

PHA Plans

Streamlined Annual Version

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

OMB No. 2577-0226
(exp. 08/31/2009)

This information collection is authorized by Section 511 of the Quality Housing and Work Responsibility Act, which added a new section 5A to the U.S. Housing Act of 1937 that introduced 5-year and annual PHA Plans. The full PHA plan provides a ready source for interested parties to locate basic PHA policies, rules, and requirements concerning the PHA's operations, programs, and services, and informs HUD, families served by the PHA, and members of the public of the PHA's mission and strategies for serving the needs of low-income and very low-income families. This form allows eligible PHAs to make a streamlined annual Plan submission to HUD consistent with HUD's efforts to provide regulatory relief for certain types of PHAs. Public reporting burden for this information collection is estimated to average 11.7 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. HUD may not collect this information and respondents are not required to complete this form, unless it displays a currently valid OMB Control Number.

Privacy Act Notice. The United States Department of Housing and Urban Development, Federal Housing Administration, is authorized to solicit the information requested in this form by virtue of Title 12, U.S. Code, Section 1701 et seq., and regulations promulgated thereunder at Title 12, Code of Federal Regulations. Information in PHA plans is publicly available.

Streamlined Annual PHA Plan

for Fiscal Year: 2009

PHA Name: Topeka Housing Authority

NOTE: This PHA Plan template (HUD-50075-SA) is to be completed in accordance with instructions contained in previous Notices PIH 99-33 (HA), 99-51 (HA), 2000-22 (HA), 2000-36 (HA), 2000-43 (HA), 2001-4 (HA), 2001-26 (HA), 2003-7 (HA), and any related notices HUD may subsequently issue.

Streamlined Annual PHA Plan Agency Identification

PHA Name: Topeka Housing Authority

PHA Number: KS002

PHA Fiscal Year Beginning: (mm/yyyy) 01/2009

PHA Programs Administered:

Public Housing and Section 8
 Section 8 Only
 Public Housing Only
 Number of public housing units:
 Number of S8 units:
 Number of public housing units:
 Number of S8 units:

PHA Consortia: (check box if submitting a joint PHA Plan and complete table)

Participating PHAs	PHA Code	Program(s) Included in the Consortium	Programs Not in the Consortium	# of Units Each Program
Participating PHA 1:				
Participating PHA 2:				
Participating PHA 3:				

PHA Plan Contact Information:

Name: Sophie George Phone: 785-357-8842 Ext. 450
 TDD: Director of Operations Email (if available): sgeorge@tha.gov

Public Access to Information

Information regarding any activities outlined in this plan can be obtained by contacting:
 (select all that apply)

PHA's main administrative office
 PHA's development management offices

Display Locations For PHA Plans and Supporting Documents

The PHA Plan revised policies or program changes (including attachments) are available for public review and inspection.
 Yes
 No.

If yes, select all that apply:

Main administrative office of the PHA
 PHA development management offices
 Main administrative office of the local, county or State government
 Public library
 PHA website
 Other (list below)

PHA Plan Supporting Documents are available for inspection at: (select all that apply)

Main business office of the PHA
 PHA development management offices
 Other (list below)
 Public Library
 PHA Website

Streamlined Annual PHA Plan
Fiscal Year 2009
[24 CFR Part 903.12(c)]

Table of Contents
[24 CFR 903.7(r)]

Provide a table of contents for the Plan, including applicable additional requirements, and a list of supporting documents available for public inspection.

A. PHA PLAN COMPONENTS

- 1. Site-Based Waiting List Policies
903.7(b)(2) Policies on Eligibility, Selection, and Admissions
- 2. Capital Improvement Needs
903.7(g) Statement of Capital Improvements Needed
- 3. Section 8(y) Homeownership
903.7(k)(1)(i) Statement of Homeownership Programs
- 4. Project-Based Voucher Programs
- 5. PHA Statement of Consistency with Consolidated Plan. Complete only if PHA has changed any policies, programs, or plan components from its last Annual Plan.
- 6. Supporting Documents Available for Review
- 7. Capital Fund Program and Capital Fund Program Replacement Housing Factor, Annual Statement/Performance and Evaluation Report
- 8. Capital Fund Program 5-Year Action Plan

B. SEPARATE HARD COPY SUBMISSIONS TO LOCAL HUD FIELD OFFICE

Form HUD-50076, PHA Certifications of Compliance with the PHA Plans and Related Regulations: Board Resolution to Accompany the Streamlined Annual Plan identifying policies or programs the PHA has revised since submission of its last Annual Plan, and including Civil Rights certifications and assurances the changed policies were presented to the Resident Advisory Board for review and comment, approved by the PHA governing board, and made available for review and inspection at the PHA's principal office;

For PHAs Applying for Formula Capital Fund Program (CFP) Grants:

Form HUD-50070, Certification for a Drug-Free Workplace:

Form HUD-50071, Certification of Payments to Influence Federal Transactions; and

Form SF-LLL & SF-LLLa, Disclosure of Lobbying Activities.

1. Site-Based Waiting Lists (Eligibility, Selection, Admissions Policies)

[24 CFR Part 903.12(c), 903.7(b)(2)]

Exemptions: Section 8 only PHAs are not required to complete this component.

A. Site-Based Waiting Lists-Previous Year

1. Has the PHA operated one or more site-based waiting lists in the previous year? If yes, complete the following table; if not skip to B.

Site-Based Waiting Lists				
Development Information: (Name, number, location)	Date Initiated	Initial mix of Racial, Ethnic or Disability Demographics	Current mix of Racial, Ethnic or Disability Demographics since Initiation of SBWL	Percent change between initial and current mix of Racial, Ethnic, or Disability demographics

2. What is the number of site based waiting list developments to which families may apply at one time?
3. How many unit offers may an applicant turn down before being removed from the site-based waiting list?
4. Yes No: Is the PHA the subject of any pending fair housing complaint by HUD or any court order or settlement agreement? If yes, describe the order, agreement or complaint and describe how use of a site-based waiting list will not violate or be inconsistent with the order, agreement or complaint below:

B. Site-Based Waiting Lists – Coming Year

If the PHA plans to operate one or more site-based waiting lists in the coming year, answer each of the following questions; if not, skip to next component.

1. How many site-based waiting lists will the PHA operate in the coming year?
2. Yes No: Are any or all of the PHA’s site-based waiting lists new for the upcoming year (that is, they are not part of a previously-HUD-approved site based waiting list plan)?
If yes, how many lists?

3. Yes No: May families be on more than one list simultaneously
If yes, how many lists?
4. Where can interested persons obtain more information about and sign up to be on the site-based waiting lists (select all that apply)?
- PHA main administrative office
 - All PHA development management offices
 - Management offices at developments with site-based waiting lists
 - At the development to which they would like to apply
 - Other (list below)

2. Capital Improvement Needs

[24 CFR Part 903.12 (c), 903.7 (g)]

Exemptions: Section 8 only PHAs are not required to complete this component.

A. Capital Fund Program

1. Yes No Does the PHA plan to participate in the Capital Fund Program in the upcoming year? If yes, complete items 7 and 8 of this template (Capital Fund Program tables). If no, skip to B.
2. Yes No: Does the PHA propose to use any portion of its CFP funds to repay debt incurred to finance capital improvements? If so, the PHA must identify in its annual and 5-year capital plans the development(s) where such improvements will be made and show both how the proceeds of the financing will be used and the amount of the annual payments required to service the debt. (Note that separate HUD approval is required for such financing activities.).

B. HOPE VI and Public Housing Development and Replacement Activities (Non-Capital Fund)

Applicability: All PHAs administering public housing. Identify any approved HOPE VI and/or public housing development or replacement activities not described in the Capital Fund Program Annual Statement.

1. Yes No: Has the PHA received a HOPE VI revitalization grant? (if no, skip to #3; if yes, provide responses to the items on the chart located on the next page, copying and completing as many times as necessary).
2. Status of HOPE VI revitalization grant(s):

HOPE VI Revitalization Grant Status	
a. Development Name:	
b. Development Number:	
c. Status of Grant:	
<input type="checkbox"/>	Revitalization Plan under development
<input type="checkbox"/>	Revitalization Plan submitted, pending approval
<input type="checkbox"/>	Revitalization Plan approved
<input type="checkbox"/>	Activities pursuant to an approved Revitalization Plan underway

3. Yes No: Does the PHA expect to apply for a HOPE VI Revitalization grant in the Plan year?
If yes, list development name(s) below:

4. Yes No: Will the PHA be engaging in any mixed-finance development activities for public housing in the Plan year? If yes, list developments or activities below:
Tax Credit Project
Tennessee Town

5. Yes No: Will the PHA be conducting any other public housing development or replacement activities not discussed in the Capital Fund Program Annual Statement? If yes, list developments or activities below:

3. Section 8 Tenant Based Assistance--Section 8(y) Homeownership Program
(if applicable) [24 CFR Part 903.12(c), 903.7(k)(1)(i)]

1. Yes No: Does the PHA plan to administer a Section 8 Homeownership program pursuant to Section 8(y) of the U.S.H.A. of 1937, as implemented by 24 CFR part 982 ? (If "No", skip to the next component; if "yes", complete each program description below (copy and complete questions for each program identified.)

2. Program Description: We refer to TOTO

a. Size of Program

Yes No: Will the PHA limit the number of families participating in the Section 8 homeownership option?

If the answer to the question above was yes, what is the maximum number of participants this fiscal year?

b. PHA-established eligibility criteria

Yes No: Will the PHA's program have eligibility criteria for participation in its Section 8 Homeownership Option program in addition to HUD criteria?
If yes, list criteria:

c. What actions will the PHA undertake to implement the program this year (list)?

3. Capacity of the PHA to Administer a Section 8 Homeownership Program:

The PHA has demonstrated its capacity to administer the program by (select all that apply):

- Establishing a minimum homeowner downpayment requirement of at least 3 percent of purchase price and requiring that at least 1 percent of the purchase price comes from the family's resources.
- Requiring that financing for purchase of a home under its Section 8 homeownership will be provided, insured or guaranteed by the state or Federal government; comply with secondary mortgage market underwriting requirements; or comply with generally accepted private sector underwriting standards.
- Partnering with a qualified agency or agencies to administer the program (list name(s) and years of experience below):
- Demonstrating that it has other relevant experience (list experience below):

4. Use of the Project-Based Voucher Program

Intent to Use Project-Based Assistance

Yes No: Does the PHA plan to "project-base" any tenant-based Section 8 vouchers in the coming year? If the answer is "no," go to the next component. If yes, answer the following questions.

1. Yes No: Are there circumstances indicating that the project basing of the units, rather than tenant-basing of the same amount of assistance is an appropriate option? If yes, check which circumstances apply:

- low utilization rate for vouchers due to lack of suitable rental units
- access to neighborhoods outside of high poverty areas
- other (describe below:)

2. Indicate the number of units and general location of units (e.g. eligible census tracts or smaller areas within eligible census tracts):

5. PHA Statement of Consistency with the Consolidated Plan

[24 CFR Part 903.15]

For each applicable Consolidated Plan, make the following statement (copy questions as many times as necessary) only if the PHA has provided a certification listing program or policy changes from its last Annual Plan submission.

1. Consolidated Plan jurisdiction: Topeka, Shawnee County, Kansas

2. The PHA has taken the following steps to ensure consistency of this PHA Plan with the Consolidated Plan for the jurisdiction: (select all that apply)

- The PHA has based its statement of needs of families on its waiting lists on the needs expressed in the Consolidated Plan/s.
- The PHA has participated in any consultation process organized and offered by the Consolidated Plan agency in the development of the Consolidated Plan.
- The PHA has consulted with the Consolidated Plan agency during the development of this PHA Plan.
- Activities to be undertaken by the PHA in the coming year are consistent with the initiatives contained in the Consolidated Plan. (list below)
- Other: (list below)

3. The Consolidated Plan of the jurisdiction supports the PHA Plan with the following actions and commitments: (describe below)

6. Supporting Documents Available for Review for Streamlined Annual PHA Plans

PHAs are to indicate which documents are available for public review by placing a mark in the “Applicable & On Display” column in the appropriate rows. All listed documents must be on display if applicable to the program activities conducted by the PHA.

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
X	<i>PHA Certifications of Compliance with the PHA Plans and Related Regulations and Board Resolution to Accompany the Standard Annual, Standard Five-Year, and Streamlined Five-Year/Annual Plans;</i>	5 Year and Annual Plans
X	<i>PHA Certifications of Compliance with the PHA Plans and Related Regulations and Board Resolution to Accompany the Streamlined Annual Plan</i>	Streamlined Annual Plans
X	<i>Certification by State or Local Official of PHA Plan Consistency with Consolidated Plan.</i>	5 Year and standard Annual Plans
X	Fair Housing Documentation Supporting Fair Housing Certifications: Records reflecting that the PHA has examined its programs or proposed programs, identified any impediments to fair housing choice in those programs, addressed or is addressing those impediments in a reasonable fashion in view of the resources available, and worked or is working with local jurisdictions to implement any of the jurisdictions’ initiatives to affirmatively further fair housing that require the PHA’s involvement.	5 Year and Annual Plans
X	Housing Needs Statement of the Consolidated Plan for the jurisdiction(s) in which the PHA is located and any additional backup data to support statement of housing needs for families on the PHA’s public housing and Section 8 tenant-based waiting lists.	Annual Plan: Housing Needs
X	Most recent board-approved operating budget for the public housing program	Annual Plan: Financial Resources
X	Public Housing Admissions and (Continued) Occupancy Policy (A&O/ACOP), which includes the Tenant Selection and Assignment Plan [TSAP] and the Site-Based Waiting List Procedure.	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Deconcentration Income Analysis	Annual Plan: Eligibility, Selection, and Admissions Policies
N/A	Any policy governing occupancy of Police Officers and Over-Income Tenants in Public Housing. <input type="checkbox"/> Check here if included in the public housing A&O Policy.	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Public housing rent determination policies, including the method for setting public housing flat rents. <input type="checkbox"/> Check here if included in the public housing A & O Policy.	Annual Plan: Rent Determination
X	Schedule of flat rents offered at each public housing development. <input type="checkbox"/> Check here if included in the public housing A & O Policy.	Annual Plan: Rent Determination
X	Section 8 rent determination (payment standard) policies (if included in plan, not necessary as a supporting document) and written analysis of Section 8 payment standard policies. <input type="checkbox"/> Check here if included in Section 8 Administrative Plan.	Annual Plan: Rent Determination
X	Public housing management and maintenance policy documents, including policies for the prevention or eradication of pest infestation (including cockroach infestation).	Annual Plan: Operations and Maintenance
X	Results of latest Public Housing Assessment System (PHAS) Assessment (or other applicable assessment).	Annual Plan: Management and Operations
X	Follow-up Plan to Results of the PHAS Resident Satisfaction Survey (if necessary)	Annual Plan: Operations and Maintenance and Community Service & Self-

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
		Sufficiency
X	Results of latest Section 8 Management Assessment System (SEMAP)	Annual Plan: Management and Operations
X	Any policies governing any Section 8 special housing types <input type="checkbox"/> Check here if included in Section 8 Administrative Plan	Annual Plan: Operations and Maintenance
X	Public housing grievance procedures <input type="checkbox"/> Check here if included in the public housing A & O Policy	Annual Plan: Grievance Procedures
X	Section 8 informal review and hearing procedures. <input type="checkbox"/> Check here if included in Section 8 Administrative Plan.	Annual Plan: Grievance Procedures
X	The Capital Fund/Comprehensive Grant Program Annual Statement /Performance and Evaluation Report for any active grant year.	Annual Plan: Capital Needs
X	Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grants.	Annual Plan: Capital Needs
NONE	Approved HOPE VI applications or, if more recent, approved or submitted HOPE VI Revitalization Plans, or any other approved proposal for development of public housing.	Annual Plan: Capital Needs
X	Self-evaluation, Needs Assessment and Transition Plan required by regulations implementing Section 504 of the Rehabilitation Act and the Americans with Disabilities Act. See PIH Notice 99-52 (HA).	Annual Plan: Capital Needs
NONE	Approved or submitted applications for demolition and/or disposition of public housing.	Annual Plan: Demolition and Disposition
X	Approved or submitted applications for designation of public housing (Designated Housing Plans).	Annual Plan: Designation of Public Housing
N/A	Approved or submitted assessments of reasonable revitalization of public housing and approved or submitted conversion plans prepared pursuant to section 202 of the 1996 HUD Appropriations Act, Section 22 of the US Housing Act of 1937, or Section 33 of the US Housing Act of 1937.	Annual Plan: Conversion of Public Housing
X	Documentation for required Initial Assessment and any additional information required by HUD for Voluntary Conversion.	Annual Plan: Voluntary Conversion of Public Housing
N/A	Approved or submitted public housing homeownership programs/plans.	Annual Plan: Homeownership
N/A	Policies governing any Section 8 Homeownership program (Section _____ of the Section 8 Administrative Plan)	Annual Plan: Homeownership
X	Public Housing Community Service Policy/Programs <input checked="" type="checkbox"/> Check here if included in Public Housing A & O Policy	Annual Plan: Community Service & Self-Sufficiency
X	Cooperative agreement between the PHA and the TANF agency and between the PHA and local employment and training service agencies.	Annual Plan: Community Service & Self-Sufficiency
X	FSS Action Plan(s) for public housing and/or Section 8.	Annual Plan: Community Service & Self-Sufficiency
X	Section 3 documentation required by 24 CFR Part 135, Subpart E for public housing.	Annual Plan: Community Service & Self-Sufficiency
X	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports for public housing.	Annual Plan: Community Service & Self-Sufficiency
X	Policy on Ownership of Pets in Public Housing Family Developments (as required by regulation at 24 CFR Part 960, Subpart G). <input type="checkbox"/> Check here if included in the public housing A & O Policy.	Annual Plan: Pet Policy
X	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.	Annual Plan: Annual Audit
X	Other supporting documents (optional) (list individually; use as many lines as necessary)	(specify as needed)
X	Consortium agreement(s) and for Consortium Joint PHA Plans <u>Only</u> : Certification that consortium agreement is in compliance with 24 CFR Part 943 pursuant to an opinion of counsel on file and available for inspection.	Joint Annual PHA Plan for Consortia: Agency Identification and Annual Management and Operations

Annual Statement/Performance and Evaluation Report

Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary

PHA Name:	Grant Type and Number Capital Fund Program Grant No: KS16P002501-08 Replacement Housing Factor Grant No:	Federal FY of Grant: 2008
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Original Annual Statement
 Reserve for Disasters/ Emergencies
 Revised Annual Statement (revision no: 1)
 Performance and Evaluation Report for Period Ending:
 Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	200,054			
3	1408 Management Improvements	200,046			
4	1410 Administration	98,905			
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement	86,217			
10	1460 Dwelling Structures	357,550			
11	1465.1 Dwelling Equipment—Nonexpendable	4,500			
12	1470 Nondwelling Structures	8,000			
13	1475 Nondwelling Equipment	45,000			
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	1,000,272			
22	Amount of line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				
24	Amount of line 21 Related to Security – Soft Costs				
25	Amount of Line 21 Related to Security – Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures				

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

PHA Name: Topeka Housing Authority		Grant Type and Number Capital Fund Program Grant No: KS16P00250108 Replacement Housing Factor Grant No:			Federal FY of Grant: 2008			
Development # Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
PHA Wide	Operations	1406		200,054				
001-Pineridge	Management Improvement	1408		63,762				
	Administration-Mgt Fee	1410		31,861				
	Sewer Line Replacement	1450		1,500				
	Sewer Clean Out	1450		1,500				
	Fencing	1450		4,000				
	Landscaping	1450		4,000				
	Lawn Improvement	1450		1,500				
	Playground Resurface	1450		3,000				
	Concrete	1450		2,000				
	Ground Erosion/site draining	1450		5,000				
	Retaining Walls	1450		2,000				
	Exterior Dividers	1460		817				
	Soffit/Facia	1460		900				
	Window Replacement	1460	16	50,000				
	HVAC	1460		1,500				
	HVAC Vent Cleaning	1460		1,900				
	Weatherization	1460		500				
	Mudjack Units	1460		900				
	Plumbing Upgrade	1460		1,500				
	Electrical Upgrade	1460		1,500				

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

PHA Name: Topeka Housing Authority		Grant Type and Number Capital Fund Program Grant No: KS16P00250108 Replacement Housing Factor Grant No:			Federal FY of Grant: 2008			
Development # Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
	Flooring	1460		1,500				
	Water Heaters	1460		1,500				
	Dwelling brick repair	1460		1,500				
	Guttering/Splashblocks	1460		1,000				
	Door Replacement	1460		1,500				
	Disaster/Ins. unit	1460		1,500				
	Remodel Unit	1460		1,500				
	Appliances	1465		1,500				
001-Pineridge	SUBTOTAL			180,140				
002- Jackson	Management Improvement	1408		30,823				
	Administration/Mgt Fee	1410		15,402				
	Sewer/Drain	1450		1,500				
	Exterior Refurbish	1450		1,500				
	Retaining Walls	1450		2,000				
	HVAC	1460	14	30,000				
	Entry Doors	1460		500				
	Ceiling Tile	1460		500				
	Public Safety & Security Upgrade	1460		10,000				
	Plumbing Upgrade	1460		1,500				
	Electrical Upgrade	1460		500				

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

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Development # Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
	Flooring	1460		1,500				
	Rebuild Domestic Hotwater mixing	1460		1,500				
	Replace Kitchen sinks, countertops, cabinets	1460		1,500				
	Toilets	1460		27,450				
	Shower Heads	1460		1,500				
	Lobby Furniture	1460		1,500				
	Blinds	1460		1,500				
002-Jackson	SUBTotal			130,675				
003-Polk	Management Improvement	1408		32,938				
	Administration/Mgt Fee	1410		15,402				
	Exterior Lighting	1450		10,000				
	Concrete	1450		2,000				
	Exterior Refurbish	1460		1,500				
	Flooring	1460		1,500				
	Plumbing	1460		1,500				
	Remodel Units	1460		1,500				
	Electrical Upgrade	1460		300				
	HVAC	1460		10,000				
	Hot Water Tank Upgrade	1460		30,000				

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

PHA Name: Topeka Housing Authority		Grant Type and Number Capital Fund Program Grant No: KS16P00250108 Replacement Housing Factor Grant No:			Federal FY of Grant: 2008			
Development # Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
	Toilets	1460		30,600				
	Cabinets	1460		1,500				
	Doors	1460		1,500				
	Halls Upgrade	1460		1,500				
	Blinds	1460		1,500				
	Appliances	1465		1,500				
003-Polk	Subtotal			144,740				
04a-Deer Creek	Management Improvement	1408		27,801				
	Administration/Mgt Fee	1410		13,892				
	Sewer Clean Out	1450		1,500				
	Fencing	1450		2,500				
	Concrete	1450		2,000				
	Playground Surface	1450		3,000				
	Screens	1460		10,000				
	Flooring	1460		1,500				
	Replace sinks, countertops, cabinets	1460		1,500				
	Water Heaters	1460		1,500				
	Electrical Upgrade	1460		500				
	Guttering/Splash Blocks	1460		1,000				
	Cabinets	1460		1,500				
	Weatherization	1460		1,000				

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

PHA Name: Topeka Housing Authority		Grant Type and Number Capital Fund Program Grant No: KS16P00250108 Replacement Housing Factor Grant No:			Federal FY of Grant: 2008			
Development # Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
	Doors	1460		1,000				
	Remodel Unit	1460		1,500				
	Disaster/Ins. Unit	1460		1,500				
	Showers	1460		5,000				
	Toilets	1460		500				
	Faucets	1460		500				
	Water Heaters	1460		1,500				
04a-Deer Creek	Subtotal			80,693				
04b-Western	Management Improvement	1408		6,648				
	Administration/Mgt Fee	1410		3,322				
	Sewer/Clean Out	1450		1,500				
	Fencing	1450		2,500				
	Playground Surface	1450		3,000				
	Flooring	1460		1,500				
	Replace sinks, countertops, cabinets	1460		1,500				
	Water Heaters	1460		1,500				
	Guttering/Splashblocks	1460		500				
	Screens	1460	22	10,000				
	HVAC	1460		500				
	Plumbing	1460		500				
	Electrical	1460		500				

Annual Statement/Performance and Evaluation Report
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PHA Name: Topeka Housing Authority		Grant Type and Number Capital Fund Program Grant No: KS16P00250108 Replacement Housing Factor Grant No:			Federal FY of Grant: 2008			
Development # Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
	Doors	1460		500				
	Remodel Unit	1460		1,500				
	Showers	1460	22	10,000				
	Toilets	1460		500				
	Appliances	1465		1,500				
04b-Western	Subtotal			47,470				
005 Tyler Towers	Management Improvement	1408		22,664				
	Administration/Mgt Fee	1410		11,325				
	Roof	1450		1,000				
	Concrete	1450		2,000				
	Exterior Lighting	1450		1,500				
	Flooring	1460		1,500				
	Plumbing	1460		1,000				
	HVAC	1460		10,000				
	Replace sinks, countertops, cabinets	1460		1,500				
	Public Safety & Security Upgrade	1460		10,000				
	Fire Protection Upgrade	1460		1,500				
	Door Replacement	1460		500				
	Toilets	1460	32	14,400				
	Shower Heads	1460		500				
	Water Heaters	1460		500				

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

PHA Name: Topeka Housing Authority		Grant Type and Number Capital Fund Program Grant No: KS16P00250108 Replacement Housing Factor Grant No:			Federal FY of Grant: 2008			
Development # Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
	Elevator	1460		25,000				
	Blinds	1460		1,000				
	Appliances	1465		1,500				
005-Tyler Towers	Subtotal			107,389				
008 Tennessee Town	Management Improvement	1408		7,554				
	Administration/Mgt Fee	1410		3,775				
	Sewer Clean Out	1450		500				
	Sewer Line	1450		500				
	Concrete	1450		2,000				
	Landscaping	1450		500				
	Counter tops/cabinets	1460		1,000				
	Flooring	1460		1,000				
	Plumbing	1460		500				
	Water Heaters	1460		500				
	HVAC	1460		500				
	Weatherization	1460	25	500				
008-Tennessee Town	Subtotal			18,829				
009 Marshall Square	Management Improvement	1408		7,856				
	Administration/Mgt Fee	1410		3,926				

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

PHA Name: Topeka Housing Authority		Grant Type and Number Capital Fund Program Grant No: KS16P00250108 Replacement Housing Factor Grant No:			Federal FY of Grant: 2008			
Development # Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
	Concrete	1450		2,000				
	Asphalt	1450		10,000				
	Landscaping	1450		4,000				
	Fencing	1450		2,500				
	Outdoor Benches/Tables	1450		1,000				
	Guttering	1450		1,000				
	Remodel Units	1460		5,000				
009-Marshall Square	Subtotal			37,282				
COCC	Non Dwelling Structures			5,000				
	Non Dwelling Equipment			45,000				
	Public Safety & Security			3,000				
COCC	Subtotal			53,000				
SUMMARY								
AMP 1	Includes Shared \$60,945			288,555				
AMP 2	Includes Shared \$43,791			207,360				
AMP 3	Includes Shared \$50,352			238,434				
AMP 4	Includes Shared \$9,980			47,262				
AMP 5	Includes Shared \$34,986			165,661				
COCC				53,000				

12. Capital Fund Prgm & Capital Fund Prgrm Replacement Housing Factor Annual Statement/Performance & Evaluation Report

Annual Statement/Performance and Evaluation Report

Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary

PHA Name: Topeka Housing Authority	Grant Type and Number Capital Fund Program Grant No: KS16P002501-07 Replacement Housing Factor Grant No:	Federal FY of Grant: 2007
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Original Annual Statement
 Reserve for Disasters/ Emergencies
 Revised Annual Statement (revision no : 2)
 Performance and Evaluation Report for Period Ending:
 Final Performance and Evaluation Report

Line	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	184,923	184,923	0	0
3	1408 Management Improvements	54,903	54,903	0	0
4	1410 Administration-Management fee	92,461	92,461	0	467.46
5	1411 Audit	0	0	0	0
6	1415 Liquidated Damages	0	0	0	0
7	1430 Fees and Costs	0	0	0	0
8	1440 Site Acquisition	0	0	0	0
9	1450 Site Improvement	111,666	111,666	83,000	19,534.00
10	1460 Dwelling Structures	336,960	286,960	0	237,010.47
11	1465.1 Dwelling Equipment Nonexpendable	43,700	43,700	0	33,107.50
12	1470 Nondwelling Structures	20,000	110,000	0	99,040.48
13	1475 Nondwelling Equipment	80,000	4,000	0	27,418.07
14	1485 Demolition	0	0	0	0
15	1490 Replacement Reserve	0	0	0	0
16	1492 Moving to Work Demonstration	0	0	0	0
17	1495.1 Relocation Costs	0	0	0	0
18	1499 Development Activities	0	0	0	0
19	1501 Collaterization or Debt Service	0	0	0	0
20	1502 Contingency	0	0	0	0
21	Amount of Annual Grant(sum of lines 2–20)	924,613	924,613	83,000	416,608.88
22	Amount of line 21 Related to LBP Activities	0	0	0	0
23	Amount of line 21 Related to Section 504 compliance	0	0	0	0
24	Amount of line 21 Related to Security – Soft Costs	0	0	0	0
25	Amount of Line 21 Related to Security – Hard Costs	0	0	0	0
26	Amount of line 21 Related to Energy Conservation Measures	0	0	0	0

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

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages

PHA Name: Topeka Housing Authority		Grant Type and Number Capital Fund Program Grant No: KS16P00250107 Replacement Housing Factor Grant No:			Federal FY of Grant: 2007			
Develop # Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
PHA WIDE	Operations	1406		184,923	184,923		0	
001 PINERIDGE	Fees & Costs	1430		0	0		0	
	Management Improvements	1408		23,431	23,431		0	
	Administration-Management fee	1410		29,470	29,470		0	
	Sewer Line Replacement/Cleanout	1450		2,600	1,000		0	
	Concrete	1450		1,000	2,600		2,591.61	
	Fencing	1450		13,200	13,200		2,880.00	
	Landscaping	1450		2,515	7,515		7,225.00	
	Playground resurface	1450		300	300		0	
	Plumbing Upgrade	1460		2,000	8,000		7,725.36	
	Window Replacement	1460		45,000	21,800		20,084.66	
	Flooring	1460		3,500	3,500		1,025.00	
	Electrical Upgrade	1460		500	2,000		473.36	
	HVAC	1460		59,175	48,175		37,788.67	
	Water Heaters	1460		4,000	5,500		5,086.98	
	Dwelling Brick Repair	1460		100	100		0	
	Guttering/Splashblocks	1460		1,000	2,000		1,595.58	
	Door Replacement	1460		2,000	6,500		6,000.13	
	HVAC Vent Cleaning	1460		5,000	4,000		2,800.00	
	Weatherization	1460		1,000	500		50.00	
	Toilet Upgrade	1460		0	2,000		73.95	
	Safety and Security	1460		0	600		568.42	
	Remodel Unit	1460		0	800		710.90	

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

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages

PHA Name: Topeka Housing Authority		Grant Type and Number Capital Fund Program Grant No: KS16P00250107 Replacement Housing Factor Grant No:			Federal FY of Grant: 2007			
Develop # Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
	Dryer Vents	1460		0	800		786.50	
	Cabinets/Countertops	1460		0	2,000		598.60	
	Appliances	1465		15,000	20,000		14,425.00	
	Non-Dwelling Equipment	1475		0	7,000		6,144.73	
002 JACKSON TOWERS	Management Improvement	1408		5,543	5,543		0	
	Administration-management fee	1410		14,246	14,246		0	
	Sewer/Drain	1450		500	500		0	
	HVAC	1460		5,000	20,000		18,923.53	
	Entry Doors	1460		500	500		0	
	Ceiling Tile	1460		500	100		100	
	Public Safety/security upgrade	1460		20,000	15,000		550.19	
	Plumbing Upgrade	1460		500	6,000		4,816.38	
	Electrical Upgrade	1460		100	100		0	
	Flooring	1460		1,200	3,000		2,280.00	
	Brick Repair	1460		25,000	1,000		1,000.00	
	Rebuild Domestic Hotwater Mixing	1460		1,500	1,500		0	
	Replace kitchen sinks, countertops,cabinets	1460		5,000	3,300		1,276.00	
	Toilet Upgrade	1460		0	400		236.34	
	Shower Doors	1460		0	1,700		856.78	
	Appliances	1465		5,000	5,000		1,348.68	
	Non Dwelling Equipment	1475		0	6,700		6,611.50	

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

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages

PHA Name: Topeka Housing Authority		Grant Type and Number Capital Fund Program Grant No: KS16P00250107 Replacement Housing Factor Grant No:			Federal FY of Grant: 2007			
Develop # Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
003 POLK PLAZA	Management Improvement	1408		7,089	7,089		0	
	Administration-management fee	1410		15,224	15,224		0	
	Exterior Refurbish	1450		3,646	2,646		0	
	Disaster	1460		0	1,000		704.50	
	Cabinets, Countertops	1460		0	15,000		10,577.97	
	Doors	1460		0	5,000		3,585.63	
	Flooring	1460		1,200	2,200		1,225.50	
	Plumbing	1460		3,000	3,000		752.79	
	Remodel Units	1460		25,000	4,000		87.75	
	Electrical Upgrade	1460		1,000	1,000		0	
	HVAC	1460		10,235	5,235		1,943.40	
	Hot Water Tank Upgrade	1460		30,000	28,000		0	
	Shower Doors	1460		0	1,000		772.66	
	Toilet Upgrade	1460		0	1,000		68.15	
	Public Safety & Security	1460		0	5,000		4,712.18	
	Appliances	1465		8,500	8,500		348.17	
04a DEER CREEK	Management Improvement	1408		9,765	9,765		0	
	Administration-Management fee	1410		12,850	12,850		0	
	Sewer Clean out	1450		1,500	1,500		0	
	Concrete addition/replacements	1450		1,000	1,000		0	
	Fencing	1450		540	540		0	
	Landscape	1450		5,000	2,800		19.95	
	HVAC	1460		5,000	5,000		2,411.10	

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

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages

PHA Name: Topeka Housing Authority		Grant Type and Number Capital Fund Program Grant No: KS16P00250107 Replacement Housing Factor Grant No:			Federal FY of Grant: 2007			
Develop # Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
	Flooring	1460		1,200	3,200		2,690.31	
	Plumbing/water heaters	1460		6,100	6,100		4,688.35	
	Replace sinks, countertops, cabinets	1460		5,000	3,000		1,441.56	
	Electrical Upgrade	1460		100	1,500		1,400.26	
	Doors	1460		0	300		135.37	
	Toilet Upgrade	1460		0	1,000		274.02	
	Guttering/Splash blocks	1460		1,000	500		338.42	
	Appliances	1465		7,500	7,500		330.94	
04b WESTERN	Management Improvement	1408		1,064	1,064		0	
	Administration-Management fee	1410		3,073	3,073		0	
	Sewer Clean Out	1450		750	750		0	
	Fencing	1450		415	415		0	
	Flooring	1460		1,200	1,200		0	
	Replace sinks, countertops, cabinets	1460		4,000	4,000		1,102.14	
	Replace Waterheaters	1460		700	700		0	
	Guttering/Splashblocks	1460		300	300		0	
	Screen Replacement	1460		5,000	5,000		0	
	HVAC	1460		5,000	5,000		0	
	Plumbing	1460		300	300		0	
	Electrical	1460		100	100		0	
	Appliances	1465		1,800	1,800		0	
005 TYLER TOWERS	Management Improvement	1408		5,240	0		0	

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

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages

PHA Name: Topeka Housing Authority		Grant Type and Number Capital Fund Program Grant No: KS16P00250107 Replacement Housing Factor Grant No:			Federal FY of Grant: 2007			
Develop # Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
	Administration-Management fee	1410		10,475	10,475		0	
	Concrete	1450		100	100		0	
	Flooring (units)	1460		1,200	4,200		3,652.09	
	Plumbing	1460		1,000	2,000		1,593.60	
	HVAC	1460		5,500	4,500		1,356.40	
	Replace Sinks, Countertops, Cabinets	1460		5,000	4,000		2,922.68	
	Public Safety/Security Upgrade	1460		20,000	11,000		0	
	Fire Protection Upgrade	1460		1,550	1,550		0	
	Door Replacement	1460		1,000	500		160.31	
	Shower Door Replacement	1460		0	500		493.50	
	Toilet Upgrade	1460		0	500		142.10	
	Appliances	1465		4,500	4,000		0	
	Non-Dwelling Equipment	1475		0	7,000		6,596.30	
008 TENNESSEE TOWN	Management Improvement	1408		1,146	1,146		0	
	Administration-Management fee	1410		3,492	3,492		0	
	Sewer Clean out	1450		50	50		0	
	Concrete	1450		50	50		0	
	Landscaping	1450		500	100		0	
	Flooring	1460		400	900		662.48	
	Plumbing	1460		100	500		442.45	
	Water heaters	1460		700	700		388.44	
	HVAC	1460		5,000	5,000		1,811.00	

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

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages

PHA Name: Topeka Housing Authority		Grant Type and Number Capital Fund Program Grant No: KS16P00250107 Replacement Housing Factor Grant No:			Federal FY of Grant: 2007			
Develop # Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
	Replace Sinks, Countertops, cabinets	1460		2,000	2,000		0	
	Appliances	1465		1,400	1,400		0	
009 MARSHALL SQUARE	Management Improvement	1408		1,625	1,625		0	
	Administration-Management fee	1410		3,631	0		0	
	Outdoor Seating	1450		0	200		199.72	
	Windows	1460		0	2,500		2,484.00	
	Guttering/Splashblocks	1460		0	4,600		4,593.59	
	Flooring	1460		0	100		100.00	
	Door Replacement	1460		0	700		700.00	
	Cabinets/Countertops	1460		0	1,900		1,873.11	
	Non-Dwelling Structure	1470		0	8,200		8,167.27	
COCC	Asphalt Resurfacing	1450		83,000	83,000	83,000	0	
	Non-Dwelling Structures	1470		80,000	80,000		52,263.76	
	Safety & Security	1470		0	0		447.80	
	Non-Dwelling Equipment	1475		20,000	20,000		13,545.80	

**Capital Fund Program Five-Year Action Plan
Part II: Supporting Pages—Work Activities**

Activities for Year 1	Activities for Year :_1 FFY Grant: 2009 PHA FY: 2009			Activities for Year: _2_ FFY Grant: 2010 PHA FY: 2010		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
	PHA Wide	Operations	180,000	PHA Wide	Operations	180,000
	PHA Wide	Training	7,000	PHA Wide	Training	7,000
	PHA Wide	Background Checks	1,000	PHA Wide	Background Checks	1,000
	PHA Wide	Computer Services	1,000	PHA Wide	Computer Services	1,000
	PHA Wide	Internet Access	1,000	PHA Wide	Internet Access	1,000
	PHA Wide	Administer CF	90,000	PHA Wide	Administer CF	90,000
	PHA Wide	Audit	2,000	PHA Wide	Audit	2,000
	PHA Wide	Fees & Costs	5,000	PHA Wide	Fees & Costs	5,000
	001-004a-004b	Playground Surface	10,000	001-004a-004b	Playground Surface	10,000
	PHA Wide	Landscaping	10,000	PHA Wide	Landscaping	10,000
	PHA Wide	Concrete Replacement	10,000	PHA Wide	Concrete Replacement	10,000
	PHA Wide	Asphalt Resurface	10,000	PHA Wide	Asphalt Resurface	10,000
	PHA Wide	Fencing	10,000	PHA Wide	Fencing	10,000
	001	Ground Erosion/site draining	13,000	001	Ground Erosion/site draining	13,000
	PHA Wide	Project Signs	10,000	PHA Wide	Project Signs	10,000
	001-002	Retaining Walls	10,000	001-002	Retaining Walls	10,000
	003-005	Outdoor lighting upgrade	10,000	003-005	Outdoor lighting upgrade	10,000
	PHA Wide	Flooring	23,000	PHA Wide	Flooring	23,000
	PHA Wide	Plumbing Upgrade/sewer lines	5,960	PHA Wide	Plumbing Upgrade/sewer lines	5,960
	001-004a-004b-008	Water heaters	1,900	001-004a-004b-008	Water heaters	1,900
	PHA Wide	HVAC	75,000	PHA Wide	HVAC	75,000
	Pineridge 001	Window Replacement	50,000	Pineridge 001	Window Replacement	50,000
	Pineridge 001	Replace outside dividers	960	Pineridge 001	Replace outside dividers	960
Total CFP Estimated Cost			\$			\$

**Capital Fund Program Five-Year Action Plan
Part II: Supporting Pages—Work Activities**

Activities for Year 1	Activities for Year : <u>1</u> FFY Grant: 2009 PHA FY: 2009			Activities for Year: <u>2</u> FFY Grant: 2010 PHA FY: 2010		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
	001-0002-003-004a-004b-005-008	Replace kitchen sinks cabinets/countertops	27,000	001-0002-003-004a-004b-005-008	Replace kitchen sinks cabinets/countertops	27,000
	001	Mudjack Units	900	001	Mudjack Units	900
	001-004a-004b-008	Electrical Upgrade	900	001-004a-004b-008	Electrical Upgrade	900
	001	Soffit fascia repair replace	900	001	Soffit fascia repair replace	900
	001-002-005-008	Shower head efficiency upgrade	960	001-002-005-008	Shower head efficiency upgrade	960
	001-004a-004b-008	Guttering/splashblocks	2,300	001-004a-004b-008	Guttering/splashblocks	2,300
	PHA Wide	Faucet efficiency upgrade	2,960	PHA Wide	Faucet efficiency upgrade	2,960
	PHA Wide	Toilet efficiency upgrade	60,000	PHA Wide	Toilet efficiency upgrade	60,000
	001-002-003	Restore exterior walls	35,000	001-002-003	Restore exterior walls	35,000
	001-004a-004b	Dryer Venting	900	001-004a-004b	Dryer Venting	900
	PHA Wide	Door Replacement	900	PHA Wide	Door Replacement	900
	001	HVAC Vent Cleaning	1,900	001	HVAC Vent Cleaning	1,900
	001-003-004a-004b	Weatherization	1,900	001-003-004a-004b	Weatherization	1,900
	PHA Wide	Remodel Units	8,960	PHA Wide	Remodel Units	8,960
	002-005	Elev. Cab/door remodel	30,000	002-005	Elev. Cab/door remodel	30,000
	PHA Wide	Lighting energy cons	900	PHA Wide	Lighting energy cons	900
	PHA Wide	Unit Blinds	900	PHA Wide	Unit Blinds	900
	002-003-005	Ceiling tile replacemt	900	002-003-005	Ceiling tile replacemt	900
	002-003-005	Domestic H/W upgrade	30,000	002-003-005	Domestic H/W upgrade	30,000
	002-003-005	Lobby/floor/balcony furnishings	15,000	002-003-005	Lobby/floor/balcony furnishings	15,000
Total CFP Estimated Cost			\$			\$

**Capital Fund Program Five-Year Action Plan
Part II: Supporting Pages—Work Activities**

Activities for Year 1	Activities for Year : <u>3</u> FFY Grant: 2011 PHA FY: 2011			Activities for Year: <u>4</u> FFY Grant: 2012 PHA FY: 2012		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
	PHA Wide	Operations	180,000	PHA Wide	Operations	180,000
	PHA Wide	Training	7,000	PHA Wide	Training	7,000
	PHA Wide	Background Checks	1,000	PHA Wide	Background Checks	1,000
	PHA Wide	Computer Services	1,000	PHA Wide	Computer Services	1,000
	PHA Wide	Internet Access	1,000	PHA Wide	Internet Access	1,000
	PHA Wide	Administer CF	90,000	PHA Wide	Administer CF	90,000
	PHA Wide	Audit	2,000	PHA Wide	Audit	2,000
	PHA Wide	Fees & Costs	5,000	PHA Wide	Fees & Costs	5,000
	001-004a-004b	Playground Surface	10,000	001-004a-004b	Playground Surface	10,000
	PHA Wide	Landscaping	10,000	PHA Wide	Landscaping	10,000
	PHA Wide	Concrete Replacement	10,000	PHA Wide	Concrete Replacement	10,000
	PHA Wide	Asphalt Resurface	10,000	PHA Wide	Asphalt Resurface	10,000
	PHA Wide	Fencing	10,000	PHA Wide	Fencing	10,000
	001	Ground Erosion/site draining	13,000	001	Ground Erosion/site draining	13,000
	PHA Wide	Project Signs	10,000	PHA Wide	Project Signs	10,000
	001-002	Retaining Walls	10,000	001-002	Retaining Walls	10,000
	003-005	Outdoor lighting upgrade	10,000	003-005	Outdoor lighting upgrade	10,000
	PHA Wide	Flooring	23,000	PHA Wide	Flooring	23,000
	PHA Wide	Plumbing Upgrade/sewer lines	5,960	PHA Wide	Plumbing Upgrade/sewer lines	5,960
	001-004a-004b-008	Water heaters	1,900	001-004a-004b-008	Water heaters	1,900
	PHA Wide	HVAC	75,000	PHA Wide	HVAC	75,000
	Pineridge 001	Window Replacement	50,000	Pineridge 001	Window Replacement	50,000
	Pineridge 001	Replace outside dividers	960	Pineridge 001	Replace outside dividers	960
Total CFP Estimated Cost			\$			\$

**Capital Fund Program Five-Year Action Plan
Part II: Supporting Pages—Work Activities**

Activities for Year 1	Activities for Year : <u>3</u> FFY Grant: 2011 PHA FY: 2011			Activities for Year: <u>4</u> FFY Grant: 2012 PHA FY: 2012		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
	001-0002-003-004a-004b-005-008	Replace kitchen sinks cabinets/countertops	27,000	001-0002-003-004a-004b-005-008	Replace kitchen sinks cabinets/countertops	27,000
	001	Mudjack Units	900	001	Mudjack Units	900
	001-004a-004b-008	Electrical Upgrade	900	001-004a-004b-008	Electrical Upgrade	900
	001	Soffit fascia repair replace	900	001	Soffit fascia repair replace	900
	001-002-005-008	Shower head efficiency upgrade	960	001-002-005-008	Shower head efficiency upgrade	960
	001-004a-004b-008	Guttering/splashblocks	2,300	001-004a-004b-008	Guttering/splashblocks	2,300
	PHA Wide	Faucet efficiency upgrade	2,960	PHA Wide	Faucet efficiency upgrade	2,960
	PHA Wide	Toilet efficiency upgrade	60,000	PHA Wide	Toilet efficiency upgrade	60,000
	001-002-003	Restore exterior walls	35,000	001-002-003	Restore exterior walls	35,000
	001-004a-004b	Dryer Venting	900	001-004a-004b	Dryer Venting	900
	PHA Wide	Door Replacement	900	PHA Wide	Door Replacement	900
	001	HVAC Vent Cleaning	1,900	001	HVAC Vent Cleaning	1,900
	001-003-004a-004b	Weatherization	1,900	001-003-004a-004b	Weatherization	1,900
	PHA Wide	Remodel Units	8,960	PHA Wide	Remodel Units	8,960
	002-005	Elev. Cab/door remodel	30,000	002-005	Elev. Cab/door remodel	30,000
	PHA Wide	Lighting energy cons	900	PHA Wide	Lighting energy cons	900
	PHA Wide	Unit Blinds	900	PHA Wide	Unit Blinds	900
	002-003-005	Ceiling tile replacemt	900	002-003-005	Ceiling tile replacemt	900
	002-003-005	Domestic H/W upgrade	30,000	002-003-005	Domestic H/W upgrade	30,000
	002-003-005	Lobby/floor/balcony furnishings	15,000	002-003-005	Lobby/floor/balcony furnishings	15,000
Total CFP Estimated Cost			\$			\$

**Capital Fund Program Five-Year Action Plan
Part II: Supporting Pages—Work Activities**

Activities for Year 1	Activities for Year : <u>3</u> FFY Grant: 2011 PHA FY: 2011			Activities for Year: <u>4</u> FFY Grant: 2012 PHA FY: 2012		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
	002-005	Public Safety/Security	20,000	002-005	Public Safety/Security	20,000
	004a-004b	Shower Replace Addition	30,000	004a-004b	Shower Replace Addition	30,000
	004a-004b	Screen Replacement	20,000	004a-004b	Screen Replacement	20,000
	PHA Wide	Appliances	50,000	PHA Wide	Appliances	50,000
	PHA Wide	Maintenance Equipment	15,000	PHA Wide	Maintenance Equipment	15,000
	PHA Wide	Vehicle Equipment	5,000	PHA Wide	Vehicle Equipment	5,000
Total CFP Estimated Cost			\$900,000			\$900,000

**Capital Fund Program Five-Year Action Plan
Part II: Supporting Pages—Work Activities**

Activities for Year 1	Activities for Year : <u>5</u> FFY Grant: 2013 PHA FY: 2013					
	Development Name/Number	Major Work Categories	Estimated Cost			
	PHA Wide	Operations	180,000			
	PHA Wide	Training	7,000			
	PHA Wide	Background Checks	1,000			
	PHA Wide	Computer Services	1,000			
	PHA Wide	Internet Access	1,000			
	PHA Wide	Administer CF	90,000			
	PHA Wide	Audit	2,000			
	PHA Wide	Fees & Costs	5,000			
	001-004a-004b	Playground Surface	10,000			
	PHA Wide	Landscaping	10,000			
	PHA Wide	Concrete Replacement	10,000			
	PHA Wide	Asphalt Resurface	10,000			
	PHA Wide	Fencing	10,000			
	001	Ground Erosion/site draining	13,000			
	PHA Wide	Project Signs	10,000			
	001-002	Retaining Walls	10,000			
	003-005	Outdoor lighting upgrade	10,000			
	PHA Wide	Flooring	23,000			
	PHA Wide	Plumbing Upgrade/sewer lines	5,960			
	001-004a-004b-008	Water heaters	1,900			
	PHA Wide	HVAC	75,000			
	Pineridge 001	Window Replacement	50,000			
	Pineridge 001	Replace outside dividers	960			
Total CFP Estimated Cost			\$			\$

Capital Fund Program Five-Year Action Plan
Part II: Supporting Pages—Work Activities

Activities for Year 1	Activities for Year :_5 FFY Grant: 2013 PHA FY: 2013					
	Development Name/Number	Major Work Categories	Estimated Cost			
	001-0002-003-004a-004b-005-008	Replace kitchen sinks cabinets/countertops	27,000			
	001	Mudjack Units	900			
	001-004a-004b-008	Electrical Upgrade	900			
	001	Soffit fascia repair replace	900			
	001-002-005-008	Shower head efficiency upgrade	960			
	001-004a-004b-008	Guttering/splashblocks	2,300			
	PHA Wide	Faucet efficiency upgrade	2,960			
	PHA Wide	Toilet efficiency upgrade	60,000			
	001-002-003	Restore exterior walls	35,000			
	001-004a-004b	Dryer Venting	900			
	PHA Wide	Door Replacement	900			
	001	HVAC Vent Cleaning	1,900			
	001-003-004a-004b	Weatherization	1,900			
	PHA Wide	Remodel Units	8,960			
	002-005	Elev. Cab/door remodel	30,000			
	PHA Wide	Lighting energy cons	900			
	PHA Wide	Unit Blinds	900			
	002-003-005	Ceiling tile replacemt	900			
	002-003-005	Domestic H/W upgrade	30,000			
	002-003-005	Lobby/floor/balcony furnishings	15,000			
Total CFP Estimated Cost			\$			\$

**Capital Fund Program Five-Year Action Plan
Part II: Supporting Pages—Work Activities**

Activities for Year 1	Activities for Year : <u>5</u> FFY Grant: 2013 PHA FY: 2013					
	Development Name/Number	Major Work Categories	Estimated Cost			
	002-005	Public Safety/Security	20,000			
	004a-004b	Shower Replace Addition	30,000			
	004a-004b	Screen Replacement	20,000			
	PHA Wide	Appliances	50,000			
	PHA Wide	Maintenance Equipment	15,000			
	PHA Wide	Vehicle Equipment	5,000			
Total CFP Estimated Cost			\$900,000			

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan					
Part I: Summary					
PHA Name				<input type="checkbox"/> Original 5-Year Plan <input type="checkbox"/> Revision No:	
Development Number/Name/HA-Wide	Year 1	Work Statement for Year 2 FFY Grant: PHA FY:	Work Statement for Year 3 FFY Grant: PHA FY:	Work Statement for Year 4 FFY Grant: PHA FY:	Work Statement for Year 5 FFY Grant: PHA FY:
	Annual Statement				
CFP Funds Listed for 5-year planning					
Replacement Housing Factor Funds					