

# **PHA Plans**

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

OMB No. 2577-0226  
Expires 04/30/2011

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# **Denver Housing Authority**

## **2011 Annual Plan**

**Submitted for HUD Review**  
**October 15, 2010**



8.2	<p><b>Capital Fund Program Five-Year Action Plan.</b> 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> <p style="text-align: center;"><b>See Attachment 5</b></p>
8.3	<p><b>Capital Fund Financing Program (CFFP).</b>  <input checked="" 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>
9.0	<p><b>Housing Needs.</b> Based on information provided by the applicable Consolidated Plan, information provided by HUD, and other generally available data, make a reasonable effort to identify the housing needs of the low-income, very low-income, and extremely low-income families who reside in the jurisdiction served by the PHA, including elderly families, families with disabilities, and households of various races and ethnic groups, and other families who are on the public housing and Section 8 tenant-based assistance waiting lists. The identification of housing needs must address issues of affordability, supply, quality, accessibility, size of units, and location.</p> <p style="text-align: center;"><b>See Attachment 6</b></p>
9.1	<p><b>Strategy for Addressing Housing Needs.</b> 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. <b>Note: Small, Section 8 only, and High Performing PHAs complete only for Annual Plan submission with the 5-Year Plan.</b></p> <p style="text-align: center;"><b>See Attachment 6</b></p>
10.0	<p><b>Additional Information.</b> 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;"><b>See Attachment 1</b></p> <p>(b) Significant Amendment and Substantial Deviation/Modification. Provide the PHA's definition of "significant amendment" and "substantial deviation/modification"</p> <p style="text-align: center;"><b><u>Significant Amendment or Modification</u></b>  Significant amendment or modification is defined as: 1) discretionary changes in the plans or policies of the housing authority that fundamentally change the mission, goals, objectives, or plans of the agency and which require formal approval of the Board of Commissioners or 2) the addition of any large capital item to the Capital Fund 5-Year Action Plan. Large capital items are defined as any work item that is 10% or more of the average annual Capital Fund Grant award.</p> <p style="text-align: center;"><b><u>Substantial Deviation</u></b>  Substantial deviation is defined as: 1) discretionary changes in the plans or policies of the housing authority that fundamentally change the mission, goals, objectives, or 2) plans of the agency which require formal approval of the Board of Commissioners or the addition of any large capital item to the Capital Fund 5-Year Action Plan. Large capital items are defined as any work item that is 10% or more of the average annual Capital Fund Grant award.</p>
11.0	<p><b>Required Submission for HUD Field Office Review.</b> 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. <b>Note:</b> 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.</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> <p style="text-align: center;"><b>See Attachment 7</b></p>



# LONG TERM STRATEGIC PLAN

*ADOPTED JUNE 12, 2008*

## VISION 2008 - 2011

DHA's vision is that every individual or family shall have quality and affordable housing, in communities offering empowerment, economic opportunity, and a vibrant living environment.

## MISSION STATEMENT

DHA's mission is to serve the residents of Denver by developing, owning, and operating safe, decent and affordable housing in a manner that promotes thriving communities.

<b>VALUES</b>
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- **Respect**  
We treat tenants, employees, Board of Commissioners, and the public with a high level of respect.
- **Honesty**  
We promote and encourage the highest level of ethics within the city and community.
- **Teamwork**  
We promote a cooperative working relationship among tenants, employees, Commissioners, and external partners because; we are all members of a team striving to improve housing and economic opportunities in our community.
- **Integrity**  
We conduct our internal and external affairs with impartiality and equity. We strive to “do the right thing”, even when it is difficult.
- **Diversity**  
We embrace the personal and cultural variations that enrich our community.
- **Excellence**

By utilizing the creativity and innovation of staff, board and tenants, we shall continue to lead the nation in providing high quality housing and tenant services.

## **Guiding Principles**

**I. Promote Collaborative Partnerships and Teamwork**

DHA will be a leader in forming strategic partnerships that lead to maximum leveraging of financial, human, and organizational resources. DHA staff will be recognized for being open, engaged, and dependable; and for their focus on advancing the mission of the agency at every opportunity.

**II. Manage Our Assets Responsibly**

DHA will utilize industry best practices to maintain and modernize our real estate portfolio. Our residential properties will be healthy and thriving communities. Our commercial properties will be managed and leveraged to provide maximum benefit to DHA and to our mission.

**III. Expand Housing Opportunities for All**

DHA will be recognized as one of the City of Denver's top developers by designing and developing award winning residential communities, which create a continuum of housing opportunities for those most in need. Our developments will lead to neighborhood revitalization through strategic alliances with community stakeholders and strategic leveraging of mixed-use market opportunities.

**IV. Fiscally Responsible Operations**

DHA will be recognized for its sound fiscal management; the diversity of its revenue generating initiatives; and its innovative financing strategies. DHA will align its financial resources to best support its strategic goals and the overall mission of the agency.

**V. Empower our Residents**

DHA residents will be empowered to participate in the governance and oversight of the organization and will be supported in their

individual and collective efforts to improve their condition and the quality of their neighborhood.

**VI. Maximize Opportunities for Disadvantaged Residents, Businesses, and Communities**

DHA will promote resident employment and micro-business formation. DHA will be recognized for its innovative programs that achieve high levels of D/W/MBE participation and create economic impact in the communities we serve.

<b><u>GOAL 1.1</u></b>			
<b><i>DHA will be recognized for its integrity and openness and as an industry leader in issues relevant to affordable housing at local, state, and national level.</i></b>			
<b>MEASURE OF SUCCESS:</b>			
<b>STRATEGY</b>	<b>DEPARTMENT RESPONSIBLE</b>	<b>OUTCOME</b>	<b>STATUS</b>
1. Develop leadership position through key strategic partnerships with City, State & National agencies including: Schools, Health, Human Services, and Police.	EXECUTIVE	MOU's Executed with each Agency.	Ongoing
2. Participate as housing/development expert in local and regional multi-modal / Fast Tracks transportation planning.	EXECUTIVE	DHA staff on planning committees.	Ongoing
3. Communication Plan - increase DHA visibility and develop clear message of who DHA is, key initiatives, tenant demographics.	EXECUTIVE	DHA Community Communications Plan and materials.	Communications team has been established. Messaging and collateral materials need to be developed in 2009
4. Continue to develop and foster support for DHA by sustain strong community relations through community forums and effective resolution to constituent matters.	REAL ESTATE	Track and Evaluate Monthly meetings and speaking opportunities	Ongoing work with established resident advisory and neighborhood groups around development efforts.
5. Develop and implement a PR and marketing plan to enhance understanding of DHA and our issues by the public and decision-makers.	EXECUTIVE	Agency Marketing and Communications Plan	2009 Goal
6. Advocate for and coordinate efforts which advance a Regional Housing plan.	EXECUTIVE	Convene Regional Housing Working Group	Future
7. Maximize use of DHA Website as a communications and marketing tool.	FINANCE	Improved Website and tracking of visits.	Ongoing

<b><u>GOAL 1.2</u></b>			
<b><i>Develop strategies and programs that enhance DHA's reputation as "The Best Place To Work".</i></b>			
<b>MEASURE OF SUCCESS:</b>			
<b>STRATEGY</b>	<b>DEPARTMENT RESPONSIBLE</b>	<b>OUTCOME</b>	<b>STATUS</b>
2. Schedule annual planning retreats to discuss, update, and address agency issues.	EXECUTIVE	Annual Board and All-Staff Meetings.	2008 Board Meeting Conducted on 11/14/08 2008 All Employee meeting held 9/30/08
3. Maintain DHA as a high performing housing authority, achieving high scores on financial, management, and resident indicators.	ALL	Continued High Scores on HUD, CHFA, and related reviews.	Summary of latest PHAS and REAC scores presented to Board
4. Instruct and monitor supervisors in their annual assessment of employees to ensure fair and constructive evaluations to improve staff's professional performance.	LEGAL/ EXECUTIVE	Quarterly Manager Trainings and Annual EPR/PEPR Review by ED and Personnel.	Ongoing
5. Implement a Consent Agenda for Board Meetings, providing good summary of action items and timely distribution of materials for consideration.	EXECUTIVE	More Policy/Strategy Discussion at Board Meetings.	Consent Agenda has been implemented.
6. Improve effectiveness and participation in H.O.P.E	EXECUTIVE	Increase % of Employees participating in HOPE.	2009 Goal
7. Develop an Employee / Board / Resident Communication Plan	EXECUTIVE	Annual Communication Plan	2009 Goal

<b><u>GOAL 2.1:</u></b>			
<b><i>Manage and maintain DHA's affordable housing properties as healthy, safe, and attractive places to live.</i></b>			
<b>Measures of Success:</b> (Property Performance Benchmarks, Resident Satisfaction Indicators, Management Report Cards)			
<b>STRATEGY</b>	<b>DEPARTMENT RESPONSIBLE</b>	<b>OUTCOME</b>	<b>STATUS</b>
2. Implement a portfolio-wide quality assurance and compliance program, which includes resident participation and education.	HOUSING MANAGEMENT	Develop Procedures Manual with performance benchmarks	2009/2010
3. Successfully implement Asset Management improvements throughout Housing Management, including: - 1. Reclassification of maintenance positions - 2. Vendor Managed Inventory Initiative - 3. Fee-for-Service (FFS)	HOUSING MANAGEMENT	1. New positions implemented by 4Q08 2. VMI in place by 4Q08 3. FFS Evaluation completed in 1Q09	Reclassification of all Maintenance positions has been completed and implemented. Vendor inventory is Future as is Fee For Service
4. Establish overall maintenance procedures by year end 2008.	HOUSING MANAGEMENT	Maintenance Procedures Manual.	Expected to be completed in 2009
5. Develop recommendations on organizational structure for the Housing Management Department.	HOUSING MANAGEMENT	Present final recommendations to ED and Board.	2009 Goal
6. Develop and provide relevant compliance training to appropriate staff.	LEGAL	Curriculum and Training Calendar	The Legal Department is currently developing a variety of training sessions for staff. Topics include documentation and discipline, sexual harassment & violence in the workplace. Recently, the Legal Department conducted training for Housing Management grievance hearing panel representatives & will be conducting training for Section 8 & Occupancy hearing officers in the near future.
7. Improve "Curb Appeal" of properties through landscape plan.	HOUSING MANAGEMENT	Landscape Improvements and Capital Budget in place for each property.	Irrigation systems in place at all developments with sod installed where necessary.
8. Implement agency wide security system to include remote monitoring and surveillance, as appropriate.	HOUSING MANAGEMENT	Property-by-Property Security Plan.	2009 Goal

<b><u>GOAL 2.2</u></b>			
<b><i>Modernize DHA's existing residential communities through creative use of HUD and non-HUD resources.</i></b>			
<b>Measures of Success:</b> (Remaining useful life of assets, Unit Standards, Progress Report on Capital Plan)			
<b>STRATEGY</b>	<b>DEPARTMENT RESPONSIBLE</b>	<b>OUTCOME</b>	<b>STATUS</b>
1. Evaluate aging, obsolete, and underperforming assets and develop long-range capital and financing plans.	Housing Management	Annual Capital Needs Assessment for each property.	2009
2. Maximize the leverage and impact of available HUD Capital Funds.	Housing Management	5 Year Agency Plan for use of the Capital Fund for Public Housing	2009 and 2010
3. Develop goals and recommendations on demolition, disposition, or voluntary conversion of public housing properties.	Housing Management	Demo/Dispo/Convo Recommendations and Implementation Plan	Future
4. Implement modernization of Project-Based Section 8 Portfolio through creative use of LIHTC and Tax-Exempt financing.	Real Estate	100% Modernization of DHC Properties.	Have structured concept plan utilizing 4% TC/Tax-Exempt Bond financing.

<b><u>GOAL 2.3</u></b>			
<b>Maximize the utilization of non-residential assets to support and advance the mission of the agency.</b>			
<b>MEASURES OF SUCCESS:</b> (Financial performance of non-residential assets)			
STRATEGY	DEPARTMENT RESPONSIBLE	OUTCOME	STATUS
1. Create financial report for DHA's non-residential properties identifying revenues and expenses. Develop disposition plan of poor performing holdings that meets criteria for highest and best use.	FINANCE	Quarterly financial reporting to the Board.	Reporting for NON-Residential properties already implemented. Disposition Plan for Arapahoe Co-Ops being established. Other properties in the future.
2. Continue to develop policy regarding community center facilities and present to BOC by the end of 2 <sup>nd</sup> Quarter 2008.	RCS	Annual Utilization Plan presented to ED and to Board.	2009 Goal

<b><u>GOAL 3.1</u></b>			
<b>Develop existing DHA-owned properties into model, sustainable mixed-income residential communities that contribute to neighborhood revitalization.</b>			
<b>MEASURE OF SUCCESS:</b>			
STRATEGY	DEPARTMENT RESPONSIBLE	OUTCOME	STATUS
1. Transform South Lincoln, Sun Valley, and Westridge public housing into modern, award-winning transit oriented communities which preserve current affordability while expanding workforce housing options.	REAL ESTATE	2009 – South Lincoln 2012 – Sun Valley or Westridge	Have issued South Lincoln Master Planning Services RFP. Specific planning will take place over 4th qtr 2008 and 1st 1tr 2009 leading to a HOPE VI application in 2009. Will be reviewing with Board actively in coming months.
2. Develop Mixed-Income Rental Communities on DHA-owned vacant property, including but not limited to the following:  26 <sup>th</sup> & Arapahoe      23 <sup>rd</sup> & Stout 17th & Penn          7th & Elati	REAL ESTATE	2008 – 7 <sup>th</sup> & Elati 2008 – 26 <sup>th</sup> & Arapahoe 2009 – Feasibility Assessments for 17 <sup>th</sup> & Penn / 23 <sup>rd</sup> & Stout.	Arapahoe Co-op planning in process including concept with DVS and New Town. Will include mixed-income, mixed-use approach with rental and homeownership. A concept plan has been informed by neighborhood and market interest for 23rd & Stout approach. Reviewing sale of land at 8th & Elati.
3. Complete redevelopment of the East Village and Arrowhead site to accommodate a financially feasible mixed-income development of approximately 650 rental and homeownership units while maintaining the number of existing low-income units (217) by December 2010 (subject to market conditions).	Real Estate	2008 – Block 4B 2009 - Block 5B	Have successfully spent the HOPE VI funds within grant agreement time frame. Development on track with Block 5 closing scheduled for 2009. Market conditions influencing for-sale partners ability to close.

<b><u>GOAL 3.2</u></b>			
<b>Increase available affordable rental housing stock in the City and County of Denver through development or acquisition of additional units.</b>			
<b>MEASURE OF SUCCESS:</b>			
STRATEGY	DEPARTMENT RESPONSIBLE	OUTCOME	STATUS
1. Through land acquisition, planning, and development, creates new affordable housing communities.	REAL ESTATE	One new development initiated per year.	2009 and ongoing
2. Continue to monitor Section 8 Project Based Assistance (PBA) portfolio's opting-out of the program.	REAL ESTATE	One acquisition opportunity pursued	2009 and ongoing

3. Develop recommendations for acquisition and redevelopment of Upper Lawrence Co-Op as part of Curtis Park Redevelopment Strategy.	REAL ESTATE	Redevelopment Plan presented to ULC.	Upper Lawrence Co-op is currently under contract by a third party. We have met with that party but do not believe the deal will close based on contract "outs". We have internally discussed various approaches if that is the case. Tracking situation and opportunity.
4. Advocate for and coordinate efforts which advance a Regional Housing plan.	REAL ESTATE/ EXECUTIVE	Convene Regional Housing working group.	2009 and ongoing

<b><u>GOAL 3.3</u></b>			
<b><i>Develop and implement strategies to dispose, replace and add public housing units.</i></b>			
<b><u>MEASURE OF SUCCESS:</u></b>			
<b>STRATEGY</b>	<b>DEPARTMENT RESPONSIBLE</b>	<b>OUTCOME</b>	<b>STATUS</b>
1. Explore opportunities to redevelop Platte Valley Homes as part of overall Curtis Park redevelopment.	REAL ESTATE	Disposition and Redevelopment Plan	2009/2010
2. Provide the number of Section 504 Accessible units required by regulation or by demonstrated need.	LEGAL	Quarterly Compliance Report	2009 and beyond
3. Prepare a plan to utilize 182 available ACC units by the end of 2 <sup>nd</sup> Quarter of 2009 including, but not limited to, acquisition, and new construction.	REAL ESTATE	ACC Development Plan presented to ED and Board.	Future

<b><u>GOAL 3.4</u></b>			
<b><i>Develop opportunities to increase Section 8 rental subsidy opportunities.</i></b>			
<b><u>MEASURE OF SUCCESS:</u></b>			
<b>STRATEGY</b>	<b>DEPARTMENT RESPONSIBLE</b>	<b>OUTCOME</b>	<b>STATUS</b>
1. Increase the number of DHA Section 8 vouchers by accepting all opt-out vouchers and applying for relocation vouchers as needed. Keep increasing our Section 8 resources with a dual goal of being able to assist more people and enhance the financial strength of the agency.	SECTION 8	Annual Status Report to the Board.	DHAP Vouchers applied for. Received 114 New Vouchers
2. Monitor legislative process for incremental unit increases in Section 8 program and other related funding sources.	SECTION 8	Secure additional vouchers through new HUD programs.	New DHAP transition and Veteran Vouchers Being Explored
3. Increase number of landlords participating in Sect. 8 Program by 3%.	SECTION 8	Annual Status Report to the Board.	Increased from 2602 to 2676
4. Develop policies and procedures for converting Section 8 Vouchers to Project Based HAP Contracts.	SECTION 8	Revised Administrative Plan	Administrative Plan Revised
5. Determine feasibility of applying for new, targeted vouchers made available by HUD. (i.e. DASH, DHAP).	SECTION 8	NOFA Submittals	Applied for DHAP Vouchers

<b><u>GOAL 3.5</u></b>			
<b><i>Create and Implement Viable Homeownership Initiatives.</i></b>			
<b><u>MEASURE OF SUCCESS:</u></b>			
<b>STRATEGY</b>	<b>DEPARTMENT RESPONSIBLE</b>	<b>OUTCOME</b>	<b>STATUS</b>
1. Build upon and expand DHA's employee participation in the DHA Homeownership program.	RCS	Development of Outreach material for Employees	Brochure Developed-Outreach Continues

2. Implement Section 8 Disabled Homeownership Program w/a total of 5 Section 8 & 14 Public Housing to Section 8 clients in 2008, and continued growth in future years.	RCS	19 Homeowners Annually	Program Developed, 2 Homeowners, 8 in Transition
3. DHA serving as a land developer, partner with other for-profit and non-profit Developers to provide For-Sale Opportunities.	REAL ESTATE	Achieve HOPE VI homeownership targets.	Set to close on various parcels with partners ability to close on financing.
4. DHA to continue to expand Subordinate-Mortgage Financing Opportunities.	REAL ESTATE / FINANCE	XXX number of additional loans.	Potential expansion with HERA. HUD boundary amendment would be needed.
5. Monitor Legislative efforts addressing foreclosure crisis and assess feasibility of DHA participation.	REAL ESTATE	Feasibility Report to ED and Board.	Have researched with HUD and legal counsel creative ways to deploy HERA funds so that DHA is positioned to participate where appropriate.

**GOAL 4.1**  
***To decrease DHA's reliance on existing HUD funding by increasing non-HUD revenue generating assets. Act strategically within all traditional HUD programs and "Pilot Programs" to increase our resources, opportunities and multiply their benefits.***

<b>MEASURE OF SUCCESS:</b>			
<b>STRATEGY</b>	<b>DEPARTMENT RESPONSIBLE</b>	<b>OUTCOME</b>	<b>STATUS</b>
1. Maximize rent revenues by maintaining occupancy at 97 % for Public Housing Developments and 96% for Multifamily Developments.	HOUSING MANAGEMENT	Achieve Occupancy goals as reported monthly.	PH Occupancy average for year is 98.80% DHC Occupancy rate for year is 96.60%
2. Pursue additional securitization options.	FINANCE	Complete evaluation of re-securitization of DHC portfolio	Future - Due to Current uncertain Capital Credit Markets.
3. Develop reports which measure DHA's effectiveness at generating and collecting Developer Fees.	REAL ESTATE	<ul style="list-style-type: none"> <li>· Monthly RE Developer Fee Pipeline Report to ED and Board.</li> <li>· Set and Exceed Annual Goals.</li> </ul>	Developer Fee report in Board packet. Will further develop timing of fee report. Have restructured staffing to focus on direct development activity. Set to exceed goals on annual basis.
4. Develop reports which measure DHA's effectiveness as a Land Developer, including return on capital and fees generated.	REAL ESTATE	Monthly RE Fee Report to ED and Board.	FUTURE. Set to Realize w/current partners. When ability to finance returns to market for many of our partners we will close and realize land developer fees. Should realize all parcel closings in 2009. Will propose alternate land disposition declaration of trust release to HUD for South Lincoln effort to streamline approval process.
5. Diversify funding by securing City, State and Federal (HUD) grant funding to support RCS programs. additional funding and utilizing Randall Funds/Partners.	RCS	<ul style="list-style-type: none"> <li>· Hire Grant Writer</li> <li>· 3 New Grants applied for annually.</li> </ul>	Grant Writer Hired-18 Grant Applications Submitted
6. On an annual basis, conduct an independent financial audit for DHA and its component units.	FINANCE	Receive unqualified Audit opinions	FY2007 Audit Completed By KPMG. Received clean audit opinion.

<b>GOAL 4.2</b>			
<b>Continue efforts to improve DHA operating and cost efficiencies.</b>			
<b>MEASURE OF SUCCESS:</b>			
<b>STRATEGY</b>	<b>DEPARTMENT RESPONSIBLE</b>	<b>OUTCOME</b>	<b>STATUS</b>
1. Review and revise Procurement Policies and Procedures.	PROCUREMENT	Approved Policies and Procedures Manual.	Procurement Policy and Procedures have been developed and implemented
2. Develop Cost of Funds and Opportunity cost models for Real Estate Development activity.	FINANCE	Develop cost model and Report to Board monthly.	Completed. Monthly reporting to Board is ongoing
3. Modernize DHA process through automation, technology upgrades, and strategies for Paperless Process, including - Human Resources, Benefits Administration and Employee Self Service options - Upgrading and integration of Public Housing, Section 8, and Tax Credit Housing Management Software - Enterprise Document Management System - Installation of Voice-Over-IP telecommunications to connect field offices and central office  - Implement Lock Box System of collecting rents	FINANCE	Create efficiencies through automation.	Lockbox system of collecting rents successfully implemented throughout DHA. Document imaging system to be planned/implemented in 2009/2010. Payroll conversion to new system to be completed in January 2009.
4. Implement a Partnership and Asset Management Oversight Team to guide planning and property management of Tax Credit and Non-Residential Portfolio.	FINANCE	Partnership Oversight Team	Asset Management Oversight team is now established and meeting monthly.
5. Evaluate and Reporting of Energy Performance Contract.	FINANCE	Annual Report to ED and Board on Actual vs. Projected Savings.	Annual report will be prepared for FY2008 after year-end. Internal quarterly reporting already established and on-going.

<b>GOAL 4.3</b>			
<b>Develop annual financing plan to accomplish agency goals by end of 3<sup>rd</sup> Quarter of each year.</b>			
<b>MEASURE OF SUCCESS:</b>			
<b>STRATEGY</b>	<b>DEPARTMENT RESPONSIBLE</b>	<b>OUTCOME</b>	<b>STATUS</b>
1. Develop a balance budget for approval annually.	FINANCE	Publish DHA Operating budget document	FY2009 Budget prepared and currently under distribution/discussion. Formal 2009 budget document to be published in January 2009.
2. Explore funding options from other agencies, including: Dept. of Energy, Justice, Human Services, and Defense.	RCS, REAL ESTATE	Report on new \$\$ from new Agencies.	Clarify applicability to RE
3. Increase DHA's operating reserves by at least 2% annually in DHC programs. (Maintain six month operating subsidy reserve in the Public Housing program.)	FINANCE	Outcome to be measured against year-end Results	Outcome will be measured against 12/31/08 results

<b>GOAL 5.1</b>			
<b>Increase Resident Participation at all levels of DHA.</b>			
<b>MEASURES OF SUCCESS:</b>			
<b>STRATEGY</b>	<b>DEPARTMENT RESPONSIBLE</b>	<b>OUTCOME</b>	<b>STATUS</b>
1. Increase local councils and resident participation at DHA sites, including dispersed areas.	RCS	Annual report to Board	Local Councils at all DHA sites
2. Provide resident councils with training to increase knowledge base and communication skills.	RCS	Plan for and provide training	Training provided at 2008 RCB Conference and Security Conference; 2009 Plan for Training in planning stage

3. Develop strategy for resident participation and representation in mixed-finance properties.	RCS	Establish New Resident Associations.	Local Council Recruitment started at new sites: Mulroy, Walsh Annex and Hirschfeld
4. Develop initiatives which encourage Civic Engagement.	RCS	CE Initiatives evaluated.	Future
5. Develop a Report Card on resident concerns/issues.	RCS	RCB/DHA Report Card.	Future

<b>GOAL 5.2</b>			
<b><i>Create a professional, customer-focused approach toward tenants and prospective tenants.</i></b>			
<b>MEASURE OF SUCCESS:</b>			
STRATEGY	DEPARTMENT RESPONSIBLE	OUTCOME	STATUS
1. Implement Customer Satisfaction Survey.	HOUSING MANAGEMENT	Survey Implemented. Results Reported Annually.	Purchase order was issued on 11/12/2008 for vendor to do compilation of data; to be completed by 12/2008
2. Improve Customer Service by reducing the wait time to 10 minutes and exploring kiosk.	SECTION 8	Installation of Kiosk; Monitoring usage	Future
3. Create incentives & recognition program to motivate and recognize good performance in these areas.	HOUSING MANAGEMENT/ PERSONNEL	Employee Recognition Program	Future
4. Update performance evaluation procedures and tools, including use of customer service benchmarks and job duties.	PERSONNEL	· New PEPR forms. · New Customer Service Benchmarks.	Future

<b>GOAL 5.3</b>			
<b><i>Offer and encourage participation in Education, Employment, and Financial Fitness programs and services.</i></b>			
<b>MEASURE OF SUCCESS:</b>			
STRATEGY	DEPARTMENT RESPONSIBLE	OUTCOME	STATUS
1. Provide basic and advanced education resources.	RCS	Monthly Participation and Progress Reports.	Monthly Reports Submitted to Community Impact Committee and Board
2. Provide computer education for all age groups.	RCS	Monthly Participation and Progress Reports.	Monthly Reports Submitted to Community Impact Committee and Board
3. Provide job readiness and job search services.	RCS	Monthly Participation and Progress Reports.	Monthly Reports Submitted to Community Impact Committee and Board
4. Target Section 3 contractors for hiring.	RCS	Monthly Participation and Progress Reports.	Monthly Reports Submitted to Community Impact Committee and Board
5. Provide education services to reduce debt, increase credit scores, increase income and savings.	RCS	Monthly Participation and Progress Reports.	Monthly Reports Submitted to Community Impact Committee and Board
6. Provide information to residents about unsubsidized housing.	RCS	Monthly Participation and Progress Reports.	Future
7. Provide financial homeownership education and foreclosure prevention.	RCS	Monthly Participation and Progress Reports.	Monthly Reports Submitted to Community Impact Committee and Board
8. Explore opportunities to participate in City of Denver First Source Program.	RCS	Feasibility Report to Res & Fac. Committee.	First Source Program linked to 5 Opportunity Centers
9. Recruit former DHA residents and program alumni to share success stories and motivate/mentor current residents.	RCS	Alumni Network Plan	Future

**GOAL 5.4**  
***Increase funding for programs that assist people to transition from subsidized housing and related support services.***

**MEASURE OF SUCCESS:**

STRATEGY	DEPARTMENT RESPONSIBLE	OUTCOME	STATUS
1. Work with Denver Dept. of Strategic Partnerships to apply for foundation and other grant funding.	RCS	Collaboration on 3 grants	Two Applications submitted-1 received, 1 denied
2. Work with partner agencies to increase funding for resident services.	RCS	Collaboration with 3 partner agencies on grant proposals	Collaboration with: 1) Mile High Youth Corps Youthbuild grant; 2) Colorado I Have a Dream; 3) Earthforce; 4) UC-Conservation Fund
3. Develop a pilot program at one development with Denver Public Schools to increase attendance and success rate.	RCS	Selection of pilot school Plan for collaboration	Kepner Middle School selected-Future Activities
4. Expand number of Bridge Program sites to other family-serving properties.	RCS	Additional Bridge Program sites.	New Bridge Program at Quigg Newton Homes-Exploring Future sites

**GOAL 6.1**  
***Leverage procurement activity to maximize participation by disadvantaged and W/MBE businesses.***

**MEASURE OF SUCCESS:**

STRATEGY	DEPARTMENT RESPONSIBLE	OUTCOME	STATUS
1. Ensure that the procurement process is not unnecessarily burdensome so that participation by minority businesses are not excluded.	PROCUREMENT	MBE/WBE Advisory Committee MBE/WBE Outreach Plan.	Ongoing
2. Establish minority participation goals by size of contract and business activity with smaller contracts having higher percentage goals and larger contracts should have higher goals for Section 3 participation and subcontracting.	PROCUREMENT	In RE Development, Section 3: 50 hires/20 perm  Tier level goals adopted by Board.	Ongoing
3. Each RE Development will formalize contractor commitments and outreach plan.	Real Estate	Contractor Outreach Plan part of every RE Development.	Formal MBE/WBE requirements are indicated in RFPs. Commitment goals are agreed to by each contractor.

**GOAL 6.2**  
***Identify resources and opportunities which advance DHA's Opportunity Principles.***

**MEASURE OF SUCCESS:**

STRATEGY	DEPARTMENT RESPONSIBLE	OUTCOME	STATUS
1. Establish measurable goals and evaluation criteria for determining positive impact in the community.	PROCUREMENT / FINANCE	Establish measures of Community Needs and DHA Actions through dialogue with partners.	2009 and ongoing
2. Promote partnerships (using DHA requirements) with other agencies who are helping build capacity in the community.	PROCUREMENT	MOU's and Partnership with small business serving organizations.	Ongoing
3. Create effective evaluation process to measure how well we are doing to achieve these goals — quarterly.	PROCUREMENT	A monitoring process That provides feedback from MBE/WBE businesses and end-users.	2009
4. Institute formal contractor evaluation program-performance, section 3, MBE/WBE benchmarks.	PROCUREMENT	Written process in place for objective evaluation from all end-users in relation to performance and MBE/WBE/Sec3	Contractor Evaluation Process has been established and is in the new Procurement Procedures for Implementation. Section 3 and MBE/WBE benchmarks-FUTURE

## Attachment 2

### Section 6.0 Plan Update

In addition to the items captured in the Plan template, PHAs must have the elements listed below readily available to the public. Additionally, a PHA must: (a) Identify specifically which plan elements have been revised since the PHA's prior plan submission. (b) Identify where the 5-Year and Annual Plan may be obtained by the public. At a minimum, PHAs must post PHA Plans, including updates, at each Asset Management Project (AMP) and main office or central office of the PHA. PHAs are strongly encouraged to post complete PHA Plans on its official website. PHAs are also encouraged to provide each resident council a copy of its 5-Year and Annual Plan.

#### A. Plan elements readily available to the public.

Revised Since Prior Submission	PHA Plan Elements (24 CFR 903.7)	Responsible Department
	<b>Housing Management</b>	
✓	Public Housing Admissions and (Continued) Occupancy Policy (A&O/ACOP) Available for review	Housing Management
✓	Tenant Eligibility: Included in Public Housing A & O Policy, Section 2.3	Housing Management
✓	Selection and Admissions Policies: Included in Public Housing A & O Policy, Sections 1 & 2	Housing Management
	Deconcentration: Included in Public Housing A & O Policy, Sections 2.19 & 2.20	Housing Management
✓	Wait List Procedures: Included in Public Housing A & O Policy, Section 2.4	Housing Management
✓	Rent Determination: Included in Public Housing A & O Policy, Section 2.41	Housing Management
✓	Operations and Management: A statement of the rules, standards, and policies of the PHA governing maintenance management of housing owned, assisted, or operated by the public housing agency (which shall include measures necessary for the prevention or eradication of pest infestation, including cockroaches), and management of the PHA and programs of the PHA. Available for review	Housing Management
	Grievance Procedures: Included in Public Housing A & O Policy, Section 2.11	Housing Management
	Designated Housing for the Elderly and Disabled: Included in Agency 5-Year Plan, Attachment 2	Housing Management
✓	Pets: Included in Public Housing A & O Policy, Section 2.35	Housing Management
✓	Civil Rights Certification: Included in Agency 5-Year Plan	Housing Management
	Violence Against Women: Included in Public Housing A & O Policy, Section 2.40	Housing Management
	Safety and Crime Prevention: Describe the PHA's plan for safety and crime prevention to ensure the safety of the public housing residents. The statement must include: (i) A description of the need for measures to ensure the safety of public housing residents; (ii) A description of any crime prevention activities conducted or to be conducted by the PHA; and (iii) A description of the coordination between the PHA and the appropriate police precincts for carrying out crime prevention measures and activities. Available for review	Housing Management
	<b>Finance</b>	
✓	The results of the most recent fiscal year audit of the PHA conducted under the Single Audit Act as implemented by OMB Circular A-133, the results of that audit and the PHA's response to any findings.	Finance
✓	Asset Management: Included in Annual Comprehensive Budget	Finance
✓	Results of latest Public Housing Assessment System (PHAS) Assessment (or other applicable assessment): Included in Annual Comprehensive Budget	Finance
✓	Results of latest Section 8 Management Assessment System (SEMAP): Included in Annual Comprehensive Budget	Finance

Revised Since Prior Submission	PHA Plan Elements (24 CFR 903.7)	Responsible Department
✓	Most recent board-approved operating budget for the public housing program: Included in Annual Comprehensive Budget	Finance
✓	Financial Resources: Included in Annual Comprehensive Budget	Finance
	<b>Section Eight</b>	
✓	Section 8 Administrative Plan: Available for review	Section Eight
✓	Section 8 rent determination (payment standard) policies and written analysis of Section 8 payment standard policies: Included in Section 8 Administrative Plan.	Section Eight
	Community Service and Self Sufficiency: A description of: (1) Any programs relating to services and amenities provided or offered to assisted families; (2) Any policies or programs of the PHA for the enhancement of the economic and social self-sufficiency of assisted families, including programs under Section 3 and FSS; (3) How the PHA will comply with the requirements of community service and treatment of income changes resulting from welfare program requirements. (Note: applies to only public housing). Available for review	Resident Services

## B. Designated Housing for Elderly and Disabled Families.

With respect to public housing projects owned, assisted, or operated by the PHA, describe any projects (or portions thereof), in the upcoming fiscal year, that the PHA has designated or will apply for designation for occupancy by elderly and disabled families. The description shall include the following information: 1) development name and number; 2) designation type; 3) application status; 4) date the designation was approved, submitted, or planned for submission, and; 5) the number of units affected

Designation of Public Housing Activity Description
1a. Development name: Walsh Manor 1b. Development (project) number: AMP 014
2. Designation type: Occupancy by only the elderly <input checked="" type="checkbox"/> Occupancy by families with disabilities <input type="checkbox"/> Occupancy by only elderly families and families with disabilities <input type="checkbox"/>
3. Application status (select one) Approved; included in the PHA's Designation Plan <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date this designation approved, submitted, or planned for submission: 04/06/07
5. If approved, will this designation constitute a (select one) <input type="checkbox"/> New Designation Plan <input checked="" type="checkbox"/> Revision of a previously-approved Designation Plan?
6. Number of units affected: 89 7. Coverage of action (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development

<b>Designation of Public Housing Activity Description</b>
1a. Development name: North Lincoln Mid-Rise 1b. Development (project) number: AMP 553
2. Designation type: Occupancy by only the elderly <input checked="" type="checkbox"/> Occupancy by families with disabilities <input type="checkbox"/> Occupancy by only elderly families and families with disabilities <input type="checkbox"/>
3. Application status (select one) Approved; included in the PHA's Designation Plan <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date this designation approved, submitted, or planned for submission: 04/06/07
5. If approved, will this designation constitute a (select one) <input type="checkbox"/> New Designation Plan <input checked="" type="checkbox"/> Revision of a previously-approved Designation Plan?
8. Number of units affected: 75 of 206 9. 7. Coverage of action (select one) <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development

<b>Designation of Public Housing Activity Description</b>
1a. Development name: Barney Ford 1b. Development (project) number: AMP 1016
2. Designation type: Occupancy by only the elderly <input checked="" type="checkbox"/> Occupancy by families with disabilities <input type="checkbox"/> Occupancy by only elderly families and families with disabilities <input type="checkbox"/>
3. Application status (select one) Approved; included in the PHA's Designation Plan <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date this designation approved, submitted, or planned for submission: 04/06/07
5. If approved, will this designation constitute a (select one) <input type="checkbox"/> New Designation Plan <input checked="" type="checkbox"/> Revision of a previously-approved Designation Plan?
10. Number of units affected: 81 of 247 11. 7. Coverage of action (select one) <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development

**Designation of Public Housing Activity Description**

1a. Development name: 1099 Osage

1b. Development (project) number: AMP 067

2. Designation type:

Occupancy by only the elderly

Occupancy by families with disabilities

Occupancy by only elderly families and families with disabilities

3. Application status (select one)

Approved; included in the PHA's Designation Plan

Submitted, pending approval

Planned application

4. Date this designation approved, submitted, or planned for submission: 08/08/10

5. If approved, will this designation constitute a (select one)

New Designation Plan

Revision of a previously-approved Designation Plan?

12. Number of units affected: 100

13. 7. Coverage of action (select one)

Part of the development

Total development

## Attachment 3

### Section 7.0 Hope VI, Mixed Finance Modernization or Development, Demolition and/or Disposition, Conversion of Public Housing, Homeownership Programs, and Project-based Vouchers.

#### A. Hope VI or Mixed Finance Modernization or Development

With respect to public housing projects owned by the PHA and subject to ACCs under the Act: **1)** A description of any housing (including project number (if known) and unit count) for which the PHA will apply for HOPE VI or Mixed Finance Modernization or Development; and **2)** A timetable for the submission of applications or proposals.

Development Name*	Development Type	AMP	Unit Count	Anticipated Submission Date
Park Avenue Block 5-B	Development	065	30 ACC	November 2009
South Lincoln Homes	HOPE VI	010	270	October 2011
Westwood Homes	MF Modernization	011	192	March 2010
South Lincoln Mid-Rise	Development	067	100 ACC	April 2010
Sun Valley Homes/Annex	HOPE VI	008/012	333	September 2013
Westridge Homes	HOPE VI	006	200	September 2018
Platte Valley	MF Modernization	016	66	September 2011

\*All applications are contingent on funding availability

#### B. Demolition and/or Disposition

With respect to public housing projects owned by the PHA and subject to ACCs under the Act: **(1)** A description of any housing (including project number and unit numbers [or addresses]), and the number of affected units along with their sizes and accessibility features) for which the PHA will apply or is currently pending for demolition or disposition; and **(2)** A timetable for the demolition or disposition.

Demolition/Disposition Activity Description
1a. Development name: South Lincoln Homes 1b. Development (project) number: AMP-010
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Disposition pending Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission: 30/10/11
5. Number of units affected: 270
6. Coverage of action (select one) <input type="checkbox"/> Part of the development (single site) <input checked="" type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 30/12/11 b. Projected end date of activity: 30/09/15

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	Westwood Homes
1b. Development (project) number:	AMP-011
2. Activity type:	Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Disposition pending Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	31/03/10
5. Number of units affected:	192
6. Coverage of action (select one)	<input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: 31/07/10 b. Projected end date of activity: 31/12/12

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	Sun Valley Homes/Annex
1b. Development (project) number:	AMP-008
2. Activity type:	Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Disposition pending Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	30/09/13
5. Number of units affected:	333
6. Coverage of action (select one)	<input type="checkbox"/> Part of the development (single site) <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: 31/12/14 b. Projected end date of activity: 31/12/16

<b>Demolition/Disposition Activity Description</b>
1a. Development name: Westridge Homes 1b. Development (project) number: AMP-006
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Disposition pending Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission: 30/09/18
5. Number of units affected: 200
6. Coverage of action (select one) <input type="checkbox"/> Part of the development (single site) <input checked="" type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 31/12/19 b. Projected end date of activity: 31/12/21

<b>Demolition/Disposition Activity Description</b>
1a. Development name: Platte Valley 1b. Development (project) number: AMP-016
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Disposition pending Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission: 30/09/11
5. Number of units affected: 66 of 247
6. Coverage of action (select one) <input checked="" type="checkbox"/> Part of the development (AMP) <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 31/12/12 b. Projected end date of activity: 31/12/14

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	Dispersed 50
1b. Development (project) number:	AMP-050
2. Activity type:	Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Disposition pending Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	30/09/10
5. Number of units affected:	340
6. Coverage of action (select one)	<input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: 30/06/11 b. Projected end date of activity: 31/12/12

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	Dispersed 51
1b. Development (project) number:	AMP-051
2. Activity type:	Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Disposition pending Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	30/09/10
5. Number of units affected:	323
6. Coverage of action (select one)	<input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: 30/06/11 b. Projected end date of activity: 31/12/12

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	Dispersed 70
1b. Development (project) number:	AMP-070
2. Activity type:	Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Disposition pending Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	30/09/10
5. Number of units affected:	419
6. Coverage of action (select one)	<input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: 30/06/11 b. Projected end date of activity: 31/12/12

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	Vacant land at 2690 W. Asbury/3062 West 37 <sup>th</sup> and 710 West 4 <sup>th</sup>
1b. Development (project) number:	
2. Activity type:	Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one)	Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Disposition pending Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission:	30/09/10
5. Number of units affected:	0
6. Coverage of action (select one)	<input checked="" type="checkbox"/> Part of the development (single sites) <input type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: 31/12/10 b. Projected end date of activity: 31/12/10

### **C. Conversion of Public Housing**

With respect to public housing owned by a PHA: **1)** A description of any building or buildings (including project number and unit count) that the PHA is required to convert to tenant-based assistance or that the public housing agency plans to voluntarily convert; **2)** An analysis of the projects or buildings required to be converted; and **3)** A statement of the amount of assistance received under this chapter to be used for rental assistance or other housing assistance in connection with such conversion.

1. DHA manages a portfolio of 3,943 public housing units. The public housing units are a mix of row-type, high-rise, single family, duplex, triplex, four-plex, and multi-plex units located throughout the City and County of Denver's jurisdictional boundaries. DHA intends to conduct a conversion assessment in accordance with 24 CFR 972.218 to explore the voluntary conversion of the public housing units. The assessment will be conducted within the parameters of the "Long Term Strategic Plan" adopted by DHA's Board of Commissioners, which has specific goals and measurable tasks for the Agency. Goal 2.2, Strategy 1: Evaluate aging, obsolete and underperforming assets and develop long-range capital and financing plans. Strategy 3: Develop goals and recommendations on demolition, disposition, or voluntary conversion of public housing properties.
2. If the assessment is favorable, DHA will prepare a conversion plan in accordance with 24CFR 972.227-24 CFR.233.

### **D. Homeownership**

A description of any homeownership (including project number and unit count) administered by the agency or for which the PHA has applied or will apply for approval.

1. Although the Denver Housing Authority doesn't administer a PHA Homeownership program, the Resident and Community Services (RCS) Department offers alternative programs to housing authority residents that encourage and promote self-sufficiency and upward mobility. These programs, Family Self-Sufficiency (FSS), ROSS Financial (Resident Opportunities for Self Sufficiency), ROSS Employment, and the Homeownership Program, strive to provide resources to residents to empower them to become self-sufficient. These efforts culminate, in many situations, with home ownership. In addition, as a HUD Approved Counseling Agency, DHA provides homeownership counseling, foreclosure prevention, and education to the public.

### **E. Project-Based Vouchers**

If the PHA wishes to use the project-based voucher program, a statement of the projected number of project-based units and general locations and how project basing would be consistent with its PHA Plan.

1. DHA will operate a PBV program using up to 10% of its Voucher program budget authority. At least annually, DHA will determine the number of vouchers needed for PBV program and reduce or discontinue the issuance of new tenant-based vouchers so that the necessary PBV assistance are made available through attrition.

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program and 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**

[A Name: using Authority of the City and County of Denver	Grant Type and Number: 2007 Capital Fund Grant Capital Fund Program No: CO06P00150107 Date of CFRPA:	Replacement Housing Factor Grant No:	FFY of Grant: 2007 FFY of Grant Approval: 2007 Prepared: July 08, 2010
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Original Annual Statement Performance and Evaluation Report for Period Ending: June 30, 2010	Reserved for Disasters/Emergencies Final Performance and Evaluation Report		Revised Annual Statement (revision no: )	
	Summary by Development Account	Total Estimated Cost	Revised	Total Actual Cost
Account	Original	Revised	Obligated	Expended
Debt Service-Securitization	\$930,299.00	\$1,150,830.42	\$1,150,830.42	\$1,150,830.42
Total non-CFP Funds				
1406 Operation	\$0.00	\$0.00	\$0.00	\$0.00
1408 Management Improvements Soft Costs	\$200,000.00	\$137,132.91	\$137,132.91	\$137,132.91
Management Improvements Hard Costs	\$120,000.00	\$50,044.07	\$50,044.07	\$49,012.76
1410 Administration	\$559,000.00	\$559,000.00	\$559,000.00	\$559,000.00
1411 Audit				
1415 Liquidated Damages				
1430 Fees and Costs	\$200,000.00	\$17,862.84	\$17,862.84	\$17,862.84
1440 Site Acquisition				
1450 Site Improvements	\$525,000.00	\$587,995.00	\$587,995.00	\$587,995.00
1460 Dwelling Structures	\$1,826,776.00	\$0.00	\$0.00	\$0.00
1465.1 Dwelling Equipment				
1470 Nondwelling Structures	\$852,051.00	\$2,905,832.00	\$2,905,832.00	\$2,905,832.00
1475 Nondwelling Equipment	\$0.00	\$50,552.70	\$50,552.70	\$5,208.96
1485 Demolition				
1490 Replacement Reserve				
1492 Moving to Work Demonstration				
1495.1 Relocation Costs	\$78,000.00	\$131,876.06	\$131,876.06	\$131,876.06
1499 Development Activities				
1502 Contingency	\$300,000.00	\$0.00	\$0.00	\$0.00
Amount of Annual Grant	\$5,591,126.00	\$5,591,126.00	\$5,591,126.00	\$5,544,750.95
Amount Related to LBP Activities				
Amount Related to 504 Compliance				
Amount Related to Security-Soft Costs				
Amount Related to Security-Hard Costs				
Amount Related to Energy Conservation				
Collateralization Expenses or Debt Service	\$930,299.00	\$1,150,830.42	\$1,150,830.42	\$1,150,830.42

Annual Statement/Performance and Evaluation Report  
Capital Fund Program and 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**

<b>A Name:</b>	Grant Type and Number: 2007 Capital Fund Grant	Replacement Housing Factor Grant No:	FFY of Grant: 2007
Issuing Authority of the	Capital Fund Program No: CO06P00150107		FFY of Grant Approval: 2007
City and County of Denver	Date of CFFPA		Prepared: July 08, 2010
<b>Name of Grant</b>			
Original Annual Statement		Reserved for Disasters/Emergencies	
Performance and Evaluation Report for Period Ending: June 30, 2010		Final Performance and Evaluation Report	
Signature of Executive Director		Date	Signature of Public Housing Director
_____		_____	_____
			Revised Annual Statement (revision no: )

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program and 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 II: Supporting Pages

PHA Name: Housing Authority of the City and County of Denver		Grant Type and Number: 2007 Capital Fund Capital Fund Grant No: CO06P00150107		CFPP (Yes/No):		No		Federal FY of Grant: 2007		Prepared: July 08, 2010	
Development Number Name/PHA Activities	General Description of Major Work Categories	Development Account No.	Quantity # of Units	Total Estimated Cost	Revised	Funds Obligated	Funds Expended	Total Actual Cost	Work Complete	Status of Work	
CO06P001011 Westwood AMP 011	Site Work	1450	200	\$350,000.00	\$587,995.00	\$587,995.00	\$587,995.00	\$587,995.00	Work Complete		
	Dwelling Structures	1460	200	\$350,000.00	\$587,995.00	\$587,995.00	\$587,995.00	\$587,995.00	Work Complete		
Total Site Work				\$700,000.00	\$1,175,990.00	\$1,175,990.00	\$1,175,990.00	\$1,175,990.00			
CO06P001011 Westwood AMP 011	Full Modernization in accordance with architectural drawings and specification. Scope will vary by unit.			\$550,000.00	\$0.00	\$0.00	\$0.00	\$0.00			
	Non Dwelling Structures	1470		\$852,051.00	\$2,905,832.00	\$2,905,832.00	\$2,905,832.00	\$2,905,832.00	Work Complete		
Total Non Dwelling Structures				\$852,051.00	\$2,905,832.00	\$2,905,832.00	\$2,905,832.00	\$2,905,832.00			
Total Dwelling Structures				\$1,552,051.00	\$1,175,990.00	\$1,175,990.00	\$1,175,990.00	\$1,175,990.00			
Total Non Dwelling Structures				\$852,051.00	\$2,905,832.00	\$2,905,832.00	\$2,905,832.00	\$2,905,832.00			
Total Site Work				\$1,552,051.00	\$1,175,990.00	\$1,175,990.00	\$1,175,990.00	\$1,175,990.00			
CO06P001014 Walsh Manor AMP 014	Site Work	1450	200	\$50,000.00	\$0.00	\$0.00	\$0.00	\$0.00			
	Resurface parking lot			\$50,000.00	\$0.00	\$0.00	\$0.00	\$0.00			
Total Site Work				\$50,000.00	\$0.00	\$0.00	\$0.00	\$0.00			
CO06P001005 Columbine Homes AMP 005	Dwelling Structures	1460	200	\$543,776.00	\$0.00	\$0.00	\$0.00	\$0.00			
	Full Modernization			\$543,776.00	\$0.00	\$0.00	\$0.00	\$0.00			
Total Dwelling Structures				\$543,776.00	\$0.00	\$0.00	\$0.00	\$0.00			
CO06P001043 Dispersed	Site Work	1450		\$75,000.00	\$0.00	\$0.00	\$0.00	\$0.00			
	Site Improvements			\$75,000.00	\$0.00	\$0.00	\$0.00	\$0.00			
Total Site Work				\$75,000.00	\$0.00	\$0.00	\$0.00	\$0.00			
CO06P001043 Dispersed	Dwelling Structures	1460	34	\$75,000.00	\$0.00	\$0.00	\$0.00	\$0.00			
	Full Modernization in accordance with architectural drawings and specification. Scope will vary by unit.			\$425,000.00	\$0.00	\$0.00	\$0.00	\$0.00			
Total Dwelling Structures				\$425,000.00	\$0.00	\$0.00	\$0.00	\$0.00			
Total Site Work				\$75,000.00	\$0.00	\$0.00	\$0.00	\$0.00			
Total Dwelling Structures				\$425,000.00	\$0.00	\$0.00	\$0.00	\$0.00			
Total Site Work				\$75,000.00	\$0.00	\$0.00	\$0.00	\$0.00			
Total Dwelling Structures				\$425,000.00	\$0.00	\$0.00	\$0.00	\$0.00			
Total Site Work				\$75,000.00	\$0.00	\$0.00	\$0.00	\$0.00			

Part II: Supporting Pages

PHA Name: Housing Authority of the City and County of Denver		Grant Type and Number: 2007 Capital Fund Capital Fund Grant No: CO06P00150107		CFEP (Yes/No):		No		Federal FY of Grant: 2007	
Development Number Name/PHA Activities	General Description of Major Work Categories	Replacement Account No.	Quantity # of Units	Total Estimated Cost	Revised	Funds Obligated	Funds Expended	Status of Work	
CO06P001044 Dispersed	Site Work	1450		\$50,000.00	\$0.00	\$0.00	\$0.00		
	Site Improvements			\$50,000.00	\$0.00	\$0.00	\$0.00		
	<b>Total Site Work</b>		14	\$258,000.00	\$0.00	\$0.00	\$0.00		
	Dwelling Structures	1460		\$50,000.00	\$0.00	\$0.00	\$0.00		
	Full Modernization in accordance with architectural drawings and specification. Scope will vary by unit.			\$258,000.00	\$0.00	\$0.00	\$0.00		
	<b>Total Dwelling Structures</b>			\$308,000.00	\$0.00	\$0.00	\$0.00		
Dispersed	Dwelling Structures	1460		\$50,000.00	\$0.00	\$0.00	\$0.00		
	Vacancy Reduction			\$50,000.00	\$0.00	\$0.00	\$0.00		
	<b>Total Dwelling Structures</b>			\$100,000.00	\$0.00	\$0.00	\$0.00		
Agency Wide	Operations	1408		\$0.00	\$0.00	\$0.00	\$0.00		
Operations	Operations			\$0.00	\$0.00	\$0.00	\$0.00		
1408	MIP Activities	1408		\$49,000.00	\$49,000.00	\$49,000.00	\$49,000.00		
	Homeownership			\$45,000.00	\$45,000.00	\$45,000.00	\$45,000.00		
	Employment and Training			\$15,000.00	\$15,000.00	\$15,000.00	\$15,000.00		
	Section 3 outreach			\$3,000.00	\$3,000.00	\$3,000.00	\$3,000.00		
	Communication			\$8,000.00	\$7,474.83	\$7,474.83	\$7,474.83		
	Crime and Safety			\$10,000.00	\$10,000.00	\$10,000.00	\$10,000.00		
	Bilingual Services			\$20,000.00	\$7,658.08	\$7,658.08	\$7,658.08		
	MIP Activities			\$50,000.00	\$0.00	\$0.00	\$0.00		
	PHAS Support			\$20,000.00	\$0.00	\$0.00	\$0.00		
	Security			\$20,000.00	\$0.00	\$0.00	\$0.00		
MIP Soft Costs	MIP Activities	1408		\$120,000.00	\$50,044.07	\$50,044.07	\$49,012.76		
	Network Upgrades			\$120,000.00	\$50,044.07	\$50,044.07	\$49,012.76		
Hard Costs	Salaries of Modernization Staff, Administration Clerks	1410		\$559,000.00	\$559,000.00	\$559,000.00	\$559,000.00		
Administration	Administration			\$559,000.00	\$559,000.00	\$559,000.00	\$559,000.00		
1410				\$559,000.00	\$559,000.00	\$559,000.00	\$559,000.00		

Part II: Supporting Pages

PHA Name:		Grant Type and Number: 2007 Capital Fund		CEFP (Yes/No):		No		Federal FY of Grant: 2007	
Housing Authority of the City and County of Denver		Capital Fund Grant No: CO06P00150107		Replacement Housing Factor Grant No:					
Development Number Name/PHA Activities	General Description of Major Work Categories	Development Account No.	Quantity # of Units	Total Estimated Cost	Total Actual Cost	Status of Work			
1430 Fees & Costs	A&E Services Westwood AMP 011	1430		\$200,000.00	\$17,862.84		\$17,862.84	\$17,862.84	
<b>Subtotal</b>									
1475 Non-Dwelling Equipment	Computer Equipment Walsh Manor - AMP 014 North Lincoln - AMP 553 Columbine - AMP 005 Westridge - AMP 006 Gulfig Newton - AMP 007 Sun Valley - AMP 008 South Lincoln - AMP 010 Westwood - AMP 011 Disp East - AMP 050 Disp West - AMP 051 Disp South - AMP 070 Walsh Annex - AMP 021 Barney Ford - AMP 016	1475		\$200,000.00	\$1,588.49		\$1,588.49	\$1,588.49	
1495 Relocation	Columbine Homes - AMP 005	1495		\$63,000.00	\$131,876.06		\$131,876.06	\$131,876.06	
<b>Subtotal</b>									
1502 Contingency	May Not Exceed 8%	1502		\$300,000.00	\$0.00		\$0.00	\$0.00	
<b>Subtotal</b>									
1501 Debt Service	Debt Service Payments from Securitization	1501		\$930,299.00	\$1,150,830.42		\$1,150,830.42	\$1,150,830.42	
<b>Subtotal</b>									
<b>2007 CAPITAL FUND TOTAL</b>				\$5,594,126.00	\$5,594,126.00		\$5,594,126.00	\$5,594,126.00	

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program and 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 III: Implementation Schedule**

PHA Name: The Housing Authority of the City and County of Denver

Federal FY of Grant: 2007  
 Prepared: July 08, 2010

Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Fund Expended (Quarter Ending Date)		Reasons for Revised Target Dates
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	
CO06P001011 Westwood	September 2009	September 2008	September 2011	October 2009	
Agency Wide Debt Service	September 2009	September 2008	September 2011	October 2009	

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program and 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**

<b>IA Name:</b> using Authority of the ty and County of Denver	<b>Grant Type and Number:</b> 2008 Capital Fund Grant Capital Fund Program No: CO06P00150108 Date of CFFPA:	Replacement Housing Factor Grant No:	<b>FFY of Grant:</b> 2008 <b>FFY of Grant Approval:</b> 2008 Prepared: July 12, 2010
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Original Annual Statement	Performance and Evaluation Report for Period Ending: June 30, 2010	Reserved for Disasters/Emergencies		Revised Annual Statement (revision no: )	
		Final Performance and Evaluation Report	Total Estimated Cost	Obligated	Expended
<b>Summary by Development Account</b>					
Debt Service-Securitization		\$1,157,488	\$1,152,125	\$1,152,125	\$1,152,125
Total non-CFF Funds					
1406 Operation		\$0	\$0	\$0	\$0
1408 Management Improvements Soft Costs		\$200,000	\$169,746	\$169,746	\$114,485
Management Improvements Hard Costs		\$120,000	\$136,350	\$136,350	\$8,400
1410 Administration		\$510,000	\$510,000	\$510,000	\$510,000
1411 Audit					
1415 Liquidated Damages					
1430 Fees and Costs		\$377,000	\$309,947	\$309,947	\$299,197
1440 Site Acquisition					
1450 Site Improvements		\$350,000	\$636,018	\$636,018	\$636,017
1460 Dwelling Structures		\$2,879,701	\$2,361,790	\$2,361,790	\$2,361,790
1465.1 Dwelling Equipment		\$0	\$443,647	\$443,647	\$424,872
1475 Nondwelling Equipment		\$0	\$92,802	\$92,802	\$82,338
1485 Demolition					
1490 Replacement Reserve					
1492 Moving to Work Demonstration					
1495.1 Relocation Costs		\$78,000	\$87,707	\$87,707	\$87,707
1499 Development Activities					
1502 Contingency		\$227,943	\$0	\$0	\$0
Amount of Annual Grant		\$5,900,132	\$5,900,132	\$5,900,132	\$5,676,931
Amount Related to LBP Activities					
Amount Related to 504 Compliance					
Amount Related to Security-Soft Costs					
Amount Related to Security-Hard Costs					
Amount Related to Energy Conservation					
Collateralization Expenses or Debt Service		\$1,157,488	\$1,152,125	\$1,152,125	\$1,152,125

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**Part I: Summary**

IA Name: Issuing Authority of the City and County of Denver	Grant Type and Number: 2008 Capital Fund Capital Fund Program No: CO06P00150108 Date of CFFPA	Replacement Housing Factor Grant No:	FFY of Grant: 2008 FFY of Grant Approval: 2008 Prepared: July 12, 2010
Type of Grant Original Annual Statement Performance and Evaluation Report for Period Ending: June 30, 2010		Reserved for Disasters/Emergencies Final Performance and Evaluation Report	Revised Annual Statement (revision no: ) Signature of Public Housing Director Date

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

PHA Name:		Grant Type and Number: 2008 Capital Fund		CFPP (Yes/No):		Funds		Federal FY of Grant: 2008	
Housing Authority of the City and County of Denver		Capital Fund Grant No: CO06P00150108		No		Prepared: July 12, 2010			
Development Number Name/PHA Activities	General Description of Major Work Categories	Development Account No.	Quantity # of Units	Total Estimated Cost Original	Total Estimated Cost Revised	Total Actual Cost Funds Obligated	Total Actual Cost Funds Expended	Status of Work	
CO06P001005 Columbine Homes	Site Work Site Improvements Dwelling Structures Full Modernization <b>Total Site Work</b>	1450	198	\$0 \$0 \$0 \$0	\$287,123 \$287,123 \$2,361,790 \$2,361,790	\$287,123 \$287,123 \$2,361,790 \$2,361,790	\$287,123 \$287,123 \$2,361,790 \$2,361,790	Work Completed Work Completed Work Completed Work Completed	
<b>Total Dwelling Structures</b>									
<b>Columbine Subtotal</b>									
CO06P001011 Westwood	Site Work Site Improvements Dwelling Structures Full Modernization Total Site Work Non Dwelling Structures New Community Center Demolition Community Center Demolition Total Non-Dwelling Structures	1450	198	\$350,000 \$350,000 \$2,829,701 \$2,829,701	\$348,895 \$348,895 \$0 \$0	\$348,895 \$348,895 \$0 \$0	\$348,894 \$348,894 \$0 \$0	Work Completed Work Completed Work Completed Work Completed	
<b>Westwood Subtotal</b>									
Agency Wide	Dwelling Structures Vacancy Reduction Total Dwelling Structures	1460		\$50,000 \$50,000	\$0 \$0	\$0 \$0	\$0 \$0		
<b>Agency Wide Subtotal</b>									
Operations	Operations Total Dwelling Structures	1406		\$0 \$0	\$0 \$0	\$0 \$0	\$0 \$0		
<b>Operations Subtotal</b>									

**Part II: Supporting Pages**

PHA Name:		Grant Type and Number: 2008 Capital Fund		Federal FY of Grant: 2008		
Housing Authority of the City and County of Denver		Capital Fund Grant No: C006P00150108		CFPP (Yes/No): No		
Development Number Name/PHA Activities		Replacement Housing Factor Grant No:		Status of Work		
Development Number	General Description of Major Work Categories	Development Account No.	Quantity # of Units	Total Estimated Cost	Total Actual Cost	
				Original	Revised	
				Funds Obligated	Funds Expended	
Hard Costs	MIP Activities Network Upgrades	1408		\$120,000	\$136,350	\$8,400
MIP Hard Costs	Subtotal			\$120,000	\$136,350	\$8,400
Management Improvement	MIP Activities Homeownership Employment and Training Section 3 outreach Communication Crime and Safety Bilingual Services PHAS Support Inventory System Computer Access	1408		\$49,000 \$45,000 \$15,000 \$3,000 \$8,000 \$10,000 \$20,000 \$0 \$0 \$0 \$0	\$49,000 \$45,000 \$15,000 \$3,000 \$8,000 \$10,000 \$12,153 \$120 \$1,918 \$565 \$515 \$636	\$4,524 \$45,000 \$15,000 \$3,000 \$8,000 \$10,000 \$1,797 \$120 \$1,918 \$565 \$515 \$636
Soft Costs	Security AMP 014 - Walsh Manor Security AMP 016 - Barney Ford Security AMP 020 - Connole Security AMP 011 - Westwood Security			\$0 \$0 \$0 \$50,000	\$23,412 \$636 \$636 \$429	\$23,412 \$636 \$636 \$0
MIP Soft Costs	Subtotal			\$200,000	\$169,745	\$17,485
Administration	Salaries of Modernization Staff, Administration, Clerks	1410		\$510,000	\$510,000	\$510,000
	Subtotal			\$510,000	\$510,000	\$510,000
Fees & Costs	A&E Services Columbine Homes - AMP 005 Culigg Newton Homes - AMP 007 Sun Valley - AMP 008 South Lincoln - AMP 010 Westwood Homes - AMP 011 Walsh Manor - AMP 014 Hirschfeld - AMP 015 Barney Ford - AMP 016 Mulroy Apts - AMP 017 Thomas Connole - AMP 020 Walsh Annex - AMP 021 North Lincoln - AMP 021	1430		\$377,000 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0	\$125,767 \$4,266 \$394 \$655 \$155,664 \$4,590 \$1,639 \$7,016 \$1,639 \$5,168 \$1,639 \$1,510	\$125,767 \$4,266 \$394 \$655 \$155,664 \$4,590 \$1,639 \$7,016 \$1,639 \$5,168 \$1,639 \$1,510
	Subtotal			\$377,000	\$309,947	\$299,197
1430				\$377,000	\$309,947	\$299,197

**Part II: Supporting Pages**

PHA Name:		Grant Type and Number: 2008 Capital Fund		Federal FY of Grant: 2008			
Housing Authority of the City and County of Denver		Capital Fund Grant No: CO06P00150108		CFPP (Y/es/No):			
		Replacement Housing Factor Grant No:		No			
Development Number Name/PHA Activities	General Description of Major Work Categories	Development Account No.	Quantity # of Units	Total Estimated Cost	Total Actual Cost	Status of Work	
				Original	Revised	Funds Obligated	Funds Expended
Non Dwelling Equip 1475	Westwood Homes - AMP 011 Cornole - AMP 020 North Lincoln - AMP 553 Bean Tower - AMP 029 Hirschfeld - AMP 015	1475		\$0	\$82,338 \$1,163 \$4,650 \$3,488 \$1,163	\$82,338 \$1,163 \$4,650 \$3,488 \$1,163	\$82,338 \$0 \$0 \$0 \$0
<b>Non Dwelling Equip Subtotal</b>				\$0	\$82,338	\$82,338	\$82,338
Relocation 1495	Columbine Homes - Amp 005	1495		\$78,000	\$87,707	\$87,707	\$87,707
<b>Relocation Subtotal</b>				\$78,000	\$87,707	\$87,707	\$87,707
Contingency 1502	May Not Exceed 8%	1502		\$227,943	\$0	\$0	\$0
<b>Contingency Subtotal</b>				\$227,943	\$0	\$0	\$0
Debt Service	Debt Service Payments from Securitization			\$1,157,488	\$1,152,125	\$1,152,125	\$1,152,125
<b>Debt Service Subtotal</b>				\$1,157,488	\$1,152,125	\$1,152,125	\$1,152,125
<b>2008 Capital Fund Total</b>				\$5,900,132	\$5,900,132	\$5,900,132	\$5,676,931

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

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

**Part III: Implementation Schedule**

PHA Name: The Housing Authority of the City and County of Denver

Federal FY of Grant: 2008  
 Prepared: July 12, 2010

Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Fund Expended (Quarter Ending Date)		Reasons for Revised Target Dates
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	
CO06F001005 Columbine	June 2010	October 2009	June 2012	March 2010	
CO06F001011 Westwood	June 2010	October 2009	June 2012	March 2010	

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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: 2010 Capital Fund Grant	FFY of Grant: 2010
Housing Authority of the City and County of Denver	Capital Fund Program No: C006P00150110 Date of CFFPA	Prepared: July 12, 2010
	Replacement Housing Factor Grant No:	

Type of Grant: Original Annual Statement  
 Performance and Evaluation Report for Period Ending: June 30, 2010  
 Reserved for Disasters/Emergencies  
 Final Performance and Evaluation Report  
 Revised Annual Statement (revision no )

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
	Debt Service-Securitization	\$1,152,725	\$1,152,525	\$1,152,525	\$0
1	Total non-CFP Funds	\$0			
2	1406 Operation	\$310,000	\$310,000	\$0	\$0
3	1408 Management Improvements Soft Costs	\$120,000	\$120,000	\$0	\$0
	Management Improvements Hard Costs	\$590,000	\$590,000	\$0	\$0
4	1410 Administration				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	\$377,000	\$377,200	\$0	\$0
8	1440 Site Acquisition				
9	1450 Site Improvements	\$0	\$0	\$0	\$0
10	1460 Dwelling Structures	\$2,879,701	\$2,643,547	\$0	\$0
11	1465.1 Dwelling Equipment				
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve	\$0	\$236,154	\$0	\$0
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs	\$87,061	\$87,061	\$0	\$0
18	1499 Development Activities				
19	1502 Contingency	\$479,694	\$479,694	\$0	\$0
	Amount of Annual Grant	\$5,996,181	\$5,996,181	\$1,152,525	\$0
	Amount Related to LBP Activities				
	Amount Related to 504 Compliance				
	Amount Related to Security-Soft Costs				
	Amount Related to Security-Hard Costs				
	Amount Related to Energy Conservation				
	Collateralization Expenses or Debt Service				

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Capital Fund Program and Capital Fund Program Replacement Housing Factor and  
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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: Housing Authority of the City and County of Denver	Grant Type and Number: 2010 Capital Fund Grant Capital Fund Program No: CO06P00150110 Date of CFFPA	Replacement Housing Factor Grant No:	FFY of Grant: 2010 FFY of Grant Approval: 2010
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Type of Grant Original Annual Statement Performance and Evaluation Report for Period Ending: June 30, 2010	Reserved for Disasters/Emergencies Final Performance and Evaluation Report	Revised Annual Statement (revision: )
Signature of Executive Director <i>[Signature]</i>	Date <u>10-15-10</u>	Signature of Public Housing Director Date

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program and 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. 2579-0226  
 Expires 4/30/2011

**Part II: Supporting Pages**

PHA Name: Housing Authority of the City and County of Denver		Grant Type and Number: 2010 Capital Fund		Capital Fund Grant No: CO06P00150110		CEFP (Yes/No): No		Federal FY of Grant: 2010	
		Replacement Housing Factor Grant No:						Prepared: July 12, 2010	
Development Number Name/PHA Activities	General Description of Major Work Categories	Development Account No.	Quantity # of Units	Total Estimated Cost	Revised	Funds Obligated	Funds Expended	Status of Work	
CO06P001006 Westridge	Dwelling Structures Full Modernization Per PNA to include Haz Mat Abatement Carpentry Finish Work Mechanical Upgrades Electrical Upgrades Plumbing Upgrades	1460	198	\$2,829,701	\$2,593,547	\$0	\$0		
<b>Total Dwelling Structures:</b>				\$2,829,701	\$2,593,547	\$0	\$0		
<b>Subtotal</b>				\$2,829,701	\$2,593,547	\$0	\$0		
CO06P001000 Agency Wide	Dwelling Structures Vacancy Reduction	1460		\$50,000	\$50,000	\$0	\$0		
<b>Total Dwelling Structures</b>				\$50,000	\$50,000	\$0	\$0		
<b>Agency Wide</b>				\$50,000	\$50,000	\$0	\$0		
1406 Operations	Operations	1406		\$0	\$0	\$0	\$0		
<b>Subtotal</b>				\$0	\$0	\$0	\$0		
1408 Hard Costs	MIP Activities Network Upgrades			\$120,000	\$120,000	\$0	\$0		
<b>MIP Hard Costs</b>				\$120,000	\$120,000	\$0	\$0		
Management Improvement 1408 Soft Costs		1408		\$49,000 \$45,000 \$15,000 \$3,000 \$8,000 \$20,000 \$150,000 \$20,000	\$49,000 \$45,000 \$15,000 \$3,000 \$8,000 \$20,000 \$150,000 \$20,000	\$0	\$0		
<b>Subtotal</b>				\$310,000	\$310,000	\$0	\$0		
<b>MIP Soft Costs</b>				\$310,000	\$310,000	\$0	\$0		

**Part II: Supporting Pages**

PHA Name:		Grant Type and Number: 2010 Capital Fund		Federal FY of Grant: 2010			
Housing Authority of the City and County of Denver		Capital Fund Grant No: CO06P00150110		Prepared: July 12, 2010			
Replacement Housing Factor Grant No:		CFPP (Yes/No): No					
Development Number Name/PHA Activities	General Description of Major Work Categories	Development Account No.	Quantity # of Units	Total Estimated Cost	Total Actual Cost	Status of Work	
				Original	Revised	Funds Obligated	Funds Expended
Administration 1410	Administrative Fee per Asset Management Regulations	1410		\$590,000	\$590,000	\$0	\$0
	<b>Subtotal</b>			<b>\$590,000</b>	<b>\$590,000</b>	<b>\$0</b>	<b>\$0</b>
Fees & Costs 1430	A&E Services	1430		\$377,000	\$377,200	\$0	\$0
	<b>Subtotal</b>			<b>\$377,000</b>	<b>\$377,200</b>	<b>\$0</b>	<b>\$0</b>
	<b>Total A&amp;E Services</b>						
Replacement Reserves 1490	Curtis Park AMP-009 Thomas Bean Tower AMP-558 Hirschfeld Towers AMP-015 Mulroy Apartments AMP-017 Walsh Annex AMP-021 Benedict Park AMP-559 Benedict Park AMP-560 Benedict Park AMP-561	1490		\$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0	\$50,640 \$49,440 \$62,700 \$15,000 \$30,000 \$9,826 \$9,548 \$9,000	\$0	\$0
	<b>Subtotal</b>			<b>\$0</b>	<b>\$236,154</b>	<b>\$0</b>	<b>\$0</b>
Relocation 1495		1495		\$87,061	\$87,061	\$0	\$0
	<b>Subtotal</b>			<b>\$87,061</b>	<b>\$87,061</b>	<b>\$0</b>	<b>\$0</b>
Contingency 1502	May Not Exceed 8%	1502		\$479,694	\$479,694	\$0	\$0
	<b>Subtotal</b>			<b>\$479,694</b>	<b>\$479,694</b>	<b>\$0</b>	<b>\$0</b>
Debt Service	Debt Service Payments from Securitization			\$1,152,725	\$1,152,525	\$1,152,525	\$0
	<b>Subtotal</b>			<b>\$1,152,725</b>	<b>\$1,152,525</b>	<b>\$1,152,525</b>	<b>\$0</b>
	<b>2010 Capital Fund Total</b>			<b>\$5,996,181</b>	<b>\$5,996,181</b>	<b>\$1,152,525</b>	<b>\$0</b>

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 Capital Fund Financing Program

U.S. Department of Housing and Urban Development  
 Office of Public and Indian Housing  
 OMB No. 2577-0226  
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**Part III: Implementation Schedule**

PHA Name: The Housing Authority of the City and County of Denver

Federal FY of Grant: 2010  
 Prepared: July 12, 2010

Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Fund Expended (Quarter Ending Date)		Reasons for Revised Target Dates
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	
CO06P001006 Westridge	July 2012		July 2014		
CO06P001000 Agency Wide	July 2012		July 2014		

**THE HOUSING AUTHORITY OF THE CITY AND COUNTY OF DENVER**  
**RESIDENT AND COMMUNITY SERVICES**  
**CAPITAL FUND PLAN**  
**July 1, 2009 through June 30, 2010**

<b>IDENTIFIED PROBLEM</b>	<b>PROGRAM SOLUTIONS/ACTIVITIES</b>	<b>MI CODE</b>	<b>PROJECT NUMBER</b>	<b>ESTIMATED COST</b>	<b>COMPLETION DATE</b>	
<b>Maintenance</b>						
Lack of responsibility and unnecessary call outs adds to increased maintenance costs	RESIDENT TRAINING & LEADERSHIP (Community Service)					
	<ul style="list-style-type: none"> <li>Assisted 17 Local Resident Councils and Resident Council Board with elections, financial management; Coordinated monthly Comp Grant Advisory Committee meetings.</li> <li>Develop Training programs to emphasize increased responsibility</li> </ul>	RM	936	\$6,639	Ongoing	
	HOMEOWNERSHIP OPPORTUNITIES					
	<ul style="list-style-type: none"> <li>Coordination or resources to public housing residents and conduct training on self sufficiency and homeownership to increase investment in community</li> </ul>	HO HO	937 938	\$23,840 \$4,523	Ongoing	
	CRIME & SAFETY					
	<ul style="list-style-type: none"> <li>Conduct resident training sessions on safety issues, assist with LRC organization and elections, coordinate Violence Task Force Hotline</li> </ul>	CS CS CS	937 938 939	\$6,152 \$8,000 \$8,000	Ongoing	
	Long Term Occupancy	EMPLOYMENT AND TRAINING				
	Lack of opportunities for residents hinders ability of residents to break the cycle of long term occupancy	<ul style="list-style-type: none"> <li>Implement a HUD approved Employment and Training Program and increase participation</li> </ul>	ET ET ET	937 938 939	\$1,819 \$35,440 \$44,894	Ongoing
		SECTION 3 OUTREACH				
		<ul style="list-style-type: none"> <li>Coordinate Section 3 Program and monitor compliance of contractors</li> </ul>	ET ET ET ET ET ET	936 937 938 939 947 949	\$147 \$6,671 \$15,000 \$4,134 \$2,154 \$67,060	Ongoing

SELF SUFFICIENCY	<ul style="list-style-type: none"> <li>Provide coordination of self sufficiency services including job opportunities to public housing residents</li> </ul>	RSS	936	\$181	Ongoing
INTERDEPARTMENTAL COMMUNICATIONS	<ul style="list-style-type: none"> <li>Provide interdepartmental training and materials to increase knowledge of resident initiatives</li> </ul>	RM RM	938 939	\$859 \$543	Ongoing
BI-LINGUAL SERVICES	<ul style="list-style-type: none"> <li>Provide access to written translation services for DHA as well as verbal translation</li> </ul>	RM RM RM	937 938 939	\$5,654 \$10,000 \$3,688	Ongoing

MANAGEMENT IMPROVEMENT CODES (MI)

- CC: Childcare
- ET: Employment & Training
- RSS: Resident Self Sufficiency
- RM: Resident Management
- ROB: Resident Owned Business
- BL: Bilingual Services
- HO: Homeownership Services
- CS: Crime & Safety

PROJECT NUMBER

- 2006 Capital Fund -936
- 2007 Capital Fund- 937
- 2008 Capital Fund- 938
- 2009 Capital Fund- 939
- 2009 ARRA Competitive - 947
- 2009 ARRA Formula - 949

**THE HOUSING AUTHORITY OF THE CITY AND COUNTY OF DENVER  
RESIDENT AND COMMUNITY SERVICES  
COMPREHENSIVE GRANT/CAPITAL FUND PLAN  
July 1, 2009 through June 30, 2010**

**MAINTENANCE**

**RESIDENT TRAINING & LEADERSHIP**

**936-2006 Continued technical assistance and leadership development with Local Resident Councils and the Resident Councils Board to increase resident capacity to work with the housing authority to solve problems and increase resident responsibility.**

Resident and Community Services Department staff continued to strengthen their working relationship with the Local Resident Councils and the Resident Councils' Board through regular meeting attendance. DHA assisted with elections, organization and financial management of the Councils. In addition, leadership training was provided to council members. Denver Housing Authority continues to assist with the coordination of the Resident Councils' Board, Capital Fund Grant Committee, Violence Task Force Committee and Special Events Committee.

**Develop training programs to work with residents that emphasize an increase in responsibility.**

Resident training on Bookkeeping, Parliamentary rules and record keeping are held on a one to one basis with LRC members on a monthly basis.

**HOMEOWNERSHIP OPPORTUNITIES**

**937-2007 Coordination of resources to public housing residents between local and city agencies.  
938-2008 Conduct training on self sufficiency & homeownership to increase investment in the community.**

DHA has developed training programs to work with residents that emphasize an increase in responsibility and self sufficiency. These training programs are offered at different sites throughout Denver to increase availability to residents. Homeownership opportunities have been offered to public housing residents to increase investment in the community.

**CRIME & SAFETY**

**937-2007 Provide informational classes for residents with access to safety & self defense  
938-2008 Conduct Resident Training sessions Fire Safety, Drug Prevention and Intervention and safety  
939-2009 issues. Assist 20 resident councils with elections, Organization, and financial management.  
Coordinate Violence Task Force Committee Activities and participation.  
Supervision of Violence Task Force Hotline**

The Resident Councils Board Violence Task Force was created to ensure proper and expeditious action is taken by Denver Housing Authority and appropriate agencies on issues presented. In addition, the Violence Task Force collaborates with other government agencies and develops preventative measures to address crime and violence against residents and properties of Denver Housing Authority.

## LONG TERM OCCUPANCY

### EMPLOYMENT & TRAINING

- 937-2007**      **Implement a HUD approved Employment & Training Program.**  
**938-2008**  
**939-2009**

Funds were used to coordinate employment and training opportunities for residents including the continuation of the Section 3 Employment and Training Program. Employment opportunities were coordinated for residents in the private sector working closely with the Office of Economic Development – Division of Workforce Development Job Service Centers and other employment agencies throughout the Metro Area. Relationships with the following employers throughout Denver were solidified: AAA Cleaning, Alpine Roofing, Preferred Carpet, Jackson Construction, SolSource, SOS Staffing, Gilmore Construction, Front Range, Buck Landscaping, Plaza Construction, Palace Construction, Portell Works, Roth Property Management, MB Roofing, Turner Construction, Deneuve and MW Solar. Each employer works with DHA to fill job openings within their firms.

### SECTION 3 OUTREACH

- 936-2006**      **Develop and Monitor Section 3 Program utilizing a network of agencies**  
**937-2007**  
**938-2008**  
**939-2009**  
**947-ARRA Comp.**  
**949-ARRA Formula**

DHA has created a strong network of job opportunities by taking advantage of Section 3 opportunities offered through contractors. DHA has meet with each contractor with a Section 3 clause to assess job opportunities for residents. The following DHA contractors have offered Section 3 job opportunities – AAA Cleaning, Alpine Roofing, Preferred Carpet, Jackson Construction, SolSource, SOS Staffing, Gilmore Construction, Front Range, Buck Landscaping, Plaza Construction, Palace Construction, Portell Works, Roth Property Management, MB Roofing, Turner Construction, Deneuve and MW Solar.

From January 1, 2010 – June 30, 2010, sixty one (61) Section 3 candidates were placed in employment. Over one hundred eighty training completions were recorded.

### SELF SUFFICIENCY

- 946-2006**      **Provide Coordination of self sufficiency services including job opportunities to public housing residents**

Funds were used to provide case management services to public housing residents. The case management focus remained on education and employment opportunities within the Denver community.

**INTERDEPARTMENTAL COMMUNICATIONS**

**938-2008**     **Provide interdepartmental training and materials to increase knowledge**  
**939-2009**     **of resident initiatives**

Funds were utilized to increase knowledge of resident initiatives throughout the housing authority to increase participation in programs.

**BI-LINGUAL SERVICES**

**937-2007**     **Provide access to written translation services for DHA residents as well**  
**938-2008**     **as verbal translation.**  
**939-2009**

Funds were utilized to increase knowledge of resident initiatives throughout the housing authority by providing all RCS material in Spanish and Vietnamese translations. Translators are also available at all Local Resident Council meetings where needed.

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program and 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: 2009 ARRA Competitive CFRG Grant**  
 Housing Authority of the **Capital Fund Program No: CO00100006309E**  
 City and County of Denver **Date of CFFP:** Replacement Housing Factor Grant No:

Line	Type of Grant	Original Annual Statement Performance and Evaluation Report for Period Ending: June 30, 2010	Reserved for Disasters/Emergencies Final Performance and Evaluation Report		Revised Annual Statement (revision no: )	
			Total Estimated Cost	Revised	Obligated	Expended
Summary by Development Account		Current	Revised	Obligated	Expended	
1	Total non-CFP Funds	\$814,430	914,430			
2	1406 Operation	\$0	\$0	\$0	\$0	
3	1408 Management Improvements	\$0	\$0	\$0	\$0	
4	1410 Administration	\$130,000	\$130,457	\$130,457	\$2,145	
5	1411 Audit					
6	1415 Liquidated Damages					
7	1430 Fees and Costs	\$153,500	\$106,901	\$87,040	\$23,450	
8	1440 Site Acquisition					
9	1450 Site Improvements	\$350,000	\$330,660	\$0	\$0	
10	1460 Dwelling Structures					
11	1465.1 Dwelling Equipment					
12	1470 Non-dwelling Structures	\$661,500	\$710,699			
13	1475 Non-dwelling Equipment	\$40,000	\$56,283	\$0	\$0	
14	1485 Demolition					
15	1492 Moving to Work Demonstration					
16	1495.1 Relocation Costs					
17	1499 Development Activities	\$0	\$0	\$0	\$0	
18a	1501 Collateralization or Debt Service paid by the PHA					
18ba	9000 Collateralization or Debt Service paid via direct system payment	\$0	\$0	\$0	\$0	
19	1502 Contingency	\$0	\$0	\$0	\$0	
20	Amount of Annual Grant (sum of lines 2 -16)	\$1,335,000	\$1,335,000	\$217,487	\$25,595	
21	Amount of line20 Related to LBP Activities					
22	Amount of line20 Related to 504 Compliance					
23	Amount of line20 Related to Security-Soft Costs					
24	Amount of line20 Related to Security-Hard Costs					
25	Amount of line20 Related to Energy Conservation					

**Signature of Executive Director** \_\_\_\_\_ **Date** 10/15/10

**Signature of Public Housing Director** \_\_\_\_\_ **Date** \_\_\_\_\_

<b>Part II: Supporting Pages</b>										
PHA Name: Housing Authority of the City and County of Denver		Grant Type and Number: 2009 ARRA Competitive CFRC Grant Capital Fund Grant No: CO00100006309E CFFP (Yes/No):				Federal FY of Grant: 2009 Prepared: September 2, 2010		Replacement Housing Factor Grant No:		Status of Work
Development Number Name/PHA Activities	General Description of Major Work Categories	Development Account No.	Quantity # of Units	Total Estimated Cost		Total Actual Cost		Funds Expended	Status of Work	
				Current	Revised	Funds Obligated	Funds Expended			
1470	<b>Non-Dwelling Structures - Community Center Enhancements</b> Replace gym floor, roofing, acoustical, paint, additional lighting, install partition wall system, photo voltaic system, entry doors, windows, etc	1470		\$661,500	\$710,699	\$0	\$0			
<b>CO06P001063</b> Mulroy				\$661,500	\$710,699	\$0	\$0			
	<b>Total Dwelling Structures</b>									
	<b>Subtotal</b>									
1450	<b>Site Improvements</b> Repair sidewalk, new sidewalk with solar de-icer to transit stop, exterior recreation & community garden, etc	1450		\$350,000	\$330,660	\$0	\$0			
				\$350,000	\$330,660	\$0	\$0			
	<b>Total Site Improvements</b>									
	<b>Subtotal</b>									
1475	<b>Non-Dwelling Equipment</b> Furnishings & Equipment	1475		\$40,000	\$56,283	\$0	\$0			
				\$40,000	\$56,283	\$0	\$0			
	<b>Total Non-Dwelling Equipment</b>									
	<b>Subtotal</b>									
1406	Operations	1406		\$0	\$0	\$0	\$0			
				\$0	\$0	\$0	\$0			
	<b>Subtotal</b>									
1408	Section 3 Program & outreach	1408		\$0	\$0	\$0	\$0			
				\$0	\$0	\$0	\$0			
	<b>Subtotal</b>									
MIP - Soft Cost	Administrative Fee per Asset			\$130,000	\$130,457	\$130,457	\$130,457	\$2,145		
Administration	Management Regulations (NTE 10%)	1410		\$130,000	\$130,457	\$130,457	\$130,457	\$2,145		
				\$130,000	\$130,457	\$130,457	\$130,457	\$2,145		
	<b>Subtotal</b>									

**Part II: Supporting Pages**

PHA Name: Housing Authority of the City and County of Denver		Grant Type and Number: 2009 ARRA Competitive CFRC Grant			Federal FY of Grant: 2009	
Development Number Name/PHA Activities		Development Account No.	Quantity # of Units	Total Estimated Cost	Funds Obligated	Total Actual Cost
General Description of Major Work Categories				Current	Revised	Funds Expended
Fees & Costs						
1430	Planning costs - A&E	1430		\$75,000	\$71,040	\$20,000
	Environmental, survey, estimating, inspection, etc)	1430		\$78,500	\$35,861	\$3,450
	Construction mrgt fees & costs	1430		\$0	\$0	
	<b>Total Planning Fees &amp; Costs</b>					
	<b>Subtotal</b>			\$153,500	\$106,901	\$23,450
1499	Development Activity	1499				
	<b>Subtotal</b>			\$0	\$0	\$0
1502	Contingency (May Not Exceed 8%)	1502		\$0	\$0	
	<b>Subtotal</b>			\$0	\$0	\$0
	<b>Subtotal</b>			\$0	\$0	\$0
	<b>2009 Capital Fund Total</b>			\$1,335,000	\$1,335,000	\$217,497
						\$25,595

U.S.. Department of Housing and Urban Development  
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Annual Statement/Performance and Evaluation Report  
 Capital Fund Program and Capital Fund Program Replacement Housing Factor and  
 Capital Fund Financing Program

<b>Part III: Implementation Schedule</b>						
PHA Name: <b>The Housing Authority of the City and County of Denver</b>						Federal FY of Grant: <b>2009</b>
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Fund Expended (Quarter Ending Date)		Reasons for Revised Target Dates	
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date		
<b>CO06P001063</b> <b>John R Mulroy</b>	9/28/2010	8/31/2010	9/30/2011			

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Expires 4/30/2011

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

Part I: Summary		Grant Type and Number: 2009 ARRA Competitive CFRC Grant		FFY of Grant: 2009	
PHA Name:		Capital Fund Program No: C000100006109F		FFY of Grant Approval: 2009	
Housing Authority of the City and County of Denver		Replacement Housing Factor Grant No:		Prepared: September 2, 2010	
Date of CFFP: \		Reserved for Disasters/Emergencies Final Performance and Evaluation Report		Revised Annual Statement (revision no: )	
Type of Grant		Summary by Development Account		Total Actual Cost	
Line		Original	Revised	Obligated	Expended
1	Total non-CFP Funds	\$15,925,991	15,925,991		
2	1406 Operation	\$0	\$0	\$0	\$0
3	1408 Management Improvements	\$0	\$0	\$0	\$0
4	1410 Administration	\$114,600	\$114,600	\$114,600	\$55,000
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	\$32,743	\$40,665	\$40,665	\$40,665
8	1440 Site Acquisition				
9	1450 Site Improvements	\$952,074	\$990,892	\$709,631	\$622,959
10	1460 Dwelling Structures	\$0	\$0	\$0	\$0
11	1465.1 Dwelling Equipment				
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment	\$0	\$0	\$0	\$0
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs	\$0	\$0	\$0	\$0
17	1499 Development Activities	\$0	\$0	\$0	\$0
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	9000 Collateralization or Debt Service paid via direct system payment	\$0	\$0	\$0	\$0
19	1502 Contingency	\$46,740	\$0	\$0	\$0
20	Amount of Annual Grant (sum of lines 2 -16)	\$1,146,157	\$1,146,157	\$864,896	\$718,624
21	Amount of line20 Related to LBP Activities				
22	Amount of line20 Related to 504 Compliance				
23	Amount of line20 Related to Security-Soft Costs				
24	Amount of line20 Related to Security-Hard Costs				
25	Amount of line20 Related to Energy Conservation				

Signature of Executive Director:  Date: 10/15/10  
Signature of Public Housing Director: \_\_\_\_\_ Date: \_\_\_\_\_



**Part II: Supporting Pages**

PHA Name: Housing Authority of the City and County of Denver		Grant Type and Number: 2009 ARRA Competitive CFRC Grant Capital Fund Grant No: C000100006109F CFFP (Yes/No):				Federal FY of Grant: 2009 Prepared: September 2, 2010		
Development Number Name/PHA Activities	General Description of Major Work Categories	Development Account No.	Quantity # of Units	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
1430	Planning costs	1430		\$32,743	\$40,665	\$40,665	\$40,665	
	<b>Total Planning Fees &amp; Costs</b>							
	<b>Subtotal</b>			\$32,743	\$40,665	\$40,665	\$40,665	
1499	Development Activity	1499						
	<b>Subtotal</b>							
1502	Contingency (May Not Exceed 8%)	1502		\$46,740	\$0	\$0	\$0	
	<b>Subtotal</b>			\$46,740	\$0	\$0	\$0	
	Debt Service			\$0	\$0	\$0	\$0	
	<b>Subtotal</b>			\$0	\$0	\$0	\$0	
<b>2009 Capital Fund Total</b>				\$1,146,157	\$1,146,157	\$664,895	\$718,624	

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

<b>Part III: Implementation Schedule</b>						
PHA Name: <b>The Housing Authority of the City and County of Denver</b>						Federal FY of Grant: <b>2009</b> Prepared: <b>September 2, 2010</b> Reasons for Revised Target Dates
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Fund Expended (Quarter Ending Date)		Actual Expenditure End Date	
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date		
CO06P001061 Park Ave Block 4B	August 2010		December 2010			

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

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

<b>Part I: Summary</b>		Grant Type and Number: 2009 ARRA Competitive CFRC Grant		FFY of Grant: 2009	
PHA Name:		Capital Fund Program No: C000100006509F		FFY of Grant Approval: 2009	
Housing Authority of the City and County of Denver		Replacement Housing Factor Grant No:		Prepared: September 2, 2010	
Date of CFFP: \					
<b>Type of Grant</b>		Reserved for Disasters/Emergencies		Revised Annual Statement (revision no: )	
<b>Original Annual Statement</b>		Final Performance and Evaluation Report			
<b>Performance and Evaluation Report for Period Ending: June 30, 2010</b>					
<b>Summary by Development Account</b>		<b>Total Estimated Cost</b>		<b>Total Actual Cost</b>	
<b>Line</b>		<b>Original</b>	<b>Revised</b>	<b>Obligated</b>	<b>Expended</b>
1	Total non-CFP Funds	\$17,999,788	14,453,642		
2	1406 Operation	\$0	\$0	\$0	\$0
3	1408 Management Improvements	\$0	\$0	\$0	\$0
4	1410 Administration	\$246,616	\$246,616	\$246,616	\$8,251
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition	\$1,162,809	\$649,445	\$649,445	\$165,022
9	1450 Site Improvements	\$0	\$553,103	\$0	\$0
10	1460 Dwelling Structures	\$3,042,209	\$3,483,160	\$4,036,263	\$523,677
11	1465.1 Dwelling Equipment				
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment	\$0	\$0	\$0	\$0
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs	\$0	\$0	\$0	\$0
17	1499 Development Activities	\$0	\$0	\$0	\$0
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	9000 Collateralization or Debt Service paid via direct system payment	\$0	\$0	\$0	\$0
19	1502 Contingency	\$480,690	\$0	\$0	\$0
20	Amount of Annual Grant (sum of lines 2 -16)	\$4,932,324	\$4,932,324	\$4,932,324	\$696,950
21	Amount of line20 Related to LBP Activities				
22	Amount of line20 Related to 504 Compliance				
23	Amount of line20 Related to Security-Soft Costs				
24	Amount of line20 Related to Security-Hard Costs				
25	Amount of line20 Related to Energy Conservation				
<b>Signature of Executive Director</b>		<b>Signature of Public Housing Director</b>		<b>Date</b>	
				10/15/10	

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

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Part II: Supporting Pages									
PHA Name: <b>Housing Authority of the City and County of Denver</b>									
Grant Type and Number: <b>2009 ARRA Competitive CFRC Grant</b>									
Capital Fund Grant No: <b>CO00100006509F</b> CFFP (Yes/No):									
Replacement Housing Factor Grant No:									
Federal FY of Grant: <b>2009</b>									
Prepared: <b>September 2, 2010</b>									
Development Number/PHA Name/PHA Activities	General Description of Major Work Categories	Development Account No.	Quantity # of Units	Total Estimated Cost		Total Actual Cost		Status of Work	
				Original	Revised	Funds Obligated	Funds Expended		
1460 CO06P001065 Park Avenue Block 5B	Dwelling Structures New Construction of PH units	1460	30	\$3,042,209	\$3,483,160	\$4,036,263	\$523,677		
	<b>Total Dwelling Structures</b>			\$3,042,209	\$3,483,160	\$4,036,263	\$523,677		
1450	Site Improvements site work	1450			\$553,103				
	<b>Total Site Improvements</b>			\$0	\$553,103	\$0	\$0		
1475	Non-Dwelling Equipment	1475							
	<b>Total Non-Dwelling Equipment</b>			\$0	\$0	\$0	\$0		
1406	Equipment Operations	1406							
	<b>Total Equipment</b>			\$0	\$0	\$0	\$0		
1408	MIP Activities MIP - Soft	1408							
	<b>Total MIP Activities</b>			\$0	\$0	\$0	\$0		
1408	MIP Activities Hard Costs								
	<b>Total MIP Hard Costs</b>			\$0	\$0	\$0	\$0		
Administration	Administrative Fee per Asset Management Regulations (NTE 10%)	1410		\$246,616	\$246,616	\$246,616	\$8,251		
Relocation	Relocation costs	1495		\$246,616	\$246,616	\$246,616	\$8,251		
	<b>Total Administration</b>			\$246,616	\$246,616	\$246,616	\$8,251		
	<b>Total Relocation</b>			\$0	\$0	\$0	\$0		

**Part II: Supporting Pages**

PHA Name: Housing Authority of the City and County of Denver		Grant Type and Number: 2009 ARRA Competitive CFRC Grant Capital Fund Grant No: C000100006509F CFFP (Yes/No):			Federal FY of Grant: 2009 Prepared: September 2, 2010		
Development Number Name/PHA Activities	General Description of Major Work Categories	Development Account No.	Quantity # of Units	Total Estimated Cost		Total Actual Cost	Status of Work
				Original	Revised		
				Funds Obligated	Funds Expended		
1430	Planning costs - Architect, Surveys, Legal, permit, tap fees, market study, insurance, title, recording, appraisal, etc	1430		\$1,162,809	\$649,445	\$649,445	\$165,022
<b>Total Planning Fees &amp; Costs</b>							
Subtotal				\$1,162,809	\$649,445	\$649,445	\$165,022
1499	Development Activity	1499					
Subtotal				\$0	\$0	\$0	\$0
1502	Contingency (May Not Exceed 8%)	1502		\$480,690	\$0	\$0	\$0
Subtotal				\$480,690	\$0	\$0	\$0
Subtotal				\$0	\$0	\$0	\$0
Subtotal				\$0	\$0	\$0	\$0
<b>2009 Capital Fund Total</b>				\$4,932,324	\$4,932,324	\$4,932,324	\$696,950

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 Capital Fund Program and Capital Fund Program Replacement Housing Factor and  
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<b>Part III: Implementation Schedule</b>					
PHA Name: The Housing Authority of the City and County of Denver					Federal FY of Grant: 2009
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Fund Expended (Quarter Ending Date)		Reasons for Revised Target Dates
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	
CO06P001061 Park Ave Block 5B	June 2010		December 2010		

Annual Statement/Performance and Evaluation Report  
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 Capital Fund Financing Program

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

**Part I: Summary**

PHA Name: Housing Authority of the City and County of Denver	Grant Type and Number: 2009 ARRA Competitive CFRC Grant Capital Fund Program No: C000100006709G Date of CFFP:1	Replacement Housing Factor Grant No:	FFY of Grant: 2009 FFY of Grant Approval: 2009 Prepared: September 2, 2010
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Line	Type of Grant	Original Annual Statement		Revised Annual Statement (revision no )		Total Actual Cost	
		Performance and Evaluation Report for Period Ending: June 30, 2010	Summary by Development Account	Reserved for Disasters/Emergencies Final Performance and Evaluation Report	Revised	Obligated	Expended
		Original	Revised	Total Estimated Cost	Total Actual Cost		
1	Total non-CFFP Funds	\$14,787,653					
2	1406 Operation	\$0					
3	1408 Management Improvements	\$0					
4	1410 Administration	\$500,000		\$500,000		\$500,000	\$12,900
5	1411 Audit						
6	1415 Liquidated Damages						
7	1430 Fees and Costs						
8	1440 Site Acquisition	\$1,000,000		\$1,000,000		\$855,470	\$668,328
9	1450 Site Improvements	\$0					
10	1460 Dwelling Structures	\$7,500,000		\$7,500,000		\$0	\$0
11	1465.1 Dwelling Equipment						
12	1470 Non-dwelling Structures	\$1,000,000		\$1,000,000		\$0	\$0
13	1475 Non-dwelling Equipment						
14	1485 Demolition						
15	1492 Moving to Work Demonstration						
16	1495.1 Relocation Costs	\$0				\$0	\$0
17	1499 Development Activities	\$0				\$0	\$0
18a	1501 Collateralization or Debt Service paid by the PHA						
18ba	9000 Collateralization or Debt Service paid via direct system payment						
19	1502 Contingency	\$0				\$0	\$0
20	Amount of Annual Grant (sum of lines 2 -16)	\$10,000,000		\$10,000,000		\$10,000,000	\$681,228
21	Amount of line20 Related to LBP Activities						
22	Amount of line20 Related to 504 Compliance						
23	Amount of line20 Related to Security-Soft Costs						
24	Amount of line20 Related to Security-Hard Costs						
25	Amount of line20 Related to Energy Conservation						

Signature of Executive Director	Signature of Public Housing Director	Date	Date
		10/15/10	

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program and 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

<b>Part II: Supporting Pages</b>											
PHA Name: Housing Authority of the City and County of Denver		Grant Type and Number: 2009 ARRA Competitive CFRC Grant					Federal FY of Grant: 2009				
		Capital Fund Grant No: C000100006709G					Prepared: September 2, 2010				
		Replacement Housing Factor Grant No:					CFPP (Yes/No):				
Development Number/PHA Name/PHA Activities	General Description of Major Work Categories	Development Account No.	Quantity # of Units	Total Estimated Cost	Revised	Funds Obligated	Funds Expended	Total Actual Cost	Status of Work		
				Original							
1460	Dwelling Structures	1460	100	\$7,500,000	\$7,500,000	\$0	\$0				
CO06P001067	Full Interior Modernization										
S. Lincoln Senior Tower											
Dwelling	Total Dwelling Structures			\$7,500,000	\$7,500,000	\$0	\$0				
1450	Site Improvements	1450									
	Additional infrastructure/site costs										
Site	Total Site Improvements			\$0	\$0	\$0	\$0				
1470	Non-Dwelling Structure	1470		\$1,000,000	\$1,000,000	\$0	\$0				
Equipment	Total Non-Dwelling Equipment			\$1,000,000	\$1,000,000	\$0	\$0				
1406	Operations	1406									
Operations	Subtotal			\$0	\$0	\$0	\$0				
1408	MIP Activities	1408									
MIP - Soft	Subtotal			\$0	\$0	\$0	\$0				
1408	MIP Activities										
Hard Costs	Subtotal			\$0	\$0	\$0	\$0				
MIP Hard Costs	Subtotal			\$0	\$0	\$0	\$0				
Administration	Administrative Fee per Asset	1410		\$500,000	\$500,000	\$0	\$0	\$500,000	\$12,900		
Administration	Management Regulations (NTE 10%)										
Relocation	Relocation costs	1495		\$500,000	\$500,000	\$0	\$0	\$500,000	\$12,900		
Relocation	Subtotal			\$0	\$0	\$0	\$0				



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

<b>Part III: Implementation Schedule</b>						
PHA Name: <b>The Housing Authority of the City and County of Denver</b>						Federal FY of Grant: <b>2009</b>
						Prepared: <b>September 2, 2010</b>
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Fund Expended (Quarter Ending Date)		Reasons for Revised Target Dates	
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date		
<b>CO06P001067</b> <b>S. Lincoln Senior Tower</b>	September 2010		September 2012			

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program and 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  
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 Expires 4/30/2011

<b>Part I: Summary</b>	Grant Type and Number: <b>2009 ARRA Competitive CFRG Grant</b>	FFY of Grant: <b>2009</b>
PHA Name:	Capital Fund Program No: <b>C000100001109T</b>	FFY of Grant Approval: <b>2009</b>
Housing Authority of the City and County of Denver	Date of CFFP:	Prepared: September 2, 2010
Replacement Housing Factor Grant No:		

Line	Type of Grant	Original		Revised		Total Actual Cost	
		Original	Revised	Obligated	Expended		
Reserved for Disasters/Emergencies Final Performance and Evaluation Report							
Revised Annual Statement (revision no. )							
<b>Original Annual Statement</b>							
Performance and Evaluation Report for Period Ending: <b>June 30, 2010</b>							
Summary by Development Account							
1	Total non-CFP Funds	\$15,925,991	15,925,991				
2	1406 Operation	\$0	\$0	\$0	\$0	\$0	\$0
3	1408 Management Improvements	\$125,000	\$125,000	\$125,000	\$2,154	\$125,000	\$2,154
4	1410 Administration	\$1,000,000	\$1,000,000	\$1,000,000	\$4,500	\$1,000,000	\$4,500
5	1411 Audit						
6	1415 Liquidated Damages						
7	1430 Fees and Costs	\$1,233,417	\$1,233,417	\$1,233,417	\$49,611	\$286,554	\$49,611
8	1440 Site Acquisition						
9	1450 Site Improvements	\$0	\$0	\$0	\$0	\$0	\$0
10	1460 Dwelling Structures	\$6,621,692	\$7,341,583	\$7,341,583	\$0	\$0	\$0
11	1465.1 Dwelling Equipment						
12	1470 Non-dwelling Structures						
13	1475 Non-dwelling Equipment	\$50,000	\$50,000	\$50,000	\$0	\$0	\$0
14	1485 Demolition						
15	1492 Moving to Work Demonstration						
16	1495.1 Relocation Costs	\$250,000	\$250,000	\$250,000	\$32,250	\$52,250	\$32,250
17	1499 Development Activities	\$0	\$0	\$0	\$0	\$0	\$0
18a	1501 Collateralization or Debt Service paid by the PHA						
18ba	9000 Collateralization or Debt Service paid via direct system payment	\$0	\$0	\$0	\$0	\$0	\$0
19	1502 Contingency	\$719,891	\$719,891	\$719,891	\$0	\$0	\$0
20	Amount of Annual Grant (sum of lines 2 -16)	\$10,000,000	\$10,000,000	\$10,000,000	\$88,715	\$1,463,804	\$88,715
21	Amount of line20 Related to LBP Activities						
22	Amount of line20 Related to 504 Compliance						
23	Amount of line20 Related to Security-Soft Costs						
24	Amount of line20 Related to Security-Hard Costs						
25	Amount of line20 Related to Energy Conservation						

<b>Signature of Executive Director</b>	<b>Signature of Public Housing Director</b>
	
<b>Date</b> 10/15/10	<b>Date</b>

Part II: Supporting Pages									
PHA Name: Housing Authority of the City and County of Denver					Grant Type and Number: 2009 ARRA Competitive CFRG Grant				
Replacement Housing Factor Grant No:					Federal FY of Grant: 2009				
Development Number Name/PHA Activities					Capital Fund Grant No: CO00100001109T CFFP (Yes/No):				
Prepared: September 2, 2010					States of Work				
Development Number Name/PHA Activities	General Description of Major Work Categories	Development Account No.	Quantity # of Units	Total Estimated Cost			Total Actual Cost		
				Original	Revised	Funds Obligated	Funds Obligated	Funds Expended	
1460	Dwelling Structures	1460	192	\$6,621,692	\$7,341,583				
CO06P001011	Full Interior Modernization			\$6,621,692	\$7,341,583	\$0	\$0	\$0	\$0
Westwood				\$6,621,692	\$7,341,583	\$0	\$0	\$0	\$0
	<b>Total Dwelling Structures</b>			\$0	\$0	\$0	\$0	\$0	\$0
1450	Site Improvements	1450							
	<b>Total Site Improvements</b>			\$0	\$0	\$0	\$0	\$0	\$0
1475	Non-Dwelling Equipment	1475		\$50,000	\$50,000				
	Furnishings & Equipment			\$50,000	\$50,000	\$0	\$0	\$0	\$0
	<b>Total Non-Dwelling Equipment</b>			\$50,000	\$50,000	\$0	\$0	\$0	\$0
1406	Operations	1406		\$0	\$0				
	<b>Operations</b>			\$0	\$0	\$0	\$0	\$0	\$0
1408	Section 3 Program & outreach	1408		\$125,000	\$125,000	\$125,000	\$125,000	\$2,154	\$2,154
	<b>MIP - Soft Cost</b>			\$125,000	\$125,000	\$125,000	\$125,000	\$2,154	\$2,154
1408	MIP Activities								
	<b>Hard Costs</b>			\$0	\$0	\$0	\$0	\$0	\$0
	<b>MIP Hard Cost</b>			\$1,000,000	\$1,000,000	\$1,000,000	\$1,000,000	\$4,500	\$4,500
Administration	Administrative Fee per Asset	1410		\$1,000,000	\$1,000,000	\$1,000,000	\$1,000,000	\$32,250	\$32,250
	Management Regulations (NTE 10%)			\$250,000	\$250,000	\$250,000	\$250,000	\$52,250	\$52,250
	<b>Relocation costs</b>			\$250,000	\$250,000	\$250,000	\$250,000	\$32,250	\$32,250
	<b>Relocation</b>			\$250,000	\$250,000	\$250,000	\$250,000	\$32,250	\$32,250
1430	Planning costs (includes utility hook-up fees, environmental, legal, survey, title, inspection, etc)	1430		\$758,417	\$758,417	\$286,554	\$286,554	\$49,811	\$49,811
	<b>Fees &amp; Costs</b>			\$758,417	\$758,417	\$286,554	\$286,554	\$49,811	\$49,811

**Part II: Supporting Pages**

PHA Name: Housing Authority of the City and County of Denver		Grant Type and Number: 2009 ARRA Competitive CFRC Grant Capital Fund Grant No: C000100001109T CFFP (Yes/No): Replacement Housing Factor Grant No:				Federal FY of Grant: 2009 Prepared: September 2, 2010		
Development Number Name/PHA Activities	General Description of Major Work Categories	Development Account No.	Quantity # of Units	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
	Construction mgmt fees & costs	1430		\$475,000	\$475,000			
	<b>Total Planning Fees &amp; Costs</b>							
1499	Development Activity	1499		\$1,233,417	\$1,233,417	\$286,554	\$49,811	
	<b>Development Subtotal</b>			\$0	\$0	\$0	\$0	
1502	Contingency (May Not Exceed 8%)	1502		\$719,891	\$0	\$0	\$0	
	<b>Contingency Subtotal</b>			\$719,891	\$0	\$0	\$0	
	Debt Service			\$0	\$0	\$0	\$0	
	<b>Debt Service Subtotal</b>			\$0	\$0	\$0	\$0	
<b>2009 Capital Fund Total</b>				\$10,000,000	\$10,000,000	\$1,463,804	\$88,715	

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Annual Statement/Performance and Evaluation Report  
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 Capital Fund Financing Program

<b>Part III: Implementation Schedule</b>					
PHA Name: <b>The Housing Authority of the City and County of Denver</b>					Federal FY of Grant: <b>2009</b>
					Prepared: <b>September 2, 2010</b>
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Fund Expended (Quarter Ending Date)		Reasons for Revised Target Dates
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	
<b>CO06P001011 Westwood Homes</b>	September 2010		September 2012		

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program and Capital Fund Program Replacement Housing Factor and  
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U.S. Department of Housing and Urban Development  
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Part I: Summary		Grant Type and Number ARRA Formula Capital Fund Program No: CO06S00150109 (Date of CFFP)		Replacement Housing Factor Grant No:		FFY of Grant: 2009 FFY of Grant Approval: 2009	
PHA Name: Housing Authority of the City and County of Denver		Original Annual Statement Performance and Evaluation Report for Period Ending: June 30, 2010		Reserved for Disasters/Emergencies Final Performance and Evaluation Report		Revised Annual Statement (revision no: )	
Line	Summary by Development Account	Original	Total Estimated Cost	Revised	Obligated	Total Actual Cost	Expended
1	Total non-CFP Funds						
2	1406 Operation (may not exceed 20% of line 20)						
3	1408 Management Improvements	\$0		\$250,000	\$250,000		\$72,867
4	1410 Administration (may not exceed 10% of line 20)	\$300,000		\$719,456	\$719,456		\$2,500,000
5	1411 Audit						
6	1415 Liquidated Damages						
7	1430 Fees and Costs	\$517,006		\$1,950,052	\$1,950,052		\$1,052,200
8	1440 Site Acquisition						
9	1450 Site Improvements	\$0		\$8,950	\$8,950		\$0
10	1460 Dwelling Structures	\$207,200		\$2,858,510	\$2,858,510		\$1,334,474
11	1465.1 Dwelling Equipment-Nonexpendable						
12	1470 Non-dwelling Structures	\$0		\$2,012,238	\$2,012,238		\$227,998
13	1475 Non-dwelling Equipment						
14	1485 Demolition	\$250,000		\$0	\$0		\$0
15	1492 Moving to Work Demonstration						
16	1495.1 Relocation Costs	\$25,000		\$0	\$0		\$0
17	1499 Development Activities (including RHF funds)	\$6,500,000		\$0	\$0		\$0
18a	1501 Collateralization or Debt Service paid by the PHA						
18b	9000 Collateralization or Debt Service paid Via System of Direct Payment						
19	1502 Contingency (may not exceed 8% of line 20)						
20	Amount of Annual Grant (sum of lines 2-19)	\$7,799,206		\$7,799,206	\$7,799,206		\$3,738,141
21	Amount Related to LBP Activities						
22	Amount Related to 504 Compliance						
23	Amount Related to Security-Soft Costs						
24	Amount Related to Security-Hard Costs						
25	Amount Related to Energy Conservation Measures						

<b>Part I: Summary</b>	
<b>PHA Name:</b> Housing Authority of the City and County of Denver	Grant Type and Number ARRA Formula Capital Fund Program No: CO06S00150109 Date of CFFP:
Replacement Housing Factor Grant No:	FFY of Grant: 2009 FFY of Grant Approval: 2009 Prepared: September 3, 2010
<b>Type of Grant</b> <input type="checkbox"/> Original Annual Statement <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: June 30, 2010	<input type="checkbox"/> Reserved for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no. ) <input checked="" type="checkbox"/> Final Performance and Evaluation Report
<b>Signature of Executive Director</b> 	<b>Signature of Public Housing Director</b>
<b>Date</b> 10/15/10	<b>Date</b>

Annual Statement/Performance and Evaluation Report  
 Capital Fund Program and Capital Fund Program Replacement Housing Factor and  
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Part II: Supporting Pages											
PHA Name: <b>Housing Authority of the City and County of Denver</b>											
Grant Type and Number <b>ARRA</b>											
Capital Fund Program No: <b>CO06S00150109</b> CFFP (Yes/No)											
Replacement Housing Factor Grant No:											
Development Number Name/PHA Activities	General Description of Major Work Categories	Development Account No.	Quantity # of Units	Total Estimated Cost		Revised	Total Actual Cost		Status of Work		
				Original			Funds Obligated	Funds Expended			
AMP 005 Columbine Homes	Replace water heaters Replace screen doors	1460	200 200	\$60,000 \$40,000	\$121,766 \$137,241	\$121,766 \$137,241	\$121,766 \$915				
<b>Total Dwelling Structures</b>				<b>\$100,000</b>	<b>\$259,007</b>	<b>\$259,007</b>	<b>\$122,681</b>				
<b>Subtotal</b>				<b>\$100,000</b>	<b>\$259,007</b>	<b>\$259,007</b>	<b>\$122,681</b>				
AMP 007 Quigg Newton	Replace Roofs Replace Screen Doors	1460	200 200	\$0 \$0	\$1,135,868 \$260,759	\$1,135,868 \$260,759	\$580,569 \$74,405				
<b>Total Dwelling Structures</b>				<b>\$0</b>	<b>\$1,396,627</b>	<b>\$1,396,627</b>	<b>\$654,974</b>				
<b>Subtotal</b>				<b>\$0</b>	<b>\$1,396,627</b>	<b>\$1,396,627</b>	<b>\$654,974</b>				
AMP 008 Sun Valley	Dwelling Structures Replace Furnaces Replace Water heaters	1460	333	\$0	\$396,761 \$0 \$179,489	\$396,761 \$0 \$179,489	\$363,713 \$164,539				
<b>Total Dwelling Structures</b>				<b>\$0</b>	<b>\$576,250</b>	<b>\$576,250</b>	<b>\$528,252</b>				
<b>Subtotal</b>				<b>\$0</b>	<b>\$576,250</b>	<b>\$576,250</b>	<b>\$528,252</b>				
AMP 011 Westwood Homes	Dwelling Structures Interior improvements	1460	192	\$107,200	\$0	\$0	\$0				
<b>Total Dwelling Structures</b>				<b>\$107,200</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>				
<b>Subtotal</b>				<b>\$107,200</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>				
AMP 017 Mulroy Apartments	Dwelling Structures Installation of Soatr Electrical System	1460	50	\$0	\$149,352	\$149,352	\$5,887				
<b>Total Dwelling Structures</b>				<b>\$0</b>	<b>\$149,352</b>	<b>\$149,352</b>	<b>\$5,887</b>				
<b>Subtotal</b>				<b>\$0</b>	<b>\$149,352</b>	<b>\$149,352</b>	<b>\$5,887</b>				
AMP 020 Thomas Connole	Dwelling Structures Window Replacement	1460	100	\$0	\$460,000	\$460,000	\$22,680				
<b>Total Dwelling Structures</b>				<b>\$0</b>	<b>\$460,000</b>	<b>\$460,000</b>	<b>\$22,680</b>				
<b>Subtotal</b>				<b>\$0</b>	<b>\$460,000</b>	<b>\$460,000</b>	<b>\$22,680</b>				

Development Number Name/PHA Activities	General Description of Major Work Categories	Development Account No.	Quantity # of Units	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
AMP 051 Disp West	Dwelling Structures Structural problem - Rehab	1460		\$0	\$0	\$0	\$0	
				\$0	\$0	\$0	\$0	
				\$0	\$0	\$0	\$0	
<b>Total Dwelling Structures</b>				\$0	\$0	\$0	\$0	
AMP 065 Park Ave Bldg 5B	Dwelling Structures Energy Conservation/Green Building	1460	200	\$0	\$0	\$0	\$0	
				\$0	\$0	\$0	\$0	
				\$0	\$0	\$0	\$0	
<b>Total Dwelling Structures</b>				\$0	\$0	\$0	\$0	
AMP066 Replacement Units	Replacement of vacant ACC eligible units available to DHA through acquisition and/or development	1499		\$6,500,000	\$0	\$0	\$0	
				\$6,500,000	\$0	\$0	\$0	
				\$6,500,000	\$0	\$0	\$0	
<b>Total Dwelling Structures</b>				\$6,500,000	\$0	\$0	\$0	
AMP 067 South Lincoln Senior Bldg	Demolition Demolition associated costs	1485	200	\$250,000	\$0	\$0	\$0	
				\$250,000	\$0	\$0	\$0	
				\$250,000	\$0	\$0	\$0	
<b>Total Demolition Costs</b>				\$250,000	\$0	\$0	\$0	
AMP 070 Disp South	Dwelling Structures Rehab Boiler Room - Place unit in service	1460		\$0	\$17,274	\$17,274	\$0	
				\$0	\$17,274	\$17,274	\$0	
				\$0	\$17,274	\$17,274	\$0	
<b>Total Dwelling Structures</b>				\$0	\$17,274	\$17,274	\$0	
AMP 099 Central Office	Site Improvements Area Lighting	1450		\$0	\$8,950	\$8,950	\$0	
				\$0	\$8,950	\$8,950	\$0	
				\$0	\$8,950	\$8,950	\$0	
<b>Total Site Improvements</b>				\$0	\$8,950	\$8,950	\$0	
AMP 099 Central Office	Non-Dwelling Structure Central Office ADA/Front Entry and Bathroom Modifications Window Replacement Finishes-Flooring Installation of Solar Electrical-Central Office Non-Dwelling Warehouse Installation of Solar Electrical-Warehouse Roof Replacement - Warehouse	1470		\$0	\$225,760	\$225,760	\$180,383	
				\$0	\$676,473	\$676,473	\$0	
				\$0	\$23,046	\$23,046	\$23,046	
				\$0	\$164,257	\$164,257	\$5,218	
				\$0	\$485,999	\$485,999	\$19,351	
				\$0	\$436,703	\$436,703	\$0	
<b>Total Non-Dwelling</b>				\$0	\$2,012,238	\$2,012,238	\$227,998	
<b>Total</b>				\$0	\$2,012,238	\$2,012,238	\$227,998	

Development Number Name/PHA Activities	General Description of Major Work Categories	Development Account No.	Quantity # of Units	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
1408	<b>MIP Activities</b>							
AMP 099	Vital Document Translation per Limited English Proficiency (LEP) requirements	1408		\$0	\$150,000	\$150,000	\$5,808	
Central Office	Section 3 Program			\$0	\$100,000	\$100,000	\$67,059	
	<b>Subtotal</b>			\$0	\$250,000	\$250,000	\$72,867	
	<b>Fees and Costs</b>							
	AMP 005-Columbine PNA			\$0	\$8,336	\$8,336	\$6,843	
	AMP 006-Westridge PNA			\$25,000	\$8,336	\$8,336	\$6,843	
	AMP 007-Quigg Newton PNA			\$0	\$8,335	\$8,335	\$6,842	
	AMP 011-Westwood Homes	1430		\$25,000	\$343,000	\$343,000	\$343,000	
	AMP 008-Sun Valley PNA			\$0	\$6,770	\$6,770	\$5,572	
	AMP 014-Walsh Manor PNA			\$0	\$10,896	\$10,896	\$6,766	
	AMP 015-Hirschfeld Towers PNA			\$0	\$14,298	\$14,298	\$8,129	
	AMP 016-Barney Ford PNA			\$0	\$19,015	\$19,015	\$12,801	
	AMP 016-Platte Valley PNA			\$50,000	\$49,840	\$49,840	\$0	
	AMP 017-Mitroy PNA			\$0	\$10,464	\$10,464	\$9,614	
	AMP 020-Thomas Connole PNA			\$0	\$11,071	\$11,071	\$6,194	
	AMP 021-Walsh Annex PNA			\$0	\$11,071	\$11,071	\$6,907	
	Physical Needs Assessments - Row Types			\$19,206	\$0	\$0	\$0	
	AMP 067- South Lincoln Senior Building			\$397,800	\$730,000	\$730,000	\$725,000	
	AMP 051-Dispersed West			\$0	\$2,965	\$2,965	\$2,965	
	AMP 070-Dispersed South			\$0	\$8,078	\$8,078	\$6,839	
	AMP 553-North Lincoln PNA			\$0	\$19,083	\$19,083	\$15,990	
	AMP 558-Thomas Bean Tower PNA			\$0	\$13,866	\$13,866	\$7,869	
	Central Office			\$0	\$2,640	\$2,640	\$2,640	
	Park Avenue 5-B A&E			\$0	\$589,449	\$589,449	\$589,449	
	Park Avenue 5-B Planning			\$0	\$82,539	\$82,539	\$82,539	
	<b>Subtotal</b>			\$517,006	\$1,950,052	\$1,950,052	\$1,852,802	
1410	Administrative fees per American Recovery and Reinvestment Act expenditure guidelines	1410		\$300,000	\$719,456	\$719,456	\$250,000	
	<b>Subtotal</b>			\$300,000	\$719,456	\$719,456	\$250,000	
1495.1	<b>Relocation Costs</b>							
Relocation	AMP 010- South Lincoln	1495.1		\$25,000	\$0	\$0	\$0	
	<b>Subtotal</b>			\$25,000	\$0	\$0	\$0	
<b>ARRA Fund Total</b>				\$7,799,206	\$7,799,206	\$7,799,206	\$3,738,141	

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U.S. Department of Housing and Urban Development  
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<b>Part III: Implementation Schedule</b>						
PHA Name: The Housing Authority of the City and County of Denver						Federal FY of Grant: 2009
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Fund Expended (Quarter Ending Date)		Reasons for Revised Target Dates	
	Original Obligation End Date 3/18/2010	Actual Obligation End Date 3/18/2010	Original Expenditure End Date 3/18/2012	Actual Expenditure End Date		
Agency Wide Development	3/18/2010	3/18/2010	3/18/2012			
AMP 005 Columbine Homes Dwelling Structures	3/18/2010	3/18/2010	3/18/2012			
AMP 007 Quigg Newton Homes Dwelling Structures	3/18/2010	3/18/2010	3/18/2012			
AMP 008 Sun Valley Homes Dwelling Structures	3/18/2010	3/18/2010	3/18/2012			
AMP 0011 Westwood Homes Dwelling Structures	3/18/2010	3/18/2010	3/18/2012			
AMP 017 Mulroy Apartments Fees and Costs	3/18/2010	3/18/2010	3/18/2012			
AMP 020 Thomas Connole Dwelling Structures	3/18/2010	3/18/2010	3/18/2012			
AMP 070 Dispersed Housing Dwelling Structures	3/18/2010	3/18/2010	3/18/2012			
AMP 999 Central Office Non-Dwelling Structures	3/18/2010	3/18/2010	3/18/2012			

<b>Part III: Implementation Schedule</b>						
<b>PHA Name:</b> The Housing Authority of the City and County of Denver						<b>Federal FY of Grant: 2009</b> <b>Prepared: September 3, 2010</b>
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Fund Expended (Quarter Ending Date)		Reasons for Revised Target Dates	
	Original Obligation End Date 3/18/2010	Actual Obligation End Date 3/18/2010	Original Expenditure End Date 3/18/2012	Actual Expenditure End Date		
AMP 999 Central Warehouse Non-Dwelling Structures	3/18/2010	3/18/2010	3/18/2012			
Agency Wide Fees and Costs-PNA	3/18/2010	3/18/2010	3/18/2012			
Administrative	3/18/2010	3/18/2010	3/18/2012			

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U.S., Department of Housing and Urban Development  
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<b>Part I: Summary</b>		Grant Type and Number: 2009 Capital Fund Grant		FFY of Grant: 2009	
PHA Name: City and County of Denver		Capital Fund Program No: CO06P00150109		FFY of Grant Approval: 2009	
		Date of CFFPA:		Prepared: July 12, 2010	
		Replacement Housing Factor Grant No:			
<b>Type of Grant</b>		Reserved for Disasters/Emergencies		Revised Annual Statement (revision no: )	
Original Annual Statement		Final Performance and Evaluation Report			
<b>Performance and Evaluation Report for Period Ending: June 30, 2010</b>		Summary by Development Account		Total Actual Cost	
Line		Original	Revised	Obligated	Expended
	Debt Service-Securitization	\$1,152,725	\$1,152,725	\$1,152,725	\$578,863
1	Total non-CFP Funds				
2	1406 Operation	\$0			
3	1408 Management Improvements Soft Costs	\$460,000	\$423,494	\$91,000	\$61,260
	Management Improvements Hard Costs	\$120,000	\$120,000	\$0	\$0
4	1410 Administration	\$633,735	\$633,735	\$0	\$0
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	\$377,000	\$1,723,183	\$290,577	\$79,134
8	1440 Site Acquisition				
9	1450 Site Improvements	\$0	\$0	\$0	\$0
10	1460 Dwelling Structures	\$1,450,157	\$2,118,270	\$2,106,454	\$1,612,930
11	1465.1 Dwelling Equipment				
12	1470 Nondwelling Structures	\$40,000	\$74,336	\$72,619	\$68,283
13	1475 Nondwelling Equipment	\$0	\$8,492	\$8,491	\$8,491
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs	\$78,000	\$0	\$0	\$0
18	1499 Development Activities	\$1,521,741	\$83,123	\$83,123	\$83,123
19	1502 Contingency	\$504,000	\$0	\$0	\$0
	Amount of Annual Grant	\$6,337,358	\$6,337,358	\$3,804,989	\$2,492,083
	Amount Related to LBP Activities				
	Amount Related to 504 Compliance				
	Amount Related to Security-Soft Costs				
	Amount Related to Security-Hard Costs				
	Amount Related to Energy Conservation				
	Collateralization Expenses or Debt Service				
		\$1,152,725	\$1,152,725	\$1,152,725	\$578,863

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<b>Part I: Summary</b>	
PHA Name: Housing Authority of the City and County of Denver	Grant Type and Number: 2009 Capital Fund Grant Capital Fund Program No: CO06F00150109 Date of CFFPA
Type of Grant Original Annual Statement Performance and Evaluation Report for Period Ending: June 30, 2010	Replacement Housing Factor Grant No: FFY of Grant: 2009 FFY of Grant Approval: 2009 Prepared: July 12, 2010
Signature of Executive Director 	Reserved for Disasters/Emergencies Final Performance and Evaluation Report
Date 10-15-10	Signature of Public Housing Director
	Date
	Revised Annual Statement (revision no: )

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

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<b>Part II: Supporting Pages</b>											
<b>PHA Name:</b>											
<b>Housing Authority of the City and County of Denver</b>											
<b>Grant Type and Number: 2009 Capital Fund</b>											
<b>Capital Fund Grant No: CO06P00150109 CFFP (Yes/No): No</b>											
<b>Replacement Housing Factor Grant No:</b>											
Development Number Name/PHA Activities	General Description of Major Work Categories	Development Account No.	Quantity # of Units	Total Estimated Cost		Revised	Total Actual Cost		Status of Work		
				Original			Funds Obligated	Funds Expended			
CO06P001005 Columbine Homes	Dwelling Structures Exterior Painting Full Modernization	1460	198	\$0	\$99,000	\$1,400,157	\$1,400,155	\$9,000	Fungibility: Complete		
<b>Columbine</b>	<b>Total Dwelling Structures</b>			\$1,400,157	\$1,499,157	\$1,497,035	\$1,409,155	\$1,409,155	Inerior modernization funded under 2008 Capital Fund.		
	<b>Subtotal</b>										
CO06P001008 Sun Valley	Dwelling Structures Paint Mechanical Room Repair Mechanical Room Flooring Unit Finishes Replace Water Valves Replace Water Heaters & Furnaces Replace Furnaces	1460	198	\$0	\$10,000	\$76,937	\$334	\$23,925			
	<b>Total Dwelling Structures</b>			\$0	\$10,000	\$76,937	\$334	\$23,925			
<b>Sun Valley</b>	<b>Subtotal</b>										
CO06P001011 Westwood	Dwelling Structures Full Modernization Per PNA	1460	198	\$0	\$1,426,458	\$0	\$0	\$0	In conjunction with ARRA Competitive Grant and LIHTC Funding.		
<b>Westwood</b>	<b>Total Dwelling Structures</b>			\$0	\$1,426,458	\$0	\$0	\$0			
	<b>Subtotal</b>										
CO06P001270 Central Office	Site Improvements Area Lighting Non-Dwelling Structures HVAC Finnish Work Elevator Upgrades	1470	198	\$0	\$30,000	\$29,859	\$0	\$29,859	Fungibility transferred form year 2013		
	<b>Total Non-Dwelling Structures</b>			\$0	\$30,000	\$29,859	\$0	\$29,859			
<b>Central Office</b>	<b>Subtotal</b>			\$40,000	\$39,396	\$38,424	\$38,424	\$38,424	of currently approved 5-Year Plan.		
	<b>Total</b>			\$40,000	\$74,336	\$72,619	\$68,283	\$68,283			
	<b>Subtotal</b>			\$40,000	\$74,336	\$72,619	\$68,283	\$68,283			

**Part II: Supporting Pages**

PHA Name: Housing Authority of the City and County of Denver		Grant Type and Number: 2009 Capital Fund Capital Fund Grant No: CO06P00150109			Federal FY of Grant: 2009								
Development Number Name/PHA Activities		Replacement Housing Factor Grant No:		CFEP (Yes/No):		No							
General Description of Major Work Categories		Development Account No.		Quantity # of Units		Total Estimated Cost		Total Actual Cost		Status of Work			
						Original		Revised		Funds Obligated		Funds Expended	
Agency Wide	Dwelling Structures Vacancy Reduction	1460				\$50,000	\$0	\$0	\$0	\$0	\$0	\$0	
Agency Wide	<b>Total Dwelling Structures</b>					\$50,000	\$0	\$0	\$0	\$0	\$0	\$0	
1406	Operations	1406				\$0	\$0	\$0	\$0	\$0	\$0	\$0	
1406	<b>Subtotal</b>					\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Management Improvement	Homeownership Employment and Training Section 3 outreach	1408				\$49,000	\$49,000	\$0	\$0	\$0	\$0	\$0	
1408	Soft Costs					\$45,000	\$45,000	\$45,000	\$44,894	\$15,000	\$15,000	\$4,134	
						\$3,000	\$3,000	\$3,000	\$543	\$8,000	\$8,000	\$8,000	
						\$8,000	\$8,000	\$8,000	\$8,000	\$20,000	\$20,000	\$3,688	
						\$20,000	\$20,000	\$20,000	\$20,000	\$0	\$0	\$0	
						\$300,000	\$283,494	\$0	\$0	\$0	\$0	\$0	
						\$20,000	\$20,000	\$0	\$0	\$0	\$0	\$0	
						\$460,000	\$423,494	\$91,000	\$61,260				
1408	<b>Subtotal</b>					\$120,000	\$120,000	\$0	\$0	\$0	\$0	\$0	
Hard Costs	Network Upgrades	1408				\$120,000	\$120,000	\$0	\$0	\$0	\$0	\$0	
						\$120,000	\$120,000	\$0	\$0	\$0	\$0	\$0	
Administration	Administrative Fee per Asset Management Regulations	1410				\$633,735	\$633,735	\$0	\$0	\$0	\$0	\$0	
1410	<b>Subtotal</b>					\$633,735	\$633,735	\$0	\$0	\$0	\$0	\$0	
Fees & Costs	A&E Services	1430				\$377,000	\$377,000	\$127,511	\$69,478	\$123,371	\$123,371	\$69,478	
1430	South Lincoln AMP 010					\$0	\$0	\$3,960	\$1,960	\$1,960	\$1,960	\$1,960	
	Westwood Homes AMP 011					\$0	\$0	\$3,138	\$3,138	\$3,138	\$3,138	\$3,138	
	Walsh Manor-AMP 014					\$0	\$0	\$1,177	\$1,177	\$1,177	\$1,177	\$1,177	
	Barney Ford-AMP016					\$0	\$0	\$2,857	\$2,857	\$2,857	\$2,857	\$2,857	
	Thomas Connole AMP 020					\$0	\$0	\$532	\$524	\$524	\$524	\$524	
	North Lincoln-AMP553					\$0	\$0	\$48,090	\$48,090	\$48,090	\$48,090	\$0	
	Dispersed East AMP 050					\$0	\$0	\$49,370	\$49,370	\$49,370	\$49,370	\$0	
	Dispersed West AMP 051					\$0	\$0	\$60,090	\$60,090	\$60,090	\$60,090	\$0	
	Dispersed South AMP 070					\$0	\$0	\$0	\$0	\$0	\$0	\$0	
	Agency Wide					\$0	\$0	\$0	\$0	\$0	\$0	\$0	
1430	<b>Subtotal</b>					\$377,000	\$377,000	\$296,725	\$79,134	\$290,577	\$290,577	\$79,134	

**Part II: Supporting Pages**

PHA Name: Housing Authority of the City and County of Denver		Grant Type and Number: 2009 Capital Fund Capital Fund Grant No: CO06P00150109 CFFP (Yes/No): No			Federal FY of Grant: 2009		
Development Number/PHA Activities	General Description of Major Work Categories	Development Account No.	Quantity # of Units	Total Estimated Cost		Total Actual Cost	Status of Work
				Original	Revised		
Non Dwelling Equip 1475	Housing Management Shelving	1475		\$0	\$8,492	\$8,491	
Non Dwelling Equip Relocation 1495		1495		\$78,000	\$8,492	\$8,491	
<b>Relocation</b>	<b>Subtotal</b>			\$78,000	\$0	\$0	
Agency Wide	Replacement of vacant ACC eligible units available to DHA through acquisition/development Proj 566 Park Avenue Block 4-B Proj 561	1499		\$1,438,618	\$0	\$0	Transferred to RHF Fund August 2010 Plan Submission.
Agency Wide	<b>Subtotal</b>			\$83,123	\$83,123	\$83,123	
Contingency 1502	May Not Exceed 8%	1502		\$504,000	\$0	\$0	
<b>Contingency</b>	<b>Subtotal</b>			\$504,000	\$0	\$0	
Debt Service	Debt Service Payments from Securitization			\$1,152,725	\$1,152,725	\$1,152,725	
Debt Service	<b>Subtotal</b>			\$1,152,725	\$1,152,725	\$578,863	
<b>2009 Capital Fund Total</b>				\$6,337,358	\$6,337,358	\$3,804,989	\$2,492,083

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<b>Part III: Implementation Schedule</b>							Federal FY of Grant: 2009 Prepared: July 12, 2010	
PHA Name: The Housing Authority of the City and County of Denver							Reasons for Revised Target Dates	
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Fund Expended (Quarter Ending Date)					
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date				
CO06P001005 Columbine	September 2011	December 2009	September 2013	December 2009				
CO06P001008 Sun Valley	September 2011		September 2013					
CO06P001011 Westwood	September 2011		September 2013					
CO06P001270 Central Office	September 2011		September 2013					
CO06P001000 Development of ACC Units	September 2011		September 2013					

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<b>Part I: Summary</b>	
<b>PHA Name:</b> Housing Authority of the City and County of Denver	<b>Grant Type and Number:</b> 2011 Capital Fund Grant Capital Fund Program No: CO06P00150111 Date of CFFPA:
	Replacement Housing Factor Grant No:
	<b>FFY of Grant:</b> 2011 <b>Prepared:</b> July 12, 2010

Line	Type of Grant	Original Annual Statement Performance and Evaluation Report for Period Ending:	Reserved for Disasters/Emergencies Final Performance and Evaluation Report		Revised Annual Statement (revision no: )	
			Summary by Development Account	Total Estimated Cost	Revised	Total Actual Cost
			Original	Revised	Obligated	Expended
1	Debt Service-Securitization		\$1,152,725	\$0		
2	Total non-CFP Funds					
3	1406 Operation		\$0			
4	1408 Management Improvements Soft Costs		\$376,500	\$0	\$0	\$0
5	Management Improvements Hard Costs		\$120,000	\$0	\$0	\$0
6	1410 Administration		\$590,000	\$0	\$0	\$0
7	1411 Audit					
8	1415 Liquidated Damages		\$75,000	\$0	\$0	\$0
9	1430 Fees and Costs					
10	1440 Site Acquisition		\$75,000	\$0	\$0	\$0
11	1450 Site Improvements		\$3,022,956	\$0	\$0	\$0
12	1460 Dwelling Structures					
13	1465.1 Dwelling Equipment					
14	1470 Nondwelling Structures					
15	1475 Nondwelling Equipment					
16	1485 Demolition					
17	1490 Replacement Reserve		\$334,819	\$0	\$0	\$0
18	1492 Moving to Work Demonstration					
19	1495.1 Relocation Costs		\$78,000	\$0	\$0	\$0
20	1499 Development Activities					
21	1502 Contingency		\$75,000	\$0	\$0	\$0
22	Amount of Annual Grant		\$5,900,000	\$0	\$0	\$0
23	Amount Related to LBP Activities					
24	Amount Related to 504 Compliance					
25	Amount Related to Security-Soft Costs					
26	Amount Related to Security-Hard Costs					
27	Amount Related to Energy Conservation					
28	Collateralization Expenses or Debt Service					

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<b>Part I: Summary</b>	
PHA Name: Housing Authority of the City and County of Denver	Grant Type and Number: 2011 Capital Fund Grant Capital Fund Program No: CO06S00150111 Date of CFFFA
	Replacement Housing Factor Grant No:
	FFY of Grant: 2011
	FFY of Grant Approval: 2010 Prepared: July 12, 2010
Type of Grant Original Annual Statement Performance and Evaluation Report for Period Ending:	Reserved for Disasters/Emergencies Final Performance and Evaluation Report
Signature of Executive Director 	Signature of Public Housing Director
Date 10-15-10	Date
	Revised Annual Statement (revision no: )



Development Number Name/PHA Activities	General Description of Major Work Categories	Development Account No.	Quantity # of Units	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
CO06P001553 North Lincoln Family	<b>Dwelling Structures</b> Tile Unit Kitchen and Bathroom	1460	175	\$100,000				
	<b>Total Dwelling Structures</b>			\$100,000	\$0	\$0	\$0	
	<b>Subtotal</b>			\$100,000	\$0	\$0	\$0	
1406 Operations	Operations	1406		\$0				
	<b>Subtotal</b>			\$0	\$0	\$0	\$0	
1408 Hard Costs	<b>MIP Activities</b> Network Upgrades			\$120,000				
	<b>Subtotal</b>			\$120,000	\$0	\$0	\$0	
Management Improvement 1408 Soft Costs	Homeownership Employment and Training Section 3 outreach Communication Crime & Safety Limited English Proficiency Childcare Resident Participation PHAS Support	1408		\$115,000 \$45,000 \$75,000 \$10,000 \$10,000 \$24,000 \$2,500 \$75,000 \$20,000				
	<b>Subtotal</b>			\$375,500	\$0	\$0	\$0	
MIP Soft Costs Administration 1410	Administrative Fee per Asset Management Regulations	1410		\$590,000				
	<b>Subtotal</b>			\$590,000	\$0	\$0	\$0	
Fees & Costs 1430	<b>Total A&amp;E Services</b>	1430		\$75,000				
	<b>Subtotal</b>			\$75,000	\$0	\$0	\$0	
Replacement Reserves 1490	Curtis Park AMP-009 Thomas Bean Tower AMP-558 Hirschfield Towers AMP-015 Mulroy Apartments AMP-017 Walsh Annex AMP-021 Benedict Park AMP-559 Benedict Park AMP-560 Benedict Park AMP-561 Benedict Park AMP-562 Westwood Homes AMP 011 1099 Osage AMP-067	1490		\$50,640 \$50,923 \$62,700 \$15,000 \$30,000 \$10,121 \$9,835 \$9,000 \$9,000 \$57,600 \$30,000				
	<b>Subtotal</b>			\$506,828	\$0	\$0	\$0	
Reserves	<b>Subtotal</b>			\$1,071,328	\$0	\$0	\$0	

Development Number Name/PHA Activities	General Description of Major Work Categories	Development Account No.	Quantity # of Units	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
Relocation 1495		1495		\$78,000				
Contingency 1502	May Not Exceed 8%	1502		\$75,000				
Debt Service	Debt Service Payments from Securitization			\$1,152,725	\$0			
				\$1,152,725	\$0			
<b>2011 Capital Fund Total</b>				<b>\$5,900,000</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>

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<b>Part III: Implementation Schedule</b>						
PHA Name: The Housing Authority of the City and County of Denver						Federal FY of Grant: 2011
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Fund Expended (Quarter Ending Date)		Reasons for Revised Target Dates	
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date		
CO06P001006 Westridge	July 2013		7/15/2013	July 2015		
CO06P001007 Quigg Newton	July 2013		7/15/2013	July 2015		
CO06P001014 Walsh Manor	July 2013		7/15/2013	July 2015		
CO06P001016 Barney Ford	July 2013		7/15/2013	July 2015		
CO06P001017 Mulroy	July 2013		7/15/2013	July 2015		
CO06P001070 Dispersed	July 2013		7/15/2013	July 2015		
CO06P001553 North Lincoln	July 2013		7/15/2013	July 2015		

**Capital Fund Program-Five Year Action Plan**

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**Part I: Summary**

Development Name/HA-Wide	Year One	Work Statement Year 2		Work Statement Year 3		Work Statement Year 4		Work Statement Year 5	
		FFY Grant: 2012 PHA FY: 2012	Est. Cost	FFY Grant: 2013 PHA FY: 2013	Est. Cost	FFY Grant: 2014 PHA FY: 2014	Est. Cost	FFY Grant: 2015 PHA FY: 2015	Est. Cost
1450 Site Work			\$1,601,000		\$132,000		\$425,000		\$600,000
1460 Dwelling			\$1,487,168		\$2,393,992		\$2,223,150		\$1,626,761
1470 Non Dwelling			\$50,000		\$210,000		\$250,000		\$600,000
1475 Non Dwelling Equip									
Management Improvement			\$115,000		\$115,000		\$115,000		\$115,000
1408 Soft Costs			\$45,000		\$45,000		\$45,000		\$45,000
			\$75,000		\$75,000		\$75,000		\$75,000
			\$10,000		\$10,000		\$10,000		\$10,000
			\$10,000		\$10,000		\$10,000		\$10,000
			\$24,000		\$24,000		\$24,000		\$24,000
			\$2,500		\$2,500		\$2,500		\$2,500
			\$75,000		\$75,000		\$75,000		\$75,000
			\$20,000		\$20,000		\$20,000		\$20,000
			\$45,000		\$45,000		\$45,000		\$500,000
1408 Hard Costs			\$120,000		\$120,000		\$120,000		\$120,000
1410 Administration			\$590,000		\$590,000		\$590,000		\$590,000
Fees & Costs			\$50,000		\$300,000		\$220,000		\$220,000
1430 Reserves			\$339,844		\$345,020		\$350,350		\$356,739
1490 Relocation			\$10,000		\$100,000		\$73,000		
1495 Contingency			\$73,000		\$130,000		\$69,512		\$52,512
1502 Debt Service Securitization			\$1,157,488		\$1,157,488		\$1,157,488		\$1,157,488
<b>Capital Fund Total</b>			<b>\$5,900,000</b>		<b>\$5,900,000</b>		<b>\$5,900,000</b>		<b>\$5,900,000</b>

**Capital Fund Program-Five Year Action Plan**

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**Part II: Supporting Pages**

Development Name/HA-Wide	Year One	Work Statement Year 2		Work Statement Year 3		Work Statement Year 4		Work Statement Year 5	
		FFY Grant: 2012 PHA FY: 2012	Est. Cost	FFY Grant: 2013 PHA FY: 2013	Est. Cost	FFY Grant: 2014 PHA FY: 2014	Est. Cost	FFY Grant: 2015 PHA FY: 2015	Est. Cost
AMP 016 Platte Valley		Interior Improvements Based on PNA	\$250,000	Replace Water Heaters Replace Roofs Site improvements/paving	\$25,000 \$185,000 \$97,000	Life Safety/CO Detectors Site Lighting	\$10,000 \$125,000	Remaining Modernization Finishes Doors & Windows, Life Safety CO Furnace Replacement, Electrical Moisture Protection, MEP	\$243,261
AMP 999 Central Office		Non Dwelling Equipment Furniture	\$25,000 \$25,000	Roof Repairs Interior Finish Work Elevator Upgrades	\$20,000 \$50,000 \$30,000	Mechanical/Plumbing/Electrical ADA Modifications	\$50,000 \$50,000	Parking Structure Mechanical/Plumbing/Electrical Life Safety Upgrades	\$500,000 \$50,000 \$50,000
AMP 999 Central Warehouse				HVAC Replacement Electrical Upgrades	\$50,000 \$50,000	Interior Finish Work Mechanical Improvements	\$25,000 \$125,000		
AMP 005 Columbine Homes		MEP Upgrades in Management Center	\$17,000			Life Safety/CO Detectors	\$10,000		
AMP 006 Westridge		Site Improvements Drainage and Concrete	\$1,026,156	Replace Roofs Soffit & Fascia	\$350,000	Life Safety/CO Detectors	\$10,000		
AMP 007 Quigg Newton		Exterior Painting Site Improvements Resurface Parking Lot	\$200,000 \$10,000	Mechanical Upgrades Replace Water Heaters	\$200,000	Life Safety/CO Detectors	\$10,000		
AMP 008 Sun Valley		Exterior Painting Roof & Gutter Repairs	\$210,000 \$150,000	Tile Management Center Common Areas	\$10,000	Life Safety/CO Detectors Site Improvements, Drainage Concrete and Site Lighting	\$10,000 \$300,000		
AMP 010 South Lincoln						Life Safety/CO Detectors	\$10,000		
AMP 011 Westwood Homes									
AMP 014 Walsh Manor		Site Improvements Resurface Parking Lot	\$50,000			Remove Architectural Feature Life Safety/CO Detectors HVAC Repairs	\$40,000 \$10,000 \$400,000	Exterior Repairs to EFIS	\$300,000

**Capital Fund Program-Five Year Action Plan**

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

**Part II: Supporting Pages**

Development Name/HA-Wide	Year One	Work Statement Year 2		Work Statement Year 3		Work Statement Year 4		Work Statement Year 5	
		FFY Grant: 2012 PHA FY: 2012	Est. Cost	FFY Grant: 2013 PHA FY: 2013	Est. Cost	FFY Grant: 2014 PHA FY: 2014	Est. Cost	FFY Grant: 2015 PHA FY: 2015	Est. Cost
AMP 015 Hirschfeld						HVAC/Domestic Water Improvements Life Safety/CO Detectors	\$50,000 \$10,000		
AMP 016 Barney Ford		Site: lighting/Irrigation/ Concrete/Parking Lot	\$75,000			HVAC/Domestic Water Improvements Life Safety/CO Detectors	\$50,000 \$10,000	Exterior Repairs to EFIS	\$100,000
AMP 017 Mulroy		Replace CC Roof Replace CC Windows	\$75,000 \$25,000	Replace Mid-Rise Roofing System	\$400,000	HVAC/Domestic Water Improvements Life Safety/CO Detectors	\$50,000 \$10,000		
AMP 020 Thomas Conrole		Site Improvements Resurface Parking Lot	\$50,000	Site Improvements	\$35,000	HVAC, MEP upgrades Life Safety/CO Detectors Life Safety/CO Detectors	\$50,000 \$10,000 \$10,000	Exterior Repairs to EFIS	\$100,000
AMP 021 Walsh Annex									
AMP 050 Dispersed				Modernization: Site Work, Finishes Doors & Windows, Life Safety CO, Furnace & H2O Heater Replacement, Moisture Protection, MEP	\$545,512	Modernization: Site Work, Finishes Doors & Windows, Life Safety CO, Furnace & H2O Heater Replacement, Moisture Protection, MEP	\$1,393,150	Modernization: Site Work, Finishes Doors & Windows, Life Safety CO, Furnace & H2O Heater Replacement, Moisture Protection, MEP	\$183,500
AMP 051 Dispersed		Modernization: Site Work, Finishes Doors & Windows, Life Safety CO, Furnace & H2O Heater Replacement, Moisture Protection, MEP	\$301,500	Modernization: Site Work, Finishes Doors & Windows, Life Safety CO, Furnace & H2O Heater Replacement, Moisture Protection, MEP	\$688,480				\$400,000
AMP 070 Dispersed		Modernization: Site Work, Finishes Doors & Windows, Life Safety CO, Furnace & H2O Heater Replacement, Moisture Protection, MEP	\$498,512						\$300,000
AMP 553 North Lincoln Mid-Rise		Resurface Parking Lot	\$50,000			Life Safety/CO Detectors	\$10,000	Site improvements: fencing, concrete flatwork and site irrigation.	\$50,000
AMP 553 North Lincoln Family		Mechanical Upgrades Replace Water Heaters	\$100,000			Life Safety/CO Detectors	\$10,000	Site improvements: fencing, concrete flatwork, irrigation and Parking Lot Resurfacing	\$250,000
CO06P00100 Agency Wide									

**Capital Fund Program-Five Year Action Plan**

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**Part II: Supporting Pages**

Development Name/HA-Wide	Year One	Work Statement Year 2		Work Statement Year 3		Work Statement Year 4		Work Statement Year 5	
		FFY Grant: 2012 PHA FY: 2012	Est. Cost	FFY Grant: 2013 PHA FY: 2013	Est. Cost	FFY Grant: 2014 PHA FY: 2014	Est. Cost	FFY Grant: 2015 PHA FY: 2015	Est. Cost
1406 Operations		Operations	\$0	Operations	\$0	Operations	\$0	Operations	\$0
Management Improvement 1408 Soft Costs		Homeownership Employment and Training Section 3 outreach Communication Crime & Safety Limited English Proficiency Childcare Resident Participation PHAS Support Security Network Upgrades	\$115,000 \$45,000 \$75,000 \$10,000 \$24,000 \$2,500 \$75,000 \$20,000 \$45,000 \$120,000	Homeownership Employment and Training Section 3 outreach Communication Crime & Safety Limited English Proficiency Childcare Resident Participation PHAS Support Security Network Upgrades	\$115,000 \$45,000 \$75,000 \$10,000 \$24,000 \$2,500 \$75,000 \$20,000 \$45,000 \$120,000	Homeownership Employment and Training Section 3 outreach Communication Crime & Safety Limited English Proficiency Childcare Resident Participation PHAS Support Security Network Upgrades	\$115,000 \$45,000 \$75,000 \$10,000 \$24,000 \$2,500 \$75,000 \$20,000 \$45,000 \$120,000	Homeownership Employment and Training Section 3 outreach Communication Crime & Safety Limited English Proficiency Childcare Resident Participation PHAS Support Security Network Upgrades	\$115,000 \$45,000 \$75,000 \$10,000 \$24,000 \$2,500 \$75,000 \$20,000 \$45,000 \$120,000
1408 Hard Costs		Network Upgrades	\$120,000						
1410 Administration		Salaries of Modernization Staff, Admin, Clerks	\$590,000						
Fees & Costs 1430 Demolition 1485		A&E Fees Energy Audit	\$50,000	A&E Fees Energy Audit	\$300,000	A&E Fees Energy Audit	\$220,000	A&E Fees Energy Audit	\$220,000
Reserves 1490 Relocation 1495		Replacement Reserves Relocation	\$339,844 \$10,000	Replacement Reserves Relocation	\$345,020 \$100,000	Replacement Reserves Relocation	\$350,350 \$73,000	Replacement Reserves	\$356,739
Development 1499									
Contingency 1502			\$73,000		\$130,000		\$119,512		\$52,512
Debt Service Securitization		Annual Debt Service	\$1,157,488						
<b>Total</b>			<b>\$5,900,000</b>		<b>\$5,900,000</b>		<b>\$5,900,000</b>		<b>\$5,900,000</b>

### Section 5.3 Replacement Housing Factor Plan

In accordance with Notice PIH 2010-21, the Housing Authority of the City and County of Denver (DHA) is submitting the following First Increment Replacement Housing Factor Plan for grant numbers CO06R00150309 and CO06R001502110 and Second Increment Replacement Housing Factor Plan for grant numbers CO06R00150209 and CO06R00150210 (Plan).

#### ACC Eligible Units

In accordance with 24 CFR 941 Section 9(g) (3) of the U.S. Housing Act of 1937, DHA can add one hundred fifty-two (152) ACC eligible units to its public housing inventory. Under the Plan, DHA will dedicate hundred (100) ACC eligible units to the 1099 Osage public housing high-rise building leaving fifty-two (52) ACC eligible units for future development.

#### Sources

DHA will allocate \$897,225 in First and Second Increment Replacement Housing Factor Funds issued in 2009 and 2010 for development of the 1099 Osage building. Currently, DHA has \$1,127,101 in awarded Replacement Factor Funds as follows.

<i>Grant Year</i>	<i>Increment</i>	<i>Number</i>	<i>Amount</i>
2009	First	CO06R00150309	\$132,027
2009	Second	CO06R00150209	\$234,275
2010	First	CO06R00150110	\$697,757
2010	Second	CO06R00150210	\$63,042
		Total	\$1,127,101

#### Uses

It is the intent of DHA to expend \$897,225 of the \$1,127,101 in Replacement Housing Factor Funds in conjunction with the development of the 1099 Osage public housing high-rise building. Expenditure of the RHF Funds is as follows.

<i>Grant Number</i>	<i>Award Amount</i>	<i>Expended Amount</i>	<i>Leveraging Required</i>	<i>Remaining Funds</i>
CO06R00150209	\$234,275	\$234,275	Yes	\$0
CO06R00150309	\$132,027	\$132,027	No	\$0
CO06R00150210	\$63,042	\$63,042	Yes	\$0
CO06R00150110	\$ 697,757	\$467,881	No	\$229,876
Totals	\$1,127,101	\$897,225		\$229,876

#### Schedule

It is the intent of DHA to obligate \$897,225 in RHF Funds in conjunction with the 1099 Osage closing, scheduled for September 2010, and expend the funds on or before December 2011.

### **Leveraging for Second Increment RHF Grants**

In accordance with PIH 2010-21, DHA will be required to leverage an amount of non-public housing funds at least equal to one-third of \$297,317 in Second Increment RFF funds (\$99,114). In total, DHA will leverage over \$11 million in Non-HUD Program Funds at the 1099 Osage high-rise building to satisfy the leveraging requirement as follows.

<i><b>Finding Source</b></i>	<i><b>Amount</b></i>
LIHTC and Energy Tax Credits	\$9,030,000
City CDBG	\$1,000,000
City Skyline	\$1,000,000

### **Remaining 2010 RHF Funds**

The remaining \$229,876 under RHF Grant CO06R00150110 will be combined with future RHF Funds in order to accumulate an amount sufficient enough for meaningful acquisition and/or development. If an acquisition/development opportunity arises prior to the accumulation of sufficient funds, DHA will revise the RHF plan to include financing the project and pledging the remaining RHF for debt service.

### **Anticipated Future RHF Grants**

DHA anticipates receiving an additional \$1,934,056 in First Increment RHF Funds over the next four years as follows.

<i><b>Development</b></i>	<i><b>2011</b></i>	<i><b>2012</b></i>	<i><b>2013</b></i>	<i><b>2014</b></i>	<i><b>Totals</b></i>
CO001000015	\$329,719	\$329,719	\$329,719	\$329,719	\$1,318,876
CO001000017	\$68,193	\$68,193	\$68,193	-	\$204,579
CO001000021	\$136,867	\$136,867	\$136,867	-	\$410,601
Totals	\$534,779	\$534,779	\$534,779	\$329,719	\$1,934,056

DHA will hold future RHF Funds until award of the fifth year in order to accumulate an amount sufficient enough for meaningful acquisition and/or development. If an acquisition/development opportunity arises prior to the accumulation of sufficient funds, DHA will revise the RHF plan to include financing the project and pledging the remaining RHF for debt service.

**MANAGEMENT IMPROVEMENTS  
CAPITAL FUND PLAN  
2011 –2015**

The following Capital Fund Program (CFP) Implementation Plan addresses the resident related Management Improvement Program activities. The Management Improvement activities are interrelated and coordinated with all DHA Departments. All programming activities are developed, coordinated and implemented to sustain physical improvement at public housing developments. Maintenance and Long-Term Occupancy have been identified as problem areas requiring 2011 MIP funding.

**I. MAINTENANCE PROBLEMS AND SOLUTIONS:**

**HOMEOWNERSHIP OPPORTUNITIES**

*Problem:* DHA resident population is comprised of a significant number of unemployed adults and drop-out youth, which creates an environment that does not lend itself to caring for units and pride in the development, which causes maintenance issues. Unnecessary call outs adds to increased maintenance costs. The number of call outs for non-existent, non-essential and preventative maintenance impact DHA cost, staff time, emergency, overtime, material and inventory costs

*Solution:* DHA will develop training programs to work with residents that emphasize an increase in responsibility and self-sufficiency. These training programs will be offered at different sites throughout Denver to increase availability to residents. Homeownership opportunities will be offered to public housing residents to increase investment in the community.

*Implementation:*

- Coordination of resources to public housing residents between local and city agencies July, 2011-June, 2012
- Conduct training on self-sufficiency & homeownership To increase investment in the community July, 2011-June, 2012

*Problem:* The high percentage of unemployed adults and drop-out youth living in developments creates an environment of discontent and causes maintenance issues. A lack of structured, healthy, positive alternatives contribute to DHA problems.

*Solution:* DHA will increase resident capacity building activities by providing credit repair, money management and homeownership training and assisting residents to increase resident responsibility.

*Implementation:*

- Provide credit repair, budgeting, money management, income enhancement, savings plans for public housing residents July, 2011-June, 2012
- Provide coordination of financial resources for low-moderate Income families working towards homeownership July, 2011-June, 2012

**CRIME & SAFETY**

*Problem:* A majority of DHA family developments and high rises are located in high risk neighborhoods. The factors identifying a high risk neighborhood include violent crime, drug and substance abuse, low educational attainment, high rates of teen pregnancy, and concentrations of minority populations. A growing recognition by agencies waging the war on poverty acknowledges that the causes of this severe social problem are varied and complex. The interaction of these high risk factors with one another can produce damaging effects and outcomes for families.

*Solution:* The Resident Councils' Board Violence Task Force was created to ensure proper and expeditious action is taken by DHA and appropriate agencies on issues presented. In addition, the Violence Task Force collaborates with other government agencies and develops preventative measures to address crime and violence against residents and properties of DHA.

*Implementation:*

- Provide informational classes for residents with access to safety & self-defense July, 2011-June, 2012
- Conduct resident training sessions on local group organizing, fire safety, drug prevention and intervention and safety issues July, 2011-June, 2012
- Assist 20 resident councils with elections, organization, and financial management July, 2011-June, 2012
- Coordinate Violence Task Force Committee activities and participation July, 2011-June, 2012
- Supervision of Violence Task Force Hotline July, 2011-June, 2012

**II. LONG TERM OCCUPANCY****CAREER & EMPLOYMENT ENHANCEMENT**

*Problem:* Lack of opportunities for residents to move up and out of public housing hinders the ability of public housing residents to break the cycle of long-term occupancy. Due to poor job training opportunities and lack of prior employment activities, public housing residents often have difficulty entering the job market at a living wage.

*Solution:* DHA will increase the number of residents participating in the Section 3 Program. DHA will increase coordination with the Mayor's Office of Workforce Development and Department of Human Services to coordinate programs to encourage participation by public housing residents. DHA will work with other community based organizations and employers to provide job opportunities to residents. DHA will work with the Mayor's Office of Workforce Development-- One Stop Center to provide employment opportunities to residents.

*Implementation:*

- Increase participation in Section 3 Program July, 2011-June, 2012
- Conduct yearly job fair for residents July, 2011-June, 2012

SECTION 3 OUTREACH

*Problem:* Due to poor job training opportunities and lack of prior employment activities, public housing residents often have difficulty entering the job market at a living wage.

*Solution:* Coordinate Section 3 program and monitor compliance of contractors to develop and implement Section 3 plans to employ residents. Many of DHA's contractors can employ residents at a living wage through their Section 3 plan.

*Implementation:*

- Monitor Section 3 compliance July, 2011-June, 2012

INTERDEPARTMENTAL COMMUNICATION

*Problem:* Families residing in DHA encompass a diverse cultural spectrum. These complex cultural dimensions affect activities that DHA engages in on a daily basis. The cultural and language differences create maintenance problems that are due to miscommunication or lack of knowledge.

*Solution:* By providing services (written and verbal), staff will be able to communicate more effectively with residents regarding lease requirements and unit upkeep. With more effective communication, residents and DHA staff can approach and solve problems more easily.

*Implementation:*

- Provide bi-monthly newsletter to all public housing residents July, 2011 – June, 2012

ACCESS TO PROGRAMS AND SERVICES FOR LIMITED ENGLISH PROFICIENT (LEP) PERSONS

*Problem:* Because inability to speak English proficiently can be a barrier to accessing important benefits or services, understanding and exercising rights and performing obligations, HUD requires recipients of federal funds to take reasonable steps to create meaningful access to the programs and services for Limited English Proficient (LEP) persons. HUD issued a HUD final guidance to Federal Financial Assistance Recipients Regarding Title VI Prohibition Against National Origin Discrimination Affecting Limited English Proficient Persons (Federal Register Vol.72, No.13, January 22, 2007, pp.2732-2754).

*Solution:* DHA will conduct a self-assessment to ensure that DHA provides meaningful access for all LEP Persons served, utilizing the following four-factor analysis outlined in the Guidance:

- Determine the number or proportion of LEP Persons eligible to be served or likely to be encountered by DHA;
- Determine the frequency with which LEP Persons come in contact with DHA's programs;

- Determine the nature and importance of the program, activity or service provided by DHA to people's lives;
- Determine the resources available to DHA and the costs associated with the provision of translation and interpretation services

*Implementation:*

- DHA will develop the Housing Authority of the City and County of Denver Language Assistance Procedure (LAP) to ensure that all programs, services, and benefits are accessible to eligible individuals who, as a result of national origin, are limited in their English proficiency.
- DHA will take appropriate steps to assure that all LEP Persons who are eligible for a DHA program are provided with the information and assistance necessary to participate in the program.

CHILDCARE

*Problem:* DHA residents who are interested in job training or job opportunities often are unable to secure affordable childcare. Welfare reform has increased job training and job opportunities but childcare still remains a major obstacle for most low income families.

*Solution:* By coordinating services for affordable childcare for public housing residents, unattended youth are provided with positive alternatives to an unhealthy lifestyle choice. Access to affordable childcare will assist public housing residents with their path towards self sufficiency.

*Implementation:*

- \* Coordinate childcare services for residents attending training or job search

July,2011-June, 2012

<b>CAPITOL FUND</b>					
<b>MANAGEMENT IMPROVEMENTS</b>	<b>2011</b>	<b>2012</b>	<b>2013</b>	<b>2014</b>	<b>2015</b>
<b>Homeownership Opportunities</b>					
Coordinate resources to public housing residents between local and city agencies	\$40,000	\$40,000	\$40,000	\$40,000	\$40,000
Conduct training on self sufficiency & homeownership to increase investment in the community	\$15,000	\$15,000	\$15,000	\$15,000	\$15,000
Provide credit repair, budgeting, money management, income enhancement, savings plans for PH residents	\$20,000	\$20,000	\$20,000	\$20,000	\$20,000
Provide coordination of financial resources for low-moderate income families working towards homeownership	\$40,000	\$40,000	\$40,000	\$40,000	\$40,000
<b>Total Homeownership Opportunities</b>	<b>\$115,000</b>	<b>\$115,000</b>	<b>\$115,000</b>	<b>\$115,000</b>	<b>\$115,000</b>
<b>Crime &amp; Safety</b>					
Coordinate Violence Task Force Committee activities and participation	\$6,000	\$6,000	\$6,000	\$6,000	\$6,000
Supervision of Violence Task Force Hotline	\$4,000	\$4,000	\$4,000	\$4,000	\$4,000
<b>Total Crime &amp; Safety</b>	<b>\$10,000</b>	<b>\$10,000</b>	<b>\$10,000</b>	<b>\$10,000</b>	<b>\$10,000</b>
<b>Employment and Training</b>					
Increase participation in Section 3 Program	\$40,000	\$40,000	\$40,000	\$40,000	\$40,000
Conduct yearly job fair for residents	\$5,000	\$5,000	\$5,000	\$5,000	\$5,000
<b>Total Employment and Training</b>	<b>\$45,000</b>	<b>\$45,000</b>	<b>\$45,000</b>	<b>\$45,000</b>	<b>\$45,000</b>
<b>Section 3 Outreach</b>					
Monitor Section 3 Compliance	\$75,000	\$75,000	\$75,000	\$75,000	\$75,000
<b>Total Section 3 Outreach</b>	<b>\$75,000</b>	<b>\$75,000</b>	<b>\$75,000</b>	<b>\$75,000</b>	<b>\$75,000</b>
<b>Interdepartmental Communication</b>					
Provide interdepartmental training and materials for residents to increase knowledge of resident initiatives	\$10,000	\$10,000	\$10,000	\$10,000	\$10,000
<b>Total Communication</b>	<b>\$10,000</b>	<b>\$10,000</b>	<b>\$10,000</b>	<b>\$10,000</b>	<b>\$10,000</b>
<b>Access to Programs and Services For Limited English Proficient (LEP) Persons</b>					
Assure that all LEP Persons who are eligible for a DHA Program are provided with the information and assistance necessary to participate in the program (i.e. translations, interpretation, etc.)	\$24,000	\$24,000	\$24,000	\$24,000	\$24,000
<b>Total Access to Programs and Services for Limited English Proficient (LEP) Persons</b>	<b>\$24,000</b>	<b>\$24,000</b>	<b>\$24,000</b>	<b>\$24,000</b>	<b>\$24,000</b>
<b>Childcare</b>					
Provide Childcare Reimbursement for individuals attending FSS/ROSS/HO orientation and events	\$2,500	\$2,500	\$2,500	\$2,500	\$2,500
<b>Total</b>	<b>\$2,500</b>	<b>\$2,500</b>	<b>\$2,500</b>	<b>\$2,500</b>	<b>\$2,500</b>

<b>Resident Participation Funds</b>					
Coordination of 17 Local Resident Councils, Resident Council Board and Community Enhancement Activities	\$75,000	\$75,000	\$75,000	\$75,000	\$75,000
<b>Total</b>	<b>\$75,000</b>	<b>\$75,000</b>	<b>\$75,000</b>	<b>\$75,000</b>	<b>\$75,000</b>
<b>Total Requested</b>	<b>\$356,500</b>	<b>\$356,500</b>	<b>\$356,500</b>	<b>\$356,500</b>	<b>\$356,500</b>

## Attachment 6

### Section 9.0. Statement of Housing Needs

#### A. Housing Needs of Families in the Jurisdiction<sup>1</sup>

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.

1. **Rental needs.** Denver’s rental market is affordable to most of Denver’s renters. Renters earning more than \$20,000 per year have an adequate supply of rental units to meet their affordability needs. However, Denver’s lowest-income renters, who consequently make up 41 percent of Denver’s renter population, have extreme difficulty finding rental units that are affordable to them. Approximately 25,000 of these households are in need of some type of rental assistance to meet their affordability levels.

#### Rental Gaps Analysis, City and County of Denver, 2005/First Quarter of 2006

2005 Income Ranges	Maximum Affordable Rent	Renters		Rental Units, 1Q06		Rental Gap
		Number	Percent	Number	Percent	
\$0-\$9,999	\$210	19,387	19%	5,450	5%	(13,937)
\$10,000-\$19,999	\$460	21,855	22%	10,144	9%	(11,711)
\$20,000-\$29,999	\$700	13,775	13%	44,024	38%	30,249
\$30,000-\$39,999	\$950	13,047	14%	33,372	29%	20,325
\$40,000-\$49,999	\$1,200	11,002	11%	13,151	11%	2,149
\$50,000-\$59,999	\$1,440	5,487	5%	5,094	4%	(393)
\$60,000-\$69,999	\$1,680	5,487	5%	1,424	1%	(4,063)
\$70,000-\$79,999	\$1,920	3,789	4%	1,136	1%	(2,653)
\$80,000-\$89,999	\$2,160	2,093	2%	891	1%	(1,202)
\$90,000-\$99,999	\$2,410	2,093	2%	486	1%	(3,340)
\$100,000-\$124,999	\$3,025	609	1%	-	0%	
\$125,000-\$149,999	\$3,650	609	1%	-	0%	
\$150,000+	\$3,650+	515	1%	-	0%	
<b>Total</b>		<b>99,748</b>	<b>100%</b>	<b>115,172</b>	<b>100%</b>	

- a. Denver has approximately 5,450 affordable units and rental assistance vouchers to serve households earning less than \$10,000 per year, leaving a gap of 13,900 underserved households. In other words, there were fewer than three rental units affordable to households earning less than \$10,000 for every ten households at

<sup>1</sup> Information contained in this section was taken from the City and County of Denver 2008-2112 Consolidated Plan and 2008 Action Plan, Section III. Community Profile and Section IV. Housing Market Analysis.

this income level. However, fewer than two units were actually available to these households because the rest were occupied by higher-income households.

- b. Another 21,900 renter households earn between \$10,000 and \$20,000 per year. In 2005, these renters had approximately 10,100 affordable units and vouchers available to them, leaving a gap of 11,700 underserved households. In other words, there were 7 affordable units for every ten households in this income range, but only half of these units were available to them, as the rest were occupied by households at higher income levels.
- c. The rental units affordable to the City’s lowest-income renters are small (efficiencies) and located in the east/central and northwest Denver areas.

2. **Homeownership needs.** Denver’s renters are largely lower-income and find it very difficult to purchase housing in Denver’s market. The market is in better balance for all, but the City’s lowest income owners, many of whom are cost burdened and could not afford to purchase their current home if it were on the market today.

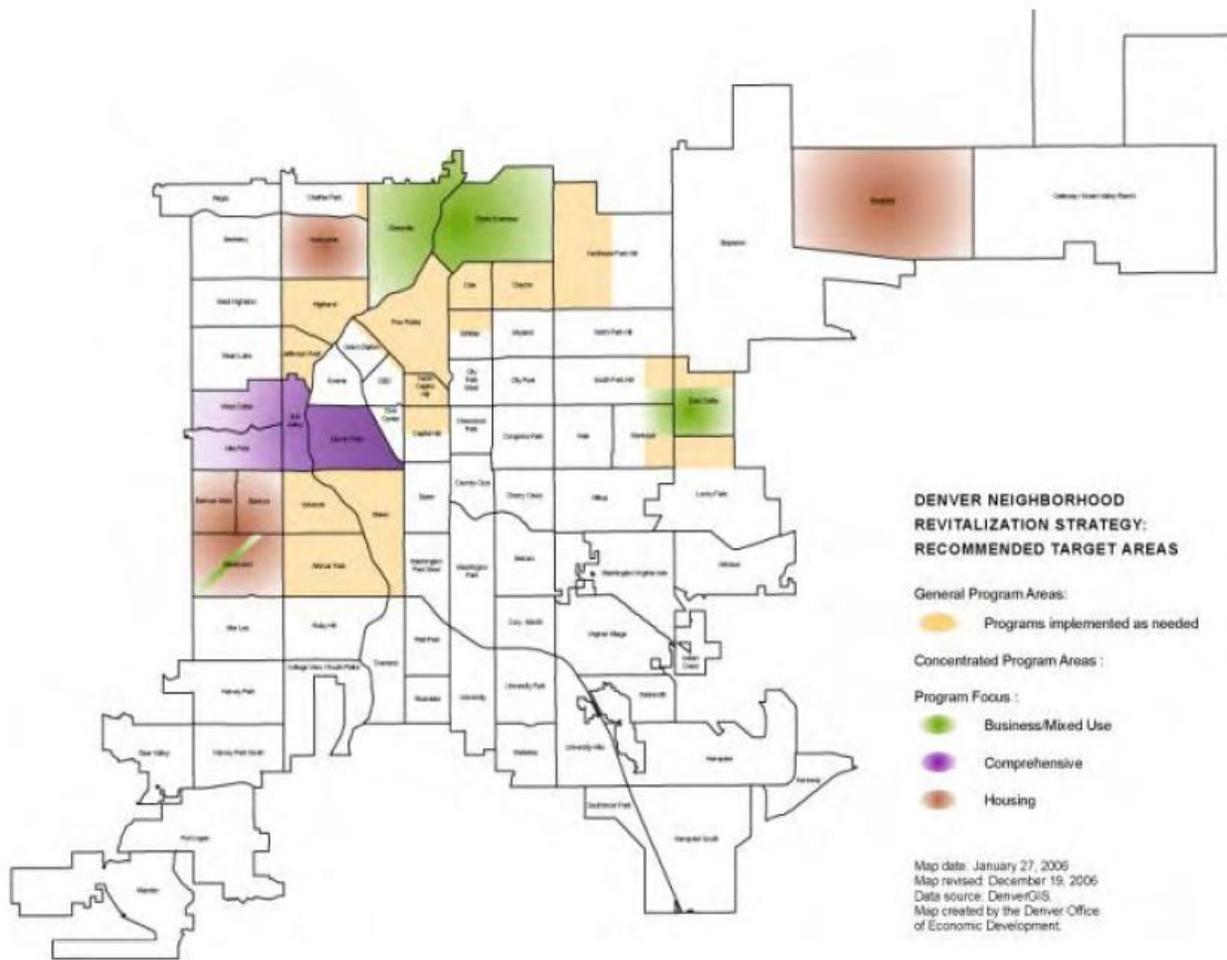
**Homeownership Gaps Analysis, City and County of Denver**

Income Ranges	Maximum Affordable Home Price	Current Owners		Homeownership Market		Homeownership Gaps for Current Owners
		Number	Percent	Number	Percent	
\$0-\$9,999	\$28,398	4,583	3%	100	0%	(4483)
\$10,000-\$19,999	\$62,209	9,839	7%	1,544	1%	(8295)
\$20,000-\$29,999	\$94,668	14,935	10%	7,030	5%	(7905)
\$30,000-\$39,999	\$128,479	16,106	11%	13,327	9%	(2779)
\$40,000-\$49,999	\$162,290	16,749	11%	21,800	14%	5051
\$50,000-\$59,999	\$194,749	13,269	9%	22,513	15%	9244
\$60,000-\$69,999	\$227,207	13,269	9%	16,831	11%	3562
\$70,000-\$79,999	\$259,666	10,446	7%	12,344	8%	1898
\$80,000-\$89,999	\$292,125	7,625	5%	11,208	7%	3583
\$90,000-\$99,999	\$325,936	7,625	5%	8,670	6%	1045
\$100,000-\$124,999	\$409,111	9,583	7%	13,282	9%	3699
\$125,000-\$149,999	\$493,639	9,583	7%	6,616	4%	(2967)
\$150,000+	\$493,639+	13,439	9%	15,917	11%	2478
<b>Total</b>		<b>147,051</b>	<b>100%</b>	<b>151,082</b>	<b>100%</b>	

- a. In 2005, there were 13,959 detached residential units and 10,009 attached residential units on the market or sold in Denver. Renters earning less than \$30,000 per year—more than half of Denver’s renter population—could afford to buy only 1 percent of the detached units for sale and 15 percent of the attached units for sale in Denver. Renters earning \$60,000 per year could afford to buy 37 percent of detached homes and 54 percent of attached homes.

- b. Homes that are affordable to these renters average around 1,100 square feet, were built in the 1950s and 1960s, have 2 to 3 bedrooms and 1 to 2 bathrooms. Detached units at this affordability level are largely located in various neighborhoods on the west side of Denver and in the northeast part of the City. Attached units are predominantly located in southeast Denver, with some units in the northeast and southwest areas.
- c. Current owners who earn less than \$40,000 would find it difficult to move within Denver's market and not be cost burdened, unless they have significant equity in their homes. About one third of Denver's current owners earn less than \$40,000 per year, compared to 15 percent of the for sale market that was affordable to them in 2005. In addition, 35 percent of owners were cost burdened in 2004 (49,151 households), 46 percent of whom earned less than \$35,000 per year.

**Denver Neighborhood Revitalization Strategy Target Areas**



Source: City and County of Denver.

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

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

**1. Public Housing**

<b>Housing Needs of Families on the Interest Card Waiting List as of July 22, 2010</b>			
	# of families	% of total families	Annual Turnover
Waiting list totals <sup>2</sup>	1,844	100%	Not available
Extremely low income <=30% AMI	1,588	82.7%	
Very low income (>30% but <=50% AMI)	236	12.5%	
Low income (>50% but <80% AMI)	90	4.8%	
Families with children	572	30.4%	
Elderly families	469	24.9%	
Families with Disabilities	485	25.7%	
Other Families	558	31.2%	

<b>Housing Needs of Families on the Public Housing Waiting List as of July 22, 2010</b>			
	# of families	% of total families	Annual Turnover
Waiting list totals <sup>3</sup>	199	100%	Not available
Extremely low income <=30% AMI	167	83.9%	
Very low income (>30% but <=50% AMI)	26	13.1%	

<sup>2</sup> Note that families may be counted in more than one of these categories; therefore, the totals will be greater than 100%.

<sup>3</sup> Note that families may be counted in more than one of these categories; therefore, the totals will be greater than 100%.

<b>Housing Needs of Families on the Public Housing Waiting List as of July 22, 2010</b>			
Low income (>50% but <80% AMI)	6	3%	
Families with children	158	79.4%	
Elderly families	23	11.6%	
Families with Disabilities	33	16.6%	
Other Families	1	.5%	
Race/ethnicity – American Indian	0	0%	
Race/ethnicity Asian	13	6.5%	
Race/ethnicity – Black	81	40.7%	
Race/ethnicity – White	79	39.7%	
Race/ethnicity – Hispanic	25	12.6%	
Hawaiian and Pacific Islander	1	.5%	
Characteristics by Bedroom Size (Public Housing Only)	Number of Units	% of Total Units	Annual Turnover
0 BR	160	4.3%	50
1 BR	1062	28.8%	193
2 BR	1106	30%	173
3 BR	954	25.8%	163
4 BR	383	10.4%	64
5 BR	27	.7%	3
5+ BR			
Is the waiting list closed (select one)? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes If yes: How long has it been closed (# of months)? <b>It opens and closes several times a year.</b> Does the PHA expect to reopen the list in the PHA Plan year? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes Does the PHA permit specific categories of families onto the waiting list, even if generally closed? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes			

<b>Housing Needs of Families on the Bean Tower Site Based Waiting List as of June 29, 2009</b>			
	# of families	% of total families	Annual Turnover
Waiting list totals <sup>4</sup>	2	100%	Not available
Extremely low income <=30% AMI	2	100%	
Very low income (>30% but <=50% AMI)	0	0%	
Low income (>50% but <80% AMI)	0	0%	
Families with children	0	0%	
Elderly families	0	0%	
Families with Disabilities	1	50%	
Other Families	1	50%	
Race/ethnicity – American Indian	0	0%	
Race/ethnicity Asian	0	0%	
Race/ethnicity – Black	1	50%	
Race/ethnicity – White	0	0%	
Race/ethnicity – Hispanic	1	50%	
Hawaiian and Pacific Islander	0	0%	

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<sup>4</sup> Note that families may be counted in more than one of these categories; therefore, the totals will be greater than 100%.

2. **Section 8**

<b>Housing Needs of Families on the Waiting List Section 8 Lottery Pool as of July 15, 2010</b>			
Waiting list type: (select one)			
<input checked="" type="checkbox"/> Section 8 tenant-based assistance			
<input type="checkbox"/> Public Housing			
<input type="checkbox"/> Combined Section 8 and Public Housing			
<input type="checkbox"/> Public Housing Site-Based or sub-jurisdictional waiting list (optional)			
If used, identify which development/sub jurisdiction:			
	# of families	% of total families	Annual Turnover
Waiting list total	15,562		Not available
Extremely low income <=30% AMI	8,292	53.28%	
Very low income (>30% but <=50% AMI)	1,108	7.12%	
Low income (>50% but <80% AMI)	119	.76%	
Not Reported	6,043	38.83%	
Families with children	9,354	60%	
Elderly families	1,129	13.74%	
Families with Disabilities	Not available	Not available	
American Indian Alaska Native	300	1%	
Asian	207	1%	
Black/African American	5,033	32.3%	
Native Hawaiian	21	1%	
White	2,849	18%	
Hispanic or Latino	2,294	18%	
Not Reported	7,126	29.7%	
Is the waiting list closed (select one)? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes, Section 8 conducts a lottery at least once during the year. Lottery interest cards are submitted by interested families. A random drawing is conducted and families whose lottery interest card is drawn are given the opportunity to complete an application.			
If yes:			
How long has it been closed (# of months)? <b>Five</b>			
Does the PHA expect to reopen the list in the PHA Plan year? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes			
Does the PHA permit specific categories of families onto the waiting list, even if generally closed? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes			

## **Section 9.1 Strategy for Addressing Needs**

Provide a brief description of the PHA's strategy for addressing the housing needs of families in the jurisdiction and on the waiting list in the upcoming year.

### **A. Public Housing**

- 1. Strategy 1: Maximize the number of affordable units available to the PHA within its current resources:**
  - a. Employ effective maintenance and management policies to minimize the number of public housing units off-line.
  - b. Reduce turnover time for vacated public housing units.
  - c. Reduce time to renovate public housing units.
  - d. Seek replacement of public housing units lost to the inventory through mixed finance development.
  - e. Seek replacement of public housing units lost to the inventory through Section 8 replacement housing resources.
  - f. Participate in the Consolidated Plan development process to ensure coordination with broader community strategies.
- 2. Strategy 2: Increase the number of affordable housing units:**
  - a. Leverage affordable housing resources in the community through the creation of mixed - finance housing.
  - b. Pursue housing resources other than public housing or Section 8 tenant-based assistance.
- 3. Strategy 3: Target available assistance to families at or below 30 % of AMI:**
  - a. Adopt rent policies to support and encourage work.
  - b. Allocate 40 public housing units for housing the homeless.
- 4. Strategy 4: Target available assistance to families at or below 50% of AMI:**
  - a. Employ admissions preferences aimed at families who are working.
  - b. Adopt rent policies to support and encourage work.
- 5. Strategy 5: Target available assistance to the elderly:**
  - a. Construction of public housing for the elderly.
- 6. Strategy 6: Target available assistance to families with disabilities:**
  - a. Carry out the modifications needed in public housing based on the section 504 Needs Assessment for Public Housing.

- b. Affirmatively market to local non-profit agencies that assist families with disabilities.

## **B. Section 8**

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

- a. Seek replacement of public housing units lost to the inventory through Section 8 replacement housing resources.
- b. Maintain or increase Section 8 lease-up rates by establishing payment standards that will enable families to rent throughout the jurisdiction.
- c. Maintain or increase Section 8 lease-up rates by marketing the program to owners, particularly those outside of areas of minority and poverty concentration.
- d. Maintain or increase Section 8 lease-up rates by effectively screening Section 8 applicants to increase owner acceptance of program.
- e. Participate in the Consolidated Plan development process to ensure coordination with broader community strategies.

### **2. Strategy 2: Increase the number of affordable housing units:**

- a. Apply for additional Section 8 units should they become available.

### **3. Strategy 3: Target available assistance to the elderly:**

- a. Apply for special-purpose vouchers targeted to the elderly, should they become available.

### **4. Strategy 4: Target available assistance to Families with Disabilities:**

- a. Apply for special-purpose vouchers targeted to families with disabilities, should they become available.

## Attachment 7

### Section 11.0 Required Submissions for HUD Field Office Review

**A. In addition to the PHA Plan template, 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.

1. Form HUD-50077, *PHA Certifications of Compliance with the PHA Plans and Related Regulations* (which includes all certifications relating to Civil Rights)
2. Form HUD-50070, *Certification for a Drug-Free Workplace* (PHAs receiving CFP grants only)
3. Form HUD-50071, *Certification of Payments to Influence Federal Transactions* (PHAs receiving CFP grants only)
4. Form SF-LLL, *Disclosure of Lobbying Activities* (PHAs receiving CFP grants only)
5. Form SF-LLL-A, *Disclosure of Lobbying Activities Continuation Sheet* (PHAs receiving CFP grants only)
6. Resident Advisory Board (RAB) comments. Comments received from the RAB must be submitted by the PHA as an attachment to the PHA
7. Plan. PHAs must also include a narrative describing their analysis of the recommendations and the decisions made on these recommendations.
8. Challenged Elements
9. Form HUD-50075.1, *Capital Fund Program Annual Statement/Performance and Evaluation Report* (PHAs receiving CFP grants only)
10. Form HUD-50075.2, *Capital Fund Program Five-Year Action Plan* (PHAs receiving CFP grants only)

**B. 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.

1. Resident Advisory Board (RAB) comments:  
There were no comments received from the RAB.
2. Recommendations and decisions made in response to comments:  
There were no changes made to the Plan in response to RAB comments.

**C. Public Comments.**

Comments received from the public regarding the PHA Plan. PHAs must also include a narrative describing their analysis of the comments and the decisions made on these recommendations.

1. Public comments:  
There were no comments received during the advertisement period or October 4, 2010 public hearing.
2. Recommendations and decisions made in response to comments:  
There were no changes made to the Plan in response to public comments.

<b>PHA Certifications of Compliance with PHA Plans and Related Regulations</b>	<b>U.S. Department of Housing and Urban Development</b> Office of Public and Indian Housing OMB No. 2577-0226 Expires 4/30/2011
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**PHA Certifications of Compliance with the PHA Plans and Related Regulations:  
Board Resolution to Accompany the PHA 5-Year and Annual PHA Plan**

*Acting on behalf of the Board of Commissioners of the Public Housing Agency (PHA) listed below, as its Chairman or other authorized PHA official if there is no Board of Commissioners, I approve the submission of the \_\_\_ 5-Year and/or  Annual PHA Plan for the PHA fiscal year beginning 2011, hereinafter referred to as "the Plan", of which this document is a part and make the following certifications and agreements with the Department of Housing and Urban Development (HUD) in connection with the submission of the Plan and implementation thereof:*

1. The Plan is consistent with the applicable comprehensive housing affordability strategy (or any plan incorporating such strategy) for the jurisdiction in which the PHA is located.
2. The Plan contains a certification by the appropriate State or local officials that the Plan is consistent with the applicable Consolidated Plan, which includes a certification that requires the preparation of an Analysis of Impediments to Fair Housing Choice, for the PHA's jurisdiction and a description of the manner in which the PHA Plan is consistent with the applicable Consolidated Plan.
3. The PHA certifies that there has been no change, significant or otherwise, to the Capital Fund Program (and Capital Fund Program/Replacement Housing Factor) Annual Statement(s), since submission of its last approved Annual Plan. The Capital Fund Program Annual Statement/Annual Statement/Performance and Evaluation Report must be submitted annually even if there is no change.
4. The PHA has established a Resident Advisory Board or Boards, the membership of which represents the residents assisted by the PHA, consulted with this Board or Boards in developing the Plan, and considered the recommendations of the Board or Boards (24 CFR 903.13). The PHA has included in the Plan submission a copy of the recommendations made by the Resident Advisory Board or Boards and a description of the manner in which the Plan addresses these recommendations.
5. The PHA made the proposed Plan and all information relevant to the public hearing available for public inspection at least 45 days before the hearing, published a notice that a hearing would be held and conducted a hearing to discuss the Plan and invited public comment.
6. The PHA certifies that it will carry out the Plan in conformity with Title VI of the Civil Rights Act of 1964, the Fair Housing Act, section 504 of the Rehabilitation Act of 1973, and title II of the Americans with Disabilities Act of 1990.
7. The PHA will affirmatively further fair housing by examining their programs or proposed programs, identify any impediments to fair housing choice within those programs, address those impediments in a reasonable fashion in view of the resources available and work with local jurisdictions to implement any of the jurisdiction's initiatives to affirmatively further fair housing that require the PHA's involvement and maintain records reflecting these analyses and actions.
8. For PHA Plan that includes a policy for site based waiting lists:
  - The PHA regularly submits required data to HUD's 50058 PIC/IMS Module in an accurate, complete and timely manner (as specified in PIH Notice 2006-24);
  - The system of site-based waiting lists provides for full disclosure to each applicant in the selection of the development in which to reside, including basic information about available sites; and an estimate of the period of time the applicant would likely have to wait to be admitted to units of different sizes and types at each site;
  - Adoption of site-based waiting list would not violate any court order or settlement agreement or be inconsistent with a pending complaint brought by HUD;
  - The PHA shall take reasonable measures to assure that such waiting list is consistent with affirmatively furthering fair housing;
  - The PHA provides for review of its site-based waiting list policy to determine if it is consistent with civil rights laws and certifications, as specified in 24 CFR part 903.7(c)(1).
9. The PHA will comply with the prohibitions against discrimination on the basis of age pursuant to the Age Discrimination Act of 1975.
10. The PHA will comply with the Architectural Barriers Act of 1968 and 24 CFR Part 41, Policies and Procedures for the Enforcement of Standards and Requirements for Accessibility by the Physically Handicapped.
11. The PHA will comply with the requirements of section 3 of the Housing and Urban Development Act of 1968, Employment Opportunities for Low-or Very-Low Income Persons, and with its implementing regulation at 24 CFR Part 135.
12. The PHA will comply with acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 and implementing regulations at 49 CFR Part 24 as applicable.

13. The PHA will take appropriate affirmative action to award contracts to minority and women's business enterprises under 24 CFR 5.105(a).
14. The PHA will provide the responsible entity or HUD any documentation that the responsible entity or HUD needs to carry out its review under the National Environmental Policy Act and other related authorities in accordance with 24 CFR Part 58 or Part 50, respectively.
15. With respect to public housing the PHA will comply with Davis-Bacon or HUD determined wage rate requirements under Section 12 of the United States Housing Act of 1937 and the Contract Work Hours and Safety Standards Act.
16. The PHA will keep records in accordance with 24 CFR 85.20 and facilitate an effective audit to determine compliance with program requirements.
17. The PHA will comply with the Lead-Based Paint Poisoning Prevention Act, the Residential Lead-Based Paint Hazard Reduction Act of 1992, and 24 CFR Part 35.
18. The PHA will comply with the policies, guidelines, and requirements of OMB Circular No. A-87 (Cost Principles for State, Local and Indian Tribal Governments), 2 CFR Part 225, and 24 CFR Part 85 (Administrative Requirements for Grants and Cooperative Agreements to State, Local and Federally Recognized Indian Tribal Governments).
19. The PHA will undertake only activities and programs covered by the Plan in a manner consistent with its Plan and will utilize covered grant funds only for activities that are approvable under the regulations and included in its Plan.
20. All attachments to the Plan have been and will continue to be available at all times and all locations that the PHA Plan is available for public inspection. All required supporting documents have been made available for public inspection along with the Plan and additional requirements at the primary business office of the PHA and at all other times and locations identified by the PHA in its PHA Plan and will continue to be made available at least at the primary business office of the PHA.
21. The PHA provides assurance as part of this certification that:
  - (i) The Resident Advisory Board had an opportunity to review and comment on the changes to the policies and programs before implementation by the PHA;
  - (ii) The changes were duly approved by the PHA Board of Directors (or similar governing body); and
  - (iii) The revised policies and programs are available for review and inspection, at the principal office of the PHA during normal business hours.
22. The PHA certifies that it is in compliance with all applicable Federal statutory and regulatory requirements.

The Housing Authority of the City and County of Denver

Co001

PHA Name

PHA Number/HA Code

5-Year PHA Plan for Fiscal Years 20\_\_ - 20\_\_

X Annual PHA Plan for Fiscal Years 20<sup>11</sup> - 20<sup>11</sup>

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate. **Warning:** HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Name of Authorized Official Ms. Myrna Hipp	Title Board Chairperson
Signature <i>Lisa C. Adams</i> (for Myrna Hipp)	Date 10.14.10

# Certification for a Drug-Free Workplace

U.S. Department of Housing and Urban Development

Applicant Name

The Housing Authority of the City and County of Denver

Program/Activity Receiving Federal Grant Funding

Capital Fund, American Recovery and Reinvestment Act, HOPE VI

Acting on behalf of the above named Applicant as its Authorized Official, I make the following certifications and agreements to the Department of Housing and Urban Development (HUD) regarding the sites listed below:

I certify that the above named Applicant will or will continue to provide a drug-free workplace by:

a. Publishing a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the Applicant's workplace and specifying the actions that will be taken against employees for violation of such prohibition.

b. Establishing an on-going drug-free awareness program to inform employees ---

- (1) The dangers of drug abuse in the workplace;
- (2) The Applicant's policy of maintaining a drug-free workplace;

(3) Any available drug counseling, rehabilitation, and employee assistance programs; and

(4) The penalties that may be imposed upon employees for drug abuse violations occurring in the workplace.

c. Making it a requirement that each employee to be engaged in the performance of the grant be given a copy of the statement required by paragraph a.;

d. Notifying the employee in the statement required by paragraph a. that, as a condition of employment under the grant, the employee will ---

- (1) Abide by the terms of the statement; and
- (2) Notify the employer in writing of his or her conviction for a violation of a criminal drug statute occurring in the workplace no later than five calendar days after such conviction;

e. Notifying the agency in writing, within ten calendar days after receiving notice under subparagraph d.(2) from an employee or otherwise receiving actual notice of such conviction. Employers of convicted employees must provide notice, including position title, to every grant officer or other designee on whose grant activity the convicted employee was working, unless the Federalagency has designated a central point for the receipt of such notices. Notice shall include the identification number(s) of each affected grant;

f. Taking one of the following actions, within 30 calendar days of receiving notice under subparagraph d.(2), with respect to any employee who is so convicted ---

(1) Taking appropriate personnel action against such an employee, up to and including termination, consistent with the requirements of the Rehabilitation Act of 1973, as amended; or

(2) Requiring such employee to participate satisfactorily in a drug abuse assistance or rehabilitation program approved for such purposes by a Federal, State, or local health, law enforcement, or other appropriate agency;

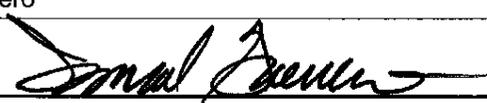
g. Making a good faith effort to continue to maintain a drug-free workplace through implementation of paragraphs a. thru f.

**2. Sites for Work Performance.** The Applicant shall list (on separate pages) the site(s) for the performance of work done in connection with the HUD funding of the program/activity shown above: Place of Performance shall include the street address, city, county, State, and zip code. Identify each sheet with the Applicant name and address and the program/activity receiving grant funding.)

Check here  if there are workplaces on file that are not identified on the attached sheets.

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate.

**Warning:** HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Name of Authorized Official Ismael Guerrero	Title Executive Director
Signature 	Date 10/14/2010
X	

ROW-TYPE DEVELOPMENT	HIGH-RISE (cont'd)
<b>1-3 Platte Valley - 3058 Champa/Shop 720-946-6003 FAX 861-0352</b> Barney Office 720-946-6016/Shop 720-946-6057 Connole Office 720-946-6020/Shop 720-946-6018 Donna Turner - Manager# 06 Nakeya Poole - Clerk	<b>1-16 Barney - 2024 Clarkson 80205 FAX 861-0352</b> Office/Shop 720-946-6016/Shop 720-946-6057 Donna Turner - Manager# 28 Nakeya Poole - Clerk
<b>1-5 Columbine/Relocation - 201 S. Yuma 80219 FAX 733-1506</b> Office 720-946-6005/Shop 720-946-6066 Valentina Maestas - Manager# 07 Jeannie Sisneros - Clerk Art Escobedo - Maint Supervisor	<b>1-17 Mulroy Apts - 3550 W. 13th Ave 80204 FAX 623-5624</b> Office/Shop 720-946-6006/Shop 720-946-6081 Charlene Miller - Manager# 22 Wanda Monroe-Jones - Clerk
<b>1-6 Westridge Homes - 3537 W. 13th 80204 FAX 595-8439</b> Office/Shop 720-946-6006/Shop 720-946-6081 Charlene Miller - Manager# 21 Wanda Monroe-Jones - Clerk Mark VanMarter - Maint Supervisor	<b>1-20 Connole - 1710 Williams 80218 FAX 355-3489</b> Office/Shop 720-946-6020/Shop 720-946-6018 Donna Turner - Manager# 15 Nakeya Poole - Clerk
<b>1-7 Quigg Newton - 4407 Mariposa 80211 FAX 433-1481</b> Office 720-946-6007/Shop 720-946-6038 Annie Hurst - Manager# 04 Fetien Gebre-Michael/Betty Herrera - Clerks Dan Heguy- Maint Supervisor	<b>1-21 Walsh Annex - 1775 W. Mosier Pl 80223 FAX 936-9788</b> Office 720-946-6021/Shop 720-946-6012 Relocation Office, 240 S. Zuni 733-2926 Lisa Velasquez - Manager Elderly II# 14 Azzy Tesfay/Melanie LeBlanc - Clerks
<b>1-8, 12 Sun Valley - 990 Alcott Way 80204 FAX 629-9381</b> Office 720-946-6008/Shop 720-946-6084 Denise Nicolarsen - Manager# 01 Amanda Lawson - Clerk Joe Bakarich - Maint Supervisor	<b>1-552 North Lincoln Midrise 1425 Mariposa St 80204</b> <b>Office 592-7863/64, Sp# *003</b> <b>1-553 North Lincoln Learn Ctr 1401 Mariposa St 80204 FAX 573-1920</b> Office 720-946-6002 /Shop 720-946-6024 Dave Johnson - Manager# 10 Jennifer Thompson - Clerk Lee Ray - Maint Supervisor
<b>1-10 South Lincoln - 1000 Navajo 80204 FAX 893-4237</b> Office 720-946-6010/Shop 720-946-6042 Dave Johnson - Manager# 08 Viola Garcia - Asst. Manager Vacant - Clerk Vacant - Maint Supervisor	<b>DHC</b> <b>150 Syracuse Plaza - 4333 S. Syracuse 80237 FAX 771-4471</b> Office 720-946-6054 /Shop 720-946-6055 Fran Velasquez - Manager# 19
<b>1-11 Westwood - 855 S. Irving St 80219 FAX 922-6703</b> Office 720-946-6011/Shop 720-946-6079 Ted Herrera - Manager #05 Kathleen Lucero - Asst. Manager Chuck Martell - Clerk Vacant- Maint Supervisor	<b>152 Mountain View - 1212 S. Federal 80219 FAX 975-8628</b> Office 720-946-6052 /Shop 720-946-6092 Julie Munoz - Manager# 09 Laura Castro - Clerk
<b>DISPERSED</b> <b>050 Disp East - 5040 Paris 80239 FAX 373-5336</b> Office 720-946-6050/Shop 720-946-6060 Aurelia Cromer - Manager# 12 Sarah Morm - Clerk Mike McClelland - Maint Supervisor	<b>153 Casa Loma/DHC/DHP Disp - 3850 Alcott 80211 FAX 477-4846</b> <b>Lincoln Park</b> Office 720-946-6053 /Shop 720-946-3613 Joan Vondy - Manager# 18/Lincoln Park Manager #23 24 (DHC), 31 (Non-HUD) Keasha Brown - Clerk FAX 477-9449
<b>051 Disp West - 1550 W. Colfax 80204 FAX 623-4115</b> Office 720-946-6051/Shop 720-946-6048 John Tamborski - Manager# 11 Heidi Medina/Stephanie Rivera - Clerks Dick Brownlow - Maint Supervisor	<b>154 Eliot Elderly - 1222 S. Federal 80219 FAX 975-8628</b> Office 720-946-6052 /Shop 720-946-6092 Julie Munoz - Manager# 09
<b>070 Disp South - 2945 W. Florida 80219 FAX 936-1289</b> Office 720-946-6070/Shop 720-946-6073 Alicia Moreno - Manager# 13 Dominic Domingo/Michele Martinez - Clerks Mike Goddard - Maint Supervisor	<b>155 Goldsmith Village - 4343 S. Syracuse 80237</b> Office 720-946-6054 /Shop 720-946-6055 Fran Velasquez - Manager# 19
<b>HIGH-RISE</b> <b>1-14 Walsh Manor - 1790 W. Mosier 80223 FAX 922-0464</b> Office 720-946-6014/Shop 720-946-6013 Lisa Velasquez - Manager Elderly II# 16 Azzy Tesfay - Clerk	<b>TAX CREDIT PROPERTIES</b> <b>1-558 Bean Towers - 2350 Cleveland 80205 FAX 295-3939</b> Office 720-946-6029/Shop 720-946-6031 Sonjia Nash - Manager# 17 Gina Allan - Clerk John Montoya - Maint
<b>1-15 Hirschfeld - 333 W. Ellsworth Ave 80223 FAX 777-1508</b> Office 720-946-6015/Shop 720-946-6088 Chris Carriere - Manager# 03 Claudette Chavez/Melanie LeBlanc - Clerks	<b>422 Globeville - 351 E. 51st 80216 FAX 296-2374</b> <b>Office 296-1280, Sp# *030</b> Sonjia Nash - Manager# 35 Iman Johnson - Clerk
	<b>559 Benedict Park Place - 2380 Court Place FAX 296-1171</b> Office 297-1019/Tricia Rood - Manager# 50
	<b>OTHER PROPERTIES</b> <b>655 Villages/Curtis Park - 2855 Arapahoe</b> Office 298-9400, Sp# 023, Manager# 40
	<b>NON-HUD PROPERTIES</b> <b>261 Arapahoe Co-Op-2674 Lawrence 296-1280, Sp# *041</b> Lisa Velasquez - Manager# 34

# Certification of Payments to Influence Federal Transactions

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

Applicant Name

The Housing Authority of the City and County of Dnever

Program/Activity Receiving Federal Grant Funding

Capital Fund, American Recovery and Reinvestment Act, HOPE VI

The undersigned certifies, to the best of his or her knowledge and belief, that:

(1) No Federal appropriated funds have been paid or will be paid, by or on behalf of the undersigned, to any person for influencing or attempting to influence an officer or employee of an agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement.

(2) If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of an agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, the undersigned shall complete and submit Standard Form-LLL, Disclosure Form to Report Lobbying, in accordance with its instructions.

(3) The undersigned shall require that the language of this certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by Section 1352, Title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate.

**Warning:** HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties.  
(18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Name of Authorized Official  Ismael Guerrero	Title  Executive Director
Signature  	Date (mm/dd/yyyy)  10/14/2010

### DISCLOSURE OF LOBBYING ACTIVITIES

Approved by OMB  
0348-0046

Complete this form to disclose lobbying activities pursuant to 31 U.S.C. 1352

(See reverse for public burden disclosure.)

<b>1. Type of Federal Action:</b> B a. contract b. grant c. cooperative agreement d. loan e. loan guarantee f. loan insurance	<b>2. Status of Federal Action:</b> B a. bid/offer/application b. initial award c. post-award	<b>3. Report Type:</b> A a. initial filing b. material change <b>For Material Change Only:</b> year _____ quarter _____ date of last report _____
<b>4. Name and Address of Reporting Entity:</b> <input checked="" type="checkbox"/> Prime <input type="checkbox"/> Subawardee Tier _____, if known:  Congressional District, if known: 4c	<b>5. If Reporting Entity in No. 4 is a Subawardee, Enter Name and Address of Prime:</b>  The Housing Authority of the City and County of Denver  Congressional District, if known:	
<b>6. Federal Department/Agency:</b> Housing and Urban Development	<b>7. Federal Program Name/Description:</b>  CFDA Number, if applicable: _____	
<b>8. Federal Action Number, if known:</b>	<b>9. Award Amount, if known:</b> \$	
<b>10. a. Name and Address of Lobbying Registrant</b> (if individual, last name, first name, MI):	<b>b. Individuals Performing Services</b> (including address if different from No. 10a) (last name, first name, MI):	
<b>11.</b> Information requested through this form is authorized by title 31 U.S.C. section 1352. This disclosure of lobbying activities is a material representation of fact upon which reliance was placed by the tier above when this transaction was made or entered into. This disclosure is required pursuant to 31 U.S.C. 1352. This information will be available for public inspection. Any person who fails to file the required disclosure shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.	Signature:  Print Name: Ismael Guerrereo Title: Executive Director Telephone No.: 720-932-3106      Date: 10/14/10	
<b>Federal Use Only:</b>		Authorized for Local Reproduction Standard Form LLL (Rev. 7-97)

# Attachment D Certifications of Long -Term Capital Planning

I hereby certify, on behalf of the public housing agency identified below, that the following three items have been addressed and are available for review:

1. Housing agency has a current (completed within the last five years) physical needs assessment for each project.
2. Housing agency has a current five-year capital five-year capital plan for each project.
3. Housing agency has adopted strategies to achieve a long-term reduction in energy and utility consumption by (check all that apply):

- Adopting a plan to guide energy and utility consumption reductions
- Utilizing HUD incentives
- Using Energy Star Equipment for retrofits

Name of Executive Director: Ismael Guerrero

Signature: 

Date 10-14-2010

Applicant PHA: The Housing Authority of the City and County of Denver

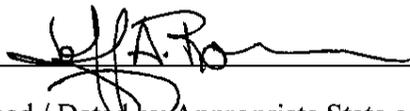
Warning: HUD will prosecute false claims and statements. Conviction may result in the imposition of criminal and civil penalties. (18 U.S.C. 1001, 1010, 1012, 31 U.S.C. 3729, 3802)

**Certification by State or Local  
Official of PHA Plans Consistency  
with the Consolidated Plan**

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

**Certification by State or Local Official of PHA Plans Consistency with the  
Consolidated Plan**

I, Jeff Romine the Director, Business and Housing Services certify that the Five Year and  
Annual PHA Plan of the Denver Housing Authority is consistent with the Consolidated Plan of  
City and County of Denver prepared pursuant to 24 CFR Part 91.

 8.26.10  
Signed / Dated by Appropriate State or Local Official