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| Annual PHA Plan <i>(Standard PHAs and Troubled PHAs)</i> | U.S. Department of Housing and Urban Development Office of Public and Indian Housing | OMB No. 2577-0226 Expires: 02/29/2016 |
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Purpose. The 5-Year and Annual PHA Plans provide 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, goals and objectives for serving the needs of low- income, very low- income, and extremely low- income families.

Applicability. Form HUD-50075-ST is to be completed annually by **STANDARD PHAs** or **TROUBLED PHAs**. PHAs that meet the definition of a High Performer PHA, Small PHA, HCV-Only PHA or Qualified PHA do not need to submit this form.

Definitions.

- (1) **High-Performer PHA** – A PHA that owns or manages more than 550 combined public housing units and housing choice vouchers, and was designated as a high performer on both of the most recent Public Housing Assessment System (PHAS) and Section Eight Management Assessment Program (SEMAP) assessments if administering both programs, or PHAS if only administering public housing.
- (2) **Small PHA** - A PHA that is not designated as PHAS or SEMAP troubled, or at risk of being designated as troubled, that owns or manages less than 250 public housing units and any number of vouchers where the total combined units exceeds 550.
- (3) **Housing Choice Voucher (HCV) Only PHA** - A PHA that administers more than 550 HCVs, was not designated as troubled in its most recent SEMAP assessment and does not own or manage public housing.
- (4) **Standard PHA** - A PHA that owns or manages 250 or more public housing units and any number of vouchers where the total combined units exceeds 550, and that was designated as a standard performer in the most recent PHAS or SEMAP assessments.
- (5) **Troubled PHA** - A PHA that achieves an overall PHAS or SEMAP score of less than 60 percent.
- (6) **Qualified PHA** - A PHA with 550 or fewer public housing dwelling units and/or housing choice vouchers combined, and is not PHAS or SEMAP troubled.

| A. PHA Information. | | | | | |
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| A.1 | PHA Name: <u>Topeka Housing Authority</u> PHA Code: <u>KS002</u> PHA Type: <input checked="" type="checkbox"/> Standard PHA <input type="checkbox"/> Troubled PHA PHA Plan for Fiscal Year Beginning: <u>1/2019</u> PHA Inventory (Based on Annual Contributions Contract (ACC) units at time of FY beginning, above) Number of Public Housing (PH) Units <u>744</u> Number of Housing Choice Vouchers (HCVs) <u>1350</u> Total Combined Units/Vouchers <u>2094</u> PHA Plan Submission Type: <input checked="" type="checkbox"/> Annual Submission <input type="checkbox"/> Revised Annual Submission | | | | |
| <p>Availability of Information. PHAs must have the elements listed below in sections B and C readily available to the public. A PHA must identify the specific location(s) where the proposed PHA Plan, PHA Plan Elements, and all information relevant to the public hearing and proposed PHA Plan are available for inspection 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 their official website. PHAs are also encouraged to provide each resident council a copy of their PHA Plans.</p> | | | | | |
| <input type="checkbox"/> PHA Consortia: (Check box if submitting a Joint PHA Plan and complete table below) | | | | | |
| | Participating PHAs | PHA Code | Program(s) in the Consortia | Program(s) not in the Consortia | No. of Units in Each Program |
| | | | | | PH HCV |
| | Lead PHA: | | | | |
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| B. Annual Plan Elements | | | | | | |
| B.1 | <p>Revision of PHA Plan Elements.</p> <p>(a) Have the following PHA Plan elements been revised by the PHA?</p> <p>Y N</p> <p><input type="checkbox"/> <input checked="" type="checkbox"/> Statement of Housing Needs and Strategy for Addressing Housing Needs</p> <p><input type="checkbox"/> <input checked="" type="checkbox"/> Deconcentration and Other Policies that Govern Eligibility, Selection, and Admissions.</p> <p><input type="checkbox"/> <input checked="" type="checkbox"/> Financial Resources.</p> <p><input type="checkbox"/> <input checked="" type="checkbox"/> Rent Determination.</p> <p><input type="checkbox"/> <input checked="" type="checkbox"/> Operation and Management.</p> <p><input type="checkbox"/> <input checked="" type="checkbox"/> Grievance Procedures.</p> <p><input type="checkbox"/> <input checked="" type="checkbox"/> Homeownership Programs.</p> <p><input type="checkbox"/> <input checked="" type="checkbox"/> Community Service and Self-Sufficiency Programs.</p> <p><input type="checkbox"/> <input checked="" type="checkbox"/> Safety and Crime Prevention.</p> <p><input type="checkbox"/> <input checked="" type="checkbox"/> Pet Policy.</p> <p><input type="checkbox"/> <input checked="" type="checkbox"/> Asset Management.</p> <p><input type="checkbox"/> <input checked="" type="checkbox"/> Substantial Deviation.</p> <p><input type="checkbox"/> <input checked="" type="checkbox"/> Significant Amendment/Modification</p> <p>(b) If the PHA answered yes for any element, describe the revisions for each revised element(s):</p> <p>(c) The PHA must submit its Deconcentration Policy for Field Office review.</p> | | | | | |
| B.2 | <p>New Activities.</p> <p>(a) Does the PHA intend to undertake any new activities related to the following in the PHA's current Fiscal Year?</p> <p>Y N</p> <p><input type="checkbox"/> <input checked="" type="checkbox"/> Hope VI or Choice Neighborhoods.</p> <p><input checked="" type="checkbox"/> <input type="checkbox"/> Mixed Finance Modernization or Development.</p> <p><input checked="" type="checkbox"/> <input type="checkbox"/> Demolition and/or Disposition.</p> <p><input type="checkbox"/> <input checked="" type="checkbox"/> Designated Housing for Elderly and/or Disabled Families.</p> <p><input type="checkbox"/> <input checked="" type="checkbox"/> Conversion of Public Housing to Tenant-Based Assistance.</p> <p><input type="checkbox"/> <input checked="" type="checkbox"/> Conversion of Public Housing to Project-Based Assistance under RAD.</p> <p><input type="checkbox"/> <input checked="" type="checkbox"/> Occupancy by Over-Income Families.</p> <p><input checked="" type="checkbox"/> <input type="checkbox"/> Occupancy by Police Officers.</p> <p><input type="checkbox"/> <input checked="" type="checkbox"/> Non-Smoking Policies.</p> <p><input checked="" type="checkbox"/> <input type="checkbox"/> Project-Based Vouchers.</p> <p><input checked="" type="checkbox"/> <input type="checkbox"/> Units with Approved Vacancies for Modernization.</p> <p><input checked="" type="checkbox"/> <input type="checkbox"/> Other Capital Grant Programs (i.e., Capital Fund Community Facilities Grants or Emergency Safety and Security Grants).</p> <p>(b) If any of these activities are planned for the current Fiscal Year, describe the activities. For new demolition activities, describe any public housing development or portion thereof, owned by the PHA for which the PHA has applied or will apply for demolition and/or disposition approval under section 18 of the 1937 Act under the separate demolition/disposition approval process. If using Project-Based Vouchers (PBVs), provide the projected number of project based units and general locations, and describe how project basing would be consistent with the PHA Plan.</p> | | | | | |
| B.3 | <p>Civil Rights Certification.</p> <p>Form HUD-50077, <i>PHA Certifications of Compliance with the PHA Plans and Related Regulations</i>, must be submitted by the PHA as an electronic attachment to the PHA Plan.</p> | | | | | |
| B.4 | <p>Most Recent Fiscal Year Audit.</p> <p>(a) Were there any findings in the most recent FY Audit?</p> <p>Y N</p> <p><input checked="" type="checkbox"/> <input type="checkbox"/></p> | | | | | |

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| | <p>(b) If yes, please describe:</p> <p>In Public Housing we did not have our proof of assets in three out of 40 files. A Corrective Action Plan has been initiated to correct this finding.</p> |
| B.5 | <p>Progress Report.</p> <p>Provide a description of the PHA's progress in meeting its Mission and Goals described in the PHA 5-Year and Annual Plan.</p> <p>Goal 1. We applied for and received a LIHTC allocation in 2017 to build 14 new public housing units. Due to some environmental concerns by HUD the project was not able to be built as public housing. THA, Inc. the instrumentality non-profit of THA received the allocation and is proceeding with constructing 14 new LIHTC units, just not as public housing units.</p> <p>Goal 2. We just completed our EPC in July of this year. We received our safety and security grant earlier this year and it has all been spent. We upgraded all of the cameras, door access and locks at our three high-rise locations.</p> <p>Goal 3. We just received a Public Housing ROSS Grant for three years. We are also applying for a Jobs Plus Grant this year in the amount of \$2.3 million. This will be our 4th attempt.</p> <p>Goal 4. We rehabbed our 38-year-old kitchen at Deer Creek this year. It looks amazing. We are serving breakfast and lunch to our summer program kids. We are building with the help of Blue Cross/Blue Shield and United Way of Greater Topeka a new Born Learning Trail at the Deer Creek Community Center.</p> |
| B.6 | <p>Resident Advisory Board (RAB) Comments.</p> <p>(a) Did the RAB(s) provide comments to the PHA Plan? Y N <input type="checkbox"/> <input checked="" type="checkbox"/></p> <p>(c) If yes, comments must be submitted by the PHA as an attachment to the PHA Plan. PHAs must also include a narrative describing their analysis of the RAB recommendations and the decisions made on these recommendations.</p> |
| B.7 | <p>Certification by State or Local Officials.</p> <p>Form HUD 50077-SL, <i>Certification by State or Local Officials of PHA Plans Consistency with the Consolidated Plan</i>, must be submitted by the PHA as an electronic attachment to the PHA Plan.</p> |
| B.8 | <p>Troubled PHA.</p> <p>(a) Does the PHA have any current Memorandum of Agreement, Performance Improvement Plan, or Recovery Plan in place? Y N N/A <input type="checkbox"/> <input checked="" type="checkbox"/> <input type="checkbox"/></p> <p>(b) If yes, please describe:</p> |
| C. | <p>Statement of Capital Improvements. Required for all PHAs completing this form that administer public housing and receive funding from the Capital Fund Program (CFP). Please see the attached Annual and 5 Year CFP Budget.</p> |
| C.1 | <p>Capital Improvements. Include a reference here to the most recent HUD-approved 5-Year Action Plan (HUD-50075.2) and the date that it was approved by HUD. Our Five Year Action Plan was approved 1/16.18 trough 6/27/18</p> |

Instructions for Preparation of Form HUD-50075-ST Annual PHA Plan for Standard and Troubled PHAs

A. PHA Information. All PHAs must complete this section.

A.1 Include the full PHA Name, PHA Code, PHA Type, PHA Fiscal Year Beginning (MM/YYYY), PHA Inventory, Number of Public Housing Units and or Housing Choice Vouchers (HCVs), PHA Plan Submission Type, and the Availability of Information, specific location(s) of all information relevant to the public hearing and proposed PHA Plan. (24 CFR §903.23(4)(e))

PHA Consortia: Check box if submitting a Joint PHA Plan and complete the table. (24 CFR §943.128(a))

B. Annual Plan. All PHAs must complete this section.

B.1 Revision of PHA Plan Elements. PHAs must:

Identify specifically which plan elements listed below that have been revised by the PHA. To specify which elements have been revised, mark the "yes" box. If an element has not been revised, mark "no." (24 CFR §903.7)

Statement of Housing Needs and Strategy for Addressing Housing Needs. Provide a statement addressing the housing needs of low-income, very low-income and extremely low-income families and a brief description of the PHA's strategy for addressing the housing needs of families who reside in the jurisdiction served by the PHA. The statement must identify the housing needs of (i) families with incomes below 30 percent of area median income (extremely low-income), (ii) elderly families and families with disabilities, and (iii) households of various races and ethnic groups residing in the jurisdiction or on the waiting list based on information provided by the applicable Consolidated Plan, information provided by HUD, and other generally available data. The identification of housing needs must address issues of affordability, supply, quality, accessibility, size of units, and location. (24 CFR §903.7(a)(1)) Provide a 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. (24 CFR §903.7(a)(2)(ii))

Deconcentration and Other Policies that Govern Eligibility, Selection, and Admissions. PHAs must submit a Deconcentration Policy for Field Office review. For additional guidance on what a PHA must do to deconcentrate poverty in its development and comply with fair housing requirements, see 24 CFR 903.2. (24 CFR §903.23(b)) Describe the PHA's admissions policy for deconcentration of poverty and income mixing of lower-income families in public housing. The Deconcentration Policy must describe the PHA's policy for bringing higher income tenants into lower income developments and lower income tenants into higher income developments. The deconcentration requirements apply to general occupancy and family public housing developments. Refer to 24 CFR §903.2(b)(2) for developments not subject to deconcentration of poverty and income mixing requirements. (24 CFR §903.7(b)) Describe the PHA's procedures for maintain waiting lists for admission to public housing and address any site-based waiting lists. (24 CFR §903.7(b)). A statement of the PHA's policies that govern resident or tenant eligibility, selection and admission including admission preferences for both public housing and HCV. (24 CFR §903.7(b)) Describe the unit assignment policies for public housing. (24 CFR §903.7(b))

Financial Resources. A statement of financial resources, including a listing by general categories, of the PHA's anticipated resources, such as PHA operating, capital and other anticipated Federal resources available to the PHA, as well as tenant rents and other income available to support public housing or tenant-based assistance. The statement also should include the non-Federal sources of funds supporting each Federal program, and state the planned use for the resources. (24 CFR §903.7(c))

Rent Determination. A statement of the policies of the PHA governing rents charged for public housing and HCV dwelling units, including applicable public housing flat rents, minimum rents, voucher family rent contributions, and payment standard policies. (24 CFR §903.7(d))

Operation and Management. A statement of the rules, standards, and policies of the PHA governing maintenance and 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. (24 CFR §903.7(e))

Grievance Procedures. A description of the grievance and informal hearing and review procedures that the PHA makes available to its residents and applicants. (24 CFR §903.7(f))

Homeownership Programs. A description of any Section 5h, Section 32, Section 8y, or HOPE I public housing or Housing Choice Voucher (HCV) homeownership programs (including project number and unit count) administered by the agency or for which the PHA has applied or will apply for approval. (24 CFR §903.7(k))

Community Service and Self Sufficiency Programs. Describe how the PHA will comply with the requirements of community service and treatment of income changes resulting from welfare program requirements. (24 CFR §903.7(l)) A description of: **1)** Any programs relating to services and amenities provided or offered to assisted families; and **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. (24 CFR §903.7(l))

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 provide development-by-development or jurisdiction wide-basis: (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. (24 CFR §903.7(m)) A description of: **1)** Any activities, services, or programs provided or offered by an agency, either directly or in partnership with other service providers, to child or adult victims of domestic violence, dating violence, sexual assault, or stalking; **2)** Any activities, services, or programs provided or offered by a PHA that helps child and adult victims of domestic violence, dating violence, sexual assault, or stalking, to obtain or maintain housing; and **3)** Any activities, services, or programs

provided or offered by a public housing agency to prevent domestic violence, dating violence, sexual assault, and stalking, or to enhance victim safety in assisted families. (24 CFR §903.7(m)(5))

Pet Policy. Describe the PHA's policies and requirements pertaining to the ownership of pets in public housing. (24 CFR §903.7(n))

Asset Management. State how the agency will carry out its asset management functions with respect to the public housing inventory of the agency, including how the agency will plan for the long-term operating, capital investment, rehabilitation, modernization, disposition, and other needs for such inventory. (24 CFR §903.7(q))

Substantial Deviation. PHA must provide its criteria for determining a "substantial deviation" to its 5-Year Plan. (24 CFR §903.7(r)(2)(i))

Significant Amendment/Modification. PHA must provide its criteria for determining a "Significant Amendment or Modification" to its 5-Year and Annual Plan. Should the PHA fail to define 'significant amendment/modification', HUD will consider the following to be 'significant amendments or modifications': a) changes to rent or admissions policies or organization of the waiting list; b) additions of non-emergency CFP work items (items not included in the current CFP Annual Statement or CFP 5-Year Action Plan) or change in use of replacement reserve funds under the Capital Fund; or c) any change with regard to demolition or disposition, designation, homeownership programs or conversion activities. See guidance on HUD's website at: [Notice PIH 1999-51](#). (24 CFR §903.7(r)(2)(ii))

If any boxes are marked "yes", describe the revision(s) to those element(s) in the space provided.

B.2 New Activities. If the PHA intends to undertake any new activities related to these elements in the current Fiscal Year, mark "yes" for those elements, and describe the activities to be undertaken in the space provided. If the PHA does not plan to undertake these activities, mark "no."

Hope VI or Choice Neighborhoods. 1) A description of any housing (including project number (if known) and unit count) for which the PHA will apply for HOPE VI or Choice Neighborhoods; and 2) A timetable for the submission of applications or proposals. The application and approval process for Hope VI or Choice Neighborhoods is a separate process. See guidance on HUD's website at: <http://www.hud.gov/offices/pih/programs/ph/hope6/index.cfm>. (Notice PIH 2010-30)

Mixed Finance Modernization or Development. 1) A description of any housing (including project number (if known) and unit count) for which the PHA will apply for Mixed Finance Modernization or Development; and 2) A timetable for the submission of applications or proposals. The application and approval process for Mixed Finance Modernization or Development is a separate process. See guidance on HUD's website at: <http://www.hud.gov/offices/pih/programs/ph/hope6/index.cfm>. (Notice PIH 2010-30)

Demolition and/or Disposition. Describe any public housing projects owned by the PHA and subject to ACCs (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. This statement must be submitted to the extent that approved and/or pending demolition and/or disposition has changed as described in the PHA's last Annual and/or 5-Year PHA Plan submission. The application and approval process for demolition and/or disposition is a separate process. See guidance on HUD's website at: http://www.hud.gov/offices/pih/centers/sac/demo_dispo/index.cfm. (24 CFR §903.7(h))

Designated Housing for Elderly and Disabled Families. Describe any public housing projects owned, assisted or operated by the PHA (or portions thereof), in the upcoming fiscal year, that the PHA has continually operated as, has designated, or will apply for designation for occupancy by elderly and/or disabled families only. 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. **Note:** The application and approval process for such designations is separate from the PHA Plan process, and PHA Plan approval does not constitute HUD approval of any designation. (24 CFR §903.7(i)(C))

Conversion of Public Housing. Describe any public housing building(s) (including project number and unit count) owned by the PHA that the PHA is required to convert or plans to voluntarily convert to tenant-based assistance; 2) An analysis of the projects or buildings required to be converted; and 3) A statement of the amount of assistance received to be used for rental assistance or other housing assistance in connection with such conversion. See guidance on HUD's website at: <http://www.hud.gov/offices/pih/centers/sac/conversion.cfm>. (24 CFR §903.7(j))

Conversion of Public Housing. Describe any public housing building(s) (including project number and unit count) owned by the PHA that the PHA plans to voluntarily convert to project-based assistance under RAD. See additional guidance on HUD's website at: [Notice PIH 2012-32](#)

Occupancy by Over-Income Families. A PHA that owns or operates fewer than two hundred fifty (250) public housing units, may lease a unit in a public housing development to an over-income family (a family whose annual income exceeds the limit for a low income family at the time of initial occupancy), if all the following conditions are satisfied: (1) There are no eligible low income families on the PHA waiting list or applying for public housing assistance when the unit is leased to an over-income family; (2) The PHA has publicized availability of the unit for rental to eligible low income families, including publishing public notice of such availability in a newspaper of general circulation in the jurisdiction at least thirty days before offering the unit to an over-income family; (3) The over-income family rents the unit on a month-to-month basis for a rent that is not less than the PHA's cost to operate the unit; (4) The lease to the over-income family provides that the family agrees to vacate the unit when needed for rental to an eligible family; and (5) The PHA gives the over-income family at least thirty days notice to vacate the unit when the unit is needed for rental to an eligible family. The PHA may incorporate information on occupancy by over-income families into its PHA Plan statement of deconcentration and other policies that govern eligibility, selection, and admissions. See additional guidance on HUD's website at: [Notice PIH 2011-7](#). (24 CFR 960.503) (24 CFR 903.7(b))

Occupancy by Police Officers. The PHA may allow police officers who would not otherwise be eligible for occupancy in public housing, to reside in a public housing dwelling unit. The PHA must include the number and location of the units to be occupied by police officers, and the terms and conditions of their tenancies; and a statement that such occupancy is needed to increase security for public housing residents. A "police officer" means a person determined by the PHA to be, during the period of residence of that person in public housing, employed on a full-time basis as a duly licensed professional police officer by a Federal, State or local government or by any agency of these governments. An officer of an accredited police force of a housing agency may qualify. The PHA may incorporate information on occupancy by police officers into its PHA Plan statement of deconcentration and other policies that govern eligibility, selection, and admissions. See additional guidance on HUD's website at: [Notice PIH 2011-7](#). (24 CFR 960.505) (24 CFR 903.7(b))

Non-Smoking Policies. The PHA may implement non-smoking policies in its public housing program and incorporate this into its PHA Plan statement of operation and management and the rules and standards that will apply to its projects. See additional guidance on HUD's website at: [Notice PIH 2009-21](#). (24 CFR §903.7(e))

Project-Based Vouchers. Describe any plans to use Housing Choice Vouchers (HCVs) for new project-based vouchers, which must comply with PBV goals, civil rights requirements, Housing Quality Standards (HQS) and deconcentration standards, as stated in 983.57(b)(1) and set forth in the PHA Plan statement of deconcentration and other policies that govern eligibility, selection, and admissions. If using project-based vouchers, provide the projected number of project-based units and general locations, and describe how project-basing would be consistent with the PHA Plan. (24 CFR §903.7(b))

Units with Approved Vacancies for Modernization. The PHA must include a statement related to units with approved vacancies that are undergoing modernization in accordance with [24 CFR §990.145\(a\)\(1\)](#).

Other Capital Grant Programs (i.e., Capital Fund Community Facilities Grants or Emergency Safety and Security Grants).

For all activities that the PHA plans to undertake in the current Fiscal Year, provide a description of the activity in the space provided.

- B.3 Civil Rights Certification.** Form HUD-50077, *PHA Certifications of Compliance with the PHA Plans and Related Regulation*, must be submitted by the PHA as an electronic attachment to the PHA Plan. This includes all certifications relating to Civil Rights and related regulations. A PHA will be considered in compliance with the AFFH Certification if: it can document that it examines its programs and proposed programs to identify any impediments to fair housing choice within those programs; addresses those impediments in a reasonable fashion in view of the resources available; works with the local jurisdiction to implement any of the jurisdiction's initiatives to affirmatively further fair housing; and assures that the annual plan is consistent with any applicable Consolidated Plan for its jurisdiction. (24 CFR §903.7(o))
- B.4 Most Recent Fiscal Year Audit.** If the results of the most recent fiscal year audit for the PHA included any findings, mark "yes" and describe those findings in the space provided. (24 CFR §903.7(p))
- B.5 Progress Report.** For all Annual Plans following submission of the first Annual Plan, a PHA must include a brief statement of the PHA's progress in meeting the mission and goals described in the 5-Year PHA Plan. (24 CFR §903.7(r)(1))
- B.6 Resident Advisory Board (RAB) comments.** If the RAB provided comments to the annual plan, mark "yes," submit the comments as an attachment to the Plan and describe the analysis of the comments and the PHA's decision made on these recommendations. (24 CFR §903.13(c), 24 CFR §903.19)
- B.7 Certification by State of Local Officials.** Form HUD-50077-SL, *Certification by State or Local Officials of PHA Plans Consistency with the Consolidated Plan*, must be submitted by the PHA as an electronic attachment to the PHA Plan. (24 CFR §903.15). Note: A PHA may request to change its fiscal year to better coordinate its planning with planning done under the Consolidated Plan process by State or local officials as applicable.
- B.8 Troubled PHA.** If the PHA is designated troubled, and has a current MOA, improvement plan, or recovery plan in place, mark "yes," and describe that plan. If the PHA is troubled, but does not have any of these items, mark "no." If the PHA is not troubled, mark "N/A." (24 CFR §903.9)
- C. Statement of Capital Improvements.** PHAs that receive funding from the Capital Fund Program (CFP) must complete this section. (24 CFR 903.7 (g))
- C.1 Capital Improvements.** In order to comply with this requirement, the PHA must reference the most recent HUD approved Capital Fund 5 Year Action Plan. PHAs can reference the form by including the following language in Section C. 8.0 of the PHA Plan Template: "See HUD Form- 50075.2 approved by HUD on XX/XX/XXXX."

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, as amended, which introduced the 5-Year and Annual PHA Plan.

Public reporting burden for this information collection is estimated to average 9.2 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 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. Responses to the collection of information are required to obtain a benefit or to retain a benefit. The information requested does not lend itself to confidentiality.

Mixed Finance Modernization or Development

THA is currently working on a proposed development that will be approximately 90 units between two different developments. This is being done as a partnership with an affordable housing developer and the City of Topeka. Pioneer Group, Inc. (PGI) will be the developer with THA's input. When completed there will be approximately 90 new affordable units in Topeka and approximately 50 of them will be designated public housing units. The other 40 units will be LIHTC Affordable units. THA will be the property manager for the completed project as well. The City of Topeka has agreed to donate some land and buildings to the projects. We plan to submit two Mixed Finance Applications. One that we anticipate submitting before the end of 2018 and the other will be submitted in 2019. Both applications will pertain to what is described above, but the two separate sites will be applied for separately.

Demolition and/or Disposition

THA does anticipate the need to dispose of some units currently in our ACC. We are currently at our Fair Cloth limit so any new units made available or acquired will have to take away from our existing portfolio. At this time, we do not know the exact locations or timing of the request as we are currently exploring a few different options.

Occupancy by Police Officers

THA has approval for two security units to be lived in by Topeka Police Officers at Echo Ridge. Currently we have a Police Officer living in [REDACTED] We do not have a second Police Officer for the other approved unit so we have an income qualified public housing resident living there currently.

Units with Approved Vacancies for Modernization

Below is a list of units approved for Modernization and a listing of what was needed and its status.

1171 C Lin – Severe Damages from resident in Electric Wheel Chair

| | |
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| Cabinets replaced | Completed |
| Shower replaced | Completed |
| 50 % of Sheet Rock in unit replaced | Completed |
| Flooring replaced | Completed |
| All Door replaced | Completed |
| Furnace replaced | Completed |
| Unit Painted | Completed |
| Final Clean | Working |

712 Polk – Water Coming in from Exterior of Building

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|---|-----------------------|
| Cabinets replaced | Completed |
| Kitchen sink needs installed | Working |
| Walls to Kitchen Replaced | Completed |
| Tuck Point needed on Exterior of Building | Completed |
| Entry door needs replaced | Pending, Door Ordered |
| Unit Painted | Completed |
| Final Clean | Pending |

503 Polk – Fire in unit

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| Unit Demo | Completed |
| Walls replaced | Completed |
| Unit Painted | Completed |
| Cabinets replaced | Completed |
| Flooring replaced | Completed |
| Fixtures replaced | Completed |
| Final Clean | Pending |

903 Polk – Fire in unit

| | |
|-------------------|---------------------------------|
| Unit Demo | Completed |
| Walls replaced | Working |
| Unit Painted | not complete |
| Cabinets replaced | not complete – cabinets on hand |
| Flooring replaced | not complete |
| Fixtures replaced | not complete |
| Final Clean | not complete |

905 Tyler – Water leaking through roof into unit

| | |
|------------------------------------|---|
| Maintenance | Completed |
| Water location coming through roof | Working – have yet to find leak, Roofing company has been out several times |
| Unit Painted | Completed |
| Final Clean | Pending |

2462 Colonial – Broken water lines

| | |
|---|--------------------------|
| Severe Mold problem in kitchen from water | Completed - Mold removed |
| Kitchen walls removed | Completed |
| Walls replaced | Completed |
| Flooring replaced | Completed |

Cabinets replaced
Install kitchen sink
Unit Painted
Final Clean

Completed
Working
Completed
Pending

Other Capital Grant Programs

THA was awarded a Safety and Security Grant in 2017. We are finalizing this project right now. This has been a great grant and allowed us to enhance our door access and camera systems at all three of our high-rise locations. Our residents have told us they feel much safer and greatly appreciate the upgrades. THA would like to apply for additional Safety and Security Grants in the future to address our other properties.

DRAFT

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
 2577-0274
 07/31/2017

Part I: Summary

| | | |
|--|--|--|
| PHA Name: Topeka Housing Authority | Grant Type and Number Capital Fund Program Grant No. KS01P00250118 Replacement Housing Factor Grant No. | FFY of Grant: FFY of Grant Approval: |
|--|--|--|

Type of Grant

Original Annual Statement Reserve for Disasters/Emergencies

Performance and Evaluation Report for Period Ending: Revised Annual Statement (Revision No:)

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 20)(3) | | | | |
| 3 | 1408 Management Improvements | | | | |
| 4 | 1410 Administration (may not exceed 10% of line 20) | | | | |
| 5 | 1411 Audit | | | | |
| 6 | 1415 Liquidated Damages | | | | |
| 7 | 1430 Fees and Costs | | | | |
| 8 | 1440 Site Acquisition | | | | |
| 9 | 1450 Site Improvement | | | | |
| 10 | 1460 Dwelling Structures | | | | |
| 11 | 1465.1 Dwelling Equipment-Nonexpendable | | | | |

(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 include 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
 2577-0274
 07/31/2017

Part I: Summary

| | | |
|--|---|---|
| PHA Name: Topeka Housing Authority | Grant Type and Number Capital Fund Program Grant No. KS01P00250118 Replacement Housing Factor Grant No. Date of CFFP: | FFY of Grant: FFY of Grant Approval: |
|--|---|---|

- Original Annual Statement Reserve for Disasters/Emergencies
 Performance and Evaluation Report for Period Ending:

- Revised Annual Statement (Revision No:)
 Final Performance and Evaluation Report

| Line | Summary by Development Account | Total Estimated Cost | | Total Actual Cost (1) | |
|------|--|----------------------|-------------|-----------------------|----------|
| | | Original | Revised (2) | Obligated | Expended |
| 12 | 1470 Non-dwelling Structures | | | | |
| 13 | 1475 Non-dwelling equipment | | | | |
| 14 | 1480 General Capital Fund | | | | |
| 15 | 1485 Demolition | | | | |
| 16 | 1492 Moving to Work Demonstration | | | | |
| 17 | 1495.1 Relocation Costs | | | | |
| 18a | 1499 Development Activities (4) | | | | |
| 18ba | 1501 Collateralization or Debt Service paid by the PHA | | | | |
| 19 | 9000 Collateralization or Debt Service paid via System of Direct Payment | | | | |
| 20 | 1502 Contingency (may not exceed 8% of line 20) | | | | |
| 21 | Amount of Annual Grant: (sum of lines 2-20) | | | | |

(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 include 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
 2577-0274
 07/31/2017

Part I: Summary

| | | |
|--|---|--|
| PHA Name: Topeka Housing Authority | Grant Type and Number Capital Fund Program Grant No. K501P00250118 Replacement Housing Factor Grant No. _____ Date of CFFP: _____ | FFY of Grant: FFY of Grant Approval: |
|--|---|--|

Type of Grant
 Original Annual Statement Reserve for Disasters/Emergencies
 Performance and Evaluation Report for Period Ending: _____

Revised Annual Statement (Revision No: _____)
 Final Performance and Evaluation Report

| Line | Summary by Development Account | Total Estimated Cost | | Total Actual Cost ⁽¹⁾ | |
|------|---|----------------------|------------------------|----------------------------------|----------|
| | | Original | Revised ⁽²⁾ | Obligated | Expended |
| 22 | Amount of line 21 Related to LBP Activities | | | | |
| 23 | Amount of line 21 Related to Section 504 Activities | | | | |
| 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 | | | | |

| | | | |
|--|------------------------|---|-------------|
| Signature of Executive Director /S/MV1194 | Date 07/02/2018 | Signature of Public Housing Director | Date |
|--|------------------------|---|-------------|

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

Part II: Supporting Pages

| PHA Name: | | Grant Type and Number | | Federal FFY of Grant: | | | | |
|---|--|---|----------|-----------------------|-------------|-----------------------|-------------------|----------------|
| Topeka Housing Authority | | Capital Fund Program Grant No. Replacement Housing Factor Grant No. CFPP(Yes/No): | | KS01P00250118 | | | | |
| Development Number Name/PHA-Wide Activities | General Description of Major Work Categories | Development Account No. | Quantity | Total Estimated Cost | | Total Actual Cost (2) | | Status of Work |
| | | | | Original | Revised (1) | Funds Obligated | Funds Expended | |
| Not associated with any specific development | Administration (Administration (1410)) | | | \$142,883.50 | | | | |
| Not associated with any specific development | Operations (Operations (1406)) | | | \$285,767.00 | | | | |
| KS002000003 - DEER CREEK VILLAGE | Deer Creek Roof (Non-Dwelling Exterior (1480)) | | | \$135,000.00 | | | | |
| KS002000001 - PINE RIDGE MANOR | Pine Ridge Prep III (Dwelling Unit - Conversion (1480)) | | | \$150,000.00 | | | | |

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement
 (2) To be completed for the Performance and Evaluation Report

Part II: Supporting Pages

| PHA Name: | | Grant Type and Number | | Federal FFY of Grant: | | | | |
|---|--|---|----------|-----------------------|-------------|-----------------------|-------------------|----------------|
| Topeka Housing Authority | | Capital Fund Program Grant No. Replacement Housing Factor Grant No. CFPP(Yes/No): | | KS01P00250118 | | | | |
| Development Number Name/PHA-Wide Activities | General Description of Major Work Categories | Development Account No. | Quantity | Total Estimated Cost | | Total Actual Cost (2) | | Status of Work |
| | | | | Original | Revised (1) | Funds Obligated | Funds Expended | |
| Not associated with any specific development | Vehicles (Non-Dwelling Equipment- Expendable/Non-Expendable (1480)) | | | \$32,500.00 | | | | |
| Not associated with any specific development | Appliances (Dwelling Unit-Interior (1480)) | | | \$67,318.40 | | | | |
| KS002000005 - JACKSON TOWERS | Elevators (Non-Dwelling Construction - Mechanical (1480)) | | | \$240,000.00 | | | | |
| Not associated with any specific development | Parking Lot (Non-Dwelling Site Work (1480)) | | | \$95,000.00 | | | | |

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement
 (2) To be completed for the Performance and Evaluation Report

Part II: Supporting Pages

| PHA Name: | | Grant Type and Number | | Federal FFY of Grant: | | | | |
|---|---|---|----------|-----------------------|-------------|-----------------------|-------------------|----------------|
| Topeka Housing Authority | | Capital Fund Program Grant No. Replacement Housing Factor Grant No. CFPP(Yes/No): | | KS01P00250118 | | | | |
| Development Number Name/PHA-Wide Activities | General Description of Major Work Categories | Development Account No. | Quantity | Total Estimated Cost | | Total Actual Cost (2) | | Status of Work |
| | | | | Original | Revised (1) | Funds Obligated | Funds Expended | |
| KS002000004 - TYLER TOWERS | A/C Replacement (Non-Dwelling Construction - Mechanical (1480)) | | | \$83,000.00 | | | | |
| Not associated with any specific development | Equipment (Non-Dwelling Equipment- Expendable/Non-Expendable (1480)) | | | \$27,500.00 | | | | |
| Not associated with any specific development | Heating Equipment (Non-Dwelling Construction - Mechanical (1480)) | | | \$169,866.10 | | | | |
| Total: | | | | \$1,428,835.00 | | | | |

(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:
 Topeka Housing Authority

Federal FFY of Grant:

| 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 | |
| | | | | | |

(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.

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development
 Office of Public and Indian Housing
 2577-0274
 07/31/2017

Part I: Summary

PHA Name : Topeka Housing Authority

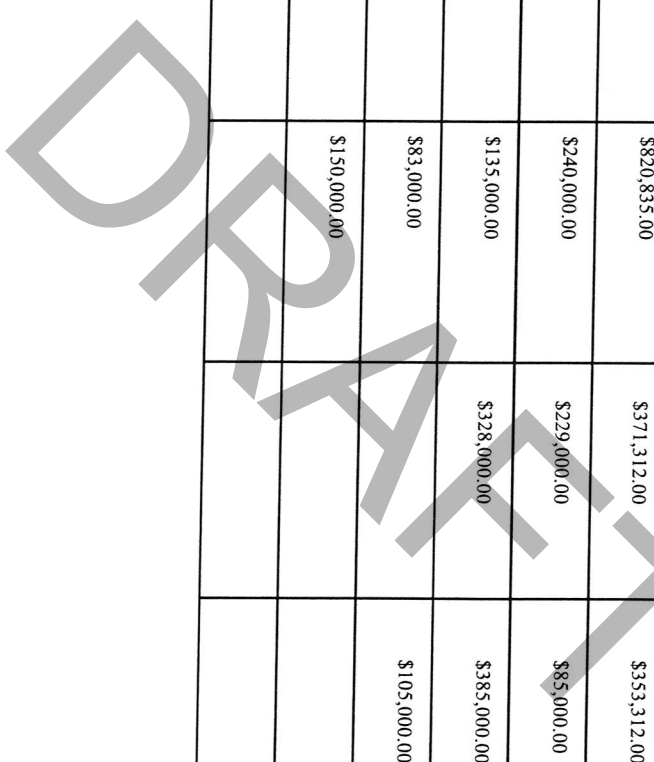
Locality (City/County & State)

Original 5-Year Plan

Revised 5-Year Plan (Revision No:)

PHA Number: KS002

| A. | Development Number and Name | Work Statement for Year 1 2018 | Work Statement for Year 2 2019 | Work Statement for Year 3 2020 | Work Statement for Year 4 2021 | Work Statement for Year 5 2022 |
|----|----------------------------------|--------------------------------|--------------------------------|--------------------------------|--------------------------------|--------------------------------|
| | AUTHORITY-WIDE | \$820,835.00 | \$371,312.00 | \$353,312.00 | \$278,493.00 | \$803,312.00 |
| | JACKSON TOWERS (KS002000005) | \$240,000.00 | \$229,000.00 | \$85,000.00 | | |
| | DEER CREEK VILLAGE (KS002000003) | \$135,000.00 | \$328,000.00 | \$385,000.00 | | \$50,000.00 |
| | TYLER TOWERS (KS002000004) | \$83,000.00 | | \$105,000.00 | | |
| | PINE RIDGE MANOR (KS002000001) | \$150,000.00 | | | \$649,819.00 | |
| | POLK PLAZA (KS002000002) | | | | | \$75,000.00 |



Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development
 Office of Public and Indian Housing
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 07/31/2017

Part II: Supporting Pages - Physical Needs Work Statements (s)

Work Statement for Year 1 2018

| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
|------------|---|--|----------|----------------|
| | AUTHORITY-WIDE (NAWASD) | | | \$820,835.00 |
| ID0001 | Administration (Administration (1410)-Other-Administration (1410)-Sundry) | PHA Administration | | \$142,883.50 |
| ID0002 | Operations(Operations (1406)) | PHA Operations | | \$285,767.00 |
| ID0005 | Vehicles(Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other) | Vehicles | | \$32,500.00 |
| ID0006 | Appliances(Dwelling Unit-Interior (1480)-Appliances) | New energy star appliances. | | \$67,318.40 |
| ID0030 | Parking Lot(Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving) | 2" overlay of parking lot at 2010 SE California. | | \$95,000.00 |
| ID0032 | Equipment(Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other) | New equipment for HVAC tech's. | | \$27,500.00 |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development
 Office of Public and Indian Housing
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 07/31/2017

Part II: Supporting Pages - Physical Needs Work Statements (s)

Work Statement for Year 1 2018

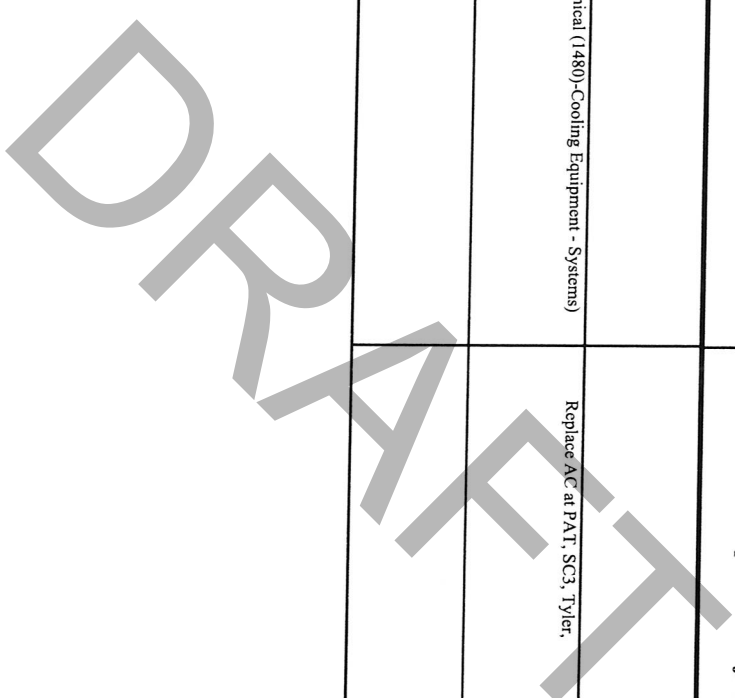
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
|------------|---|--|----------|----------------|
| ID0033 | Heating Equipment(Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System) | Heating Equipment/ Mechanical | | \$169,866.10 |
| | DEER CREEK VILLAGE (KS002000003) | | | \$135,000.00 |
| ID0003 | Deer Creek Roof(Non-Dwelling Exterior (1480)-Roofs) | Replace roof with standing seam metal roof. | | \$135,000.00 |
| | PINE RIDGE MANOR (KS002000001) | | | \$150,000.00 |
| ID0004 | Pine Ridge Prop III(Dwelling Unit - Conversion (1480)) | Convert duplex to pre-school. | | \$150,000.00 |
| | JACKSON TOWERS (KS002000005) | | | \$240,000.00 |
| ID0029 | Elevators(Non-Dwelling Construction - Mechanical (1480)-Elevator) | Replace two elevators at Jackson Towers. | | \$240,000.00 |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development
 Office of Public and Indian Housing
 2577-0274
 07/31/2017

Part II: Supporting Pages - Physical Needs Work Statements (s)

| Work Statement for Year 1 | | 2018 | | |
|---------------------------|---|--|----------|----------------|
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | TYLER TOWERS (KS002000004) | | | \$83,000.00 |
| ID0031 | AC Replacement(Non-Dwelling Construction - Mechanical (1480)-Cooling Equipment - Systems) | Replace AC at PAT, SC3, Tyler, | | \$83,000.00 |
| | Subtotal of Estimated Cost | | | \$1,428,835.00 |



Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development
 Office of Public and Indian Housing
 2577-0274
 07/31/2017

Part II: Supporting Pages - Physical Needs Work Statements (s)

Work Statement for Year 2 2019

| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
|------------|---|--|----------|----------------|
| | AUTHORITY-WIDE (NAWASD) | | | \$371,312.00 |
| ID0007 | Administration (Administration (1410)-Other; Administration (1410)-Salaries; Administration (1410)-Sundry) | PHA administration | | \$92,831.12 |
| ID0008 | Operations(Operations (1406)) | PHA operations | | \$185,662.40 |
| ID0011 | Vehicles(Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other) | PHA vehicles | | \$32,500.00 |
| ID0012 | Appliances(Dwelling Unit-Interior (1480)-Appliances) | PHA wide appliances. | | \$60,318.48 |
| | JACKSON TOWERS (KS002000005) | | | \$229,000.00 |
| ID0009 | Soffit replacement(Non-Dwelling Exterior (1480)-Balconies and Railings; Non-Dwelling Exterior (1480)-Canopies; Non-Dwelling Exterior (1480)-Paint and Caulking; Non-Dwelling Exterior (1480)-Soffits) | Replace soffit at Jackson Towers. | | \$229,000.00 |

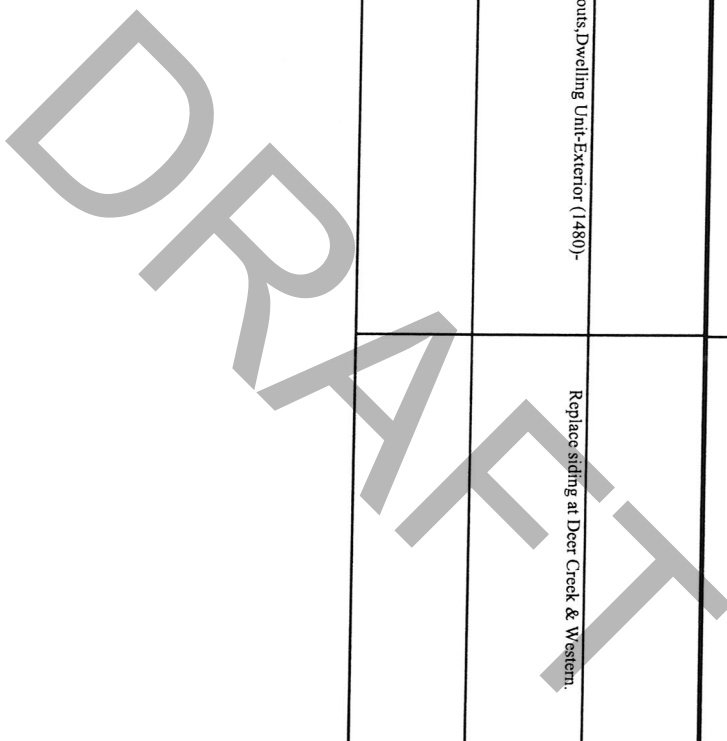
Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development
 Office of Public and Indian Housing
 2577-0274
 07/31/2017

Part II: Supporting Pages - Physical Needs Work Statements (s)

Work Statement for Year 2 2019

| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
|------------|--|--|----------|----------------|
| | DEER CREEK VILLAGE (KS002000003) | | | \$328,000.00 |
| 1D0010 | Siding,Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Softfils) | Replace siding at Deer Creek & Western. | | \$328,000.00 |
| | Subtotal of Estimated Cost | | | \$928,312.00 |



Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development
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Part II: Supporting Pages - Physical Needs Work Statements (s)

Work Statement for Year 3 2020

| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
|------------|--|--|----------|----------------|
| | AUTHORITY-WIDE (NAWASD) | | | \$353,312.00 |
| ID0013 | Administration (Administration (1410)-Other,Administration (1410)-Sundry) | PHA administration. | | \$92,831.20 |
| ID0014 | Operations(Operations (1406)) | PHA operations. | | \$185,662.40 |
| ID0018 | Vehicles(Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other) | PHA vehicles. | | \$32,500.00 |
| ID0019 | Appliances(Dwelling Unit-Interior (1480)-Appliances) | PHA appliances. | | \$42,318.40 |
| | DEER CREEK VILLAGE (KS002000003) | | | \$385,000.00 |
| ID0015 | Deer Creek Sidewalks(Non-Dwelling Construction - Mechanical (1480)-Elevator,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving) | Replace sidewalks. | | \$385,000.00 |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development
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Part II: Supporting Pages - Physical Needs Work Statements (s)

Work Statement for Year 3 2020

| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
|------------|---|---|----------|----------------|
| | JACKSON TOWERS (KS002000005) | | | \$85,000.00 |
| ID0016 | Lightning Protection(Non-Dwelling Construction - Mechanical (1480)-Other) | Replace lightning protection at Jackson Towers. | | \$85,000.00 |
| | TYLER TOWERS (KS002000004) | | | \$105,000.00 |
| ID0017 | Entry Doors(Dwelling Unit-Exterior (1480)-Exterior Doors) | Replace entry doors Tyler Towers units. | | \$105,000.00 |
| | Subtotal of Estimated Cost | | | \$928,312.00 |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development
 Office of Public and Indian Housing
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Part II: Supporting Pages - Physical Needs Work Statements (s)

Work Statement for Year 4 2021

| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
|------------|--|--|----------|----------------|
| | PINE RIDGE MANOR (KS002000001) | | | \$649,819.00 |
| ID0020 | Flooring(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Replace all VCT tile with new LVT | | \$500,000.00 |
| ID0023 | Equipment(Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other) | Equipment - non-dwelling | | \$45,000.00 |
| ID0024 | Appliances(Dwelling Unit-Interior (1480)-Appliances) | Appliances | | \$104,819.00 |
| | AUTHORITY-WIDE (NAWASD) | | | \$278,493.00 |
| ID0021 | Administration(Administration (1410)-Other) | ADM | | \$92,831.00 |
| ID0022 | Operations(Operations (1406)) | Operations | | \$185,662.00 |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development
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Part II: Supporting Pages - Physical Needs Work Statements (s)

Work Statement for Year 4 2021

| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
|------------|----------------------------|--|----------|----------------|
| | Subtotal of Estimated Cost | | | \$928,312.00 |

DRAFT

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development
 Office of Public and Indian Housing
 2577-0274
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Part II: Supporting Pages - Physical Needs Work Statements (s)

Work Statement for Year 5 2022

| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
|------------|---|--|----------|----------------|
| ID0025 | AUTHORITY-WIDE (NAWASD) Operations(Operations (1406)) | Operations | | \$185,662.00 |
| ID0026 | Administration(Administration (1410)-Other) | Admin | | \$92,831.00 |
| ID0034 | Mechanical(Non-Dwelling Construction - Mechanical (1480)-Other) DEER CREEK VILLAGE (KS002000003) | Mechanical | | \$524,819.00 |
| ID0027 | Non-dwelling equipment(Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other) POLK PLAZA (KS002000002) | Equipment | | \$75,000.00 |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development
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Part II: Supporting Pages - Physical Needs Work Statements (s)

Work Statement for Year 5 2022

| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
|------------|--|--|----------|----------------|
| ID0028 | Appliances(Dwelling Unit-Interior (1480)-Appliances) | Appliances | | \$75,000.00 |
| | Subtotal of Estimated Cost | | | \$928,312.00 |

DRAFT

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development
 Office of Public and Indian Housing
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 07/31/2017

Part III: Supporting Pages - Management Needs Work Statements (s)

| Work Statement for Year | 1 | 2018 |
|--|--|------|
| Development Number/Name | General Description of Major Work Categories | |
| Estimated Cost | | |
| Housing Authority Wide | | |
| Administration (Administration (1410)-Other, Administration (1410)-Salaries, Administration (1410)-Sundry) | \$142,883.50 | |
| Operations(Operations (1406)) | \$285,767.00 | |
| Vehicles(Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other) | \$32,500.00 | |
| Appliances(Dwelling Unit-Interior (1480)-Appliances) | \$67,318.40 | |
| Parking Lot(Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving) | \$95,000.00 | |
| Equipment(Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other) | \$27,500.00 | |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development
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Part III: Supporting Pages - Management Needs Work Statements (s)

Work Statement for Year 1 2018

| Development Number/Name General Description of Major Work Categories | Estimated Cost |
|---|----------------|
| Heating Equipment(Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System) | \$169,866.10 |
| Subtotal of Estimated Cost | \$820,835.00 |

DRAFT

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development
 Office of Public and Indian Housing
 2577-0274
 07/31/2017

Part III: Supporting Pages - Management Needs Work Statements (s)

| Work Statement for Year | 2 | 2019 | |
|--|---|------|--------------|
| Development Number/Name | | | |
| General Description of Major Work Categories | | | |
| Housing Authority Wide | | | |
| Administration (Administration (1410)-Other,Administration (1410)-Salaries,Administration (1410)-Sundry) | | | \$92,831.12 |
| Operations(Operations (1406)) | | | \$185,662.40 |
| Vehicles(Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other) | | | \$32,500.00 |
| Appliances(Dwelling Unit-Interior (1480)-Appliances) | | | \$60,318.48 |
| Subtotal of Estimated Cost | | | \$371,312.00 |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development
 Office of Public and Indian Housing
 2577-0274
 07/31/2017

Part III: Supporting Pages - Management Needs Work Statements (s)

Work Statement for Year 3 2020

| Development Number/Name General Description of Major Work Categories | Estimated Cost |
|--|----------------|
| Housing Authority Wide | |
| Administration (Administration (1410)-Other,Administration (1410)-Salaries,Administration (1410)-Sundry) | \$92,831.20 |
| Operations(Operations (1406)) | \$185,662.40 |
| Vehicles(Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other) | \$32,500.00 |
| Appliances(Dwelling Unit-Interior (1480)-Appliances) | \$42,318.40 |
| Subtotal of Estimated Cost | \$353,312.00 |

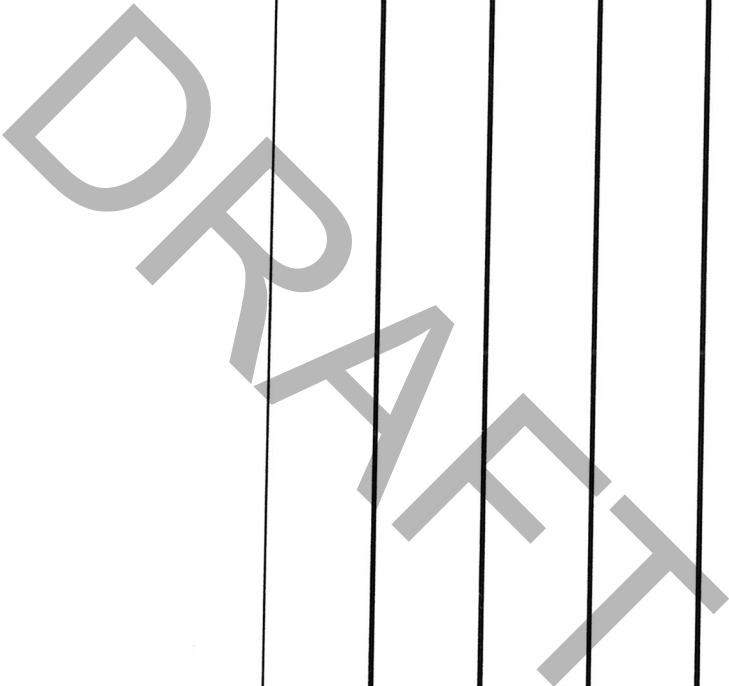
Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development
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Part III: Supporting Pages - Management Needs Work Statements (s)

Work Statement for Year 4 2021

| Development Number/Name General Description of Major Work Categories | Estimated Cost |
|---|----------------|
| Housing Authority Wide | |
| Administration(Administration (1410)-Other) | \$92,831.00 |
| Operations(Operations (1406)) | \$185,662.00 |
| Subtotal of Estimated Cost | \$278,493.00 |



Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development
 Office of Public and Indian Housing
 2577-0274
 07/31/2017

Part III: Supporting Pages - Management Needs Work Statements (s)

Work Statement for Year 5 2022

| Development Number/Name General Description of Major Work Categories | Estimated Cost |
|---|----------------|
| Housing Authority Wide | |
| Operations(Operations (1406)) | \$185,662.00 |
| Administration(Administration (1410)-Other) | \$92,831.00 |
| Mechanical(Non-Dwelling Construction - Mechanical (1480)-Other) | \$524,819.00 |
| Subtotal of Estimated Cost | \$803,312.00 |

