STREAMLINED ANNUAL PHA PLAN
FISCAL YEAR 2011

{24cfr Part 903.12(c)}

TABLE OF CONTENTS

{24 CFR 903.7(r)}

A. PHA PLAN COMPONENTS	PAGE NO.
1. PHA Information	1
2. PHA Plan Update	1
3. Housing Needs	
A. waiting list	2
B. current housing stock	2-3
C. services provided by PMHA	3
4. Policies on Eligibility, Selection, and Admission	3
5. Rent Determination Policies	3
6. Elderly/Disabled Designation	3
7. Homeownership	3
8. Financial Resources	4
9. Capital Improvement needs	4
10. Progress meeting Mission and Goals	5
11. Capital Fund Annual Statement/Performance and Evaluation Report	6-11
12. Capital Fund Five-Year Action Plan	12-17
13. Supporting Documentation	18

B. SEPARATE HARD COPY SUBMISSIONS TO LOCAL HUD FIELD OFFICE

1. PHA Certifications of Compliance with the PHA Plans and Related Regulations: Board Resolution to Accompany the Streamlined Annual Plan
2. Civil Rights Certification
3. Certification for a Drug-Free Workplace
4. Certification of Payments to Influence Federal Transactions
5. Disclosure of Lobbying Activities

PHA 5-Year and Annual Plan	U.S. Department of Housing and Urban Development Office of Public and Indian Housing	OMB No. 2577-0226 Expires 4/30/2011

1.0 PHA Information

PHA Name: Perry Metropolitan Housing Authority PHA Code: OH034

PHA Type: ☐ Small ☒ High Performing ☐ Standard ☐ HCV (Section 8)

PHA Fiscal Year Beginning: (MM/YYYY): 01/01/2011

2.0 Inventory (based on ACC units at time of FY beginning in 1.0 above)

Number of PH units: 118 Number of HCV units: 218

3.0 Submission Type

☐ 5-Year and Annual Plan ☒ Annual Plan Only ☐ 5-Year Plan Only

4.0 PHA Consortia ☐ PHA Consortia: (Check box if submitting a joint Plan and complete table below.)

Participating PHAs	PHA Code	Program(s) Included in the Consortia	Programs Not in the Consortia	No. of Units in Each Program	
				PH	HCV
PHA 1:					
PHA 2:					
PHA 3:					

5.0 5-Year Plan. Complete items 5.1 and 5.2 only at 5-Year Plan update.

5.1 Mission. State the PHA's Mission for serving the needs of low-income, very low-income, and extremely low income families in the PHA's jurisdiction for the next five years:

5.2 Goals and Objectives. Identify the PHA's quantifiable goals and objectives that will enable the PHA to serve the needs of low-income and very low-income, and extremely low-income families for the next five years. Include a report on the progress the PHA has made in meeting the goals and objectives described in the previous 5-Year Plan.

6.0 PHA Plan Update

(a) Identify all PHA Plan elements that have been revised by the PHA since its last Annual Plan submission:
Public Housing Admissions and Continued Occupancy Policy; added smoke free environment

(b) Identify the specific location(s) where the public may obtain copies of the 5-Year and Annual PHA Plan. For a complete list of PHA Plan elements, see Section 6.0 of the instructions.
Copies of the 5 year and Annual Plan of Perry MHA can be obtained at the Main administrative office located at 26 Brown Circle Drive, Crooksville, Ohio and PHA development management office located at 13000 Parkview Drive, Roseville, Ohio.

7.0 Hope VI, Mixed Finance Modernization or Development, Demolition and/or Disposition, Conversion of Public Housing, Homeownership Programs, and Project-based Vouchers. *Include statements related to these programs as applicable.*

8.0 Capital Improvements. Please complete Parts 8.1 through 8.3, as applicable.

8.1 Capital Fund Program Annual Statement/Performance and Evaluation Report. As part of the PHA 5-Year and Annual Plan, annually complete and submit the *Capital Fund Program Annual Statement/Performance and Evaluation Report,* form HUD-50075.1, for each current and open CFP grant and CFFP financing.

8.2 Capital Fund Program Five-Year Action Plan. As part of the submission of the Annual Plan, PHAs must complete and submit the *Capital Fund Program Five-Year Action Plan,* form HUD-50075.2, and subsequent annual updates (on a rolling basis, e.g., drop current year, and add latest year for a five year period). Large capital items must be included in the Five-Year Action Plan.

8.3 Capital Fund Financing Program (CFFP).

☒ Check if the PHA proposes to use any portion of its Capital Fund Program (CFP)/Replacement Housing Factor (RHF) to repay debt incurred to finance capital improvements.

Housing Needs. Based on information provided by the applicable Consolidated Plan, information provided by HUD, and other generally available data, make a reasonable effort to identify the housing needs of the low-income, very low-income, and extremely low-income families who reside in the jurisdiction served by the PHA, including elderly families, families with disabilities, and households of various races and ethnic groups, and other families who are on the public housing and Section 8 tenant-based assistance waiting lists. The identification of housing needs must address issues of affordability, supply, quality, accessibility, size of units, and location.

Perry MHA has determined the housing needs for low and very-low income families (including families with disabilities and elderly families0 within its jurisdiction, the surrounding area and on the waiting list are as follows:

1. Decent, safe, sanitary and affordable housing;
2. Housing for working families within a reasonable proximity to their place of employment;
3. Housing for low and very-low income families in close proximity to schools, child-care, health-care, their families, etc.

4. Perry MHAs current Waiting List:

Bedroom Size	Public Housing	Section 8 Voucher
one bedroom	23	21
two bedroom	33	47
three bedroom	14	44
four bedroom	02	01
TOTAL APPLICANTS	***72***	***113***

5. Family member characteristics

Category	Public Housing	Section 8 Voucher
Female Head of Household	60	92
Male Head of Household	12	21
Elderly	7	1
Elderly/Disabled	7	
Non-Elderly	65	113
Non-Elderly/Disabled	4	11
White	71	108
Black	1	5

6. Waiting List Income Data

Source of Household Income	Public Housing	Section 8 Voucher
Child Support	11	18
General Assistance	54	86
Military Pay		
Other Non-Wage	4	6
Other Wage	14	23
Pension	1	2
Social Security	17	6
SSI	11	14
TANF	17	36
Unemployment Benefits	3	13

9.0

7. Number of Household Members with Income Source

Source of Income	Public Housing	Section 8 Voucher
Child Support	11	18
General Assistance	56	90
Military Pay		
Other Non-Wage	4	7
Other Wage	14	25
Pension	1	2
Social Security	18	9
SSI	12	17
TANF	17	38
Unemployment Benefits	3	13

8. Current Housing Stock:

James Brown Terrace Heights
26 – 49 Brown Circle Drive
Crooksville, Ohio 43731: 26 One Bedroom units designated elderly and disabled
11 Two Bedroom single family units
9 Three Bedroom single family units
3 Four Bedroom single family units

Countryside Court
5120 – 5150 Countryside Court
Crooksville, Ohio 43731: 4 Three Bedroom single family units

Parkview Arms Apartments
13000 Parkview Drive
Roseville, Ohio 43777: 50 Condominium Style Apartments
24 Two Bedroom
22 Three Bedroom
4 Four Bedroom

Meadowview
13002 – 13050 Meadow Drive
Roseville, Ohio 43777: 15 Three Bedroom single family units

9. Perry MHA has 4 one bedroom handicapped units located in Crooksville, Ohio, 2 two bedroom handicapped units located in Roseville, Ohio and 1 three bedroom handicapped unit in Roseville, Ohio.

10. Perry MHA has 218 Housing Choice Vouchers, which at this time are all issued. The waiting list is opened and Perry MHA continues to replace vouchers as they come available.

11. Services Provided by Perry MHA:
   a. Nutrition Program for elderly/disabled
   b. Summer Youth Nutrition Program
   c. County Recycling Program
   d. Community Action Head Start
   e. Local Ministerial Association
   f. Alcoholics Anonymous meeting site
   g. Bible study meeting site
   h. Meeting site for local organizations
   i. County Food Bank/Commodities
   j. Family Self Sufficiency Program (Section 8 Voucher)
   k. Homeownership Program (Section 8 Voucher)
   l. County Health Department Immunization Program
   m. Wellness Programs
   n. Work Experience Program sponsor
   o. Senior Citizens/ Club meeting site
   p. Disaster Planning
   q. Area Agency on Aging
   r. Most employees are CPR certified

12. Perry MHA has the following policies regarding Eligibility, Waiting List Selection and Admissions:
   a. Admission and Continued Occupancy Policy
   b. Waiting List Policy
   c. Deconcentration Policy

13. Perry MHA has the following Rent Determination Policies:
   Public Housing:
   A.. Minimum Rent: $50.00 per month; family cannot be evicted if unable to pay if an actual hardship is proven to exist.
   B. Utility Allowance: Consumption and costs are reviewed annually for each unit; an average is taken according to bedroom size and the UA is adjusted accordingly.
   C. The HA offers residents the option to choose Flat Rent at their annual recertification; flat rent is reviewed annually based on the current per month operation expenses, Fair Market Rent and rent reasonableness data. Current Flat Rents are:

AMP OH034-001	AMP OH034-002
James Brown Terrace Heights	**Parkview Arms Apartments**
One bedroom = $404.00	
Two bedroom = $438.00	Two bedroom = $406.00
Three bedroom = $463.00	Three bedroom - $428.00
Four bedroom = $490.00	Four bedroom = $454.00
Countryside Court	**Meadowview**
Three bedroom = $463.00	Three bedroom = $463.00

   D. Income Based Rent: allowances recognized in determining income based rent:
      1. Paying Child Support: $480.00/annum per child
      2. Working Family; $480.00/annum per family
      3. Student: $480.00/annum per family; student must be enrolled in an accredited program
      4. Medical: un-reimbursed medical expenses for working families; calculated same as for elderly/disabled
      5. Spousal Support: up to $550.00annum per family

   Section 8 Housing Choice Voucher
   A. Minimum rent: $50.00 per month; family cannot be terminated if unable to pay if actual hardship is proven to exist.
   B. Payment Standard: based on current Fair Market Rent as well as the HA's data on average HAP and tenant payments per bedroom size. Reviewed annually and adjusted as needed.
   C. Utility Allowance: Utility rates are obtained from utility companies providing utilities in the jurisdiction of the PHA. The UA is reviewed annually and adjustments make if needed. Allowances are provided for both one and two story dwellings.

14. Perry MHA received approval from the U.S. Department of Housing and Urban Development in May 2008 to designate 21 one bedroom apartments for elderly and 5 one bedroom apartments for disabled persons at AMP OH034-001/ This is essential to provide the type of housing environment needed for persons that are elderly/disabled.

15. Perry MHA entered into a *Memorandum of Understanding* with the U.S. Department of Housing and Urban Development June 24, 2003 to begin a Homeownership Program in the Section 8 Housing Choice Voucher Program. This program will enhance homeownership opportunities for participants. Classes for eligible participants are held each year and are conducted by PHA staff with assistance from local lenders, realtors, Fair Housing, Community Action, and other public agencies. In 2010 no classes were held to do shortage in staff.

16. There is a high population of households in Perry County, Ohio that cannot find affordable housing. The highest concentration of low to moderate income families is within the Village of New Lexington; other areas include Roseville, Salt Lick Twp. And Monday Creek Twp.

Over 45% of all housing units in Perry County are over 50 years old. Preservation of existing housing stock should be given priority but development of new housing for low and very-low income families is needed.

17. Financial Resources: Estimated and actual financial resources available to support Perry MHA's Public Housing and Section 8 Housing Choice Voucher Programs are as follows:

A. **Public Housing** (estimated)

Operating Receipts	Operating Expenditures
Subsidy - $324,000	Administration - $179,360
Dwelling Rent - $244,400	Tenant Services - $8,244
Excess Utility - $15,600	Utilities - $128,401
Operating Reserve – 357,867	Maintenance – 271,900
	General Expenses - $44,035

B. **Modernization** (Grants now in progress)

Capitol Fund OH16P034-501-09

AMP 001: Replace fire doors on senior building
Pave front and rear parking lots

AMP 002: Replace siding on 10 buildings
Replace siding, gutter, soffit, fascia on administration building
Replace fence behind Meadowview
Repair/replace sidewalks and curbs

PHA Wide: Management Improvements
Administration
Replace project signs

Total Grant = $185,141

Capital Fund OH16P034-501-10

AMP 001: Replace vehicle
Replace zero turn mower
Replace windows @ Brown Circle Drive

AMP 002: Replace plumbing in houses on Meadow Drive
Replace zero turn mower

PHA Wide: Administration

Total Grant = $183,405

C. **Section 8 Houisng Choice Voucher** (estimated)

Housing Assistance Payments - $824,280
Administration - $121,428

9.1	**Strategy for Addressing Housing Needs**. Provide a brief description of the PHA's strategy for addressing the housing needs of families in the jurisdiction and on the waiting list in the upcoming year. **Note: Small, Section 8 only, and High Performing PHAs complete only for Annual Plan submission with the 5-Year Plan.**

10.0	**Additional Information.** Describe the following, as well as any additional information HUD has requested. (a) Progress in Meeting Mission and Goals. Provide a brief statement of the PHA's progress in meeting the mission and goals described in the 5-Year Plan. 1. Continue to implement the S/8 Homeownership Program with one additional closing to date 2. Maintain designation of 26 one bedroom units for elderly and disabled 3. Maintain a high performer status in both Public Housing and Section 8 Voucher 4. Continue the Supported Living Program with Perry County Board of DD to assist persons with mental retardation and/or developmental disabilities. One additional home purchased. 5. Successful completion of Capitol Fund Grants 6. Continue agreements with public service agencies to provide services for elderly and disabled 7. Provide Fair Housing materials to all applicants (b) Significant Amendment and Substantial Deviation/Modification. Provide the PHA's definition of "significant amendment" and "substantial deviation/modification"

11.0	**Required Submission for HUD Field Office Review.** In addition to the PHA Plan template (HUD-50075), PHAs must submit the following documents. Items (a) through (g) may be submitted with signature by mail or electronically with scanned signatures, but electronic submission is encouraged. Items (h) through (i) must be attached electronically with the PHA Plan. **Note:** Faxed copies of these documents will not be accepted by the Field Office. (a) Form HUD-50077, *PHA Certifications of Compliance with the PHA Plans and Related Regulations* (which includes all certifications relating to Civil Rights) (b) Form HUD-50070, *Certification for a Drug-Free Workplace* (PHAs receiving CFP grants only) (c) Form HUD-50071, *Certification of Payments to Influence Federal Transactions* (PHAs receiving CFP grants only) (d) Form SF-LLL, *Disclosure of Lobbying Activities* (PHAs receiving CFP grants only) (e) Form SF-LLL-A, *Disclosure of Lobbying Activities Continuation Sheet* (PHAs receiving CFP grants only) (f) Resident Advisory Board (RAB) comments. Comments received from the RAB must be submitted by the PHA as an attachment to the PHA Plan. PHAs must also include a narrative describing their analysis of the recommendations and the decisions made on these recommendations. (g) Challenged Elements (h) Form HUD-50075.1, *Capital Fund Program Annual Statement/Performance and Evaluation Report* (PHAs receiving CFP grants only) (i) Form HUD-50075.2, *Capital Fund Program Five-Year Action Plan* (PHAs receiving CFP grants only)

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

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 3/31/2014

Part I: Summary

PHA Name: Perry Metropolitan Housing Authority	**Grant Type and Number** Capital Fund Program Grant No: OH16P034501-11 Replacement Housing Factor Grant No: Date of CFFP:	**FFY of Grant: 2011** **FFY of Grant Approval:**

Type of Grant
☒ **Original Annual Statement** ☐ **Reserve for Disasters/Emergencies** ☐ **Revised Annual Statement (revision no:)**
☐ **Performance and Evaluation Report for Period Ending:** ☐ **Final Performance and Evaluation Report**

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost [1]	
		Original	Revised[2]	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations (may not exceed 20% of line 21) [3]				
3	1408 Management Improvements				
4	1410 Administration (may not exceed 10% of line 21)	18,075.00			
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures	165,330.00			
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities [4]				

[1] To be completed for the Performance and Evaluation Report.
[2] To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
[3] PHAs with under 250 units in management may use 100% of CFP Grants for operations.
[4] RHF funds shall be included here.

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

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

Part I: Summary

PHA Name: Perry Metropolitan Housing Authority	**Grant Type and Number** Capital Fund Program Grant No: OH16P034501-11 Replacement Housing Factor Grant No: Date of CFFP:	**FFY of Grant:2011** **FFY of Grant Approval:**

Type of Grant

☒ **Original Annual Statement** ☐ **Reserve for Disasters/Emergencies** ☐ **Revised Annual Statement (revision no:)**

☐ **Performance and Evaluation Report for Period Ending:** ☐ **Final Performance and Evaluation Report**

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost [1]	
		Original	Revised [2]	Obligated	Expended
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment				
19	1502 Contingency (may not exceed 8% of line 20)				
20	Amount of Annual Grant:: (sum of lines 2 - 19)	183,405.00			
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 Activities				
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures	165,330.00			

Signature of Executive Director	**Date**	**Signature of Public Housing Director**	**Date**
Sandra Draper	6/20/11		

[1] To be completed for the Performance and Evaluation Report.
[2] To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
[3] PHAs with under 250 units in management may use 100% of CFP Grants for operations.
[4] RHF funds shall be included here.

Part II: Supporting Pages

PHA Name: Perry Metropolitan Housing Authority	**Grant Type and Number** Capital Fund Program Grant No: OH16P034501-11 CFFP (Yes/ No): Replacement Housing Factor Grant No:	**Federal FFY of Grant: 2011**

Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised [1]	Funds Obligated[2]	Funds Expended[2]	
OH034000001	Replace windows in 11 tow bedroom, 6 three bedroom and 2 four bedroom units	1460	19	165,330.00				
	Administration	1410		18,075.00				

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

Part III: Implementation Schedule for Capital Fund Financing Program

PHA Name: Perry Metropolitan Housing Authority

Federal FFY of Grant: 2011

Development Number Name/PHA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)		Reasons for Revised Target Dates [1]
	Original Obligation End Date	Actual Obligation End Date	Original Expenditure End Date	Actual Expenditure End Date	
OH034000001	08/03/2013		08/13/2015		

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

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

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 3/31/2014

Part I: Summary

PHA Name: Perry Metropolitan Housing Authority	Grant Type and Number Capital Fund Program Grant No: OH16P034-501-10 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant: 2010 FFY of Grant Approval:

Type of Grant
☐ Original Annual Statement ☐ Reserve for Disasters/Emergencies ☒ Revised Annual Statement (revision no:)
☐ Performance and Evaluation Report for Period Ending: ☐ Final Performance and Evaluation Report

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost [1]	
		Original	Revised[2]	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations (may not exceed 20% of line 21) [3]				
3	1408 Management Improvements				
4	1410 Administration (may not exceed 10% of line 21)	18,241			
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures		120,164		
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment		45,000		
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities [4]				

[1] To be completed for the Performance and Evaluation Report.
[2] To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
[3] PHAs with under 250 units in management may use 100% of CFP Grants for operations.
[4] RHF funds shall be included here.

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

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

Part I: Summary

PHA Name: Perry Metropolitan Housing Authority	**Grant Type and Number** Capital Fund Program Grant No: OH16P034-501-10 Replacement Housing Factor Grant No: Date of CFFP:	**FFY of Grant:2010** **FFY of Grant Approval:**

Type of Grant

☐ **Original Annual Statement** ☐ **Reserve for Disasters/Emergencies** ☒ **Revised Annual Statement (revision no:)**

☐ **Performance and Evaluation Report for Period Ending:** ☐ **Final Performance and Evaluation Report**

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost [1]	
		Original	Revised [2]	Obligated	Expended
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment				
19	1502 Contingency (may not exceed 8% of line 20)				
20	Amount of Annual Grant:: (sum of lines 2 - 19)	183,405			
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 Activities				
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				

Signature of Executive Director	**Date**	**Signature of Public Housing Director**	**Date**
Sandra Dayne	4/14/11		

[1] To be completed for the Performance and Evaluation Report.
[2] To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
[3] PHAs with under 250 units in management may use 100% of CFP Grants for operations.
[4] RHF funds shall be included here.

form **HUD-50075.1** (4/2008)

Part II: Supporting Pages

PHA Name: Perry Metropolitan Housing Authority	**Grant Type and Number** Capital Fund Program Grant No: OH16P034-501-10 CFFP (Yes/ No): Replacement Housing Factor Grant No:	**Federal FFY of Grant: 2010**

Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised [1]	Funds Obligated[2]	Funds Expended[2]	
OH034-000001	Replace vehicle	1475	1		25,000			
	Replace zero turn mower	1475	1		10,000			
	Replace windows @ Brown Circle Drive	1460	10		95164			
OH034-000002	Replace plumbing @ Meadow Drive	1460	10		25,000			
	Replace zero turn mower	1475	1		10,000			
PHA Wide	Administration	1410		16,700	18,241			

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

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

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 3/31/2014

Part I: Summary

PHA Name: Perry Metropolitan Housing Authority	Grant Type and Number Capital Fund Program Grant No: OH16P034-501-09 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant: 2009 FFY of Grant Approval:

Type of Grant
☐ Original Annual Statement ☐ Reserve for Disasters/Emergencies ☒ Revised Annual Statement (revision no:)
☐ Performance and Evaluation Report for Period Ending: ☐ Final Performance and Evaluation Report

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost [1]	
		Original	Revised[2]	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations (may not exceed 20% of line 21) [3]				
3	1408 Management Improvements	10,000		1335.24	1335.24
4	1410 Administration (may not exceed 10% of line 21)	16,700		1789.44	1789.44
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures		66,000	4714.00	4714.00
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment		50,277		
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs				
17	1499 Development Activities [4]				

[1] To be completed for the Performance and Evaluation Report.
[2] To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
[3] PHAs with under 250 units in management may use 100% of CFP Grants for operations.
[4] RHF funds shall be included here.

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

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

Part I: Summary

PHA Name: Perry Metropolitan Housing Authority	**Grant Type and Number** Capital Fund Program Grant No: OH16P034-501-09 Replacement Housing Factor Grant No: Date of CFFP:	**FFY of Grant:2009** **FFY of Grant Approval:**

Type of Grant

☐ **Original Annual Statement** ☐ **Reserve for Disasters/Emergencies** ☒ **Revised Annual Statement (revision no:)**

☐ **Performance and Evaluation Report for Period Ending:** ☐ **Final Performance and Evaluation Report**

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost [1]	
		Original	Revised [2]	Obligated	Expended
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment				
19	1502 Contingency (may not exceed 8% of line 20)				
20	Amount of Annual Grant:: (sum of lines 2 - 19)	185,141		11263.92	11263.92
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 Activities				
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				

Signature of Executive Director	**Date**	**Signature of Public Housing Director**	**Date**
Sandra Dayton	4/14/11		

[1] To be completed for the Performance and Evaluation Report.
[2] To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
[3] PHAs with under 250 units in management may use 100% of CFP Grants for operations.
[4] RHF funds shall be included here.

Part II: Supporting Pages

PHA Name: Perry Metropolitan Housing Authority	**Grant Type and Number** Capital Fund Program Grant No: OH16P034-501-09 CFFP (Yes/ No): Replacement Housing Factor Grant No:	**Federal FFY of Grant: 2009**

Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised [1]	Funds Obligated[2]	Funds Expended[2]	
OH034-000001	Replace fire doors on senior building	1470	16		42,000			
	Pave front and rear parking lots	1450	2		50,000			
OH034-000002	Replace siding & trim on 10 buildings	1460	10		42164			
	@ 13000 Parkview Drive							
	Replace siding & trim on admin. building	1470	1		8277			
	Replace fence @ Meadowview	1450	1		5,000			
	Repair/Replace sidewalks & curbs	1450			11,000			
PHA Wide	Management Improvement	1408		10,000				
	Administration	1410		16,700				

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

Part I: Summary

PHA Name/Number Perry MHA OH034			Locality (City/County & State) Crooksville/Roseville, Perry County, Ohio		☐Original 5-Year Plan ☒Revision No: 1	
A.	Development Number and Name OH034001 James Brown Terrace Heights	Work Statement for Year 1 FFY 2011	Work Statement for Year 2 FFY 2012	Work Statement for Year 3 FFY 2013	Work Statement for Year 4 FFY 2014	Work Statement for Year 5 FFY 2015
B.	Physical Improvements Subtotal	Annual Statement	100,000	105,000	175,000	175,000
C.	Management Improvements		10,000			
D.	PHA-Wide Non-dwelling Structures and Equipment		50,000	55,000		
E.	Administration		16,000	16,000	17,500	17,500
F.	Other					
G.	Operations					
H.	Demolition					
I.	Development					
J.	Capital Fund Financing – Debt Service					
K.	Total CFP Funds					
L.	Total Non-CFP Funds					
M.	Grand Total		176,000	176,000	192,500	192,500

Part I: Summary (Continuation)

PHA Name/Number Perry MHA OH034			Locality (City/county & State) Crooksville/Roseville, Perry County, OHio		☐Original 5-Year Plan ☒Revision No: 1	
A.	Development Number and Name	Work Statement for Year 1 FFY 2011	Work Statement for Year 2 FFY 2012	Work Statement for Year 3 FFY 2013	Work Statement for Year 4 FFY 2014	Work Statement for Year 5 FFY 2015
		Annual Statement				
	OH034000001		Replace tractor	Replace countertops		
			Upgrade Computers			
			Replace windows			
	OH034000002		Replace vehicle	Replace vehicle	Replace countertops	Replace windows
				Replace tractor		

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

Work Statement for Year 1 FFY _____	Work Statement for Year __ 2012 _____ FFY _____			Work Statement for Year: __ 2013 __ FFY _____		
	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost
See	OH03400001			OH034000001		
Annual	Replace Tractor	1	$25,000	Replace countertops	53	$105,000
Statement	Upgrade Computer Equipment	1	$10,000			
	Replace Windows	10	$100,000			
	OH034000002			OH034000002		
	Replace vehicle	1	$25,000	Replace vehicle	1	$30,000
				Replace tractor	1	$25,000
	PHA Wide			PHA Wide		
	Management Improvement		10,000	Administration		$16,000
	Administration		16,000			
	Subtotal of Estimated Cost		$ $186,000	Subtotal of Estimated Cost		$176,000

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

Work Statement for Year 1 FFY _____	Work Statement for Year __ 2014 , _____ FFY _____			Work Statement for Year: __ 2015 ____ FFY _____		
	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost
See	OH03400002			OH034000002		
Annual	Replace countertops	50	$175,000	Replace windows	50	$175,000
Statement						
	PHA Wide					
	Administration		$17,500	PHA Wide		
				Administration		$17,500
	Subtotal of Estimated Cost		$ 192,500	Subtotal of Estimated Cost		$ 192,500

PERRY METROPOLITAN HOUSING AUTHORITY

Administrative Office
26 Brown Circle Drive
Crooksville, Ohio 43731
(740) 982-5991
FAX (740) 982-1274

Section 8 Program
26 Brown Circle Drive
Crooksville, Ohio 43731
(740) 697-7412
FAX (740) 982-8025

Public Housing
13000 Parkview Drive
Roseville, Ohio 43777
(740) 697-0323
FAX (740) 697-0411

A Resident meeting was held June 25, 2011 at the Crooksville Administration Office. Those in attendance were:

Glenna Gossman
Nancy Williams
Marilyn Bentley
Martha Williams

The meeting opened with the Executive Director explaining the Annual Plan for fiscal year 2011. The purposed renovations were discussed and the floor was opened for questions.

The following questions were asked:

1. Is it possible to have front porches put on the senior apartments?
   I am not sure if it is possible, it can be researched. At the present time there is no money for this but if it is doable we can look at it for the future.
2. The gutter on the senior building needs replaced, it is leaking.
   The gutter was just replaced last year. Maintenance will look at it and determine the cause of the leakage and repair it. It may just need cleaned out.

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A Resident meeting was held April 18, 2011 at the Crooksville Administration Office. Those in attendance were:

Martha Williams
Nancy Williams
Phyllis Simpson
Lois Wood
Dolores Olinger
Mae Papageorge
Executive Director and HA Staff

The meeting was opened by the Executive Director explaining the Annual Plan and what is purposed for each AMP. She then ask for questions, comments and suggestions.

The following were stated:

1. The senior apartments are very dark and need ceiling lights installed in the living room and Bedroom This will be researched, don't know if it is possible with the sprinkler system and the duct work for the furnaces and ACs in the attic.
2. A piece of siding blew off the senior building over the week-end Maintenance will replace the siding today
3. Request for new exterior fire doors that have locks that would allow seniors to enter the Building through them We are planning to change the doors. When we issued keys to the doors before so many keys were handed out to family and friends of tenants we felt it was a safety issue. We will check into the options we have, i.e. key cards.