

PHA 5-Year and Annual Plan

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

OMB No. 2577-0226
Expires 4/30/2011

January 15 2009

1.0	PHA Information PHA Name: _____ Gainesville Housing Authority _____ PHA Code: __FL063_____ PHA Type: <input type="checkbox"/> Small <input type="checkbox"/> High Performing <input checked="" type="checkbox"/> Standard <input type="checkbox"/> HCV (Section 8) PHA Fiscal Year Beginning: (MM/YYYY): ____04/2009_____ 				
2.0	Inventory (based on ACC units at time of FY beginning in 1.0 above) Number of PH units: ____635_____ Number of HCV units: ____1227_____ 				
3.0	Submission Type <input type="checkbox"/> 5-Year and Annual Plan <input checked="" type="checkbox"/> Annual Plan Only <input type="checkbox"/> 5-Year Plan Only 				
4.0	PHA Consortia <input type="checkbox"/> PHA Consortia: (Check box if submitting a joint Plan and complete table below.) 				
	Participating PHAs	PHA Code	Program(s) Included in the Consortia	Programs Not in the Consortia	No. of Units in Each Program PH HCV
	PHA 1:				
	PHA 2:				
	PHA 3:				
5.0	5-Year Plan. Complete items 5.1 and 5.2 only at 5-Year Plan update. 				
5.1	Mission. State the PHA's Mission for serving the needs of low-income, very low-income, and extremely low income families in the PHA's jurisdiction for the next five years: <p style="text-align: center;">The Mission of the Gainesville Housing Authority is: to promote adequate and affordable housing, economic opportunity and a suitable living environment free from discrimination</p>				
5.2	Goals and Objectives. Identify the PHA's quantifiable goals and objectives that will enable the PHA to serve the needs of low-income and very low-income, and extremely low-income families for the next five years. Include a report on the progress the PHA has made in meeting the goals and objectives described in the previous 5-Year Plan. 				
	PHA Plan Update : (a) Identify all PHA Plan elements that have been revised by the PHA since its last Annual Plan submission: NONE (b) Identify the specific location(s) where the public may obtain copies of the 5-Year and Annual PHA Plan. For a complete list of PHA Plan elements, see Section 6.0 of the instructions. MAIN OFFICE – 1900 SE 4TH Street, Gainesville, FL 32602				
7.0	Hope VI, Mixed Finance Modernization or Development, Demolition and/or Disposition, Conversion of Public Housing, Homeownership Programs, and Project-based Vouchers. Include statements related to these programs as applicable. N / A				
8.0	Capital Improvements. Please complete Parts 8.1 through 8.3, as applicable.				
8.1	Capital Fund Program Annual Statement/Performance and Evaluation Report. As part of the PHA 5-Year and Annual Plan, annually complete and submit the <i>Capital Fund Program Annual Statement/Performance and Evaluation Report</i> , form HUD-50075.1, for each current and open CFP grant and CFFP financing. <p style="text-align: right;">SEE 50075.1 ATTACHMENT B (xls) 2006 2007 2008 SEE 50075.1 ATTACHMENT C (Pdf) 2009</p>				
8.2	Capital Fund Program Five-Year Action Plan. As part of the submission of the Annual Plan, PHAs must complete and submit the <i>Capital Fund Program Five-Year Action Plan</i> , form HUD-50075.2, and subsequent annual updates (on a rolling basis, e.g., drop current year, and add latest year for a five year period). Large capital items must be included in the Five-Year Action Plan. <p style="text-align: right;">SEE 50075.2 (Pdf)</p>				
8.3	Capital Fund Financing Program (CFFP). <input type="checkbox"/> Check if the PHA proposes to use any portion of its Capital Fund Program (CFP)/Replacement Housing Factor (RHF) to repay debt incurred to finance capital improvements. <p style="text-align: right;">N / A</p>				

9.0	<p>Housing Needs. Based on information provided by the applicable Consolidated Plan, information provided by HUD, and other generally available data, make a reasonable effort to identify the housing needs of the low-income, very low-income, and extremely low-income families who reside in the jurisdiction served by the PHA, including elderly families, families with disabilities, and households of various races and ethnic groups, and other families who are on the public housing and Section 8 tenant-based assistance waiting lists. The identification of housing needs must address issues of affordability, supply, quality, accessibility, size of units, and location.</p> <p style="text-align: center;">Information on Housing Needs is derived from the Gainesville Consolidated Plan and from HUD’s most recent Comprehensive Housing Affordability Study for Gainesville</p> <p style="text-align: center;">SEE ATTACHMENT – “HOUSING NEEDS”</p>
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9.1	<p>Strategy for Addressing Housing Needs. Provide a brief description of the PHA’s strategy for addressing the housing needs of families in the jurisdiction and on the waiting list in the upcoming year. Note: Small, Section 8 only, and High Performing PHAs complete only for Annual Plan submission with the 5-Year Plan.</p> <p style="text-align: center;">The GHA seeks to address the housing needs of families in the city of Gainesville</p> <ul style="list-style-type: none"> • Maximize the number of affordable units available to the PHA within its current resources by: <ul style="list-style-type: none"> ○ Employ effective maintenance and management policies to minimize the number of public housing units off-line; ○ Reduce turnover time for vacated public housing units; Reduce time to renovate public housing units, maintain or increase section 8 lease-up rates by establishing payment standards that will enable families to rent throughout the jurisdiction, ○ Undertake measures to ensure access to affordable housing among families assisted by the PHA, regardless of unit size required, ○ Maintain or increase section 8 lease-up rates by marketing the program to owners, particularly those outside the areas of minority and poverty concentration, ○ Maintain or increase section 8 lease-up rates by effectively screening Section 8 applicants to increase owner acceptance of program, ○ Participate in the Consolidated Plan development process to ensure coordination with broader community strategies. • Increase the number of affordable housing units by: <ul style="list-style-type: none"> ○ Apply for additional section 8 units should they become available; ○ Leverage affordable housing resources in the community through the creation of mixed finance housing, ○ Pursue housing resources other than public housing or Section 8 tenant-based assistance. • Target available assistance to families at or below 50% of AMI through Flat Rents and MEID. • Target available assistance to the elderly: <ul style="list-style-type: none"> ○ Seek designation of public housing for the elderly, ○ Apply for special-purpose vouchers targeted to the elderly, should they become available. • Target available assistance to Families with Disabilities: <ul style="list-style-type: none"> ○ Carry out the modifications needed in public housing based on the section 504 Needs Assessment for Public Housing, ○ Apply for special-purpose vouchers targeted to families with disabilities, should they become available, ○ Affirmatively market to local non-profit agencies that assist families with disabilities, ○ Target through letters, meetings, advertisements, church announcements and other outreach to individuals least like to apply. • Increase awareness of PHA resources among families of races and ethnicities with disproportionate needs: <ul style="list-style-type: none"> ○ Affirmatively market to races / ethnicities shown to have disproportionate housing needs and who are least likely to apply • Conduct activities to affirmatively further fair housing: <ul style="list-style-type: none"> ○ Counsel section 8 tenants as to location of units outside of areas of poverty or minority concentration and assist them to locate them ○ Market the section 8 program to owners outside of areas of poverty / minority concentrations
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10.0	<p>Additional Information. Describe the following, as well as any additional information HUD has requested.</p> <p>(a) Progress in Meeting Mission and Goals. Provide a brief statement of the PHA’s progress in meeting the mission and goals described in the 5-Year Plan.</p> <p style="text-align: center;">PROGRESS REPORT ON PREVIOUS FIVE YEAR PLAN SEE ATTACHMENT – “PROGRESS”</p> <p>(b) Significant Amendment and Substantial Deviation/Modification. Provide the PHA’s definition of “significant amendment” and “substantial deviation/modification”</p> <p>The Authority will consider the following to be changes in its Agency Plan necessary and sufficient to require a full review by the Resident Advisory Board and by the Public Hearing process before a corresponding change in the Agency Plan can be adopted.</p> <ol style="list-style-type: none"> 1. Any alteration of the Authority’s Mission Statement; 2. Any change or amendment to a stated Strategic Goal; 3. Any change or amendment to a stated Strategic Objective except in a case where the change results from the objective having been met; 4. Any introduction of a new Strategic Goal or a new Strategic Objective; 5. Any alteration in the Capital Fund Program Annual Plan that affects an expenditure greater than twenty percent (20%) of the CFP Annual Budget for that year.
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- 11.0 Required Submission for HUD Field Office Review.** In addition to the PHA Plan template (HUD-50075), PHAs must submit the following documents. Items (a) through (g) may be submitted with signature by mail or electronically with scanned signatures, but electronic submission is encouraged. Items (h) through (i) must be attached electronically with the PHA Plan. **Note:** Faxed copies of these documents will not be accepted by the Field Office.
- (a) Form HUD-50077, *PHA Certifications of Compliance with the PHA Plans and Related Regulations* (which includes all certifications relating to Civil Rights)
 - (b) Form HUD-50070, *Certification for a Drug-Free Workplace* (PHAs receiving CFP grants only)
 - (c) Form HUD-50071, *Certification of Payments to Influence Federal Transactions* (PHAs receiving CFP grants only)
 - (d) Form SF-LLL, *Disclosure of Lobbying Activities* (PHAs receiving CFP grants only)
 - (e) Form SF-LLL-A, *Disclosure of Lobbying Activities Continuation Sheet* (PHAs receiving CFP grants only)
 - (f) Resident Advisory Board (RAB) comments. Comments received from the RAB must be submitted by the PHA as an attachment to the PHA Plan. PHAs must also include a narrative describing their analysis of the recommendations and the decisions made on these recommendations.
 - (g) Challenged Elements
 - (h) Form HUD-50075.1, *Capital Fund Program Annual Statement/Performance and Evaluation Report* (PHAs receiving CFP grants only)
 - (i) Form HUD-50075.2, *Capital Fund Program Five-Year Action Plan* (PHAs receiving CFP grants only)

ATTACHMENT

HOUSING NEEDS

Housing Needs of Families in the Jurisdiction by Family Type							
Family Type	Overall	Afford-ability	Supply	Quality	Access-ability	Size	Location
Income <= 30% of AMI	4,010	5	5	4	3	5	4
Income >30% but <=50% of AMI	2,450	4	5	4	3	5	4
Income >50% but <80% of AMI	1,805	3	4	3	3	3	3
Elderly	1,050	3	3	4	3	2	3
Families with Disabilities	Not Avail	Not Avail	Not Avail	Not Avail	Not Avail	NA	Not Avail
Black	5,848	5	4	4	3	3	3
Hispanic	1,233	4	4	4	3	4	3
Asian	1,237	5	4	4	3	4	3
Native American	68	3	3	4	2	2	2
Race/Ethnicity							

ATTACHMENT

PROGRESS

Progress Meeting Goals

Review of Second five year planning cycle – 2005 – 2009

PUBLIC HOUSING PROGRAM

1. GHA GOAL: IMPROVE THE QUALITY OF ASSISTED HOUSING

In this second cycle of five year planning, The Gainesville Housing Authority (GHA) will continue to concentrate on delivering the highest quality of affordable housing services possible. This includes the Authority's emphasis on raising its Resident Satisfaction Scores (RASS) which reflect the actual and perceived impressions of tenants. Every effort will be made to augment agency wide and individual staff communications and to improve the appearance of the various communities and to improve safety in neighborhoods. Improve unit turn around efficiency to less than 30 days less modernization time.

2. GHA GOAL: PROMOTE SELF-SUFFICIENCY AND ASSET DEVELOPMENT OF ASSISTED HOUSEHOLDS

Over the last five years, all interested public housing families have been referred to the Family Self Sufficiency (FSS) Coordinator by management staff. Continue efforts to bring more public housing residents into the program is ongoing. There are currently 2 such families enrolled.

GHA sponsors a scholarship program with Santa Fe community College (SFCC) to provide residents with an opportunity to receive educational training and a degree or certification in a specific profession.

3. GHA GOAL: ENSURE EQUAL OPPORTUNITY AND AFFIRMATIVELY FURTHER FAIR HOUSING OBJECTIVES

In July 2006, the GHA was sanctioned by the HUD Fair Housing Division for various fair housing deficiencies in its public housing program. The GHA has recently concluded negotiations with HUD officials and has entered into a Voluntary Compliance Agreement, whereby the GHA has agreed to make certain program modifications and complete certain physical and structural improvements to various public housing units. The specific provisions and all content matters have been completely negotiated and agreed to by the GHA and HUD, and the formal compliance document was expected to be executed on January 17, 2008.

4, GHA GOAL: FACILITATE AND IMPROVE TWO-WAY COMMUNICATION BETWEEN RESIDENTS, RESIDENT GROUPS, AND THE GHA

In addition to being accessible to the residents, the public housing management staff communicates with the residents through monthly newsletters and quarterly newsletters, monthly meetings and special event notices, and, when necessary, meetings with families or groups to promote neighborhood unity, pride and appearance. Staff will work to establish and improve the functions of Resident Councils and a Resident Advisory Board

5. GHA GOAL: INCORPORATE OPERATIONAL EFFICIENCIES WHICH PROVIDE COST AND / OR PRODUCTIVITY IMPROVEMENT TO THE HOUSING AUTHORITY

Offices of GHA are equipped with Internet Access and computers. These are constantly being upgraded. Training and cross training is ongoing. The Computer software system was updated to a more efficient/effective system as of October 2008.

ATTACHMENT

PROGRESS, Cont'd

PUBLIC HOUSING PROGRAM, Cont'd.

6. GHA GOAL: IMPLEMENT PUBLIC HOUSING SECURITY IMPROVEMENTS

GHA management staff meets weekly with local law enforcement officers to exchange information regarding crime and crime prevention in public housing complexes.

GHA meets this requirement in its daily operations in all aspects of its housing opportunities to include posting affirmative action measures on bulletin boards, through advertisements, handouts, and presentations to perspective clients. Key staff members attend Fair Housing Training and receive certification. GHA was a sponsor and participant in the annual County Fair Housing Symposium.

7. GHA GOAL: 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: ESTABLISH LOCAL UNIFORM INSPECTIONS STANDARDS THAT IMPROVE THE QUALITY OF SAFE, SANITARY, AND DECENT HOUSING FOR PUBLIC HOUSING.

GHA meets this goal in its daily operations in all aspects of its properties to include making the needed handicap accessibility modifications to units and/or assigning disabled persons to units which have been modified as an accessible unit. All inspections are conducted in accordance with required standards regardless of the minority status of the resident.

8. GHA GOAL: UNDERTAKE AFFIRMATIVE MEASURES TO ENSURE ACCESSIBLE HOUSING TO PERSONS WITH ALL VARIETIES OF DISABILITIES REGARDLESS OF UNIT SIZE REQUIRED.

GHA presently has units designated as accessible units; however, as the need presents itself, management will continue to make modifications to accommodate individuals with disabilities. Capital funds are used to make existing units accessible for individuals with disabilities.

9. GHA GOAL: THROUGH THE 504 SURVEY PROCESS, COUNSEL PUBLIC HOUSING RESIDENTS REGARDING THE AVAILABILITY OF MODIFICATIONS AND CAPITAL IMPROVEMENT FUNDS FOR THIS PURPOSE.

Public housing residents are provided many opportunities regarding the availability of modifications and capital improvement funds, but they are also given an opportunity to provide input into the process, which addresses the perceptions and desires held by residents.

10. GHA GOAL: PROMOTE ENERGY CONSERVATION AND RESOURCEFULNESS.

Maximize energy conservation opportunities and cost savings. Promote employee and resident awareness to achieve greater resource utilization measures and opportunities for energy savings.

ATTACHMENT
PROGRESS, Cont'd
SECTION 8 PROGRAM

1 PHA GOAL: EXPAND THE SUPPLY OF ASSISTED HOUSING

APPLY FOR ADDITIONAL RENTAL VOUCHERS: INCREASE THE NUMBER OF APPLICANTS SERVED FROM THE SECTION 8 WAITING LIST.

In recent years GHA has applied for additional Section 8 rental vouchers in order to expand the current program. Over the last five years the number of vouchers has grown from 1,009 to 1,227. When available, GHA will make application for additional vouchers. During 2008 GHA received Notice of Funding for 70 additional vouchers for the VASH Program (Veterans Affairs Supportive Housing). For several years, GHA has administered two Shelter Plus Care Grant programs (30 slots) in partnership with two local community Agencies that serve clients with special needs.

2 PHA GOAL: IMPROVE THE QUALITY OF ASSISTED HOUSING TO MAINTAIN THE HIGHEST POSSIBLE SEMAP SCORE – (Section 8 Management Assessment Program) as ONE MEASURE OF QUALITY

Each year GHA is graded by the U.S. Department of Housing and Urban Development on its Section Eight Housing Choice Voucher Program performance. Given the recent fluctuations in formula funding and changes in regulations regarding this program, GHA will continue to optimize its annual score which measures, among other items, both budgetary as well as voucher utilization. The GHA SEMAP score for 2007-2008 was 100% (High Performance Status).

3 PHA GOAL: INCREASE ASSISTED HOUSING CHOICES

PROVIDE VOUCHER MOBILITY COUNSELING AS REQUIRED: CONDUCT MONTHLY TRAINING AND INFORMATIONAL SEMINARS WITH CLIENTS.

GHA currently provides voucher mobility counseling to all new tenants who enter the Section 8 program. This same information is also relayed to each tenant during every annual or interim recertification or as required, to make accommodations for persons with disabilities.

4 GHA GOAL CONDUCT OUTREACH EFFORTS TO POTENTIAL VOUCHER LANDLORDS.

The Section 8 Director has participated in meetings on a regular basis with existing and potential landlords by attending numerous property owner association meetings, district policing landlord meetings, and by delivering informational talks and formal presentations to the landlord/property management communities. GHA intends to continue with these efforts on an ongoing basis. There has not been a problem with Voucher holders being able to find suitable housing in GHA areas of operation ALTHOUGH, THERE ARE LIMITED RESOURCES AVAILABLE FOR LARGE BEDROOM UNITS (5+ BEDROOMS).

5 GHA GOAL: PROVIDE AN IMPROVED LIVING ENVIRONMENT

GHA has established local HQS standards that, in many respects, exceed the minimum requirements set forth by HUD. These standards are uniformly enforced by the Section 8 housing inspector. Regular quality audits are performed by management to assure a high level of compliance. Participants / Applicants are encouraged to shop for energy efficient housing.

ATTACHMENT
PROGRESS, Cont'd

SECTION 8 PROGRAM, Cont'd

6 GHA GOAL: DEVELOP OR ATTRACT SUPPORTIVE SERVICES TO IMPROVE ASSISTANCE FOR RECIPIENTS' EMPLOYABILITY; COORDINATE SCHOLARSHIP OPPORTUNITIES WITH SANTA FE COMMUNITY COLLEGE.

GHA has provided scholarship opportunities for its tenants in conjunction with Santa Fe Community College for a number of years, and will continue to do so in the future. The funds are available for degree-producing programs and professional certificate of certification.

7. GHA GOAL: MAINTAIN AN FSS PROGRAM FOR CURRENT SECTION 8 HOUSING PARTICIPANTS THAT SUPPORTS EDUCATIONAL TRAINING AND EMPLOYMENT OPPORTUNITIES

GHA has an FSS Coordinator serving interested residents until program participants graduate. . This program is in place and will continue to provide appropriate service as resources/funding permit.

8, GHA 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, OR DISABILITY. ADVERTISE SERVICES IN LOCAL NEWSPAPER AND MINORITY PUBLICATIONS.

GHA serves as advocate to participants to insure the landlord makes the needed handicap accessibility modifications to units and/or assigns disabled persons to units that have been modified as an accessible unit. All inspections are conducted in accordance with required standards regardless of the protective status of the resident. GHA regularly conducts Section 8 program outreach to targeted populations. These efforts have been effective.

UNDERTAKE AFFIRMATIVE MEASURES TO PROVIDE A SUITABLE LIVING ENVIRONMENT FOR FAMILIES LIVING IN ASSISTED HOUSING. ESTABLISH A UNIFORM INSPECTIONS STANDARD THAT IMPROVES THE QUALITY OF HOUSING FOR SECTION 8 VOUCHER FAMILIES.

GHA has established a uniform inspections standard that improves the quality of housing for Section 8 voucher families. Housing inspectors have been trained and certified. GHA staff encourages residents to shop for units that provide maximum energy efficiency, and staff provides educational information that promotes energy efficiency and cost savings.

UNDERTAKE AFFIRMATIVE MEASURES TO ENSURE ACCESSIBLE HOUSING TO PERSONS WITH ALL VARIETIES OF DISABILITIES REGARDLESS OF UNIT SIZE REQUIRED.

GHA has utilized the payment standards exceptions provided under the "hard to house" standard in an effort to expand the stock of disability-ready properties available for Section 8 utilization. Several landlords have agreed to undertake the cost of significant structural retrofitting in response to these payment guarantees.

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SEPARATELY ATTACHED:

ATTACHMENT B [fl063b01](#) Excel

50075.1 Capital Fund Program Annual Statement/Performance and Evaluation Report 2006

50075.1 Capital Fund Program Annual Statement/Performance and Evaluation Report 2007

50075.1 Capital Fund Program Annual Statement/Performance and Evaluation Report 2008

ATTACHMENT C [fl063c01](#) Pdf

50075.1 Capital Fund Program Annual Statement/Performance and Evaluation Report 2009

ATTACHMENT D [fl063d01](#) Pdf

50075.2 Capital Funds Five Year Action Plan 2010-2013

Annual Statement/Performance and Evaluation Report

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

Part I: Summary

Obligated & Expended 09-30-08

Federal FY of Grant: 2006

PHA Name:	Grant Type and Number	
Gainesville Housing Authority	Capital Fund Program Grant No. FL29P06350106 Replacement Housing Factor Grant No.	

Original Annual Statement
 Reserve for Disasters/Emergencies
 Revised Annual Statement (Revision No:)
 Performance and Evaluation Report for Period Ending: **09/30/08**
 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	\$ 154,726.00		\$ 154,726.00	\$154,726.00
3	1408 Management Improvements Soft Costs	\$ 194,645.00		\$ 194,645.00	\$ 194,644.71
	Management Improvements Hard Costs				
4	1410 Administration	\$ 92,280.00		\$ 92,280.00	\$ 92,280.00
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees & Costs	\$ 30,049.00		\$30,049.00	\$30,049.10
8	1440 Site Acquisition				
9	1450 Site Improvements	\$ 3,461.00		\$ 3,461.00	\$ 3,461.00
10	1460 Dwelling Structures	\$ 527,755.00		\$ 527,755.00	\$ 222,620.81
11	1465.1 Dwelling Equipment--Nonexpendable	\$ -		\$0.00	\$0.00
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment	\$ -		\$0.00	\$0.00
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1502 Contingency				
20	Amount of Annual Grant: (sum of lines 2-19)	\$ 1,002,916.00		\$ 1,002,916.00	\$ 697,781.62
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 compliance	\$ 20,774		\$20,774.00	\$20,773.45
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures	\$0.00		\$0.00	\$0.00
26	Collateralization Expenses or Debt Services				

Annual Statement/Performance and Evaluation Report

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

FFY Grant 2006

Part II: Supporting Pages

Obligated & Expended 09-30-08

PHA Name: Gainesville Housing Authority		Grant Type and Number Capital Fund Program Grant No: FL29P06350106 Replacement Housing Factor Grant No:			Federal FY of Grant: 2006				
Development No. 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	Obligated	Expended	
FL63-1-1 Woodland Park	*Vacancy Reduction		146041		\$ 23,651		\$ 23,651	\$ 23,651.00	Completed
	Site Work		145002		\$ -		\$ -	\$ -	
	Handicap Renovations		146007		\$ 7,697		\$ 7,697	\$ 7,697.17	Completed
	Roof Replacement		146025		\$ 305,823		\$ 305,823	\$ 690.58	In Progress
	Subtotal FL631-1 & FL63-1-2				\$ 337,171		\$ 337,171	\$ 32,038.75	
FL63-1-3 Pine Meadows	*Vacancy Reduction		146041		\$ 3,784		\$ 3,784	\$ 3,784.03	Completed
	Site Work		145002		\$ 3,275		\$ 3,275	\$ 3,275.00	Completed
	Handicap Renovations		146007		\$ 71		\$ 71	\$ 70.88	Completed
		Subtotal FL631-1 & FL63-1-2				\$ 7,130		\$ 7,130	\$ 7,129.91
FL63-2 Oak Park	*Vacancy Reduction		146041		\$ -		\$ -	\$ -	
	Electrical		146013		\$ 31,958		\$ 31,958	\$ 31,957.53	Completed
	Site Work		145002		\$ -		\$ -	\$ -	
	Handicap Renovations		146007		\$ 2,900		\$ 2,900	\$ 2,899.66	Completed
		Subtotal FL63-2				\$ 34,858		\$ 34,858	\$ 34,857.19
FL63-3 Lake Terrace	*Vacancy Reduction		146041		\$ 37,156		\$ 37,156	\$ 37,156.16	
	Bathtup Replacement		146003		\$ -		\$ -	\$ -	
	Elec Sys Upgrade w/new panel		146013		\$ -		\$ -	\$ -	
	Roof Replacement		146025		\$ 13,277		\$ 13,277	\$ 13,277.00	In Progress
	Site Work		145002		\$ 28		\$ 28	\$ 28.00	
	Handicap Renovations		146007		\$ 89		\$ 89	\$ 88.61	
		Subtotal FL63-3				\$ 50,550		\$ 50,550	\$ 50,549.77
FL63-4 Sunshine Park	*Vacancy Reduction		146041		\$ -		\$ -	\$ -	
	Fire Alarm System & Nurse Call		146042		\$ 59,120		\$ 59,120	\$ 59,119.69	
	Site Work		145002		\$ -		\$ -	\$ -	
	Handicap Renovations		146007		\$ 62		\$ 62	\$ 62.01	
		Subtotal FL63-4				\$ 59,182		\$ 59,182	\$ 59,181.70
	<i>*Surface, Prep & Paint Interior, Repair or Replace: Flooring, Roof, Water Heaters, Tub Valves, Window or Security Screens, Exterior Doors</i>								

Part II: Supporting Pages **Obligated & Expended 09-30-08**

PHA Name: Gainesville Housing Authority		Grant Type and Number Capital Fund Program Grant No: FL29P06350106 Replacement Housing Factor Grant No:				Federal FY of Grant: 2006				
Development No. Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work	
					Original	Revised	Obligated	Expended		
FL63-5 Forest Pines	*Vacancy Reduction		146041		\$	16,785	\$	16,785	\$	16,784.84
	Site Work		145002		\$	-	\$	-	\$	-
	Handicap Renovations		146007		\$	9,957	\$	9,957	\$	9,956.89
	Subtotal FL63-5					\$	26,742	\$	26,742	\$
FL63-6 Caroline Manor	*Vacancy Reduction		146041		\$	-	\$	-	\$	-
	Site Work		145002		\$	-	\$	-	\$	-
	Handicap Renovations		146007		\$	25	\$	25	\$	24.81
	Replace Heating System		146035		\$	6,124	\$	6,124	\$	6,124.00
Subtotal FL63-6					\$	6,149	\$	6,149	\$	6,148.81
FL63-7 Eastwood Meadows	*Vacancy Reduction		146041		\$	9,232	\$	9,232	\$	9,231.65
	Site Work		145002		\$	158	\$	158	\$	158.00
	Handicap Renovations		146007		\$	44	\$	44	\$	44.30
	Subtotal FL63-7					\$	9,434	\$	9,434	\$
<i>*Surface, Prep & Paint Interior, Repair or Replace: Flooring, Roof, Water Heaters, Tub Valves, Window or Security Screens, Exterior Doors</i>										

Annual Statement/Performance and Evaluation Report

Part II: Supporting Pages **Obligated & Expended 09-30-08**

PHA Name:	Grant Type and Number	Federal FY of Grant:
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Gainesville Housing Authority		Capital Fund Program Grant No: FL29P06350106			2006				
		Replacement Housing Factor Grant No:							
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	Obligated	Expended	
PHA Wide Non-dwelling Structures & Equipment	Appliances		146501		\$ -		\$ -	\$ -	
	Operations		140600		\$ 154,726		\$ 154,726	\$ 154,726.00	
	A&E Fees		143004		\$ 30,049		\$ 30,049	\$ 30,049.10	
	Water Main Replacement		145006		\$ -		\$ -	\$ -	
	Subtotal PHA Wide					\$ 184,775		\$ 184,775	\$ 184,775.10
PHA-Wide Management Improvements	Management Salaries/Fringe		140801		\$ 50,708		\$ 50,708	\$ 50,708.24	In Progress
	Ed & Misc Materials - Drug Program		140810		\$ 88,693		\$ 88,693	88,693.34	In Progress
	(Police Dept, UF Tutoring Program)		140812						
	Ed & Misc Materials - Res Init Program		140803		\$ 27,362		\$ 27,362	27,362.00	In Progress
	(Reichert House, Girl Scouts)								
Boys & Girls Club		140811		\$ 27,882		\$ 27,882	27,881.13	In Progress	
Subtotal PHA-Wide Mgmt Improvements					\$ 194,645		\$ 194,645	\$ 194,644.71	
PHA-Wide Administration	Administrative Salaries/Fringe		141001		\$ 92,280		\$ 92,280	\$ 92,280.00	In Progress
	Subtotal PHA Wide Administration					\$ 92,280		\$ 92,280	\$ 92,280.00
TOTAL Capital Fund Program					\$ 1,002,916		\$ 1,002,916	\$ 697,781.62	

Annual Statement/Performance and Evaluation Report

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

FFY Grant 2006

Part III: Schedule

PHA Name: Gainesville Housing Authority			Grant Type and Number Capital Fund Program No. FL29P06350106 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	
FL63-1-1 FL63-1-1 Woodland Park Pine Meadows	7/17/2008		7/17/2008	7/17/2010			
FL63-2 Oak Park	7/17/2008		7/17/2008	7/17/2010			
FL63-3 Lake Terrace	7/17/2008		7/17/2008	7/17/2010			
FL63-4 Sunshine Park	7/17/2008		7/17/2008	7/17/2010			
FL63-5 Forest Pines	7/17/2008		7/17/2008	7/17/2010			
FL63-6 Caroline Manor	7/17/2008		7/17/2008	7/17/2010			
FL63-7 Eastwood Meadows	7/17/2008		7/17/2008	7/17/2010			

Annual Statement/Performance and Evaluation Report

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

FFY Grant 2007

Part I: Summary

Obligated & Expended 09-30-08

PHA Name: Gainesville Housing Authority	Grant Type and Number Capital Fund Program Grant No. FL29P06350107 Replacement Housing Factor Grant No.	Federal FY of Grant:
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Original Annual Statement
 Reserve for Disasters/Emergencies
 Revised Annual Statement (Revision No:)
 Performance and Evaluation Report for Period Ending: **9/30/08**
 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	\$ 140,033.00		\$ -	\$ -
3	1408 Management Improvements Soft Costs	\$ 197,861.00		\$ 197,860.66	\$ 197,860.66
	Management Improvements Hard Costs				
4	1410 Administration	\$ 98,900.00		\$ 33,437.00	\$ 33,437.00
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees & Costs	\$ 20,000.00		\$ -	\$ -
8	1440 Site Acquisition				
9	1450 Site Improvements	\$ 29,500.00		\$ -	\$ -
10	1460 Dwelling Structures	\$ 462,007.00		\$ 33,245.60	\$ 33,245.60
11	1465.1 Dwelling Equipment--Nonexpendable	\$ 41,000.00		\$ -	\$ -
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	1502 Contingency				
20	Amount of Annual Grant: (sum of lines 2-19)	\$ 989,301.00		\$ 264,543.26	\$ 264,543.26
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 compliance	\$ 271,468		\$ 2,831	\$ 2,831
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures	\$ 54,000		\$ 470	\$ 470
26	Collateralization Expenses or Debt Services				

Annual Statement/Performance and Evaluation Report

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

FFY Grant 2007

Part II: Supporting Pages

Obligated & Expended 9-30-08

PHA Name:		Grant Type and Number				Federal FY of Grant:			
Gainesville Housing Authority		Capital Fund Program Grant No: FL29P06350107				2007			
		Replacement Housing Factor Grant No:							
Development No. 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	Obligated	Expended		
FL63-1-1 Woodland Park	Handicap Renovations (504/UFAS)	146007		\$	43,558		1,146.28	1,146.28	In Progress
	Upgrade Electrical System	146013		\$	680		0.00	0.00	
	Replace Windows	146040		\$	2,040		469.76	469.76	In Progress
	*Vacancy Reduction	146041		\$	17,000		0.00	0.00	
	Site Work	145002		\$	5,440		0.00	0.00	
	Subtotal FL631-1 & FL63-1-2			\$	68,718		1,616.04	1,616.04	
FL63-1-2 Pine Meadows	Handicap Renovations (504/UFAS)	146007		\$	29,910		0.00	0.00	
	Upgrade Electrical System	146013		\$	320		0.00	0.00	
	Roofs	146025		\$	1,982		1,982.00	1,982.00	
	Replace Windows	146040		\$	960		0.00	0.00	
	*Vacancy Reduction	146041		\$	8,000		0.00	0.00	
	Site Work	145002		\$	2,560		0.00	0.00	
	Subtotal FL631-1 & FL63-1-2			\$	43,732		1,982.00	1,982.00	
FL63-2 Oak Park	Paint Exterior/Interior	146002		\$	1,000		0.00	0.00	
	Replace Solar Screens	146004		\$	4,000		0.00	0.00	
	Handicap Renovations (504/UFAS)	146007		\$	20,000		0.00	0.00	
	*Vacancy Reduction	146041		\$	10,000		0.00	0.00	
	Site Work	145002		\$	3,000		0.00	0.00	
	Subtotal FL63-2			\$	38,000		0.00	0.00	
FL63-3 Lake Terrace	Handicap Renovations (504/UFAS)	146007		\$	30,000		0.00	0.00	
	New Roofs/Ceilings	146025		\$	3,000		0.00	0.00	
	*Vacancy Reduction	146041		\$	15,000		542.50	542.50	
	Site Work	145002		\$	4,000		0.00	0.00	
	Subtotal FL63-3			\$	52,000		542.50	542.50	
FL63-4 Sunshine Park	Handicap Renovations (504/UFAS)	146007		\$	20,000		1,303.84	1,303.84	
	Replace Roof	146025		\$	3,000		0.00	0.00	
	*Vacancy Reduction	146041		\$	10,000		0.00	0.00	
	Site Work	145002		\$	2,500		0.00	0.00	
	Subtotal FL63-4			\$	35,500		1,303.84	1,303.84	
*Surface, Prep & Paint Interior, Repair or Replace: Flooring, Roof, Water Heaters, Tub Valves, Window or Security Screens, Exterior Doors									

Annual Statement/Performance and Evaluation Report

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

FFY Grant 2007

Part II: Supporting Pages

Obligated & Expended 9-30-08

PHA Name:		Grant Type and Number			Federal FY of Grant:				
Gainesville Housing Authority		Capital Fund Program Grant No: FL29P06350107			2007				
		Replacement Housing Factor Grant No:							
Development No. Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work	
				Original	Revised	Obligated	Expended		
FL63-5 Forest Pines	Paint Unit Exteriors	146002		\$	15,537		0.00	0.00	
	Handicap Renovations (504/UFAS)	146007		\$	90,000		0.00	0.00	
	*Vacancy Reduction	146041		\$	58,020		27,420.00	27,420.00	
	Site Work	145002		\$	3,000		0.00	0.00	
	Subtotal FL63-5			\$	166,557		27,420.00	27,420.00	
FL63-6 Caroline Manor	Handicap Renovations (504/UFAS)	146007		\$	8,000		0.00	0.00	
	*Vacancy Reduction	146041		\$	15,000		0.00	0.00	
	Site Work	145002		\$	4,000		0.00	0.00	
	Subtotal FL63-6			\$	27,000		0.00	0.00	
FL63-7 Eastwood Meadows	Handicap Renovations (504/UFAS)	146007		\$	30,000		380.42	380.42	
	*Vacancy Reduction	146041		\$	15,000		0.00	0.00	
	Site Work	145002		\$	3,000		0.00	0.00	
	Repair Back Door Concrete Landing	145007		\$	2,000		0.00	0.00	
	Subtotal FL63-7			\$	50,000		380.42	380.42	
<i>*Surface, Prep & Paint Interior, Repair or Replace: Flooring, Roof, Water Heaters, Tub Valves, Window or Security Screens, Exterior Doors</i>									

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

FFY Grant 2007

Part II: Supporting Pages

Obligated & Expended 9-30-08

PHA Name: Gainesville Housing Authority		Grant Type and Number Capital Fund Program Grant No: FL29P06350107 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	Obligated	Expended		
PHA Wide Non-dwelling Structures & Equipment	Appliances	146501		\$	41,000		0.00	0.00	
	Main Office Roof	146025		\$	10,000		0.00	0.00	
	A&E Fees	143004		\$	20,000		0.00	0.00	
	Operations	140600		\$	140,033		0.00	0.00	
	Subtotal PHA Wide					\$ 211,033		0.00	0.00
PHA-Wide Management Improvements	Management Salaries/Fringe	140801		\$	12,638		12,638.98	12,637.98	
	Ed & Misc Materials - Res Init Program (Reichert House, Girl Scouts)	140803		\$	21,225		21,225.00	21,225.00	
	Ed & Misc Materials - Drug Program (Police Dept, UF Tutoring Program)	140810		\$	124,091		124,091.52	124,090.52	
		140812		\$	16,582		16,581.92	16,581.92	
	Boys & Girls Club	140811		\$	23,325		23,325.24	23,325.24	
Subtotal PHA-Wide Mgmt Improvements					\$ 197,861		197,860.66	197,860.66	
PHA-Wide Administration	Administrative Salaries/Fringe	141001		\$	98,900		33,437.00	33,437.00	
	Travel	141010		\$	-		0.00		
	Supplies, Postage, Software	141014		\$	-		0.00	0.00	
	Phone	141016		\$	-		0.00	0.00	
	Computers	147501		\$	-		0.00	0.00	
Subtotal PHA Wide Administration					\$ 98,900		33,437.00	33,437.00	
TOTAL Capital Fund Program					\$ 989,301		264,543.26	264,543.26	

Annual Statement/Performance and Evaluation Report

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

FFY Grant 2007

Part III - IMPLEMENTATION SCHEDULE

PHA Name: Gainesville Housing Authority		Grant Type and Number Capital Fund Program No. FL29P06350107 Replacement Housing Factor No:				Federal FY of Grant 2007	
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
FL63-1-1	9/12/2009			9/12/2011			
FL63-1-1 Woodland Park Pine Meadows							
FL63-2	9/12/2009			9/12/2011			
FL63-2 Oak Park							
FL63-3	9/12/2009			9/12/2011			
FL63-3 Lake Terrace							
FL63-4	9/12/2009			9/12/2011			
FL63-4 Sunshine Park							
FL63-5	9/12/2009			9/12/2011			
FL63-5 Forest Pines							
FL63-6	9/12/2009			9/12/2011			
FL63-6 Caroline Manor							
FL63-7	9/12/2009			9/12/2011			
FL63-7 Eastwood Meadows							

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

Part I: Summary

PHA Name: Gainesville Housing Authority	Grant Type and Number Capital Fund Program Grant No. FL29P06350108 Replacement Housing Factor Grant No.	Federal FY of Grant: 2008
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Original Annual Statement Reserve for Disasters/Emergencies Revised Annual Statement (Revision No: 1)
 Performance and Evaluation Report for Period Ending: **9/30/2008** 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	\$ 203,708.00		\$ -	\$ -
3	1408 Management Improvements Soft Costs	\$ 180,600.00		\$ 76,000.13	\$ 76,000.13
	Management Improvements Hard Costs				
4	1410 Administration	\$ 101,852.00		\$ -	\$ -
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees & Costs	\$ 31,079.00		\$ -	\$ -
8	1440 Site Acquisition				
9	1450 Site Improvements	\$ 29,500.00		\$ -	\$ -
10	1460 Dwelling Structures	\$ 430,800.00		\$ -	\$ -
11	1465.1 Dwelling Equipment--Nonexpendable	\$ 41,000.00		\$ -	\$ -
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	1502 Contingency				
20	Amount of Annual Grant: (sum of lines 2-19)	\$ 1,018,539		76,000.13	\$ 76,000.13
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 compliance	263,468			
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures	\$ 54,000			
26	Collateralization Expenses or Debt Services				

Annual Statement/Performance and Evaluation Report

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

FFY Grant 2008

Part II: Supporting Pages

PHA Name: Gainesville Housing Authority		Grant Type and Number Capital Fund Program Grant No: FL29P06350108 Replacement Housing Factor Grant No:				Federal FY of Grant:			
Development No. 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	Obligated	Expended		
AMP 1									
FL63-1-1 Woodland Park	Handicap Renovations (504/UFAS)	146007		\$	40,185				
	Upgrade Electrical System	146013		\$	667				
	Replace Windows	146040		\$	2,000				
	*Vacancy Reduction	146041		\$	5,000				
	Site Work	145002		\$	5,336				
	Subtotal FL631-1			\$	53,188				
FL63-7 Eastwood Meadows	Handicap Renovations (504/UFAS)	146007		\$	41,309				
	*Vacancy Reduction	146041		\$	5,000				
	Site Work	145002		\$	3,000				
	Repair Back Door Concrete Landing	145007		\$	2,000				
	Subtotal FL63-7			\$	51,309				
AMP 1 Wide Non-dwelling Structures & Equipment	Appliances	146501		\$	14,350				
	Main Office Roof	146025		\$	118,332				
	A&E Fees	143004		\$	7,000				
	Operations	140600		\$	70,576				
	Subtotal AMP 1 Wide			\$	210,258				
AMP 1 Wide Management Improvements	Ed & Misc Materials - Res Init Program (Reichert House, Girl Scouts)	140803		\$	11,450	\$	-	\$	-
	Ed & Misc Materials - Drug Program (Police Dept, UF Tutoring Program)	140810		\$	35,000	\$	36,034.55	\$	36,034.55
	Trng & Consulting/VCA & Asset Mgt Boys & Girls Club	1408		\$	15,000				
		140811		\$	18,000				
	Subtotal AMP1-Wide Mgmt Improvements			\$	79,450	\$	36,034.55	\$	36,034.55
AMP Wide Administration	Administration	1410		\$	35,287	\$	-	\$	-
	Subtotal AMP 1 Administration			\$	35,287	\$	-	\$	-
	TOTAL AMP 1 Capital Fund			\$	429,492	\$	36,034.55	\$	36,034.55

*Surface, Prep & Paint Interior, Repair or Replace: Flooring, Roof, Water Heaters, Tub Valves, Window or Security Screens, Exterior Doors

Annual Statement/Performance and Evaluation Report

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

FFY Grant 2008

Part II: Supporting Pages

PHA Name: Gainesville Housing Authority		Grant Type and Number Capital Fund Program Grant No: FL29P06350108 Replacement Housing Factor Grant No:			Federal FY of Grant: 2008			
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	Obligated	Expended	

AMP 2

FL63-2	Paint Exterior/Interior	146002		\$	1,000			
Oak Park	Replace Solar Screens	146004		\$	4,000			
	Handicap Renovations (504/UFAS)	146007		\$	33,575			
	*Vacancy Reduction	146041		\$	3,000			
	Site Work	145002		\$	3,000			
	Subtotal FL63-2			\$	44,575			
FL63-4	Handicap Renovations (504/UFAS)	146007		\$	22,147			
Sunshine Park	Replace Roof	146025		\$	3,000			
	*Vacancy Reduction	146041		\$	3,000			
	Site Work	145002		\$	2,500			
	Subtotal FL63-4			\$	30,647			
AMP 2 Wide	Appliances	146501		\$	11,070			
Non-dwelling	A&E Fees	143004		\$	16,479			
Structures & Equipment	Operations	140600		\$	54,857			
	Subtotal PHA Wide			\$	82,406			
AMP 2 Wide	Trng & Consulting/VCA & Asset Mgt	1408		\$	5,000			
Management Improvements	Ed & Misc Materials - Drug Program (Police Dept)	140810		\$	18,830			
		140811						
	Subtotal AMP2-Wide Mgmt Improvements			\$	23,830			
AMP 2 Wide	Administration	1410		\$	27,428			
Administration	Subtotal AMP2 Administration			\$	27,428			
	TOTAL AMP 2 Capital Fund			\$	208,886			

*Surface, Prep & Paint Interior, Repair or Replace: Flooring, Roof, Water Heaters, Tub Valves, Window or Security Screens, Exterior Doors

Annual Statement/Performance and Evaluation Report

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

FFY Grant 2008

Part II: Supporting Pages

PHA Name: Gainesville Housing Authority		Grant Type and Number Capital Fund Program Grant No: FL29P06350108 Replacement Housing Factor Grant No:			Federal FY of Grant: 2008			
Development No. Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Obligated	Expended	
AMP 3								
FL63-1-3 Pine Meadows	Handicap Renovations (504/UFAS)	146007		\$	19,176			
	Upgrade Electrical System	146013		\$	333			
	Replace Windows	146040		\$	1,000			
	*Vacancy Reduction	146041		\$	2,000			
	Site Work	145002		\$	2,664			
	Subtotal FL631-1			\$	25,173			
FL63-3 Lake Terrace	Handicap Renovations (504/UFAS)	146007		\$	48,446			
	New Roofs/Ceilings	146025		\$	3,000			
	*Vacancy Reduction	146041		\$	5,000			
	Site Work	145002		\$	4,000			
	Subtotal FL63-3			\$	60,446			
FL63-5 Forest Pines	Paint Unit Exteriors	146002		\$	1,000			
	Handicap Renovations (504/UFAS)	146007		\$	50,499			
	*Vacancy Reduction	146041		\$	5,000			
	Site Work	145002		\$	3,000			
	Subtotal FL63-5			\$	59,499			
FL63-6 Caroline Manor	Handicap Renovations (504/UFAS)	146007		\$	8,131			
	*Vacancy Reduction	146041		\$	5,000			
	Site Work	145002		\$	4,000			
	Subtotal FL63-6			\$	17,131			

**Surface, Prep & Paint Interior, Repair or Replace: Flooring, Roof, Water Heaters, Tub Valves, Window or Security Screens, Exterior Doors*

Annual Statement/Performance and Evaluation Report

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

FFY Grant 2008

Part II: Supporting Pages

PHA Name:		Grant Type and Number				Federal FY of Grant:		
Gainesville Housing Authority		Capital Fund Program Grant No: FL29P06350108 Replacement Housing Factor Grant No:				2008		
Development No. 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	Obligated	Expended	
AMP 3 (Continued)								
AMP 3 Wide Non-dwelling Structures & Equipment	Appliances	146501		\$	15,580			
	A&E Fees	143004		\$	7,600			
	Operations	140600		\$	78,275			
	Subtotal PHA Wide				\$	101,455		
AMP 3 Wide Management Improvements	Ed & Misc Materials - Res Init Program (Reichert House, Girl Scouts)	140803		\$	17,320			
	Ed & Misc Materials - Drug Program (Police Dept, UF Tutoring Program)	140810		\$	40,000	\$	39,965.58	\$ 39,965.58
	Trng & Consulting/VCA & Asset Mgt	1408		\$	10,000			
	Boys & Girls Club	140811		\$	10,000			
	Subtotal AMP3-Wide Mgmt Improvements				\$	77,320	39,965.58	\$ 39,965.58
AMP 3 Wide Administration	Administration	1410		\$	39,137			
	Subtotal AMP3 Administration				\$	39,137		
	TOTAL AMP 3 Capital Fund				\$	380,161	\$ 39,965.58	\$ 39,965.58
TOTAL AMP CAPITAL FUND					\$ 1,018,539	\$ 76,000.13	\$ 76,000.13	
*Surface, Prep & Paint Interior, Repair or Replace: Flooring, Roof, Water Heaters, Tub Valves, Window or Security Screens, Exterior Doors								

Part I: Summary

PHA Name: GAINESVILLE HOUSING AUTHORITY	Grant Type and Number Capital Fund Program Grant No. Replacement Housing Factor Grant No Date of CFFP:	FFY of Grant: 2009 FFY of Grant Approval
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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	Summary by Development Account	Total Estimated Cost		Total Actual Cost ¹	
		Original	Revised ²	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	\$ 203,708.00			
3	1408 Management Improvements Soft Costs	\$ 203,708.00			
4	1410 Administration	\$ 101,854.00			
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees & Costs	\$ 30,600.00			
8	1440 Site Acquisition				
9	1450 Site Improvements	\$ 28,500.00			
10	1460 Dwelling Structures	\$ 410,169.00			
11	1465.1 Dwelling Equipment--Nonexpendable	\$ 40,000.00			
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities				
18a	1501 Collateralization or Debt Service paid by the PHA				
18b	9000 Collateralization or Debt Service paid Via System of Direct Payment				
19	1502 Contingency (may not exceed 8% of line 20)				
20	Amount of Annual Grant: (sum of lines 2-19)	\$ 1,018,539			
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 compliance		226,892		
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs				
25	Amount of line 20 Related to Energy Conservation M	\$ 54,000			

Signature of Executive Director <u>Tom E. Cherry</u>	Date 01/15/2009	Signature of Public Housing Director	Date
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¹ To be completed for the Performance and Evaluation Report
² To be completed for the Performance and Evaluation Report or a Revised Annual Statement
³ PHAs with under 250 units in management may use 100% of CFP Grants for operations
⁴ RHF funds shall be included here

Part II: Supporting Pages

PHA Name: Gainesville Housing Authority		Grant Type and Number Capital Fund Program Grant No: CFFP(Yes/No): Replacement Housing Factor Grant No:				Federal FY of Grant: 2009		
Development No. 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 ¹	Obligated ²	Expended ²	
AMP 1								
AMP 1 FL63-1-1 Woodland Park	Handicap Renovations (504/UFAS)	146007		31,000				
	Upgrade Electrical System	146013		667				
	Replace Windows	146040		2,000				
	*Vacancy Reduction	146041		5,000				
	Site Work	145002		5,000				
	Upgrade Fresh Water Pipes	146036		13,679				
	Subtotal FL631-1			57,346				
AMP 1 FL63-7 Eastwood Meadows	Handicap Renovations (504/UFAS)	146007		32,000				
	*Vacancy Reduction	146041		5,000				
	Site Work	145002		3,000				
	Repair Back Door Concrete Landing	145007		2,000				
	Upgrade Fresh Water Pipes	146036		9,318				
	Subtotal FL63-7			51,318				
AMP 1 Non-dwelling Structures & Equipment	Appliances	146501		14,000				
	A&E Fees	143004		7,000				
	Operations	140600		70,576				
	Subtotal AMP I Non-Dwelling			91,576				
AMP 1 Management Improvements	Ed & Misc Materials - Res Init Program (Reichert House, Girl Scouts)	140803		11,450				
	Ed & Misc Materials - Drug Program (Police Dept, UF Tutoring Program)	140810		43,006				
	Trng & Consulting/VCA & Asset Mgt	1408		15,000				
	Boys & Girls Club	140811		18,000				
	Subtotal AMP 1 Mgmt Improvements			87,456				
	AMP 1	Administration	1410		35,287			
TOTAL AMP 1 Capital Fund				322,983				

**Surface, Prep & Paint Interior, Repair or Replace: Flooring, Roof, Water Heaters, Tub Valves, Window or Security Screens, Exterior Doors*

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

2 To be completed for the Performance and Evaluation Report.

Part II: Supporting Pages

PHA Name: Gainesville Housing Authority		Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No:				Federal FY of Grant: 2009 .			
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 ¹	Obligated ²	Expended ²		
AMP 2									
AMP 2 FL63-2 Oak Park	Paint Exterior/Interior	146002		1,000					
	Replace Solar Screens	146004		4,000					
	Handicap Renovations (504/UFAS)	146007		34,000					
	*Vacancy Reduction	146041		3,000					
	Site Work	145002		3,000					
	Upgrade Fresh Water Pipes	146036		18,821					
	Subtotal FL63-2				63,821				
AMP 2 FL63-4 Sunshine Park	Handicap Renovations (504/UFAS)	146007		20,000					
	Replace Roof	146025		3,000					
	*Vacancy Reduction	146041		3,000					
	Site Work	145002		2,500					
	Upgrade Fresh Water Pipes	146036		13,044					
	Subtotal FL63-4				41,544				
AMP 2 Non-dwelling Structures & Equipment	Appliances	146501		11,000					
	A&E Fees	143004		16,000					
	Operations	140600		54,857					
	Subtotal AMP 2 Non-Dwelling				81,857				
AMP 2 Management Improvements	Trng & Consulting/VCA & Asset Mgt	1408		8,111					
	Ed & Misc Materials - Drug Program (Police Dept)	140810		21,942					
		140811							
	Subtotal AMP 2 Mgmt Improvements				30,053				
	AMP 2 Administration	Administration	1410		27,430				
Subtotal AMP 2 Administration				27,430					
TOTAL AMP 2 Capital Fund				244,705					

**Surface, Prep & Paint Interior, Repair or Replace: Flooring, Roof, Water Heaters, Tub Valves, Window or Security Screens, Exterior Doors*

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2 To be completed for the Performance and Evaluation Report.

Part II: Supporting Pages

PHA Name: Gainesville Housing Authority		Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No:				Federal FY of Grant: 2009 .		
Development No. Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised ¹	Obligated ²	Expended ²	
AMP 3								
AMP 3 FL63-1-3 Pine Meadows	Handicap Renovations (504/UFAS)	146007		20,000				
	Upgrade Electrical System	146013		333				
	Replace Windows	146040		1,000				
	*Vacancy Reduction	146041		2,000				
	Site Work	145002		2,000				
	Upgrade Fresh Water Pipes	146036		14,908				
	Day Care Center Renovations	1460		23,945				
	Subtotal FL631-1			64,186				
AMP 3 FL63-3 Lake Terrace	Handicap Renovations (504/UFAS)	146007		40,000				
	New Roofs/Ceilings	146025		3,000				
	*Vacancy Reduction	146041		5,000				
	Site Work	145002		4,000				
	Upgrade Fresh Water Pipes	146036		18,635				
	Subtotal FL63-3			70,635				
AMP 3 FL63-5 Forest Pines	Paint Unit Exteriors	146002		1,000				
	Handicap Renovations (504/UFAS)	146007		40,892				
	*Vacancy Reduction	146041		5,000				
	Site Work	145002		3,000				
	Upgrade Fresh Water Pipes	146036		6,709				
	Roofs	146025		10,000				
Subtotal FL63-5			66,601					
AMP 3 FL63-6 Caroline Manor	Handicap Renovations (504/UFAS)	146007		9,000				
	*Vacancy Reduction	146041		5,000				
	Site Work	145002		4,000				
	Upgrade Fresh Water Pipes	146036		5,218				
	Subtotal FL63-6			23,218				

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

2 To be completed for the Performance and Evaluation Report.

Part II: Supporting Pages

PHA Name: Gainesville Housing Authority		Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No:				Federal FY of Grant: 2009 .			
Development No. 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 ¹	Obligated ²	Expended ²	
AMP 3 (Continued)									
AMP 3 Non-dwelling Structures & Equipment	Appliances		146501		15,000				
	A&E Fees		143004		7,600				
	Operations		140600		78,275				
	Subtotal AMP 3 Non-Dwelling					100,875			
AMP 3 Management Improvements	Ed & Misc Materials - Res Init Program (Reichert House, Girl Scouts)		140803		21,760				
	Ed & Misc Materials - Drug Program (Police Dept, UF Tutoring Program)		140810		44,439				
	Trng & Consulting/VCA & Asset Mgt Boys & Girls Club		1408		10,000				
			140811		10,000				
	Subtotal AMP 3 Mgmt Improvements					86,199			
AMP 3 Administration	Administration		1410		39,137				
	Subtotal AMP3 Administration					39,137			
	TOTAL AMP 3 Capital Fund					450,851			
TOTAL AMP CAPITAL FUND					1,018,539				

**Surface, Prep & Paint Interior, Repair or Replace: Flooring, Roof, Water Heaters, Tub Valves, Window or Security Screens, Exterior Doors*

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

2 To be completed for the Performance and Evaluation Report.

Part III - IMPLEMENTATION SCHEDULE

PHA Name: Gainesville Housing Authority		Grant Type and Number Capital Fund Program No. Replacement Housing Factor No:					Federal FY of Grant 2009
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates ¹
	Original	Revised	Actual	Original	Revised	Actual	
AMP 1	9/15/2011			9/15/2012			
AMP 2	9/15/2011			9/15/2012			
AMP 3	9/15/2011			9/15/2012			

¹ Obligation and expenditure end dated can only be revised with HUD approval pursuant to Section 9j of the U.S. Housing Act of 1937, as amended

Capital Fund Program—Five-Year Action Plan

U.S. Department of Housing and Urban Development
 Office of Public and Indian Housing
 Expires 4/30/2011

Part I: Summary						
PHA Name/Number FL 063		Locality (City/County & State) Gainesville, Alachua, FL			<input type="checkbox"/> Original 5-Year Plan <input checked="" type="checkbox"/> Revision No:	
A.	Development Number and Name	Work Statement for Year 1 FFY ____2009_	Work Statement for Year 2 FFY _____2010__	Work Statement for Year 3 FFY __2011_____	Work Statement for Year 4 FFY __2012_____	Work Statement for Year 5 FFY ____2013_____
B.	Physical Improvements Subtotal	Annual Statement	\$438,669	\$438,669	\$438,669	\$438,669
C.	Management Improvements		203,708	203,708	203,708	203,708
D.	PHA-Wide Non-dwelling Structures and Equipment		70,600	70,600	70,600	70,600
E.	Administration		101,854	101,854	101,854	101,854
F.	Other					
G.	Operations		203,708	203,708	203,708	203,708
H.	Demolition					
I.	Development					
J.	Capital Fund Financing – Debt Service					
K.	Total CFP Funds		\$1,018,539	\$1,018,539	\$1,018,539	\$1,018,539
L.	Total Non-CFP Funds					
M.	Grand Total		\$1,018,539	\$1,018,539	\$1,018,539	\$1,018,539

Part I: Summary (Continuation)						
PHA Name/Number		Locality (City/county & State)			<input type="checkbox"/> Original 5-Year Plan	<input type="checkbox"/> Revision No:
A.	Development Number and Name	Work Statement for Year 1 FFY _2009__	Work Statement for Year 2 FFY _____2010__	Work Statement for Year 3 FFY _2011_____	Work Statement for Year 4 FFY __2012_____	Work Statement for Year 5 FFY ____2013_____
		Annual Statement				

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY 2009	Work Statement for Year _____ 2010 _____ FFY _____			Work Statement for Year: _____ 2011 _____ FFY _____		
	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost
See	AMP 1 (Cont'd)			AMP 1 (Cont'd)		
Annual	Non-dwelling Struc. & Equip			Non-dwelling Struc. & Equip		
Statement	Appliances	220	\$9,000	Appliances	220	\$9,000
	A&E Fees		7,000	A&E Fees		7,000
	Operations		70,576	Operations		70,576
	Energy Savings		5,000	Energy Savings		5,000
	AMP 2			AMP 2		
	FL63-2 Oak Park			FL63-2 Oak Park		
	Paint Exterior/Interior	101	\$1,000	Paint Exterior/Interior	101	\$1,000
	Replace Solar Screens		4,000	Replace Solar Screens		4,000
	Hand. Reno (504/UFAS)		34,000	Hand. Reno (504/UFAS)		34,000
	Vacancy Reduction		3,000	Vacancy Reduction		3,000
	Site Work		3,000	Site Work		3,000
	Upgrade Fresh Water Pipes		18,821	Upgrade Fresh Water Pipes		18,821
	FL63-4 Sunshine Park			FL63-4 Sunshine Park		
	Hand. Reno (504/UFAS)		20,000	Hand. Reno (504/UFAS)		20,000
	Replace Roof		3,000	Replace Roof		3,000
	Vacancy Reduction		3,000	Vacancy Reduction		3,000
	Site Work		2,500	Site Work		2,500
	Upgrade Fresh Water Pipes		13,044	Upgrade Fresh Water Pipes		13,044
	Subtotal of Estimated Cost		\$196,941	Subtotal of Estimated Cost		\$196,941

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY 2009	Work Statement for Year ____2010____ FFY _____			Work Statement for Year: ____2011____ FFY _____		
	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost
See	AMP 3 (Cont'd)			AMP 3 (Cont'd)		
Annual	FL63-3 Lake Terrace			FL63-3 Lake Terrace		
Statement	Handicap Reno (504/UFAS)		\$40,000	Handicap Reno (504/UFAS)		\$40,000
	New Roofs/Ceilings		3,000	New Roofs/Ceilings		3,000
	Vacancy Reduction		5,000	Vacancy Reduction		5,000
	Site Work		4,000	Site Work		4,000
	Upgrade Fresh Water Pipes		18,635	Upgrade Fresh Water Pipes		18,635
	FL63-5 Forest Pines			FL63-5 Forest Pines		
	Paint Unit Exteriors		1,000	Paint Unit Exteriors		1,000
	Handicap Reno (504/UFAS)		40,892	Handicap Reno (504/UFAS)		40,892
	Vacancy Reduction		5,000	Vacancy Reduction		5,000
	Site Work		3,000	Site Work		3,000
	Upgrade Fresh Water Pipes		6,709	Upgrade Fresh Water Pipes		6,709
	Roofs		10,000	Roofs		10,000
	FL63-6 Caroline Manor			FL63-6 Caroline Manor		
	Handicap Reno (504/UFAS)		9,000	Handicap Reno (504/UFAS)		9,000
	Vacancy Reduction		5,000	Vacancy Reduction		5,000
	Site Work		4,000	Site Work		4,000
	Upgrade Fresh Water Pipes		5,218	Upgrade Fresh Water Pipes		5,218
	Subtotal of Estimated Cost		\$160,454	Subtotal of Estimated Cost		\$160,454

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY 2009	Work Statement for Year _____ 2012 _____ FFY _____			Work Statement for Year: _____ 2013 _____ FFY _____		
	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost
See	AMP 1 (Cont'd)			AMP 1 (Cont'd)		
Annual	Non-dwelling Struc. & Equip			Non-dwelling Struc. & Equip		
Statement	Appliances	220	\$9,000	Appliances	220	\$9,000
	A&E Fees		7,000	A&E Fees		7,000
	Operations		70,576	Operations		70,576
	Energy Savings		5,000	Energy Savings		5,000
	AMP 2			AMP 2		
	FL63-2 Oak Park			FL63-2 Oak Park		
	Paint Exterior/Interior	101	\$1,000	Paint Exterior/Interior	101	\$1,000
	Replace Solar Screens		4,000	Replace Solar Screens		4,000
	Hand. Reno (504/UFAS)		34,000	Hand. Reno (504/UFAS)		34,000
	Vacancy Reduction			Vacancy Reduction		
	Site Work		3,000	Site Work		3,000
	Upgrade Fresh Water Pipes		18,821	Upgrade Fresh Water Pipes		18,821
	FL63-4 Sunshine Park			FL63-4 Sunshine Park		
	Hand. Reno (504/UFAS)		20,000	Hand. Reno (504/UFAS)		20,000
	Replace Roof		3,000	Replace Roof		3,000
	Vacancy Reduction		3,000	Vacancy Reduction		3,000
	Site Work		2,500	Site Work		2,500
	Upgrade Fresh Water Pipes		13,044	Upgrade Fresh Water Pipes		13,044
	Subtotal of Estimated Cost		\$196,941	Subtotal of Estimated Cost		\$196,941

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY 2009	Work Statement for Year _____ 2012 _____ FFY _____			Work Statement for Year: _____ 2013 _____ FFY _____		
	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost
See	AMP 3 (Cont'd)			AMP 3 (Cont'd)		
Annual	FL63-3 Lake Terrace			FL63-3 Lake Terrace		
Statement	Handicap Reno (504/UFAS)		\$40,000	Handicap Reno (504/UFAS)		\$40,000
	New Roofs/Ceilings		3,000	New Roofs/Ceilings		3,000
	Vacancy Reduction		5,000	Vacancy Reduction		5,000
	Site Work		4,000	Site Work		4,000
	Upgrade Fresh Water Pipes		18,635	Upgrade Fresh Water Pipes		18,635
	FL63-5 Forest Pines			FL63-5 Forest Pines		
	Paint Unit Exteriors		1,000	Paint Unit Exteriors		1,000
	Handicap Reno (504/UFAS)		40,892	Handicap Reno (504/UFAS)		40,892
	Vacancy Reduction		5,000	Vacancy Reduction		5,000
	Site Work		3,000	Site Work		3,000
	Upgrade Fresh Water Pipes		6,709	Upgrade Fresh Water Pipes		6,709
	Roofs		10,000	Roofs		10,000
	FL63-6 Caroline Manor			FL63-6 Caroline Manor		
	Handicap Reno (504/UFAS)		9,000	Handicap Reno (504/UFAS)		9,000
	Vacancy Reduction		5,000	Vacancy Reduction		5,000
	Site Work		4,000	Site Work		4,000
	Upgrade Fresh Water Pipes		5,218	Upgrade Fresh Water Pipes		5,218
	Subtotal of Estimated Cost		\$160,454	Subtotal of Estimated Cost		\$160,454

Part III: Supporting Pages – Management Needs Work Statement(s)						
Work Statement for Year 1 FFY 2009	Work Statement for Year ____2010____ FFY _____			Work Statement for Year: ____2011____ FFY _____		
	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost
See	AMP 1			AMP 1		
Annual	Mgmt Improvements			Mgmt Improvements		
Statement	Ed & Misc Materials		\$11,450	Ed & Misc Materials		11,450
	Ed & Misc Mtl–Drug		43,006	Ed & Misc Mtl–Drug		43,006
	Trng & Conslt/VCA		15,000	Trng & Conslt/VCA		15,000
	Boys & Girls Club		18,000	Boys & Girls Club		18,000
	Administration		35,287	Administration		35,287
	AMP 2			AMP 2		
	Mgmt Improvements			Mgmt Improvements		
	Trng & Consulting/VCA		8,111	Trng & Consulting/VCA		8,111
	Ed & Misc Materials		21,942	Ed & Misc Materials		21,942
	Administration		27,430	Administration		27,430
	AMP 3			AMP 3		
	Mgmt Improvements			Mgmt Improvements		
	Ed & Misc Materials		21,760	Ed & Misc Materials		21,760
	Ed & Misc Mtl–Drug		44,439	Ed & Misc Mtl–Drug		44,439
	Trng & Conslt/VCA		10,000	Trng & Conslt/VCA		10,000
	Boys & Girls Club		10,000	Boys & Girls Club		10,000
	Administration		39,137	Administration		39,137
	Subtotal of Estimated Cost		\$305,562	Subtotal of Estimated Cost		\$305,562

Part III: Supporting Pages – Management Needs Work Statement(s)						
Work Statement for Year 1 FFY 2009	Work Statement for Year ____2012____ FFY _____			Work Statement for Year: ____2013____ FFY _____		
	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost
See	AMP 1			AMP 1		
Annual	Mgmt Improvements			Mgmt Improvements		
Statement	Ed & Misc Materials		11,450	Ed & Misc Materials		11,450
	Ed & Misc Mtl–Drug		43,006	Ed & Misc Mtl–Drug		43,006
	Trng & Conslt/VCA		15,000	Trng & Conslt/VCA		15,000
	Boys & Girls Club		18,000	Boys & Girls Club		18,000
	Administration		35,287	Administration		35,287
	AMP 2			AMP 2		
	Mgmt Improvements			Mgmt Improvements		
	Trng & Consulting/VCA		8,111	Trng & Consulting/VCA		8,111
	Ed & Misc Materials		21,942	Ed & Misc Materials		21,942
	Administration		27,430	Administration		27,430
	AMP 3			AMP 3		
	Mgmt Improvements			Mgmt Improvements		
	Ed & Misc Materials		21,760	Ed & Misc Materials		21,760
	Ed & Misc Mtl–Drug		44,439	Ed & Misc Mtl–Drug		44,439
	Trng & Conslt/VCA		10,000	Trng & Conslt/VCA		10,000
	Boys & Girls Club		10,000	Boys & Girls Club		10,000
	Administration		39,137	Administration		39,137
	Subtotal of Estimated Cost		\$305,562	Subtotal of Estimated Cost		\$305,562