RSDM (FY 05)	177,768	PH Supportive Services
ROSS Neighborhood Networks (FY03)	91,236	PH Supportive Services
ROSS Neighborhood Networks (FY04)	137,887	PH Supportive Services
ROSS Neighborhood Networks (FY05)	286,333	PH Supportive Services

**Financial Resources:
Planned Sources and Uses**

Sources	Planned \$	Planned Uses
HOPE VI Neighborhood Networks (FY03)	44,789	Scattered Sites/Cherry Court
3. Public Housing Dwelling Rental Income (estimate)	10,741,720	
4. Other income (list below)		
Section 5(h) Sales	819,000	Homeownership
LIHTC		
Investment	112,150	Operations
Miscellaneous	481,350	Operations
4. Non-federal sources (list below)		
HACM-owned Housing	5,570,290	Operations
Total resources	87,116,416 (estimate)	

Mission Statement

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

- The mission of the PHA is the same as that of the Department of Housing and Urban Development: To promote adequate and affordable housing, economic opportunity and a suitable living environment free from discrimination.
- The PHA's mission is: (state mission here)
Provide decent/quality, safe and affordable housing with transition options for those who desire them. "Transition option" is defined as the opportunity for residents to self-determine their interest in, and have access to, housing options that support long-term self-sufficiency.

Goals

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

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

- PHA Goal: Expand the supply of assisted housing
Objectives:
 - Apply for additional rental vouchers:
 - Reduce public housing vacancies:
 - Leverage private or other public funds to create additional housing opportunities:
 - Acquire or build units or developments
 - Other (list below)
- PHA Goal: Improve the quality of assisted housing
Objectives:
 - Improve public housing management: (PHAS score) 81
 - Improve voucher management: (SEMAP score) 78
 - Increase customer satisfaction:
 - Concentrate on efforts to improve specific management functions:
(list; e.g., public housing finance; voucher unit inspections)
 - Renovate or modernize public housing units:
 - Demolish or dispose of obsolete public housing:
 - Provide replacement public housing:
 - Provide replacement vouchers:

Other: (list below)

PHA Goal: Increase assisted housing choices

Objectives:

- Provide voucher mobility counseling:
 - Conduct outreach efforts to potential voucher landlords
 - Increase voucher payment standards
 - Implement voucher homeownership program:
 - Implement public housing or other homeownership programs:
 - Implement public housing site-based waiting lists: (for units developed with FY2005 HOPE VI funds)
 - Convert public housing to vouchers:
 - Other: (list below)
- Develop new units for homeownership

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

PHA Goal: Provide an improved living environment

Objectives:

- Implement measures to deconcentrate poverty by bringing higher income public housing households into lower income developments:
- Implement measures to promote income mixing in public housing by assuring access for lower income families into higher income developments:
- Implement public housing security improvements:
- Designate developments or buildings for particular resident groups (elderly, persons with disabilities)
- Other: (list below)

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

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

Objectives:

- Increase the number and percentage of employed persons in assisted families:
 - Provide or attract supportive services to improve assistance recipients' employability:
 - Provide or attract supportive services to increase independence for the elderly or families with disabilities.
 - Other: (list below)
- Enroll additional families in the "Make Your Money Talk" program.

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

- PHA Goal: Ensure equal opportunity and affirmatively further fair housing Objectives:
 - Undertake affirmative measures to ensure access to assisted housing regardless of race, color, religion national origin, sex, familial status, and disability:
 - Undertake affirmative measures to provide a suitable living environment for families living in assisted housing, regardless of race, color, religion national origin, sex, familial status, and disability:
 - Undertake affirmative measures to ensure accessible housing to persons with all varieties of disabilities regardless of unit size required:
 - Other: (list below)

2008 PHA Goals and Objectives: (list below)

- Continue to administer a Section 32 Homeownership Program and sell 10 homes to eligible families. 12/31/08.
- Continue to administer a Section 8(y) Homeownership option and convert 15 additional families from rental to ownership. 12/31/08
- Market and sell market rate homes. 12/31/08
- **Solicit a broker to assist with marketing, selling and/or leasing available property 12/31/08**
- Complete the demolition of the old Convent Hill building and prepare the site for Phase II development including the preparation of a development RFP. 12/31/08
- Submit a Hope VI application for the redevelopment of additional scattered sites public housing units. 11/07/07.
- Submit **funding applications, including Hope VI, Low Income Housing Tax Credits, and Affordable Housing Program grants**, to support the redevelopment of **HACM's low-income portfolio, 12/31/08**
- Implement organizational changes necessary to comply with HUD milestones for the implementation of Asset Based Property Management. 12/31/08
- Complete the 2003 Scattered Site Hope VI scattered site redevelopment program. 12/31/08
- Continue to manage the VA/SRO project. 12/31/08
- Enroll and graduate 20 families from the "Make Your Money Talk" program. 12/31/08
- Provide up to 30 educational scholarships. 12/31/08
- Complete an RFP and develop plans for the redevelopment of the Westlawn public housing development. 12/31/08
- **Submit a disposition/demolition application to facilitate the possible conversion of the Becher Court public housing development to a Resident Care Assistance Community (RCAC). Develop an RFP, if required, to obtain the appropriate development plan. 12/31/08**
- Develop an RFP for Project Based Assistance under the Section 8 Housing Choice Voucher Program. 12/31/08

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- Continue partnerships and formal cooperation agreements with local community-based organizations to provide tenant-based Section 8 assistance to families referred by META House, the Milwaukee Community Service Corps, Independence First, St. Catherine's, Salvation Army and PACA. 12/31/08
- Continue to offer the "Second Chance Program" and up to five placements, subject to the availability of units, for families referred by the Counseling Center, the Milwaukee Women's Center and Nia Imani Family Inc. 12/31/08
- Continue partnerships with the Dominican Sisters and ACTS for the conversion of obsolete public housing units to homeownership. 12/31/08
- Continue to participate in the City's Continuum of Care. 12/31/08
- Apply for grants from all potential funding sources to support HACM's public safety, resident education, and resident employment. 12/31/08
- Leverage HACM's resources, including Capital Fund financing, to support modernization and redevelopment of HACM's low income public housing portfolio and mixed finance, mixed use developments. 12/31/08
- Comply with the requirements of the Regulatory and Operating Agreements for public and assisted housing units owned by the Highland Park Development LLC, the Cherry Court, LLC, the Convent Hill LLC and the Scattered Sites LLC. 12/31/08
- Provide support for an annual resident event planned and implemented by the HACM Resident Advisory Board. 12/31/08
- Continue to participate in the City's neighborhood planning efforts. 12/31/08
- Achieve "High Performer" status under the Public Housing Management Assessment System and the Section 8 Management Assessment Program. 12/31/08
- Submit applications as needed to demolish or dispose of various scattered site units or vacant lots. 12/31/08
- Maximize the use of HUD's energy and utility incentives. 12/31/08
- Use Energy Star for retrofits and new construction. 12/31/08
- Submit an application for the Housing Innovation Program (formerly Moving-to-Work) 12/31/08.
- Continue to assess opportunities to reduce energy and utility consumption and incorporate the results of this assessment in the Housing Authority's Capital Plan. 12/31/08
- Submit an application to HUD Special Applications Center to renew/extend HACM's Designated Housing Plan. 12/31/08

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Violence Against Women Act Report

A goal of the Housing Authority of the City of Milwaukee (HACM) is to fully comply with the Violence Against Women Act (VAWA). It is our objective to work with others to prevent the types of victimization covered by VAWA to the greatest extent possible. To that end, HACM worked with victim advocates from the Task Force on Family Violence (TFFV), American Civil Liberties Union (ACLU) and Legal Action of Wisconsin (LAW) to incorporate the provisions of VAWA into its Low Rent lease, Admissions and Continued Occupancy Policy (ACOP), Resident Handbook and Section 8 Administrative Plan. In addition, a certification form and cover letter were created to be used in the event HACM staff was notified by a resident that their tenancy was in jeopardy as a result of an incident of domestic or family violence.

The HACM also worked with the Resident Advisory Board (RAB) on the implementation of VAWA in the aforementioned policy documents. The victim advocates made presentations and provided materials to the RAB about the importance of the VAWA protections in HACM policy documents. HACM staff and legal counsel consulted with the advocates in the drafting, revising, and implementation of policy language changes. HACM notified all residents in a letter, dated June 26, 2007, of the availability of the documents with the proposed changes for their review and comment, which concluded on August 6, 2007. At the conclusion of the 30-day public comment period, the RAB voted to adopt the provisions of VAWA at its September 6, 2007 meeting. The HACM Board of Commissioners adopted the provisions of VAWA at its September 19, 2007 meeting.

In an effort to enhance the safety of the applicant/resident, HACM has a service provider working in a number of its developments, offering case management services to those in need. HACM will also use the resource document created by the Milwaukee Commission on Domestic Violence and Sexual Assault, a commission charged with increasing the safety for victims of domestic violence and their children, to make referrals for victims. HACM will offer training to various groups of HACM staff: those responsible for determining an applicant's eligibility for housing; those at the housing developments responsible for overseeing resident continued occupancy; and public safety staff involved in intervention. The training will educate staff on how to obtain information needed from the applicant/resident who is seeking protection under VAWA and make appropriate referrals to agencies that have been identified as offering assistance to such victims. RAB members and other key residents will also receive training on how to help victims get connected with services when an actual or threatened domestic abuse incident occurs.

The HACM has notified all current residents of public housing that the provisions of VAWA have been adopted in its policy documents and that they should contact their manager in the event they are a victim of or are facing lease

violations for actual or threatened domestic abuse incident. All applicants will receive a certification form with their application packet that will offer them the opportunity to make HACM aware that they are or have been a victim of an actual or threatened domestic violence incident that may impact their application for housing.