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

1.0	**PHA Information** PHA Name: **SUNBURY HOUSING AUTHORITY** PHA Code: **PA 053** PHA Type: ☐ Small ☒ **High Performing** ☐ Standard ☐ HCV (Section 8) PHA Fiscal Year Beginning: (MM/YYYY): **07/2009**
2.0	**Inventory** (based on ACC units at time of FY beginning in 1.0 above) Number of PH units: **331** Number of HCV units: **240**
3.0	**Submission Type** ☒ **5-Year and Annual Plan** ☒ Annual Plan Only ☐ 5-Year Plan Only
4.0	**PHA Consortia** ☐ 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: **The mission of the Sunbury Housing Authority is to serve the citizens of Sunbury by providing quality, safe, affordable housing, without discrimination, in an efficient, ethical, and professional manner.**

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. **A. <u>GOALS & OBJECTIVES FOR FISCAL YEARS 2010 – 2014</u>:** ***GOAL: IMPROVE QUALITY OF PUBLIC HOUSING AND SECTION 8*** Objectives: Continue to use capital funds to modernize apartments at the highrises and family development Improve PHAS and SEMAP scores Improve management functions (lease-up time, turnaround time, inspections Improve and maintain Section 8 voucher lease-up percentage ***GOAL: PROMOTE SELF-SUFFICIENCY AND A STRONGER SENSE OF PRIDE AND PARTICIPATION IN COMMUNITY AND DEVELOPMENT*** Objectives: Continue to meet with Tenant Associations in planning process of capital projects Continue resident initiatives program with After School Activities, budgeting, nutrition, and job readiness programs Continue flat rents based on bedroom size and location Work with residents to improve image of public housing Increase participation on Section 8 FSS Program Work with community groups to create community garden Change policies to transition to "non smoking" developments Provide contact information and work more closely with FSS families in order to increase the number of first time homebuyers ***GOAL: PROMOTE ENERGY EFFICIENCY IN ALL DEVELOPMENTS*** Objectives: Complete energy audit by end of 2011 Include energy efficient appliance replacement in Capital Fund Program Continue to replace incandescent bulbs with CFL's Provide educational programs for residents regarding energy conservation to reduce consumption for utilities ***GOAL: CONTINUE COMPLIANCE WITH PROVISIONS OF THE VIOLENCE AGAINST WOMEN ACT (VAWA)*** Objectives: A goal of Sunbury Housing Authority is to fully comply with the Violence Against Women Act (VAWA**).** It is our objective to work with others to prevent offenses covered by VAWA to the degree we can. Details are in ***<u>Attachment A</u>*.**

B. PROGRESS ON GOALS & OBJECTIVES FOR FISCAL YEARS 2005 – 2009:

Goal One: Improve and promote the housing opportunities in our developments.	
Objective	**Progress**
Convert efficiency apartments and one-bedroom apartments into one- and two-bedroom apartments at Scott Tower	Conversion of apartments completed in October 2008. Also made 6 handicap accessible apts. that were leased. Scott Tower has 100% occupancy
Market our high rise apartments to eligible younger population	Advertising continues on radio and newspaper, and circulars
Market the availability of services for the aging population	SCH continues to provide lab services and other testing at the highrises. Tax assistance provided by AARP and the county
Work more closely with Area Agency on Aging and Welfare Office	Staff on committee for Enhanced Nursing Home assistance so residents can stay in apartments longer with services. Seminars offered by Life Geisinger and SCH. AAA providing information sessions on Medicare supplemental insurance. AAA working with SHA to get services providers to assist more residents with daily living needs.

Goal Two: Improve community quality of life.	
Objective	**Progress**
Address housing needs of all individuals in the community	Working with county agencies to identify housing needs, providing info on accessible apartments that are available.
Collaborate with city and county agencies and boards to gain a better understanding of how we can work together	Ex. Dir serving on: North'd Co. LHOT, North'd Co. Affordable Housing Board
Work with City of Sunbury on acquiring and rehabilitating deteriorated properties for First Time Homebuyers	Most condemned houses are duplexes not single family dwellings. Gov't officials want higher income families purchasing homes in city. CDBG first time homebuyer funds have been reallocated to occupied rehab program.

Goal Three: Improve image and quality of services to residents and community.	
Objective	**Progress**
Hire a marketing firm	Have worked with radio and newspaper reps in updating advertising
Consolidate offices into one location	Not feasible with funding
Maintain PHAS High Performer status	Maintained for 2005,2006,2007, 2008, 2009
Maintain SEMAP High Performer status	Maintained for 2005,2006,2007, 2008

Goal Four: Promote self-sufficiency and asset management for families.	
Objective	**Progress**
FSS Coordinator and Resident Initiatives Coordinator will work more closely with unemployed residents to identify	Even though we do not have a grant for FSS coordinator, we continue to contract the position to provide services to our FSS participants in Section 8 and PH. Resident Initiatives Coordinator holding classes regularly.
Identify supportive services for unemployed and families with disabilities	Information provided to families for any services needed. Printed materials from state and county
Provide on site programs for money management, health issues and nutrition	Res. Init. Coord. provides programs throughout year on budgeting, nutrition. Sunbury Community Hospital will also be providing programs on health and nutrition.
Provide training for job skills: Computer training, resume development, etc.	Res. Init. Coord. providing computer training, assists with resumes and other job training skills. Residents are surveyed annually for program ideas to meet their needs.

6.0	**PHA Plan Update** (a) Identify all PHA Plan elements that have been revised by the PHA since its last Annual Plan submission: **1. Eligibility, Selection, Admissions Policies –** Sunbury Housing Authority has revised the ACOP and Section 8 Administrative Plan to incorporate HUD-mandated changes that have occurred over the past year. **2. Financial Resources –** Continuously changing. Financial Resources chart is a Supporting Document to the Plan **3. Rent Determinations –** Sunbury Housing Authority has revised the ACOP and Section 8 Administrative Plan to incorporate HUD-mandated changes that have occurred over the past year. **4. Operations and Management –** Sunbury Housing Authority will transition to a No-Smoking Policy for its developments **5. Grievance Procedures –** No changes **6. Designated Housing for Elderly and Disabled Families –** No changes **7. Community Service and Self-Sufficiency –** No changes **8. Safety and Crime Prevention –** No changes **9. Pets –** No changes **10. Civil Rights Certification –** No changes **11. Fiscal Year Audit –** No changes **12. Asset Management –** The Sunbury Housing Authority submitted documentation to convert to asset management and we were approved in April 2009. With financial tracking of assets pertaining to each AMP we now have a better understanding of the needs and expenditures that we will be planning for in the future. Each AMP has a healthy reserve but rental, other income and capital funds have provided sufficient funds to maintain and improve the properties. **13. Violence Against Women Act (VAWA) –** No changes. The Housing Community's VAWA Statement is included as ***Attachment A***. (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. **Copies at Main Office**
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.* **HOPE VI –** No current plans **Mixed-Finance Modernization or Development –** No current plans **Demolition and/or Disposition –** No current plans **Conversion of Public Housing –** No current plans **Section 8 Homeownerhip Program -** The Housing Authority consistently presents the Homeownership option to FSS participants and all other Section 8 Voucher holders. This is done as part of the briefing packet and again at each Recertification. **Public Housing Homeownership Program –** No current plans

	Project-Based Vouchers – No current plans **Other –** • Continue the process involved with the conversion of efficiency and one-bedroom apartments into one- and two-bedroom apartments at Chestnut Tower • Work with the LHOT committee to develop affordable housing resources for disabled families, hoping to combine Act 137 funds and Section 8 or McKinney Funds • An apartment that was already designated as a non-dwelling unit (approved by HUD) had been used for resident programs. These programs are now accommodated in the community building. The Housing Authority is renting the non-dwelling unit to a local service provider. Network for Training provides programs that address the training needs of persons with disabilities. Some of these include tutoring, job training, life skills, etc. • Demolish an adjacent property to Scott Tower to provide for needed additional parking for residents and service providers. • Apply for new programs if NOFAs are issued by HUD or other appropriate opportunities are presented**.**
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 **t**he *Capital Fund Program Annual Statement/Performance and Evaluation Report,* form HUD-50075.1, for each current and open CFP grant and CFFP financing. **Attachment B – FY 2010 Capital Fund Program Annual Statement** **Attachment C – FY 2009 Capital Fund Program Performance and Evaluation Report** **Attachment D – FY 2009 Capital Fund Program Performance and Evaluation Report (ARRA Grant)** **Attachment E – FY 2008 Capital Fund Program Performance and Evaluation Report *and* Budget Revision *# 1*** **Attachment F – FY 2007 Capital Fund Program Performance and Evaluation Report**
8.2	**Capital Fund Program Five-Year Action Plan.** As part of the submission of the Annual Plan, PHAs must complete and submit the *Capital Fund Program Five-Year Action Plan,* 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. **Attachment G – Capital Fund Program Five-Year Action Plan**
8.3	**Capital Fund Financing Program (CFFP).** ☐ 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. **Not Applicable**

9.0 **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.

Housing Needs of Families in the Jurisdiction by Family Type

Family Type	Overall	Afford-ability	Supply	Quality	Access-ibility	Size	Loca-tion
Income <= 30% of AMI	604	5	3	3	1	4	4
Income >30% but <=50% of AMI	602	4	4	3	1	4	4
Income >50% but <80% of AMI	543	3	4	4	1	4	4
Elderly	560	1	1	1	1	1	1
Families with Disabilities	290	4	3	3	3	3	3
White N Hisp	1,680	3	3	3	1	4	4
Black N Hisp	42	4	3	3	3	3	3
Hispanic	34	4	3	3	3	3	3
Asian	4	4	3	3	3	3	3

Source: U.S. Census data: the Comprehensive Housing Affordability Strategy ("CHAS") dataset

HOUSING NEEDS OF FAMILIES ON THE WAITING LIST (PUBLIC HOUSING)

	# of families	% of total families	Annual Turnover
Waiting list total	62		41
Extremely low income <=30% AMI	32	52%	
Very low income (>30% but <=50% AMI)	19	31%	
Low income (>50% but <80% AMI)	11	18%	
Families with children	9	15%	
Elderly families	13	21%	
Families with Disabilities	24	39%	
Race/ethnicity white	57	92%	
Race/ethnicity black	3	5%	
Race/ethnicity Hispanic	2	4%	
Race/ethnicity Native American	0	0%	
Race/ethnicity Other	0	0%	
Characteristics by Bedroom Size (Public Housing Only)			Annual Turnover
0 BR	24	39%	2
1BR	29	47%	11
2 BR	8	8%	8
3 BR	3	5%	16
4 BR	1	2%	3
5 BR	0	0%	1
5+ BR	0	0%	0

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

If yes: **How long has it been closed (# of months)?**

Does the PHA expect to reopen the list in the PHA Plan year? ☐ No ☐ Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? ☐ No ☐ Yes

HOUSING NEEDS OF FAMILIES ON THE WAITING LIST (SECTION 8)			
	# of families	% of total families	Annual Turnover
Waiting list total	27		33
Extremely low income <=30% AMI	22	81%	
Very low income (>30% but <=50% AMI)	5	19%	
Low income (>50% but <80% AMI)	0		
Families with children	19	70%	
Elderly families	2	7%	
Families with Disabilities	4	15%	
Race/ethnicity white	20	74%	
Race/ethnicity black	7	26%	
Race/ethnicity Hispanic	5	19%	
Race/ethnicity Native American			
Race/ethnicity Other			
Characteristics by Bedroom Size (Public Housing Only)			
1BR	N/A	N/A	N/A
2 BR	N/A	N/A	N/A
3 BR	N/A	N/A	N/A
4 BR	N/A	N/A	N/A
5 BR	N/A	N/A	N/A
5+ BR	N/A	N/A	N/A

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

9.1 **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.**

To address the housing needs of families in the jurisdiction and on the waiting lists, some of the strategies Sunbury Housing Authority will strive for include the following:

Maintain acceptable turnaround time for vacant units
Market units to social service groups that serve low-income and disabled families/elderly households
Continue using capital funds to assure long-term viability and an attractive neighborhood appearance of the developments
Pursue housing resources other than public housing or Section 8 tenant-based assistance should the opportunities arise

Funding and staffing constraints as well as consultation with the Consolidated Plan Agency and the RAB will impact some of the above activities.

10.0	**Additional Information**. Describe the following, as well as any additional information HUD has requested. (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. **This was already detailed in Section 5.2 above** (b) Significant Amendment and Substantial Deviation/Modification. Provide the PHA's definition of "significant amendment" and "substantial deviation/modification" The following is Sunbury Housing Authority's Definition of Substantial Deviation and Significant Amendment or Modification. **SUBSTANTIAL DEVIATION FROM THE 5-YEAR PLAN:** **A substantial deviation from the 5-year Plan occurs when the Board of Commissioners decides that it wants to change the mission statement, goals or objectives of the 5-year plan.** **SIGNIFICANT AMENDMENT OR MODIFICATION TO THE ANNUAL PLAN:** **Significant amendments or modifications to the Annual Plan are defined as discretionary changes in the plans or policies of the housing authority that fundamentally change the plans of the agency and which require formal approval of the Board of Commissioners.**

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. **(*Attachment H*)** (g) Challenged Elements – **(*Attachment I*)** (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 A

Sunbury Housing Authority

Five Year and Annual Plans
Fiscal Years 07/01/2010 – 07/01/2014

Violence Against Women Act (VAWA) Report

A goal of the Sunbury Housing Authority is to fully comply with the Violence Against Women Act (VAWA). It is our objective to work with others to prevent offenses covered by VAWA to the degree we can.

The Sunbury Housing Authority provides or offers the following activities, services, or programs, either directly or in partnership with other service providers, to child or adult victims of domestic violence, dating violence, sexual assault, or stalking.

- Referrals are made to Women in Transition for counseling
- Personal contact meetings with victims encouraging them to seek counseling at Women in Transition and obtaining PFAs through North Penn Legal Services
- Through cooperation with the local police department, any cases of violence as described are referred for assistance.

The Sunbury Housing Authority provides or offers the following activities, services, or programs that helps child and adult victims of domestic violence, dating violence, sexual assault, or stalking, to obtain or maintain housing.

- Preferences are giving to victims in tenant selection
- Referrals are accepted from Women in Transition
- Applications are given Women in Transition to give to their clients
- Contact is made with Women in Transition when apartments become available
- The perpetrator of domestic violence is rejected as a lessee

The Sunbury Housing Authority provides or offers the following activities, services, or programs to prevent domestic violence, dating violence, sexual assault, and stalking or to enhance victim safety in assisted families.

- Total confidentiality is provided so as to protect the location of the person or family who is a victim of domestic violence
- Anti-domestic pamphlets are posted in community areas
- Variety of literature regarding domestic violence is given to victims or potential victims
- An annual health fair held at Memorial Acres includes information from Women in Transition
- On-going programs are held for teenage girls to help them understand dating violence
- On-going programs are held to teach children and parents about sexual abuse

The Sunbury Housing Authority has the following procedures in place to assure applicants, residents and participants are aware of their rights and responsibilities under the Violence Against Women Act:

All residents and participants have been notified of their rights and responsibilities under the Violence Against Women Act.

The orientation for new residents and participants includes information on their rights and responsibilities under the Violence Against Women Act.

The Admissions & Continued Occupancy Policy (ACOP), the Section 8 Administrative Plan and the Residential Dwelling Lease have been revised to include screening and termination language related to the Violence Against Women Act.

PHA Name	Sunbury Housing Authority	
CFP Grant No	PA26PO5350110	
Date of CFFP		
RHF Grant No		
FFY of Grant	2010	
FFY of Grant Approval	2010	
Original Annual Statement	X	
P & E Report		
P & E Report Period Ending		
Reserve for Disasters/Emergencies		
Revised Annual Statement		**Revision No**
Final P & E Report		

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Part I: Summary

PHA Name:	**Grant Type and Number**	**FFY of Grant:**
SUNBURY HOUSING AUTHORITY	Capital Fund Program Grant No: **PA26PO5350110** Replacement Housing Factor Grant No:	**2010**
	Date of CFFP:	**FFY of Grant Approval:**

Type of Grant

[X] **Original Annual Statement** [0] **Reserve for Disasters/Emergencies** [ ] **Revised Annual Statement (revision no:)**

[ ] **Performance and Evaluation Report for Period Ending:** [0] **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				
4	1410 Administration (may not exceed 10% of line 21)	51,913.00			
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	20,000.00			
8	1440 Site Acquisition				
9	1450 Site Improvement	92,223.00			
10	1460 Dwelling Structures	355,000.00			
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 exceeds 8% of line 20)				
20	Amount of Annual Grant: (sum of line 2 - 19)	519,136.00	0.00	0.00	0.00
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 - Hart Costs	33,223.00			
25	Amount of line 20 Related to Energy Conservation Measures	283,223.00			

[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 I: Summary

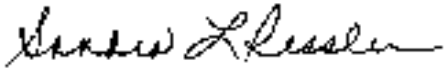
PHA Name:	**Grant Type and Number**		**FFY of Grant:**
SUNBURY HOUSING AUTHORITY	Capital Fund Program Grant No: **PA26PO5350110**	Replacement Housing Factor Grant No:	**2010**
	Date of CFFP:	0	**FFY of Grant Approval:**

Type of Grant

[X] **Original Annual Statement** [0] **Reserve for Disasters/Emergencies** [0] **Revised Annual Statement (revision no:** 0 **)**

[ ] **Performance and Evaluation Report for Period Ending:** [0] **Final Performance and Evaluation Report**

Line	**Summary by Development Account**	**Total Estimated Cost**		**Total Actual Cost** [1]	
		Original	**Revised** [2]	**Obligated**	**Expended**

Signature of Executive Director	**Date**	**Signature of Public Housing Director**	**Date**
			

Part II: Supporting Pages

PHA Name:	**Grant Type and Number**	Federal FFY of Grant:
Sunbury Housing Authority	Capital Fund Program Grant No: **PA26PO5350110** CFFP (Yes/No): No Replacement Housing Factor Grant No:	**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 [1]	Funds Obligated[2]	Funds Expended [2]	
PA0530001	**MANAGEMENT IMPROVEMENTS**	1408						
PA0530001	**ADMINISTRATION**	1410		25,957				
	Salaries and Benefits							
PA0530001	**DESIGN FEES**	1430		10,000				
PA0530001	**REPLACE FLAT ROOFS WITH**	1460	3 buildings	150,000				
	BUILT UP ROOFS		Units 1-15					
	also redesign exterior façade and							
	replace siding							
	LANDSCAPING	1450		4,000				
	Add landscaping throughout							
	development							

[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:	**Grant Type and Number**	Federal FFY of Grant:
Sunbury Housing Authority	Capital Fund Program Grant No: **PA26PO5350110** CFFP (Yes/No): No Replacement Housing Factor Grant No:	**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 [1]	Funds Obligated[2]	Funds Expended [2]	
PA0530001	**EXCAVATE PLAYGROUND**	1450	Approx. 1/2 acre	30,000				
Memorial Acres	Need fill for excavation for sinking areas							
	ADDITIONAL SECURITY LIGHTING	1450		15,000				
	AND UPGRADE EXISTING TO LED							

[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:	**Grant Type and Number**	Federal FFY of Grant:
SUNBURY HOUSING AUTHORITY	Capital Fund Program Grant No: **PA26PO5350110** CFFP (Yes/No): No Replacement Housing Factor Grant No:	**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 [1]	Funds Obligated[2]	Funds Expended [2]	
PA0530002	**MANAGEMENT IMPROVEMENT**	1408						
Chestnut Tower								
Scott Tower								
PA0530002	**ADMINISTRATION**	1410		25,956				
	Salaries and Benefits							
PA0530002	**DESIGN FEES**	1430		10,000				
PA0530002	**BATHROOM AND PLUMBING**	1460	49 apts.	205,000				
Chestnut Tower	**RENOVATIONS**							
	Replace plumbing in chaseways and							
	replace bathroom fixtures							
Chestnut tower	**BUILD RETAINING WALL BEHIND**	1450		25,000				
	HIGHRISE							
	Along Raspberry Ave							

[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:	**Grant Type and Number**	Federal FFY of Grant:
Sunbury Housing Authority	Capital Fund Program Grant No: **PA26PO5350110** CFFP (Yes/No): No Replacement Housing Factor Grant No:	**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 [1]	Funds Obligated[2]	Funds Expended [2]	
PA0530002	**UPGRADE SECURITY LIGHTING TO**	1450		18,223				
Scott Tower	**ENERGY EFFICIENT LED**							
Chestnut Tower								

[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: **Sunbury Housing Authority**	Federal FFY of Grant: **2010**

Development Number Name/PHA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date		Reasons for Revised Target Dates [1]
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End	Actual Expenditure End Date	
					Part III is Not Applicable.
					Sunbury Housing Authority is not participating in
					the Capital Fund Financing Program

[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.

PHA Name	Sunbury Housing Authority	
CFP Grant No	PA26PO5350109	
Date of CFFP		
RHF Grant No		
FFY of Grant	2009	
FFY of Grant Approval	2009	
Original Annual Statement		
P & E Report		
P & E Report Period Ending	12/31/2009	
Reserve for Disasters/Emergencies		
Revised Annual Statement		**Revision No**
Final P & E Report		

Annual Statement/Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Part I: Summary

PHA Name:	**Grant Type and Number**	**FFY of Grant:**
Sunbury Housing Authority	Capital Fund Program Grant No: **PA26PO5350109** Replacement Housing Factor Grant No:	**2009**
	Date of CFFP:	**FFY of Grant Approval:**

Type of Grant

[ ] **Original Annual Statement** [0] **Reserve for Disasters/Emergencies** [X] **Revised Annual Statement (revision no: 1)**

[X] **Performance and Evaluation Report for Period Ending:** 12/31/2009 [0] **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	33,000.00	25,000.00		
4	1410 Administration (may not exceed 10% of line 21)	51,913.00	51,913.00		
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	22,100.00	11,500.00	8,500.00	
8	1440 Site Acquisition				
9	1450 Site Improvement	16,000.00	16,000.00		
10	1460 Dwelling Structures	367,802.00	411,502.00		
11	1465.1 Dwelling Equipment - Nonexpendable				
12	1470 Non-dwelling Structures	28,321.00	3,221.00		
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 exceeds 8% of line 20)				
20	Amount of Annual Grant: (sum of line 2 - 19)	519,136.00	519,136.00	8,500.00	0.00
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 - Hart Costs				
25	Amount of line 20 Related to Energy Conservation Measures	20,000.00			

[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.

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Part I: Summary

PHA Name:	**Grant Type and Number**		**FFY of Grant:**
Sunbury Housing Authority	Capital Fund Program Grant No: **PA26PO5350109**	Replacement Housing Factor Grant No:	**2009**
	Date of CFFP:	0	**FFY of Grant Approval:**

Type of Grant

	Original Annual Statement	0	**Reserve for Disasters/Emergencies**	X	**Revised Annual Statement (revision no:** 1 **)**
X	**Performance and Evaluation Report for Period Ending:** 12/31/2009			0	**Final Performance and Evaluation Report**

Line	**Summary by Development Account**	**Total Estimated Cost**		**Total Actual Cost** [1]	
		Original	**Revised** [2]	**Obligated**	**Expended**

Signature of Executive Director	**Date**	**Signature of Public Housing Director**	**Date**

Part II: Supporting Pages

PHA Name:	**Grant Type and Number**	Federal FFY of Grant:
Sunbury Housing Authority	Capital Fund Program Grant No: **PA26PO5350109** CFFP (Yes/No): No Replacement Housing Factor Grant No:	**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 [1]	Funds Obligated[2]	Funds Expended [2]	
PA0530001	**MANAGEMENT IMPROVEMENTS**	1408						
	Resident Intiatives			2,000	0			Paid from OFP
	Resident Init. Coordinator			25,000	25,000			Pending
	Salary and Benefits							
	Automated Systems-computer software			2,000	0			Paid from OFP
	Automated Systems Training			1,000	0			Paid from OFP
	General Staff Training			1,000	0			Paid from OFP
	lease enforcement, rent calculation, etc.							
PA0530001	**ADMINISTRATION**	1410		21,990	21,990			Pending
	Salaries and Benefits							
PA0530001	**DESIGN FEES**	1430		12,000	8,500	8,500.00		In Progress
PA0530001	**LIGHTED SIGNAGE TO IDENTIFY**	1450	1	6,000	$6,000.00			Under contract 4/10
MEMORIAL ACR	**DEVELOPMENT**							
	REPLACE FLAT ROOFS WITH	1460	3 buildings	142,802	0			Move to 2010 CFP
	BUILT UP ROOFS		Units 1-15					
	also redesign exterior façade and							
	replace siding							

[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:	**Grant Type and Number**	Federal FFY of Grant:
Sunbury Housing Authority	Capital Fund Program Grant No: **PA26PO5350109** CFFP (Yes/No): No Replacement Housing Factor Grant No:	**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 [1]	Funds Obligated[2]	Funds Expended [2]	
PA0530002	**MANAGEMENT IMPROVEMENT**	1408						
Chestnut Tower	**Automated Systems Training**			1,000	0.00			Paid from OFP
Scott Tower	**General Staff Training**			1,000	0.00			Paid from OFP
PA0530002	**ADMINISTRATION**	1410		29,923	29,923.00			Pending
	Salaries and Benefits							
PA0530002	**DESIGN FEES**	1430		10,100	3,000.00			In Progress
PA0530002	**ASBESTOS REMOVAL**	1460	12 FLOORS	150,000	272,777.00			Under contract 1/10
	Remove asbestos fireproofing in							
	plumbing chaseways replace with							
	non-asbestos fireproofing							
	LIGHTED SIGNAGE TO IDENTIFY	1450	2	10,000	10,000.00			Under contract 4/10
	THE HIGHRISES							
	BATHROOM AND PLUMBING	1460	50	75,000	0.00			Move to 2010 CFP
	RENOVATIONS							
	Replace plumbing in chaseways and							

[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:	**Grant Type and Number**	Federal FFY of Grant:
Sunbury Housing Authority	Capital Fund Program Grant No: **PA26PO5350109** CFFP (Yes/No): No Replacement Housing Factor Grant No:	**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 [1]	Funds Obligated[2]	Funds Expended [2]	
PA0530002	replace toilet, vanity and tub							
Chestnut Tower								
Scott Tower								
	CONSTRUCT MAINTENANCE	1470	Appox 26' x 36'	28,321	3,221.00			Under contract 4/10
	STORAGE GARAGE							remainder from 2008
	beside Chestnut Tower							
	CONVERSION OF EFF APTS	1460	50 to 25	0	138,725.00			Under contract 1/10
	Eliminate efficiency apts by combining							From 2008 Five Year
	with corner apts.							Plan . Remainder of
								funds from ARRA.

[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:
Sunbury Housing Authority

Federal FFY of Grant:
2009

Development Number Name/PHA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date		Reasons for Revised Target Dates [1]
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End	Actual Expenditure End Date	
					Part III is Not Applicable.
					Sunbury Housing Authority is not participating in
					the Capital Fund Financing Program

[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.

PHA Name	Sunbury Housing Authority		
CFP Grant No	PA26SO5350109		
Date of CFFP			
RHF Grant No			
FFY of Grant	2009		
FFY of Grant Approval			
Original Annual Statement			
P & E Report			
P & E Report Period Ending	12/31/2009		
Reserve for Disasters/Emergencies			
Revised Annual Statement		**Revision No**	1
Final P & E Report			

Annual Statement/Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Part I: Summary

PHA Name:	**Grant Type and Number**	**FFY of Grant:**
Sunbury Housing Authority	Capital Fund Program Grant No: **PA26SO5350109** Replacement Housing Factor Grant No:	**2009**
	Date of CFFP:	**FFY of Grant Approval:** **2009**

Type of Grant

[ ] **Original Annual Statement** [0] **Reserve for Disasters/Emergencies** [X] **Revised Annual Statement (revision no: 1)**

[X] **Performance and Evaluation Report for Period Ending:** 12/31/2009 [0] **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				
4	1410 Administration (may not exceed 10% of line 21)	67,837.00	67,837.00		
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	30,000.00	20,750.00	20,750.00	13,800.00
8	1440 Site Acquisition				
9	1450 Site Improvement	25,000.00	20,000.00	20,000.00	20,000.00
10	1460 Dwelling Structures	555,535.00	569,785.00		
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 exceeds 8% of line 20)				
20	Amount of Annual Grant: (sum of line 2 - 19)	678,372.00	678,372.00	40,750.00	33,800.00
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 - Hart Costs				
25	Amount of line 20 Related to Energy Conservation Measures				

[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 I: Summary

PHA Name:	**Grant Type and Number**		**FFY of Grant:**
Sunbury Housing Authority	Capital Fund Program Grant No: **PA26SO5350109**	Replacement Housing Factor Grant No:	**2009**
	Date of CFFP:	0	**FFY of Grant Approval:**
			2009

Type of Grant

	Original Annual Statement	0	**Reserve for Disasters/Emergencies**	0	**Revised Annual Statement (revision no:** 1 **)**
X	**Performance and Evaluation Report for Period Ending:** 12/31/2009			0	**Final Performance and Evaluation Report**

Line	**Summary by Development Account**	**Total Estimated Cost**		**Total Actual Cost** [1]	
		Original	**Revised** [2]	**Obligated**	**Expended**

Signature of Executive Director	**Date**	**Signature of Public Housing Director**	**Date**
Andrew L Ressler			

Part II: Supporting Pages

PHA Name:	**Grant Type and Number**	Federal FFY of Grant:
Sunbury Housing Authority	Capital Fund Program Grant No: **PA26S05350109** CFFP (Yes/No): No Replacement Housing Factor Grant No:	**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 [1]	Funds Obligated[2]	Funds Expended [2]	
PA05300002	**ADMINISTRATION**	1410		67,837	67,837.00			Pending
	Salaries and Benefits							
PA05300002	**DESIGN FEES**	1430		30,000	20,750.00	20,750.00	13,800.00	In progress
PA05300002	**APARTMENT RENOVATIONS**	1460	48 to 24	555,535	569,785.00			Contract awarded
Chestnut Tower	Convert efficiency apartments by							Jan-10
Scott Tower	combining with corner 1 bedroom							
	including replacement of plumbing							
	in chaseways, drywall and paint.							
	Repair and Replace sidewalks and	1450	8.000 sq. ft	25,000	20,000.00	20,000.00	20,000.00	Complete
	curbing to meet standards							
	Scott Tower							

[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:
Sunbury Housing Authority

Development Number Name/PHA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date		
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End	Actual Expenditure End Date	
					Part II
					Sunbu
					the Ca

[1] Obligation and expenditure end dated can only be revised with HUD approval pursuant to Section 9j of the U

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

	Federal FFY of Grant: **2009**

Reasons for Revised Target Dates [1]

I is Not Applicable.
ry Housing Authority is not participating in
pital Fund Financing Program

.S. Housing Act of 1937, as amended.

PHA Name	Sunbury Housing Authority		
CFP Grant No	PA26PO5350108		
Date of CFFP			
RHF Grant No			
FFY of Grant			
FFY of Grant Approval	2008		
Original Annual Statement	2008		
P & E Report			
P & E Report Period Ending	12/31/2009		
Reserve for Disasters/Emergencies			
Revised Annual Statement		**Revision No**	1
Final P & E Report			

Annual Statement/Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Part I: Summary

PHA Name:	**Grant Type and Number**		**FFY of Grant:**
Sunbury Housing Authority	Capital Fund Program Grant No: **PA26PO5350108**	Replacement Housing Factor Grant No:	**2008**
	Date of CFFP:		**FFY of Grant Approval:** **2008**

Type of Grant

[ ] **Original Annual Statement** [0] **Reserve for Disasters/Emergencies** [X] **Revised Annual Statement (revision no: 1)**

[X] **Performance and Evaluation Report for Period Ending:** 12/31/2009 [0] **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	33,000.00	25,350.00	350.00	350.00
4	1410 Administration (may not exceed 10% of line 21)	40,000.00	40,000.00	40,000.00	7,214.22
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	22,000.00	10,750.00	10,750.00	2,503.40
8	1440 Site Acquisition				
9	1450 Site Improvement	161,000.00	50,260.00	50,260.00	50,260.00
10	1460 Dwelling Structures	279,923.00	207,123.02	187,123.02	187,123.02
11	1465.1 Dwelling Equipment - Nonexpendable				
12	1470 Non-dwelling Structures	0.00	202,439.98		
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 exceeds 8% of line 20)				
20	Amount of Annual Grant: (sum of line 2 - 19)	535,923.00	535,923.00	288,483.02	247,450.64
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 - Hart Costs				
25	Amount of line 20 Related to Energy Conservation Measures	20,000.00	20,000.00		

[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.

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Part I: Summary

PHA Name:	**Grant Type and Number**		**FFY of Grant:**
Sunbury Housing Authority	Capital Fund Program Grant No: PA26PO5250108	Replacement Housing Factor Grant No:	**2008**
	Date of CFFP:	0	**FFY of Grant Approval:**
			2008

Type of Grant

0	**Original Annual Statement**	0	**Reserve for Disasters/Emergencies**	X	**Revised Annual Statement (revision no:** 1 **)**
X	**Performance and Evaluation Report for Period Ending:**	**12/31/2009**		0	**Final Performance and Evaluation Report**

Line	**Summary by Development Account**	**Total Estimated Cost**		**Total Actual Cost** [1]	
		Original	**Revised** [2]	**Obligated**	**Expended**

Signature of Executive Director	**Date**	**Signature of Public Housing Director**	**Date**

Part II: Supporting Pages

PHA Name:	**Grant Type and Number**	Federal FFY of Grant:
Sunbury Housing Authority	Capital Fund Program Grant No: **PA26PO5350108** CFFP (Yes/No): No Replacement Housing Factor Grant No:	**2008**

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 [1]	Funds Obligated[2]	Funds Expended [2]	
PHA WIDE	**MANAGEMENT IMPROVEMENTS**	1408						
	Resident Intiatives			2,000	0.00			Paid from OFP
	Programming materials for reesident							
	programs, After School Program, Adult							
	Training Programs--computer, finances,							
	Resident Initiatives Coordinator			25,000	25,000.00			Pending
	% of Salary and Benefits							
	Automated Systems - computer softwar			2,000	0.00			Paid from OFP
	Automated Systems - training			2,000	0.00			Paid from OFP
	General Staff Training			2,000	350.00	350.00	350.00	Completed
	Training staff in lease enforcement,							
	rent calculations, inspections, etc.							
PHA WIDE	**ADMINISTRATION**	1410		40,000	40,000.00	40,000.00	7,214.22	Ongoing
	% of Salaries and Benefits							
PHA WIDE	**DESIGN FEES**	1430		22,000	10,750.00	10,750.00	2,503.40	Ongoing

[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:	**Grant Type and Number**	Federal FFY of Grant:
Sunbury Housing Authority	Capital Fund Program Grant No: **PA26PO5350108** CFFP (Yes/No): No Replacement Housing Factor Grant No:	**2008**

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 [1]	Funds Obligated[2]	Funds Expended [2]	
PA0530001	**Renovate Units**	1460	6	50,000	187,123.02	187,123.02	187,123.02	Complete
Memorial Acres	Drywall, kitchens, bathrooms, electrical							
	Excavate Playground	1450	Approx 1/2 acre	50,000	0.00			
	Need fill for sinking areas							
	Replace/repair sidewalks and curbs	1450	25000 sq. ft.	75,000	50,260.00	50,260.00	50,260.00	Complete
	remove walkway along Memorial Dr.							
	Replace flat roofs with built-up roofs	1460	3 bldgs.	199,923	0.00			Moved to 2010 CFP
	also redesign exterior façade and							
	replace siding							
	onstruct addition to Community Buildi	1470	1200 sq. ft.	0	152,439.98			Moved from 2007 CF
	More room needed for After School							Under contract 4/10
	Programs, FSS programs, computer lab							
PA0530002	**Replace fencing around roof -CT**	1460		10,000	0.00			Eliminated from CFP
and Scott Tower	**Replace burners on heat boilers-CT**	1460	2	20,000	20,000.00			

[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:	**Grant Type and Number**	Federal FFY of Grant:
Sunbury Housing Authority	Capital Fund Program Grant No: **PA26PO5350108** CFFP (Yes/No): No Replacement Housing Factor Grant No:	**2008**

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 [1]	Funds Obligated[2]	Funds Expended [2]	
	Replace/repair sidewalks and curbing	1450	12000 sq. ft.	36,000	0.00			Moved to ARRA
	around ST							
PA0530002	**CONSTRUCT MAINTENANCE**	1470	Approx 26' x 36'	0	50,000.00			Brought forward from
Chestnut Tower	**STORAGE GARAGE**							2009 CFP
and Scott Tower	beside ChestnutTower							Under contract 4/10

[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:
Sunbury Housing Authority

Federal FFY of Grant:
2008

Development Number Name/PHA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date		Reasons for Revised Target Dates [1]
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End	Actual Expenditure End Date	
PHA WIDE/MGT IMP	6/12/2010		6/12/2012		
PHA WIDE/ADMIN	6/12/2010		6/12/2012		
PHA WIDE/DESIGN	6/12/2010		6/12/2012		
PA0530001	6/12/2010		6/12/2012		
PA0530002	6/12/2010		6/12/2012		

[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.

PHA Name	Sunbury Housing Authority		
CFP Grant No	PA26PO5350107		
Date of CFFP			
RHF Grant No			
FFY of Grant	2007		
FFY of Grant Approval	2007		
Original Annual Statement			
P & E Report			
P & E Report Period Ending	12/31/2009		
Reserve for Disasters/Emergencies			
Revised Annual Statement		**Revision No**	2
Final P & E Report			

Annual Statement/Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Part I: Summary

PHA Name:	**Grant Type and Number**		**FFY of Grant:**
Sunbury Housing Authority	Capital Fund Program Grant No: PA26PO5350107	Replacement Housing Factor Grant No:	2007
	Date of CFFP:		**FFY of Grant Approval:** 2007

Type of Grant

[0] **Original Annual Statement** [0] **Reserve for Disasters/Emergencies** [X] **Revised Annual Statement (revision no: 2)**

[X] **Performance and Evaluation Report for Period Ending: 12/31/2009** [0] **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	33,000.00	22,835.75	22,835.75	
4	1410 Administration (may not exceed 10% of line 21)	40,000.00	40,000.00	40,000	40,000
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	22,000.00	0.00		
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures	240,474.00	417,638.25	417,638.25	417,638.25
11	1465.1 Dwelling Equipment - Nonexpendable				
12	1470 Non-dwelling Structures	145,000.00	0.00		
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 exceeds 8% of line 20)				
20	Amount of Annual Grant: (sum of line 2 - 19)	480,474.00	480,474.00	480,474.00	457,638.25
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 - Hart Costs				
25	Amount of line 20 Related to Energy Conservation Measures				

[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 I: Summary

PHA Name:	**Grant Type and Number**		**FFY of Grant:**
Sunbury Housing Authority	Capital Fund Program Grant No: **PA26PO5350107**	Replacement Housing Factor Grant No:	**2007**
	Date of CFFP:	0	**FFY of Grant Approval:** **2007**

Type of Grant

0	**Original Annual Statement**	0	**Reserve for Disasters/Emergencies**	X	**Revised Annual Statement (revision no: 2)**
X	**Performance and Evaluation Report for Period Ending: 12/31/2009**			0	**Final Performance and Evaluation Report**

Line	**Summary by Development Account**	**Total Estimated Cost**		**Total Actual Cost [1]**	
		Original	**Revised [2]**	**Obligated**	**Expended**

Signature of Executive Director	**Date**	**Signature of Public Housing Director**	**Date**
Andrew L Ressler			

Part II: Supporting Pages

PHA Name:	**Grant Type and Number**	Federal FFY of Grant:
Sunbury Housing Authority	Capital Fund Program Grant No: **PA26PO5350107** CFFP (Yes/No): **No** Replacement Housing Factor Grant No:	**2007**

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 [1]	Funds Obligated[2]	Funds Expended [2]	
PHA WIDE	**MANAGEMENT IMPROVEMENTS**	1408						
	Resident Intiatives			2,000	0			
	Resident Init. Coordinator			25,000	22,836	22,835.75		To be completed 01/10
	Salary and Benefits							
	Automated Systems-computer software			2,000	0			
	Automated Systems Training			2,000	0			
	General Statt Training			2,000	0			
PHA WIDE	**ADMINISTRATION**	1410		40,000	40,000	40,000.00	40,000.00	Complete
	Salaries and Benefits							
PHA WIDE	**DESIGN FEES**	1430		22,000	0			
PA0530001	**Construct addition to Community**	1470	1200 sq ft	145,000	0			Moved to 2008 CFP
MEMORIAL ACR	Building for After School Program and							
	FSS Programs, inlcuding computer lab,							
	Kitchen and storage							
	Replace terra cotta sewer lines under	1460	20 buildings	75,000	272,500.00	272,500.00	272,500.00	Complete
	all family buildings							

[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:	**Grant Type and Number**	Federal FFY of Grant:
Sunbury Housing Authority	Capital Fund Program Grant No: **PA26PO5350107** CFFP (Yes/No): **No** Replacement Housing Factor Grant No:	**2007**

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 [1]	Funds Obligated[2]	Funds Expended [2]	
PA05300001	**Renovate units**-drywall, kitchens,	1460	1-2 units	120,000	80,937.21	80,937.21	80,937.21	Completed
	lighting, bathroom, doors							
	Replace Hot Water Heaters	1460	128	45,474	0			Move to future year
								when funds available
PA0530002	**Replace copper plumbing**	1460	8,000-10,000					Eliminate- Not Feasible
Scott Tower	throughout building							
	Convert Apartments - remainder	1460	20 apts.	0	64,201.04	64,201.04	64,201.04	Work complete -
	of contract from 2006 CFP							retainage to be paid
								Remainder 2005 CFP

[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:
Sunbury Housing Authority

Federal FFY of Grant:
2007

Development Number Name/PHA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date		Reasons for Revised Target Dates [1]
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End	Actual Expenditure End Date	
PHA WIDE/MGT IMP	9/12/2009	10/31/2008	9/12/2011	1/31/2010	
PHA WIDE/ADMIN	9/12/2009	11/30/2008	9/12/2011	10/31/2009	
PHA WIDE/DESIGN	9/12/2009		9/12/2011		PAID FROM 2006 CFP
PA0530001	9/12/2009	7/31/2008	9/12/2011	4/30/2009	
PA0530002	9/12/2009	8/31/2007	9/12/2011	4/30/2009	

[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.

Part III: Implementation Schedule for Capital Fund Financing Program

PHA Name:
Sunbury Housing Authority

Federal FFY of Grant:
2007

Development Number Name/PHA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date		Reasons for Revised Target Dates [1]
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End	Actual Expenditure End Date	

[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.

Part I: Summary

PHA Name/Number Sunbury Housing Authority/PA053			Locality (City/County & State) Sunbury, Northumberland County, PA		☒**Original 5-Year Plan** ☐**Revision No:**	
A.	Development Number and Name **PA0530001 MEMORIAL ACRES**	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	350,000	220,000	120,000	223,000
C.	Management Improvements					
D.	PHA-Wide Non-dwelling Structures and Equipment					
E.	Administration		25,,000	25,000	25,000	25,000
F.	Other – Design Fees		10,000	10,000	10,000	10,000
G.	Operations					
H.	Demolition					
I.	Development					
J.	Capital Fund Financing – Debt Service					
K.	Total CFP Funds					
L.	Total Non-CFP Funds					
M.	Grand Total		385,000	255,000	157,000	260,000

Part I: Summary (Continuation)

PHA Name/Number			Locality (City/county & State)		☐**Original 5-Year Plan** ☐**Revision No:**	
A.	Development Number and Name **PA0530002 CHESTNUT TOWER SCOTT TOWER**	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		230,000	230,000	395,000	250,000
C	Management Improvements					
D	PHA-Wide Non-dwelling Structures and Equipment					
E	Administration		25,000	25,000	25,000	25,000
F	Other – Design Fees		10,000	10,000	10,000	10,000
G	Operations					
H	Demolition					
I	**Development**					
J	Capital Fund Financing					
K	Total CFP Funds					
L	Total Non-CFP Funds					
M	Grand Total		265,000	265,000	430,000	285,000

Part II: Supporting Pages – Physical Needs Work Statement(s)

Work Statement for Year 1 FFY 2009	Work Statement for Year 2011 FFY 2011			Work Statement for Year 2012 FFY 2012		
	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	**PA0530001**					
Annual	**MEMORIAL ACRES**					
Statement						
	RENOVATE UNITS	2-3	100,000	RENOVATE UNITS	2-3	100,000
	BUILT UP ROOFS AND EXTERIOR FACADES	1 BUILDING UNITS 16-24	100,000	BUILT UP ROOFS AND EXTERIOR FACADE	1 BUILDING UNITS 25-32	100,000
	REPLACE RANGES AND REFRIGERATORS	130 of each	150,000	BUILD STORAGE SHEDS FOR RESIDENTS	40	20,000
	PA0530002					
	CHESTNUT TOWER					
	SCOTT TOWER					
	RENOVATE HALLWAYS – Chestnut Tower	12 floors	180,000	RENOVATE APARTMENTS Scott Tower	10	80,000
	EXTERIOR BRICKWORK REPAIR- Chestnut Tower	Exterior of building	50,000	RENOVATE HALLWAYS Scott Tower	10	150,000
	Subtotal of Estimated Cost		$580,000	Subtotal of Estimated Cost		$450,000

Part II: Supporting Pages – Physical Needs Work Statement(s)

Work Statement for Year 1 FFY 2009	Work Statement for Year 2013 FFY 2013			Work Statement for Year: 2014 FFY 2014		
	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	**PA0530001**					
Annual	**MEMORIAL ACRES**					
Statement						
	BUILT UP ROOFS AND EXTERIOR FAÇADE	2 BUILDINGS UNITS 33-36 & 53-56	120,000	RENOVATE UNITS	2-3	100,000
				BUILT UP ROOFS AND EXTERIOR FAÇADE	1 BUILDING UNITS 37-42	123,000
	PA0530002 CHESTNUT TOWER SCOTT TOWER					
	BOILERS AND CONTROLS UPGRADE/REPAIR	4	95,000	RENOVATE APARTMENTS Chestnut Tower	10	95,000
	RENOVATE APARTMENTS Scott Tower	10	95,000	RENOVATE APARTMENTS Scott Tower	10	95,000
	REPLACE HOT WATER HEATERS	4	30,000	REPLACE WATER AND HEAT CIRCULATING PUMPS	4	25,000
	REPLACE APPLIANCES @ SCOTT AND CHESTNUT TOWER	179 of each	175,000	UPGRADE SECURITY CAMERAS AND SYSTEM @ CT AND ST		35,000
	Subtotal of Estimated Cost		$515,000	Subtotal of Estimated Cost		$473,000

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

Work Statement for Year 1 FFY _____	Work Statement for Year _____ FFY _____		Work Statement for Year: _____ FFY _____	
	Development Number/Name General Description of Major Work Categories	Estimated Cost	Development Number/Name General Description of Major Work Categories	Estimated Cost
See				
Annual				
Statement				
	Subtotal of Estimated Cost	$	Subtotal of Estimated Cost	$

The physical improvements of Sunbury Housing Authority's developments take priority for our residents due to limited CFP funds. Management Improvements will be paid for out of operating funds.

Part III: Supporting Pages – Management Needs Work Statement(s)				
Work Statement for Year 1 FFY _____	Work Statement for Year _____ FFY _____		Work Statement for Year: _____ FFY _____	
	Development Number/Name General Description of Major Work Categories	Estimated Cost	Development Number/Name General Description of Major Work Categories	Estimated Cost
See				
Annual				
Statement				
	Subtotal of Estimated Cost	$	Subtotal of Estimated Cost	$

The physical improvements of Sunbury Housing Authority's developments take priority for our residents due to limited CFP funds. Management Improvements will be paid for out of operating funds.

Attachment H

Sunbury Housing Authority

Five Year and Annual Plans
Fiscal Years 07/01/2010 – 07/01/2014

Comments of the Resident Advisory Board

Sunbury Housing Authority conducted a meeting with the Resident Advisory Board on March 24, 2010.

Three members of the RAB were present for the meeting. Sandra Ressler, Executive Director, reviewed changes that were made to the policies. The Board also discussed capital fund work items that were completed during the past year and upcoming projects that will be started during the next year.

In the monthly newsletter, residents were asked to submit suggestions for work items. These suggestions were read and discussed:

Comment: New furniture for Chestnut Tower Community Room
Response: Will consider for future

Comment: Correct plumbing issues in Scott Tower laundry so washers don't overflow
Response: Included as capital fund project

Comment: Computers in community rooms for residents
Response: Tenant associations can use Resident Participation funds for computers

Comment: Make the buildings "No smoking"
Response: Working on a policy to transition buildings to non smoking

Sandra L. Ressler, Executive Director
Sunbury Housing Authority
April 8, 2010

Attachment I

Sunbury Housing Authority

Five Year and Annual Plans
Fiscal Year 07/01/2010 – 07/01/2014

Challenged Elements

There were no challenged elements to the Housing Authority's Annual Plan

Sandra Ressler, Executive Director
Sunbury Housing Authority

April 8, 2010