

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): __04/2010_____ 																													
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 checked="" type="checkbox"/> 5-Year and Annual Plan <input 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.) 																													
	<table border="1"> <thead> <tr> <th rowspan="2">Participating PHAs</th> <th rowspan="2">PHA Code</th> <th rowspan="2">Program(s) Included in the Consortia</th> <th rowspan="2">Programs Not in the Consortia</th> <th colspan="2">No. of Units in Each Program</th> </tr> <tr> <th>PH</th> <th>HCV</th> </tr> </thead> <tbody> <tr> <td>PHA 1:</td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td>PHA 2:</td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td>PHA 3:</td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>	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:								
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. SEE ATTACHMENT A 																													
	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: center;">SEE ATTACHMENT B 50075.1 FOR THE YEARS:</p> <ul style="list-style-type: none"> • 2007 • 2008 • 2009 ARRA • 2009 Regular • 2010 																													
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: center;">SEE ATTACHMENT C 50075.2 FOR THE YEARS 2010 - 2014</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>																													

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.

Information on Housing Needs is derived from the Gainesville Consolidated Plan and from HUD's most recent Comprehensive Housing Affordability Study for Gainesville

9.0

Housing Needs of Families in the Jurisdiction by Family Type							
Family Type	Overall	Affordability	Supply	Quality	Accessability	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							

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.**

The GHA seeks to address the housing needs of families in the city of Gainesville

9.1

- Maximize the number of affordable units available to the PHA within its current resources by:
 - 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:
 - 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:
 - 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:
 - 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:
 - 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:
 - 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

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 A</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 <i>Agency Plan</i> 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 <i>Agency Plan</i> can be adopted.</p> <ol style="list-style-type: none"> 1. Any alteration of the Authority’s <i>Mission Statement</i>; 2. Any change or amendment to a stated <i>Strategic Goal</i>; 3. Any change or amendment to a stated <i>Strategic Objective</i> except in a case where the change results from the objective having been met; 4. Any introduction of a new <i>Strategic Goal</i> or a new <i>Strategic Objective</i>; 5. Any alteration in the <i>Capital Fund Program Annual Plan</i> that affects an expenditure greater than twenty percent (20%) of the <i>CFP Annual Budget</i> for that year.
------	---

11.0	<p>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.</p> <p>(a) Form HUD-50077, <i>PHA Certifications of Compliance with the PHA Plans and Related Regulations</i> (which includes all certifications relating to Civil Rights)</p> <p>(b) Form HUD-50070, <i>Certification for a Drug-Free Workplace</i> (PHAs receiving CFP grants only)</p> <p>(c) Form HUD-50071, <i>Certification of Payments to Influence Federal Transactions</i> (PHAs receiving CFP grants only)</p> <p>(d) Form SF-LLL, <i>Disclosure of Lobbying Activities</i> (PHAs receiving CFP grants only)</p> <p>(e) Form SF-LLL-A, <i>Disclosure of Lobbying Activities Continuation Sheet</i> (PHAs receiving CFP grants only)</p> <p>(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. The RAB met, but there were NO comments made to cause changes in the Annual Plan here submitted.</p> <p>(g) Challenged Elements</p> <p>(h) Form HUD-50075.1, <i>Capital Fund Program Annual Statement/Performance and Evaluation Report</i> (PHAs receiving CFP grants only)</p> <p>(i) Form HUD-50075.2, <i>Capital Fund Program Five-Year Action Plan</i> (PHAs receiving CFP grants only)</p>
------	--

ATTACHMENTS:

ATTACHMENT A – Progress on Goals and Goals for the Next Five Years

ATTACHMENT B

50075.1 Capital Fund Program Annual Statements/Performance and Evaluation Report 2007, 2009, 2009 ARRA, 2009, 2010

ATTACHMENT C

50075.2 Capital Funds Five Year Action Plan 2011-2014

ATTACHMENT D – Statement on Violence Against Women Act

ATTACHMENT A

ATTACHMENT A

PROGRESS ON GOALS ...AND GOALS FOR THE NEXT FIVE YEARS (2010-2014)

PUBLIC HOUSING

- **GHA GOAL: IMPROVE THE QUALITY OF ASSISTED HOUSING**
 - The Gainesville Housing Authority (GHA) will continue to concentrate on delivering the highest quality of safe, decent and affordable housing services through traditional and new technology initiatives..
- **GHA GOAL: ENSURE EQUAL OPPORTUNITY AND AFFIRMATIVELY FURTHER FAIR HOUSING OBJECTIVES**
 - The GHA will continue to satisfy all local, state and federal laws and regulations in an effort to promote and ensure equal opportunity and to affirmatively further Fair Housing objectives.
- **GHA GOAL: FACILITATE AND IMPROVE TWO-WAY COMMUNICATION BETWEEN RESIDENTS, RESIDENT GROUPS, AND THE GHA**
 - Management staff will continue its successful program of newsletters and meetings to promote neighborhood unity, pride and appearance.
- **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 individual and community needs present themselves, management will continue to make modifications to accommodate individuals with disabilities. Capital funds are used to make existing units accessible for individuals with disabilities.
- **GHA GOAL: PROMOTE ENERGY CONSERVATION AND RESOURCEFULNESS.**
 - Promote employee and resident awareness to achieve greater resource utilization measures and opportunities for energy savings.

HOUSING CHOICE VOUCHERS PROGRAM

- **PHA GOAL: EXPAND THE SUPPLY OF ASSISTED HOUSING AND APPLY FOR ADDITIONAL RENTAL VOUCHERS: INCREASE THE NUMBER OF APPLICANTS SERVED FROM THE SECTION 8 WAITING LIST.**
 - Over the last five years, the GHA Section 8 program expanded from 1,227 to 1,390 vouchers. GHA will continue to augment the capacity of the Section 8 program either through application for competitive vouchers or taking over management of vouchers as requested by HUD. In 2009 GHA also received Notice of Funding for 70 additional vouchers for the VASH Program (Veterans Affairs Supportive Housing). In addition, GHA administers two Shelter Plus Care Grant programs (25 slots) in partnership with two local community Agencies that serve clients with special needs.
- **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**
 - GHA will continue to optimize its annual SEMAP score which measures, among other things, both budgetary as well as voucher utilization.
- **PHA GOAL: INCREASE ASSISTED HOUSING CHOICES**
 - 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.
- **GHA GOAL: CONDUCT OUTREACH EFFORTS TO POTENTIAL VOUCHER LANDLORDS.**
 - GHA intends to continue with aggressive outreach efforts with landlords already in the program and new landlords on an ongoing basis with an emphasis on 5+ bedroom units
- **GHA GOAL: PROVIDE AN IMPROVED LIVING ENVIRONMENT**
 - GHA has established local HQS standards that, in many respects, exceed the minimum requirements established 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.
- **GHA GOAL: MAINTAIN AN FSS PROGRAM TO IMPROVE RESIDENT EMPLOYABILITY and EDUCATION**
 - GHA will continue to provide scholarship opportunities and other support for tenants seeking advanced education and employment
- **GHA GOAL: ENSURE EQUAL OPPORTUNITY AND AFFIRMATIVELY FURTHER FAIR HOUSING OBJECTIVES:**

- GHA has utilized the payment exceptions provided under the HUD “hard to house” standards in successfully expanding the stock of disability-ready Section 8 properties. Several landlords have agreed to undertake the cost of significant structural retrofitting in response to these payment guarantees. 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.
- **GHA GOAL: EXTEND AFFIRMATIVE MEASURES TO INSURE A SUITABLE LIVING ENVIRONMENT FOR FAMILIES LIVING IN ASSISTED HOUSING THROUGH UNIFORM INSPECTIONS**
 - GHA has established uniform inspections standard that improve the quality of housing for Section 8 voucher families.
 -

ATTACHMENT D

VAWA STATEMENT

OF GOALS, OBJECTIVES, POLICIES THAT ENABLE THE HOUSING AUTHORITY TO SERVE THE NEEDS OF CHILD AND ADULT VICTIMS OF DOMESTIC VIOLENCE, DATING VIOLENCE, SEXUAL ASSAULT, OR STALKING

Under Section 603 of the VAWA 2005, PHAs are required to include in the PHA Plans this attached statement.

The Board of Commissioners adopted the following resolution to regarding Violence Against Women in all appropriate contracts, leases and information processes regarding residency in Public the and Housing Choice Voucher Housing Programs.

The Board of Commissioners approved a Policy on Protections for Victims of Domestic Violence (“VAWA Policy”) and related amendments to the Admission and Occupancy Policies for the Public Housing Program and the Section 8 Housing Choice Voucher Program.

The Authority adopted these policies in compliance with the Violence Against Women Act (VAWA) Amendments of 2005. The Authority partners with the local law enforcement agencies to coordinate any goals, activities, objectives, policies or programs that will enable the to serve the needs of child and adult victims of domestic violence, dating violence, sexual assault or stalking. (Sec. 603).

The Authority supports the goals of the VAWA Amendments and will comply with its requirements.

The Authority will continue to administer its housing programs in ways that support and protect residents (including Section 8 Housing Choice Voucher program participants) and applicants who may be victims of domestic violence, dating violence, sexual assault or stalking.

The Authority will not take any adverse action against a resident/participant or applicant solely on the basis of her or his being a victim of such criminal activity, including threats of such activity. “Adverse action” in this context includes denial or termination of housing assistance.

The Authority will not subject a victim of domestic violence, dating violence, sexual assault or stalking to a more demanding standard for lease compliance than other residents.

The Authority will continue to update its policies and procedures as needed to implement the requirements of VAWA, and to collaborate with other agencies to prevent and respond to domestic violence, dating violence, sexual assault or stalking, as those criminal activities may affect applicants for and participants in the housing programs.

The VAWA Policy states that “The Authority will provide notices explaining the VAWA protections to applicants for housing assistance (both Section 8 Housing Choice Vouchers and Public Housing), to public housing residents and Section 8 voucher participants, and to property owners participating in the voucher program.”

The Authority directs that any VAWA related reports shall be submitted to the office of the Executive Director who will respond affirmatively and appropriately to each such report.

ATTACHMENT B
50075.1
ANNUAL STATEMENT / PERFORMANCE
AND EVALUATION REPORTS
FOR THE FOLLOWING YEARS

2007

2008

2009

2009 (ARRA)

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 09-30-09

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
--	--	--

Original Annual Statement Reserve for Disasters/Emergencies Revised Annual Statement (Revision No:)
 Performance and Evaluation Report for Period Ending: **9/30/09** 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 Soft Costs	\$ 197,861.00		\$ 197,861.00	\$ 197,860.66
	Management Improvements Hard Costs				
4	1410 Administration	\$ 98,900.00		\$ 98,900.00	\$ 98,900.44
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees & Costs	\$ 5,056.00		\$ 5,056.00	\$ 5,056.00
8	1440 Site Acquisition				
9	1450 Site Improvements	\$ 167,441.00		\$ 166,591.00	\$ 166,591.00
10	1460 Dwelling Structures	\$ 519,865.00		\$ 489,298.88	\$ 489,298.88
11	1465.1 Dwelling Equipment--Nonexpendable	\$ 178.00		\$ 178.00	\$ 177.75
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		\$ 957,884.88	\$ 957,884.73
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 compliance	\$ 97,875		\$ 97,875	\$ 97,875
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	\$ 178		\$ 178	\$ 178
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 09-30-09

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 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	Handicap Renovations (504/UFAS)	146007		\$ 4,277		\$ 4,277.32	\$ 4,277.32	Completed
	Roof Replacement	146025		\$ 108,426		\$ 108,425.91	\$ 108,425.91	Completed
	*Vacancy Reduction	146041		\$ 3,135		\$ 3,134.51	\$ 3,134.51	Completed
	Subtotal FL631-1 & FL63-1-2				\$ 115,838		\$ 115,838	\$ 115,837.74
FL63-1-2 Pine Meadows	Painting/Stripping Units	146002		\$ 543		\$ 542.50	\$ 542.50	Completed
	Handicap Renovations (504/UFAS)	146007		\$ 11,259		\$ 11,259.22	\$ 11,259.22	Completed
	*Vacancy Reduction	146041		\$ 5,772		\$ 5,771.68	\$ 5,771.68	Completed
	Subtotal FL631-1 & FL63-1-2				\$ 17,574		\$ 17,573	\$ 17,573
FL63-2 Oak Park	Handicap Renovations (504/UFAS)	146007		\$ 54,927		\$ 54,926.61	\$ 54,926.61	Completed
	Electrical	146013		\$ 30,000		\$ 30,000.00	\$ 30,000.00	Completed
	*Vacancy Reduction	146041		\$ 2,873		\$ 2,872.70	\$ 2,872.70	Completed
	Subtotal FL63-2				\$ 87,800		\$ 87,799	\$ 87,799.31
FL63-3 Lake Terrace	Handicap Renovations (504/UFAS)	146007		\$ 5,000		\$ 551.96	\$ 551.96	In Progress
	New Roofs/Ceilings	146025		\$ 6,052		\$ 6,052.00	\$ 6,052.00	Completed
	*Vacancy Reduction	146041		\$ 27,364		\$ 27,363.52	\$ 27,363.52	Completed
	Site Work	145002		\$ 164,551		\$ 164,551.00	\$ 164,551.00	Completed
	Subtotal FL63-3				\$ 202,967		\$ 198,518	\$ 198,518.48
FL63-4 Sunshine Park	Handicap Renovations (504/UFAS)	146007		\$ 10,000		\$ 4,968.84	\$ 4,968.84	In Progress
	Replace Roof	146025		\$ -		\$ -	\$ -	
	*Vacancy Reduction	146041		\$ 10,029		\$ 1,506.90	\$ 1,506.90	In Progress
	Site Work	145002		\$ -		\$ -	\$ -	
	Subtotal FL63-4				\$ 20,029		\$ 6,476	\$ 6,475.74

*Surface, Prep & Paint Interior/Exterior, 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 09-30-09

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 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		\$ 64,217		\$ 64,217.32	\$ 64,217.32	Completed
	Handicap Renovations (504/UFAS)	146007		\$ 5,552		\$ 3,501.35	\$ 3,501.35	In Progress
	*Vacancy Reduction	146041		\$ 128,822		\$ 128,821.63	\$ 128,821.63	Completed
	Site Work	145002		\$ 1,890		\$ 1,890.00	\$ 1,890.00	Completed
	Subtotal FL63-5			\$ 200,481		\$ 198,430.30	\$ 198,430.30	
FL63-6 Caroline Manor	Handicap Renovations (504/UFAS)	146007		\$ 13,617		\$ 13,617.18	\$ 13,617.18	Completed
	*Vacancy Reduction	146041		\$ 2,500		\$ -	\$ -	
	Site Work	145002		\$ 500		\$ -	\$ -	
	Paint/Strip Units	146002		\$ 10,500		\$ 10,500.00	\$ 10,500.00	Completed
	Subtotal FL63-6			\$ 27,117		\$ 24,117.18	\$ 24,117.18	
FL63-7 Eastwood Meadows	Handicap Renovations (504/UFAS)	146007		\$ 10,000		\$ 4,772.93	\$ 4,772.93	In Progress
	*Vacancy Reduction	146041		\$ 5,000		\$ 2,214.80	\$ 2,214.80	In Progress
	Site Work	145002		\$ 500		\$ 150.00	\$ 150.00	In Progress
	Subtotal FL63-7			\$ 15,500		\$ 7,137.73	\$ 7,137.73	

*Surface, Prep & Paint Interior/Exterior, 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 09-30-09

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		\$	178	\$	178	Completed
	A&E Fees	143004		\$	5,056	\$	5,056	Completed
	Operations	140600		\$	-	\$	-	Completed
	Subtotal PHA Wide				\$	5,234	\$	5,234
PHA-Wide Management Improvements	Management Salaries/Fringe	140801		\$	12,638	\$	12,638	Completed
	Ed & Misc Materials - Res Init Program (Reichert House, Girl Scouts)	140803		\$	21,225	\$	21,225	Completed
	Ed & Misc Materials - Drug Program (Police Dept, UF Tutoring Program)	140810		\$	124,091	\$	124,091	Completed
		140812		\$	16,582	\$	16,582	Completed
	Boys & Girls Club	140811		\$	23,325	\$	23,325	Completed
Subtotal PHA-Wide Mgmt Improvements				\$	197,861	\$	197,861	\$ 197,860.66
PHA-Wide Administration	Administrative Salaries/Fringe	141001		\$	33,437	\$	33,437	Completed
	Administrative - COCC Mgmt Fee	141012		\$	65,463	\$	65,463	Completed
Subtotal PHA Wide Administration				\$	98,900	\$	98,900	\$ 98,900.44
TOTAL Capital Fund Program				\$	989,301	\$	957,885	\$ 957,884.73

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

PHA Name: Gainesville Housing Authority		Grant Type and Number Capital Fund Program No. FL29P06350106 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 FL63-1-1 Woodland Park Pine Meadows	9/12/2009			9/12/2011			
FL63-2 Oak Park	9/12/2009			9/12/2011			
FL63-3 Lake Terrace	9/12/2009			9/12/2011			
FL63-4 Sunshine Park	9/12/2009			9/12/2011			
FL63-5 Forest Pines	9/12/2009			9/12/2011			
FL63-6 Caroline Manor	9/12/2009			9/12/2011			
FL63-7 Eastwood Meadows	9/12/2009			9/12/2011			

**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
--	--	--

Original Annual Statement Reserve for Disasters/Emergencies Revised Annual Statement (Revision No: 1)
 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	\$ 133,132.00		\$ -	\$ -
3	1408 Management Improvements Soft Costs	\$ 257,345.00		\$ 203,704.49	\$ 203,704.49
	Management Improvements Hard Costs				
4	1410 Administration	\$ 101,852.00		\$ 101,800.00	\$ 101,800.00
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees & Costs	\$ 94,655.00		\$ -	\$ -
8	1440 Site Acquisition				
9	1450 Site Improvements	\$ 29,500.00		\$ -	\$ -
10	1460 Dwelling Structures	\$ 361,055.00		\$ 2,303.91	\$ 2,303.91
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		\$ 307,808	\$ 307,808.40
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		\$ 54,000	\$ 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

Obligated & Expended 9-30-09

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 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		\$	14,587				
	Site Work	145002		\$	5,336				
	Subtotal FL631-1			\$	62,775		\$ -	\$ -	
FL63-7 Eastwood Meadows	Handicap Renovations (504/UFAS)	146007		\$	41,309				
	*Vacancy Reduction	146041		\$	10,000				
	Site Work	145002		\$	3,000				
	Repair Back Door Concrete Landing	145007		\$	2,000				
	Subtotal FL63-7			\$	56,309		\$ -	\$ -	
AMP 1 Wide Non-dwelling Structures & Equipment	Appliances	146501		\$	14,350				
	A&E Fees	143004		\$	7,000				
	Operations	140600		\$	70,576				
	Subtotal AMP 1 Wide			\$	91,926		\$ -	\$ -	
AMP 1 Wide Management Improvements	Ed & Misc Materials - Res Init Program (Reichert House, Girl Scouts)	140803		\$	11,450		\$ 4,742.00	\$ 4,742.00	In Progress
	Ed & Misc Materials - Drug Program (Police Dept, UF Tutoring Program)	140810		\$	88,845		\$ 88,845.04	\$ 88,845.04	In Progress
		140812		\$	8,510		\$ 8,510.26	\$ 8,510.26	In Progress
	Trng & Consulting/VCA & Asset Mgt Boys & Girls Club	140811		\$	28,000		\$ 27,375.37	\$ 27,375.37	In Progress
	Subtotal AMP1-Wide Mgmt Improvements			\$	151,805		\$ 129,472.67	\$ 129,472.67	
AMP Wide Administration	Administration	1410		\$	35,287		\$ 35,269.00	\$ 35,269.00	Completed
	Subtotal AMP 1 Administration			\$	35,287		\$ 35,269.00	\$ 35,269.00	
	TOTAL AMP 1 Capital Fund			\$	398,102		\$ 164,741.67	\$ 164,741.67	

*Surface, Prep & Paint Interior/Exterior, 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

Obligated & Expended 9-30-09

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 Oak Park	Paint Exterior/Interior	146002		\$	1,000			
	Replace Solar Screens	146004		\$	4,000			
	Handicap Renovations (504/UFAS)	146007		\$	33,575			
	*Vacancy Reduction	146041		\$	5,000			
	Site Work	145002		\$	3,000			
	Subtotal FL63-2			\$	46,575		\$ -	\$ -
FL63-4 Sunshine Park	Handicap Renovations (504/UFAS)	146007		\$	22,147			
	Replace Roof	146025		\$	3,000			
	*Vacancy Reduction	146041		\$	5,000			
	Site Work	145002		\$	2,500			
	Subtotal FL63-4			\$	32,647		\$ -	\$ -
AMP 2 Wide Non-dwelling Structures & Equipment	Appliances	146501		\$	11,070			
	A&E Fees	143004		\$	16,479			
	Operations	140600		\$	54,857			
	Subtotal PHA Wide			\$	82,406		\$ -	\$ -
AMP 2 Wide Management Improvements	Trng & Consulting/VCA & Asset Mgt	1408		\$	5,000			
	Ed & Misc Materials - Drug Program (Police Dept)	140810		\$	18,830		\$ 2,521.69	\$ 2,521.69
		140811						
	Subtotal AMP2-Wide Mgmt Improvements			\$	23,830		\$ 2,521.69	\$ 2,522
AMP 2 Wide Administration	Administration	1410		\$	27,428		\$ 27,414.00	\$ 27,414.00
	Subtotal AMP2 Administration			\$	27,428		\$ 27,414.00	\$ 27,414.00
	TOTAL AMP 2 Capital Fund			\$	212,886		\$ 29,935.69	\$ 29,935.69

*Surface, Prep & Paint Interior/Exterior, 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

Obligated & Expended 9-30-09

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	
<u>AMP 3</u>								
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		\$	12,500			
	Site Work	145002		\$	2,664			
	Subtotal FL631-1			\$	35,673		\$ -	\$ -
FL63-3 Lake Terrace	Handicap Renovations (504/UFAS)	146007		\$	48,446			
	New Roofs/Ceilings	146025		\$	3,000			
	*Vacancy Reduction	146041		\$	12,500	\$ 187.42	\$ 187.42	In Progress
	Site Work	145002		\$	4,000			
	Subtotal FL63-3			\$	67,946	\$ 187.42	\$ 187.42	
FL63-5 Forest Pines	Paint Unit Exteriors	146002		\$	1,000			
	Handicap Renovations (504/UFAS)	146007		\$	50,499			
	*Vacancy Reduction	146041		\$	10,000	\$ 2,116.49	\$ 2,116.49	In Progress
	Site Work	145002		\$	3,000			
	Subtotal FL63-5			\$	64,499	\$ 2,116.49	\$ 2,116.49	
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/Exterior, 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

Obligated & Expended 9-30-09

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 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		\$	21,978	\$	21,978.00	\$	21,978.00	Complete
	Ed & Misc Materials - Drug Program (Police Dept, UF Tutoring Program)	140810		\$	49,732	\$	49,732.13	\$	49,732.13	Complete
	Trng & Consulting/VCA & Asset Mgt	1408		\$	10,000					
	Subtotal AMP3-Wide Mgmt Improvements				\$	81,710	\$	71,710.13	\$	71,710.13
AMP 3 Wide Administration	Administration	1410		\$	39,137	\$	39,117.00	\$	39,117.00	
	Subtotal AMP3 Administration				\$	39,137	\$	39,117.00	\$	39,117.00
TOTAL AMP 3 Capital Fund				\$	407,551	\$	113,131.04	\$	113,131.04	
TOTAL AMP CAPITAL FUND				\$	1,018,539	\$	307,808.40	\$	307,808.40	

**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 No. FL29P06350108 Replacement Housing Factor No:				Federal FY of Grant 2008	
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	6/12/2010			6/12/2012			
FL63-2 Oak Park	6/12/2010			6/12/2012			
FL63-3 Lake Terrace	6/12/2010			6/12/2012			
FL63-4 Sunshine Park	6/12/2010			6/12/2012			
FL63-5 Forest Pines	6/12/2010			6/12/2012			
FL63-6 Caroline Manor	6/12/2010			6/12/2012			
FL63-7 Eastwood Meadows	6/12/2010			6/12/2012			

Part I: Summary		
PHA Name Gainesville Housing Authority	Grant Type and Number Capital Fund Program Grant No: FL29S06350109 Replacement Housing Factor Grant No: Date of CFFP: _____	FFY of Grant: 2009 (ARRA) FFY of Grant Approval:

Type of Grant
 Original Annual Statement Reserve for Disasters/Emergencies Revised Annual Statement (revision no:)
 Performance and Evaluation Report for Period Ending: 9/30/2009 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 (may not exceed 20% of line 21) ³				
3	1408 Management Improvements*	\$ 109,442		0.00	0.00
4	1410 Administration (may not exceed 10% of line 21)**	\$ 128,927		0.00	0.00
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	\$ 91,900		329.63	328.63
8	1440 Site Acquisition				
9	1450 Site Improvement	\$ 40,000		0.00	0.00
10	1460 Dwelling Structures	\$ 919,000		3,874.34	3,874.34
11	1465.1 Dwelling Equipment - Nonexpendable				
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities ⁴				
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	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)	\$ 1,289,269		4,203.97	4,203.97
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 Activities	\$ 298,000		\$ 298,000	\$ 298,000
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs				

Signature of Executive Director 	Date	4/15/2010	Signature of Public Housing Director	Date
---	-------------	-----------	---	-------------

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.

***Management:** Strictly related to capital projects/improvement activities relating to the ARRA budget.
****Administration:** Expenses strictly related to the implementation of capital projects/improvements in the ARRA budget.

Part II: Supporting Pages								
PHA Name Gainesville Housing Authority		Grant Type and Number Capital Fund Program Grant No: 29S06350109 Replacement Housing Factor Grant No:			CFPP (Yes/No):		Federal FFY of Grant: 2009 (ARRA) Obligated & Expended 09/30/09	
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised ²	Funds Obligated ₂	Funds Expended ₂	
AMP 1								
FL 63-1-1	Site Work (See note below)	145002		\$ 5,000				
Woodland Park								
AMP 1								
FL 63-7	Site Work (See note below)	145002		\$ 5,000				
Eastwood								
Meadows								
AMP 1								
Management Improvements	Management	1408		\$ 41,004				
AMP 1								
Administration	Administration	1410		\$ 44,668				
	TOTAL AMP I Stimulus Capital Fund			\$ 95,672		\$ -	\$ -	

Site Work: As needed -- repair/replace cracked, spalling, heaving sidewalks, parking slabs & front door porch slabs; erosion control with fill dirt/vegetation; fence repair; removal of dangerous/damaged trees & excessive root exposure; striping/marketing parking areas; enhance curb appeal.

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: FL29S06350109 Replacement Housing Factor Grant No:			CFPP (Yes/No):		Federal FFY of Grant: 2009 (ARRA) Obligated & Expended 09/30/09	
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised ²	Funds Obligated ²	Funds Expended ²	
AMP 2	Paint & Seal Exterior	146002		\$ 480,000		\$ 2,996.87	\$ 2,996.87	
FL 63-2	Window Screens	146004		\$ 42,000				
Oak Park	Handicap Renovations (504/UFAS)	146007		\$ 208,000				
	(4 units)							
	Site Work	145002		\$ 5,000				
	Subtotal FL63-3			\$ 735,000	\$ -	\$ 2,996.87	\$ 2,996.87	
AMP 2	Roofs	146025		\$ 99,000		\$ 802.11	\$ 802.11	
FL 63-4	Site Work	145002		\$ 5,000				
Sunshine Park								
	Subtotal FL 63-4			\$ 104,000	\$ -	\$ 802.11	\$ 802.11	
AMP 2								
Non-dwelling	A&E Fees	143004		\$ 82,900		\$ 329.63	\$ 329.63	
AMP 2	Management	1408		\$ 30,089				
Management								
Improvements								
AMP 2	Administration	1410		\$ 34,719				
Administration								
	TOTAL AMP 2 Stimulus Capital Fund			\$ 986,708		\$ 4,128.61	\$ 4,128.61	

Site Work: As needed -- repair/replace cracked, spalling, heaving sidewalks, parking slabs & front door porch slabs; erosion control with fill dirt/vegetation; fence repair; removal of dangerous/damaged trees & excessive root exposure; striping/marketing parking areas; enhance curb appeal.

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:FL29S06350109 Replacement Housing Factor Grant No:			CFPP (Yes/No):		Federal FFY of Grant: 2009 (ARRA) Obligated & Expended 09/30/09	
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised ²	Funds Obligated ²	Funds Expended ²	
AMP 3 63-1-3 Pine Meadows	Site Work	145002		\$ 5,000				
AMP 3 FL 63-3 Lake Terrace	Site Work	145002		\$ 5,000				
AMP 3 FL 63-5 Forest Pines	Handicap Renovations (504/UFAS) (2 units) Site Work	146007 145002		\$ 90,000 \$ 5,000		\$ 75.36	\$ 75.36	
	Subtotal FL 63-5			\$ 95,000		\$ 75.36	\$ 75.36	
AMP 3 FL 63-6 Caroline Manor	Site Work			\$ 5,000				
AMP 3 Non-dwelling	A&E Fees	143004		\$ 9,000				
AMP 3 Mgmt Improv	Management	1408		\$ 38,349				
AMP 3 Administration	Administration	1410		\$ 49,540				
	TOTAL AMP 3 Stimulus Capital Fund			\$ 206,889		75.36	\$ 75.36	
	TOTAL STIMULUS CAPITAL FUND			\$ 1,289,269		4,203.97	\$ 4,203.97	

Site Work: As needed -- repair/replace cracked, spalling, heaving sidewalks, parking slabs & front door porch slabs; erosion control with fill dirt/vegetation; fence repair; removal of dangerous/damaged trees & excessive root exposure; striping/marketing parking areas; enhance curb appeal.

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 For Capital Fund Financing Program

PHA Name Gainesville Housing Authority				Federal FFY of Grant: 2009 (ARRA)	
Development Number Name/PHA-Wide Activities	All Funds Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)		Reason for Revised Target Dates ¹
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	
AMP 1	3/17/2010		3/17/2012		
AMP 2	3/17/2010		3/17/2012		
AMP 3	3/17/2010		3/17/2012		

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

Part I: Summary		
PHA Name Gainesville Housing Authority	Grant Type and Number Capital Fund Program Grant No: FL29P06350109 Date of CFFP: _____	FFY of Grant: <u>2009</u> FFY of Grant Approval:

Type of Grant
 Original Annual Statement Reserve for Disasters/Emergencies Revised Annual Statement (revision no:)
 Performance and Evaluation Report for Period Ending: 9/30/2009 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 (may not exceed 20% of line 21) ³	\$ 203,708			
3	1408 Management Improvements	\$ 203,708			
4	1410 Administration (may not exceed 10% of line 21)	\$ 101,854			
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	\$ 30,600			
8	1440 Site Acquisition				
9	1450 Site Improvement	\$ 28,500			
10	1460 Dwelling Structures	\$ 412,566			
11	1465.1 Dwelling Equipment - Nonexpendable	\$ 40,000			
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities ⁴				
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	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)	\$ 1,020,936			
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 Activities				
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				

Signature of Executive Director <i>Hale Monahan</i>	Date 4/14/2010	Signature of Public Housing Director	Date
---	--------------------------	---	-------------

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: FL29P06350109 Replacement Housing Factor Grant No:			CFPP (Yes/No):		Federal FFY of Grant: 2009	
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised ²	Funds Obligated ₂	Funds Expended ²	
AMP 1								
FL63-1-1	Handicap Renovations (504/UFAS)	146007		\$	31,000			
Woodland Park	Upgrade Electrical System	146013		\$	3,064			
	Upgrade Fresh Water Pipes	146036		\$	13,679			
	Replace Windows	146040		\$	2,000			
	*Vacancy Reduction	146041		\$	5,000			
	Site Work	145002		\$	5,000			
	Subtotal			\$	59,743			
FL63-7	Handicap Renovations (504/UFAS)	146007		\$	32,000			
Eastwood	Upgrade Fresh Water Pipes	146036		\$	9,318			
Meadows	*Vacancy Reduction	146041		\$	5,000			
	Site Work	145002		\$	3,000			
	Repair Back Door Concrete Landing	145007		\$	2,000			
	Subtotal			\$	51,318			
Non-dwelling	Appliances	146501		\$	14,000			
Structures &	A&E Fees	143004		\$	7,000			
Equipment	Operations	140600		\$	70,576			
	Subtotal			\$	91,576			
Management	Ed & Misc Materials/Res Init Prog	140803		\$	11,450			
Improvements	(Reichert House/Girl Scouts)							
	Edu & Misc Materials/Drug Program	140810		\$	43,006			
	(Police Dept/UF Tutoring Prog)							
	Trng & Consulting/VCA & Asset Mgt	1408		\$	15,000			
	Boys & Girls Club	140811		\$	18,000			
	Subtotal			\$	87,456			
Administration	Administration	1410		\$	35,287			
	Subtotal			\$	35,287			
	TOTAL AMP 1 CAPITAL FUND			\$	325,380			
*Surface, Prep & Paint Interio/Exterior, 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: FL29P06350109 Replacement Housing Factor Grant No:			CFPP (Yes/No):				Federal FFY of Grant: 2009	
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work		
				Original	Revised ²	Funds Obligated ²	Funds Expended ²			
AMP 2										
FL63-2	Paint Exterior/Interior	146002		\$	1,000					
Oak Park	Replace Solar Screens	146004		\$	4,000					
	Handicap Renovations (504/UFAS)	146007		\$	34,000					
	Upgrade Fresh Water Pipes	146036		\$	18,821					
	*Vacancy Reduction	146041		\$	3,000					
	Site Work	145002		\$	3,000					
	Subtotal			\$	63,821					
FL63-4	Handicap Renovations (504/UFAS)	146007		\$	20,000					
Sunshine	Replace Roof	146025		\$	3,000					
Park	Upgrade Fresh Water Pipes	146036		\$	13,044					
	*Vacancy Reduction	146041		\$	3,000					
	Site Work	145002		\$	2,500					
	Subtotal			\$	41,544					
Non-dwelling	Appliances	146501		\$	11,000					
Structures &	A&E Fees	143004		\$	16,000					
Equipment	Operations	140600		\$	54,857					
	Subtotal			\$	81,857					
Management	Trng & Consulting/VCA & Asset Mgt	1408		\$	8,111					
Improvements	Edu & Misc Materials/Drug Program (Police Dept)	140810		\$	21,942					
	Subtotal			\$	30,053					
Administration	Administration	1410		\$	27,430					
	Subtotal			\$	27,430					
	TOTAL AMP 2 CAPITAL FUND			\$	244,705					
*Surface, Prep & Paint Interio/Exterior, 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: FL29P06350109 Replacement Housing Factor Grant No:			CFPP (Yes/No):		Federal FFY of Grant: 2009	
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised ²	Funds Obligated ₂	Funds Expended ²	
AMP 3								
FL63-1-3	Handicap Renovations (504/UFAS)	146002		\$	20,000			
Pine Meadows	Upgrade Electrical System	146004		\$	333			
	Replace Windows	146007		\$	1,000			
	Upgrade Fresh Water Pipes	146036		\$	14,908			
	*Vacancy Reduction	146041		\$	2,000			
	Day Care Center Renovations	1460		\$	23,945			
	Site Work	145002		\$	2,000			
	Subtotal			\$	64,186			
FL63-3	Handicap Renovations (504/UFAS)	146007		\$	40,000			
Lake	NewRoofs/Ceilings	146025		\$	3,000			
Terrace	Upgrade Fresh Water Pipes	146036		\$	18,635			
	*Vacancy Reduction	146041		\$	5,000			
	Site Work	145002		\$	4,000			
	Subtotal			\$	70,635			
FL63-5	Paint Unit Exteriors	146002		\$	1,000			
Forest Pines	Handicap Renovations (504/UFAS)	146007		\$	40,892			
	Roofs	146025		\$	10,000			
	Upgrade Fresh Water Pipes	146036		\$	6,709			
	*Vacancy Reduction	146041		\$	5,000			
	Site Work	145002		\$	3,000			
	Subtotal			\$	66,601			
FL63-6	Handicap Renovations (504/UFAS)	146007		\$	9,000			
Caroline Manor	Upgrade Fresh Water Pipes	146036		\$	5,218			
	*Vacancy Reduction	146041		\$	5,000			
	Site Work	145002		\$	4,000			
	Subtotal			\$	23,218			
<i>*Surface, Prep & Paint Interio/Exterior, Repair or Replace: Flooring, Roof, Water Heaters, Tub Valves, Window or Security Screens, Exterior Doors</i>								

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: FL29P06350109 Replacement Housing Factor Grant No:			CFPP (Yes/No):		Federal FFY of Grant: 2009	
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised ²	Funds Obligated ₂	Funds Expended ₂	
AMP 3 (Continued)								
Non-dwelling	Appliances	146501		\$	15,000			
Structures &	A&E Fees	143004		\$	7,600			
Equipment	Operations	140600		\$	78,275			
	Subtotal			\$	100,875			
Management	Ed & Misc Materials/Res Init Prog	140803		\$	21,760			
Improvements	(Reichert House/Girl Scouts)							
	Edu & Misc Materials/Drug Program	140810		\$	44,439			
	(Police Dept/UF Tutoring Prog)							
	Trng & Consulting/VCA & Asset Mgt	1408		\$	10,000			
	Boys & Girls Club	140811		\$	10,000			
	Subtotal			\$	86,199			
Administration	Administration	1410		\$	39,137			
	Subtotal			\$	39,137			
	SUBTOTAL AMP 3 CAPITAL FUND			\$	450,851			
	TOTAL CAPITAL FUND			\$	1,020,936			
*Surface, Prep & Paint Interio/Exterior, 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 For Capital Fund Financing Program

PHA Name Gainesville Housing Authority				Federal FFY of Grant: 2009	
Development Number Name/PHA-Wide Activities	All Funds Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)		Reason for Revised Target Dates ¹
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	
AMP 1	9/14/2011		9/14/2013		
AMP 2	9/14/2011		9/14/2013		
AMP 3	9/14/2011		9/14/2013		

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

Part I: Summary		
PHA Name Gainesville Housing Authority	Grant Type and Number Capital Fund Program Grant No: _____ Date of CFFP: _____ Replacement Housing Factor Grant No: _____	FFY of Grant: 2010 <hr/> FFY of Grant Approval:

Type of Grant
 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 (may not exceed 20% of line 21) ³	\$ 203,708			
3	1408 Management Improvements	\$ 203,708			
4	1410 Administration (may not exceed 10% of line 21)	\$ 101,854			
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	\$ 30,600			
8	1440 Site Acquisition				
9	1450 Site Improvement	\$ 33,500			
10	1460 Dwelling Structures	\$ 407,566			
11	1465.1 Dwelling Equipment - Nonexpendable	\$ 40,000			
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities ⁴				
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	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)	\$ 1,020,936			
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 Activities				
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				

Signature of Executive Director <i>Hale Monahan</i>	Date	4/15/2010	Signature of Public Housing Director	Date
--	-------------	-----------	---	-------------

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: Replacement Housing Factor Grant No:		CFPP (Yes/No):		Federal FFY of Grant: 2010		
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised ²	Funds Obligated ₂	Funds Expended ²	
AMP 1								
FL63-1-1	Handicap Renovations (504/UFAS)	146007		\$	31,000			
Woodland Park	Upgrade Electrical System	146013		\$	3,064			
	Upgrade Fresh Water Pipes	146036		\$	13,679			
	Replace Windows	146040		\$	2,000			
	*Vacancy Reduction	146041		\$	5,000			
	Site Work	145002		\$	5,000			
	Subtotal			\$	59,743			
FL63-7	Handicap Renovations (504/UFAS)	146007		\$	32,000			
Eastwood	Upgrade Fresh Water Pipes	146036		\$	9,318			
Meadows	*Vacancy Reduction	146041		\$	5,000			
	Site Work	145002		\$	3,000			
	Repair Back Door Concrete Landing	145007		\$	2,000			
	Subtotal			\$	51,318			
Non-dwelling	Appliances	146501		\$	14,000			
Structures &	A&E Fees	143004		\$	7,000			
Equipment	Operations	140600		\$	70,576			
	Subtotal			\$	91,576			
Management	Ed & Misc Materials/Res Init Prog	140803		\$	11,450			
Improvements	(Reichert House/Girl Scouts)							
	Edu & Misc Materials/Drug Program	140810		\$	43,006			
	(Police Dept/UF Tutoring Prog)							
	Trng & Consulting/VCA & Asset Mgt	1408		\$	15,000			
	Boys & Girls Club	140811		\$	18,000			
	Subtotal			\$	87,456			
Administration	Administration	1410		\$	35,287			
	Subtotal			\$	35,287			
	TOTAL AMP 1 CAPITAL FUND			\$	325,380			
*Surface, Prep & Paint Interio/Exterior, 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:			CFPP (Yes/No):		Federal FFY of Grant: 2009	
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised ²	Funds Obligated ²	Funds Expended ²	
AMP 2								
FL63-2 Oak Park								
	Handicap Renovations (504/UFAS)	146007		\$	34,000			
	Upgrade Fresh Water Pipes	146036		\$	18,821			
	*Vacancy Reduction	146041		\$	3,000			
	Site Work	145002		\$	8,000			
	Subtotal			\$	63,821			
FL63-4 Sunshine Park	Handicap Renovations (504/UFAS)	146007		\$	23,000			
	Upgrade Fresh Water Pipes	146036		\$	13,044			
	*Vacancy Reduction	146041		\$	3,000			
	Site Work	145002		\$	2,500			
	Subtotal			\$	41,544			
Non-dwelling Structures & Equipment	Appliances A&E Fees Operations	146501 143004 140600		\$	11,000 16,000 54,857			
	Subtotal			\$	81,857			
Management Improvements	Trng & Consulting/VCA & Asset Mgt Edu & Misc Materials/Drug Program (Police Dept)	1408 140810		\$	8,111 21,942			
	Subtotal			\$	30,053			
Administration	Administration	1410		\$	27,430			
	Subtotal			\$	27,430			
	TOTAL AMP 2 CAPITAL FUND			\$	244,705			
*Surface, Prep & Paint Interio/Exterior, 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:			CFPP (Yes/No):			Federal FFY of Grant: 2010	
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work	
				Original	Revised ²	Funds Obligated ₂	Funds Expended ²		
AMP 3									
FL63-1-3	Handicap Renovations (504/UFAS)	146002		\$	20,000				
Pine Meadows	Upgrade Electrical System	146004		\$	333				
	Replace Windows	146007		\$	1,000				
	Upgrade Fresh Water Pipes	146036		\$	14,908				
	*Vacancy Reduction	146041		\$	2,000				
	Day Care Center Renovations	1460		\$	23,945				
	Site Work	145002		\$	2,000				
	Subtotal			\$	64,186				
FL63-3	Handicap Renovations (504/UFAS)	146007		\$	40,000				
Lake	NewRoofs/Ceilings	146025		\$	3,000				
Terrace	Upgrade Fresh Water Pipes	146036		\$	18,635				
	*Vacancy Reduction	146041		\$	5,000				
	Site Work	145002		\$	4,000				
	Subtotal			\$	70,635				
FL63-5	Paint Unit Exteriors	146002		\$	1,000				
Forest Pines	Handicap Renovations (504/UFAS)	146007		\$	40,892				
	Roofs	146025		\$	10,000				
	Upgrade Fresh Water Pipes	146036		\$	6,709				
	*Vacancy Reduction	146041		\$	5,000				
	Site Work	145002		\$	3,000				
	Subtotal			\$	66,601				
FL63-6	Handicap Renovations (504/UFAS)	146007		\$	9,000				
Caroline Manor	Upgrade Fresh Water Pipes	146036		\$	5,218				
	*Vacancy Reduction	146041		\$	5,000				
	Site Work	145002		\$	4,000				
	Subtotal			\$	23,218				
<i>*Surface, Prep & Paint Interio/Exterior, Repair or Replace: Flooring, Roof, Water Heaters, Tub Valves, Window or Security Screens, Exterior Doors</i>									

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 For Capital Fund Financing Program

PHA Name Gainesville Housing Authority				Federal FFY of Grant: 2010	
Development Number Name/PHA-Wide Activities	All Funds Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)		Reason for Revised Target Dates ¹
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	
AMP 1	3/17/2012		3/17/2014		
AMP 2	3/17/2012		3/17/2014		
AMP 3	3/17/2012		3/17/2014		

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

ATTACHMENT C
50075.2
CAPITAL FUND PROGRAM
FIVE YEAR ACTION PLAN

2011 - 2014

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 ____2010__	Work Statement for Year 2 FFY ____2011__	Work Statement for Year 3 FFY ____2012__	Work Statement for Year 4 FFY ____2013__	Work Statement for Year 5 FFY ____2014__
B.	Physical Improvements Subtotal	Annual Statement	\$441,066	\$441,066	\$441,066	\$441,066
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		\$1,020,936	\$1,020,936	\$1,020,936	\$1,020,936

Part II: Supporting Pages – Physical Needs Work Statement(s)							
Work Statement for Year 1 FFY 2010	Work Statement for Year ____2011____ FFY _____			Work Statement for Year: ____2012____ 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 Annual Statement	AMP 1 (Cont'd)			AMP 1 (Cont'd)			
	Non-dwelling Struct. & Equip			Non-dwelling Struct. & Equip			
	Appliances	220	\$9,000	Appliances	220	\$9,000	
	A&E Fees		7,000	A&E Fees		7,000	
	Operations		70,576	Operations		70,576	
	<i>Energy Savings-replace lighting equipment Admin. Bldg</i>		5,000	<i>Energy Savings-replace lighting equipment AdminBldg</i>		5,000	
	AMP 2			AMP 2			
	FL63-2 Oak Park			FL63-2 Oak Park			
	<i>Water Conservation-replace toilet, tub controls, shower heads, kitchen and lavatory faucets</i>	101	\$1,000	<i>Water Conservation-replace toilet, tub controls, shower heads, kitchen and lavatory faucets</i>	101	\$19,821	
	<i>Energy Savings-replace lighting equipment common areas and bldg. exterior</i>		22,821	<i>Energy Savings-replace lighting equipment common areas and bldg. exterior</i>		4,000	
	Hand. Reno (504/UFAS)		30,000	Hand. Reno (504/UFAS)		34,000	
	Vacancy Reduction		3,000	Vacancy Reduction		3,000	
	Site Work		3,000	Site Work		3,000	
	Replace Cable TV Wiring		4,000				
	FL63-4 Sunshine Park			FL63-4 Sunshine Park			
	Hand. Reno (504/UFAS)		20,000	Hand. Reno (504/UFAS)		20,000	
	<i>Water Conservation-replace toilet, tub controls, shower heads, kitchen and lavatory faucets</i>		5,000	<i>Water Conservation-replace toilet, tub controls, shower heads, kitchen and lavatory faucets</i>		8,000	
	Vacancy Reduction		3,000	Vacancy Reduction		3,000	
	Site Work		2,500	Site Work		2,500	
	<i>Replace windows and security screens</i>		13,044	<i>Replace windows and security screens</i>		13,044	
Replace Cable TV Wiring		3,000					
Subtotal of Estimated Cost			\$201,941	Subtotal of Estimated Cost			\$201,941

Part II: Supporting Pages – Physical Needs Work Statement(s)								
Work Statement for Year 1 FFY 2010	Work Statement for Year _____ 2011 _____ FFY _____			Work Statement for Year: _____ 2012 _____ 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 Annual Statement	AMP 3 (Cont'd)			AMP 3 (Cont'd)				
	FL63-3 Lake Terrace			FL63-3 Lake Terrace				
	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		
	Replace Fresh Water Pipes	100	9,000	Upgrade Fresh Water Pipes		9,000		
	<i>Water Conservation-replace toilet, tub controls, shower heads, kitchen and lavatory faucets</i>	100	9,635	<i>Replace windows and security screens</i>	100	9,635		
	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		
	<i>Water Conservation-replace toilet, tub controls, shower heads, kitchen and lavatory faucets</i>	100	5,000	<i>Replace windows and security screens</i>	100	5,000		
	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		
	<i>Water Conservation-replace toilet, tub controls, shower heads, kitchen and lavatory faucets</i>		5,218	<i>Replace windows and security screens</i>		5,218		
	Subtotal of Estimated Cost			\$165,454	Subtotal of Estimated Cost			\$165,454

Part II: Supporting Pages – Physical Needs Work Statement(s)							
Work Statement for Year 1 FFY 2010	Work Statement for Year <u>2013</u> FFY _____			Work Statement for Year: <u>2014</u> 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	
Sec Annual Statement	AMP 1			AMP 1			
	FL 63-1-1			FL 63-1-1			
	Woodland Park			Woodland Park			
	Handicap Reno (504/UFAS)	170	\$31,000	Handicap Reno (504/UFAS)	170	\$31,000	
	<i>Install central HVAC and upgrade electrical service</i>	170	\$3,064	<i>Install central HVAC and upgrade electrical service</i>	170	\$3,064	
	<i>Replace windows and security screens</i>	170	\$2,000	<i>Replace windows and security screens</i>	170	\$2,000	
	Vacancy Reduction	170	\$5,000	Vacancy Reduction	170	\$5,000	
	Site Work	170	\$5,000	Site Work	170	\$5,000	
	<i>Water Conservation-replace toilet, tub controls, shower heads, kitchen and lavatory faucets</i>	170	\$13,679	<i>Water Conservation-replace toilet, tub controls, shower heads, kitchen and lavatory faucets</i>	170	\$13,679	
	FL 63-7			FL 63-7			
	Eastwood Meadows			Eastwood Meadows			
	Handicap Renovations (504/UFAS)	50	\$32,000	Handicap Renovations (504/UFAS)	50	\$32,000	
	Vacancy Reduction	50	\$5,000	Vacancy Reduction	50	\$5,000	
	Site Work	50	\$3,000	Site Work	50	\$3,000	
	Repair Back Door Concrete Landing	50	\$2,000	Repair Back Door Concrete Landing	50	\$2,000	
	<i>Water Conservation-replace toilet, tub controls, shower heads, kitchen and lavatory faucets</i>	50	\$9,318	<i>Water Conservation-replace toilet, tub controls, shower heads, kitchen and lavatory faucets</i>	50	\$9,318	
	<i>Install central HVAC and upgrade electrical service</i>	50	5,000	<i>Install central HVAC and upgrade electrical service</i>	50	5,000	
	Subtotal of Estimated Cost			\$116,061	Subtotal of Estimated Cost		

Part II: Supporting Pages – Physical Needs Work Statement(s)							
Work Statement for Year 1 FFY 2010	Work Statement for Year <u>2013</u> FFY _____			Work Statement for Year: <u>2014</u> 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 Annual Statement	AMP 3 (Cont'd)			AMP 3 (Cont'd)			
	FL63-3 Lake Terrace			FL63-3 Lake Terrace			
	Handicap Reno (504/UFAS)		\$40,000	Handicap Reno (504/UFAS)		\$40,000	
	New Roofs/Ceilings		3,000	Replace sewer line clean outs	100	3,000	
	Vacancy Reduction		5,000	Vacancy Reduction		5,000	
	Site Work		4,000	Site Work		4,000	
	Replace sewer line clean outs		18,635	Upgrade Fresh Water Pipes		18,635	
	Install central HVAC and upgrade electrical service	100	5,000	Remove existing soffit vent overhang install new soffit	100	5,000	
	FL63-5 Forest Pines			FL63-5 Forest Pines			
	Paint Unit Exteriors		1,000	Replace sewer line clean outs		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	
	Install central HVAC and upgrade electrical service		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	Replace sewer line clean outs		5,218	
		Subtotal of Estimated Cost		\$165,454	Subtotal of Estimated Cost		\$165,454

Part II: Supporting Pages – Physical Needs Work Statement(s)						
Work Statement for Year 1 FFY 2010	Work Statement for Year ____2013____ FFY _____			Work Statement for Year: ____2014____ 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 Annual Statement	AMP 3 (Cont'd)			AMP 3 (Cont'd)		
	Non-dwelling Struc. & Equip			Non-dwelling Struc. & Equip		
	Appliances		\$10,000	Appliances		\$10,000
	A&E Fees		7,600	A&E Fees		7,600
	Operations		78,275	Operations		78,275
		Subtotal of Estimated Cost		\$100,875	Subtotal of Estimated Cost	

Part III: Supporting Pages – Management Needs Work Statement(s)

Work Statement for Year 1 FFY 2010	Work Statement for Year <u>2011</u> FFY _____			Work Statement for Year: <u>2012</u> 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
Sec Annual Statement	AMP 1			AMP 1		
	Mgmt Improvements			Mgmt Improvements		
	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 2010	Work Statement for Year <u>2013</u> FFY _____			Work Statement for Year: <u>2014</u> 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		
Sec Annual Statement	AMP 1			AMP 1				
	Mgmt Improvements			Mgmt Improvements				
	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