

PHA Plans

Streamlined Annual Version

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

OMB No. 2577-0226
(exp. 05/31/2006)

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: 2004

PHA Name:

Waterville 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: Waterville Housing Authority

PHA Number: ME008

PHA Fiscal Year Beginning: (mm/yyyy) 07/01/2004

PHA Programs Administered:

Public Housing and Section 8

Number of public housing units: 194
Number of S8 units: 394

Section 8 Only

Number of S8 units:

Public Housing Only

Number of public housing 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: Michael K. Johnson, Executive Director
TDD: 207 873-1256

Phone: 207 873-2155

Email (if available): mike@watervillehousing.org

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)

Streamlined Annual PHA Plan
Fiscal Year 2004
[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
- 9. Attachments:

me008a01: CFP FY 2003 P & E Report (50103)
me008b01: CFP FY 2003 Annual Statement (50203)
me008c01: CFP FY 2002 P & E Report
me008d01: CFP FY 2001 Final Report
me008e01: Statement of Intent to Implement a Project-based Voucher Program
me008f01: Statement of Intent to submit a disposition application

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-LLL a, 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? **NO**
 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? **None**
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:

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:

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:)

This project-based voucher program is consistent with our PHA Plan in that there is a significant need for higher quality housing for families in our jurisdiction as reflected in the Agency Plan Statement of Housing Needs. Families currently on our waiting list have a difficult time finding suitable housing.

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

The Housing Authority intends to advertise the availability of up to 78 Section 8 tenant-based vouchers to be allocated to project-based assistance upon receipt of HUD approval. The Housing Authority will be considering both new construction and existing

developments. The location of the facility(s) shall be within the Housing Authority's jurisdiction.

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: (State of Maine and the City of Waterville)

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)

The Housing Authority of the City of Waterville:

- will continue to provide a drug free workplace;
- will continue to maintain and renovate its public housing units;
- has successfully eliminated the risk of lead based paint poisoning in all of its public housing units and strives to provide housing opportunities to its Section 8 program participants free of the risk of lead based paint poisoning;
- will continue to meet the special needs of elderly families and families with disabilities by providing appropriate and accessible housing in the public housing program;
- will continue to market its public housing and Section 8 program to make families and individuals aware of the availability of decent, safe, sanitary and affordable housing in the jurisdiction of the Housing Authority;
- will be donating excess public housing land to a non profit organization for the purpose of developing affordable housing for families

- intends to implement a Project-based Voucher program designed for families. The Housing Authority will utilize up to 20 percent of our current Section 8 Tenant-based vouchers.

Other: (list below)

The Housing Authority of the City of Waterville Admission and Continued Occupancy Policy (ACOP) requirements are established and designed to:

- (1) Provide improved living conditions for very low and low-income families while maintaining their rent payments at an affordable level.
- (2) To operate a socially and financially sound public housing agency that is violence and drug-free, decent, safe and sanitary housing with a suitable living environment for residents and their families.
- (3) To avoid concentrations of economically and socially deprived families in any of our public housing developments.
- (4) Deny the admission of applicants, or the continued occupancy of residents, whose habits and practices reasonably may be expected to adversely affect the health, safety, comfort or welfare of other residents or the physical environment of the neighborhood, or create a danger to our employees.
- (5) To attempt to house a tenant body in each development that is composed of families with a broad range of incomes and rent-paying abilities that is representative of the range of incomes of low income families in our jurisdiction.
- (6) To ensure compliance with Title VI of the Civil Rights Act of 1964 and all other applicable Federal fair housing laws and regulations so that the admissions and continued occupancy are conducted without regard to race, color, religion, creed, sex, national origin, handicap or familial status.

We have similar principles for our Section 8 program:

- (1) To provide decent, safe and sanitary housing for very low income families while maintaining their rent payments at an affordable level.
- (2) To ensure that all units meet Housing Quality Standards and families pay fair and reasonable rents.
- (3) To promote fair housing and the opportunity for very low-income families of all ethnic backgrounds to experience freedom of housing choice.
- (4) To promote a housing program which maintains quality service and integrity while providing an incentive to private property owners to rent to very low-income families.

- (5) To attain and maintain a high level of standards and professionalism in our day to day management of all program components.
- (6) To administer an efficient, high-performing agency through continuous improvement of the Housing Authority support systems and commitment to our employees and their development.

This year we expect to continue to utilize the funds we receive for our existing programs to house people. We will be focusing on management improvements, modernization and increasing the number of owners willing to participate in our Section 8 program. We will be pursuing affordable housing opportunities for low income families utilizing non HUD sources of funding. We will also initiate the necessary steps to implement a project-based voucher program. Priorities and guidelines for programs often change from year to year and our decisions to pursue certain opportunities and resources may change over the coming year if there are program changes beyond our control.

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

The Maine Consolidated Plan for the 5-year period 2000-2005 Plan is supportive and is consistent with the Waterville Housing Authority 5-year plan and Annual Plan.

The 5 year strategic plan for assisting the low income citizens in Maine ranks the priority needs for each of the housing population groups as follows:

HIGH PRIORITY	Very Low Income Home Owners
HIGH PRIORITY	Very Low Income Renters
HIGH PRIORITY	Homeless Persons and Families
HIGH PRIORITY	Very Low Income Persons with Special Needs
HIGH PRIORITY	First-time Homebuyers
HIGH PRIORITY	Very Low Income First-time Homebuyers
MEDIUM PRIORITY	Low Income Renters
MEDIUM PRIORITY	Non-homeless Persons with Special Needs
MEDIUM PRIORITY	Low Income Owners
LOW PRIORITY	Large Related Renter Households

While the housing development strategies outlined in the Consolidated Plan do not specifically address or include local public housing agencies, the priorities and strategies are consistent with and support the Waterville Housing Authority's 5-year and annual plans to accomplish similar objectives for the very low and low income persons and families in its jurisdiction. The State of Maine proposes to utilize available HUD funding as well as numerous sources to accomplish the strategies outlined in the Consolidated Plan

The Comprehensive plan for the City of Waterville calls for the following:

1. “Take steps to ensure that housing remains affordable in Old Town. Continue to support all subsidized housing units within the City.”
2. “Provide for future needs of the elderly population. Develop congregate housing and other types of housing serving elderly needs. Set aside land for such housing.”

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
NA	<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
NA	<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
X	Any policy governing occupancy of Police Officers and Over-Income Tenants in Public Housing. <input checked="" 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 checked="" 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	Annual Plan: Rent Determination

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
	standard policies. <input checked="" type="checkbox"/> Check here if included in Section 8 Administrative Plan.	
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-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 checked="" 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 checked="" 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
NA	Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grants.	Annual Plan: Capital Needs
NA	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
X	Approved or submitted applications for demolition and/or disposition of public housing.	Annual Plan: Demolition and Disposition
NA	Approved or submitted applications for designation of public housing (Designated Housing Plans).	Annual Plan: Designation of Public Housing
NA	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
NA	Approved or submitted public housing homeownership programs/plans.	Annual Plan: Homeownership
NA	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
NA	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
NA	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 checked="" type="checkbox"/> Check here if included in the public housing A & O Policy.	Annual Plan: Pet Policy

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
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) Resident Member on the PHA Governing Board Membership of the Resident Advisory Board Definition of Substantial Deviation and Significant Amendment or Modification	(specify as needed)
NA	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

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

Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary					
PHA Name: Waterville Housing Authority			Grant Type and Number Capital Fund Program Grant No: ME36P00850104 Replacement Housing Factor Grant No:		Federal FY of Grant: 2004
<input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/ Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input type="checkbox"/> Performance and Evaluation Report for Period Ending: <input type="checkbox"/> 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	50,000			
3	1408 Management Improvements				
4	1410 Administration				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	10,000			
8	1440 Site Acquisition				
9	1450 Site Improvement	20,500			
10	1460 Dwelling Structures	230,499			
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Nondwelling Structures	30,000			
13	1475 Nondwelling Equipment				
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)	340,999			
22	Amount of line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				

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

Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary						
PHA Name: Waterville Housing Authority		Grant Type and Number Capital Fund Program Grant No: ME36P00850104 Replacement Housing Factor Grant No:			Federal FY of Grant: 2004	
<input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/ Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input type="checkbox"/> Performance and Evaluation Report for Period Ending: <input type="checkbox"/> Final Performance and Evaluation Report						
Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost		
		Original	Revised	Obligated	Expended	
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					

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

Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part II: Supporting Pages								
PHA Name: Housing Authority of the City of Waterville			Grant Type and Number Capital Fund Program Grant No: ME036P00850104 Replacement Housing Factor Grant No:			Federal FY of Grant: 2004		
Development Number 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	
HA Wide	<u>Operations</u>	1406						
	P H Operations			50,000				
	Subtotal Acct 1406			50,000				
HA Wide	<u>Fees and Costs</u>	1430						
	A & E Fees; reimbursable costs			10,000				
	Subtotal Acct 1430			10,000				
	<u>Site Improvements</u>	1450						
ME008-2	Landscaping improvements			3,000				
ME008-3	Landscaping improvements; install natural fencing			6,500				
ME008-4	Landscaping improvements			4,000				
ME008-5	Landscaping improvements			3,000				

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

Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part II: Supporting Pages								
PHA Name: Housing Authority of the City of Waterville			Grant Type and Number Capital Fund Program Grant No: ME036P00850104 Replacement Housing Factor Grant No:			Federal FY of Grant: 2004		
Development Number 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	
ME008-6	Landscaping improvements			2,000				
ME008-7 Forsyth Terr.	Landscaping improvements; resurface parking lot			2,000				
	Subtotal Acct 1450			20,500				
	<u>Dwelling Structures</u>	1460						
ME008-2 Riverview	Convert two units to Sec 504/ADA compliance standards (Portion of total estimated cost of 60,000 – see CFP FY 2003 P & E Report for initial portion of cost)		2 units	41,000				
Riverview	Shower fixture replacements		23 units	5,000				

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

Annual Statement/Performance and Evaluation Report								
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)								
Part II: Supporting Pages								
PHA Name: Housing Authority of the City of Waterville			Grant Type and Number Capital Fund Program Grant No: ME036P00850104 Replacement Housing Factor Grant No:			Federal FY of Grant: 2004		
Development Number 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	
ME008-3 Woodman Hgts	Replace underfloor dryer vent		24 units	10,000				
ME008-3 Woodman Hgts	Install medicine cabinets w/lights; lighting upgrades; new fluorescent lights over kitchen sink		47 units	16,395				
ME008-3 Woodman Hgts	Replace front entrance doors & hardware		22 units	11,000				
ME008-3 Woodman Hgts	Replace drain pipes under bldgs		23 units	5,000				

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

Annual Statement/Performance and Evaluation Report								
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)								
Part II: Supporting Pages								
PHA Name: Housing Authority of the City of Waterville			Grant Type and Number Capital Fund Program Grant No: ME036P00850104 Replacement Housing Factor Grant No:			Federal FY of Grant: 2004		
Development Number 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	
ME008-3 Woodman Hgts	Convert buildings from electric heat to oil hot water (25 bldgs @ estimated total cost of 318,972 – see also CFP 2003 (103) & 5-year action plan for balance of work and costs)		4 buildings (est.)	48,104				
ME008-4 Chap-Hill Manor	Replace dryer vent duct work		31 units	12,000				
ME008-4 Chap-Hill Manor	Install medicine cabinets w/lights;		31 units	12,000				
ME008-5 Elm Towers	Install medicine cabinets w/lights;		48 units	15,000				
ME008-5 Elm Towers	Replace carpets		48 units	55,000				
Subtotal Acct 1460				230,499				

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

Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part II: Supporting Pages								
PHA Name: Housing Authority of the City of Waterville			Grant Type and Number Capital Fund Program Grant No: ME036P00850104 Replacement Housing Factor Grant No:			Federal FY of Grant: 2004		
Development Number 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	
HA Wide	<u>Non Dwelling Structures</u>	1470						
	Physical improvements to office building and conversion of out building to office/conference space		Lump Sum	30,000				
	Subtotal Acct 1470			30,000				
	Grand Total			340,999				

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

Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part III: Implementation Schedule							
PHA Name: Housing Authority of the City of Waterville		Grant Type and Number Capital Fund Program No: ME36P00850104 Replacement Housing Factor No:					Federal FY of Grant: 2004
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
HA Wide	09/30/06			09/30/08			
ME008-2	09/30/06			09/30/08			
ME008-3	09/30/06			09/30/08			
ME008-4	09/30/06			09/30/08			
ME008-5	09/30/06			09/30/08			
ME008-6	09/30/06			09/30/08			
ME008-7	09/30/06			09/30/08			

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan					
Part I: Summary					
PHA Name : Housing Authority of the City of Waterville				<input checked="" 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: 2005 PHA FY: 07/01/05	Work Statement for Year 3 FFY Grant: 2006 PHA FY: 07/01/06	Work Statement for Year 4 FFY Grant: 2007 PHA FY: 07/01/07	Work Statement for Year 5 FFY Grant: 2008 PHA FY: 07/01/08
	Annual Statement				
HA Wide		60,000	60,000	60,000	60,000
ME008-2		3,000	141,604	3,000	125,000
ME008-3		262,999	4,000	137,999	60,000
ME008-4		4,000	4,000	4,000	95,999
ME008-5		3,000	123,395	48,000	0
ME008-6		4,000	4,000	29,000	0
ME008-7		4,000	4,000	59,000	0
CFP Funds Listed for 5-year planning		340,999	340,999	340,999	340,999
Replacement Housing Factor Funds					

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan						
Part II: Supporting Pages—Work Activities						
Activities for Year 1	Activities for Year : <u>2</u> FFY Grant: 2005 PHA FY: 07/01/04			Activities for Year: <u>3</u> FFY Grant: 2006 PHA FY: 07/01/06		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See	HA Wide	<u>Operations (1406)</u>		HA Wide	<u>Operations (1406)</u>	
Annual Statement		P H Operations	50,000		P H Operations	50,000
	HA Wide	<u>Fees and Costs(1430)</u>		HA Wide	<u>Fees and Costs(1430)</u>	
		A&E Fees: reimbursable costs	10,000		A&E Fees: reimbursable costs	10,000
		Total HA Wide	60,000		Total HA Wide	60,000
	ME008-2	<u>Site Improvements (1450)</u>		ME008-2	<u>Site Improvements (1450)</u>	
		Landscaping improvements	3,000		Landscaping improvements	3,000
		Total ME008-2	3,000		Total ME008-2	3,000
	ME008-3	<u>Site Improvements (1450)</u>		ME008-2	<u>Dwelling Structures (1460)</u>	
		Landscaping improvements	4,000		Replace asbestos siding on 10 units	138,604
					Total ME008-2	141,604
	ME008-3	<u>Dwelling Structures(1460)</u>				

8. Capital Fund Program Five-Year Action Plan

		Convert 17 buildings from electric heat to oil hot water (25 bldgs @ estimated total cost of 318,972 – see also CFP FY 2004 Statement and FY 2003 P & E Report (103))	258,999	ME008-3	<u>Site Improvements</u> <u>(1450)</u>	
		Total ME008-3	262,999		Landscaping improvements	4,000
					Total ME008-3	4,000
	ME008-4	<u>Site Improvements</u> <u>(1450)</u>		ME008-4	<u>Site Improvements</u> <u>(1450)</u>	
		Landscaping improvements	4,000		Landscaping improvements	4,000
		Total ME008-4	4,000		Total ME008-4	4,000
	ME008-5	<u>Site Improvements</u> <u>(1450)</u>		ME008-5	<u>Site Improvements</u> <u>(1450)</u>	
		Landscaping improvements	3,000		Landscaping improvements	3,000
		Total ME008-5	3,000			
				ME008-5	<u>Dwelling Structures</u> <u>(1460)</u>	
	ME008-6	<u>Site Improvements</u> <u>(1450)</u>			Replace kitchen cabinets, countertops, sinks and traps (48 units)	120,395
		Landscaping improvements	4,000		Total ME008-5	123,395

8. Capital Fund Program Five-Year Action Plan

		Total ME008-6	4,000			
				ME008-6	<u>Site Improvements (1450)</u>	
	ME008-7	<u>Site Improvements (1450)</u>			Landscaping improvements	4,000
		Landscaping improvements	4,000		Total ME008-6	4,000
		Total ME008-7	4,000			
				ME008-7	<u>Site Improvements (1450)</u>	
					Landscaping improvements	4,000
					Total ME008-7	4,000
Total CFP Estimated Cost			\$340,999			\$340,999

8. Capital Fund Program Five-Year Action Plan

Activities for Year : <u>4</u> FFY Grant: 2007 PHA FY: 07/01/07			Activities for Year: <u>5</u> FFY Grant: 2008 PHA FY: 07/01/08		
Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
HA Wide	<u>Operations (1406)</u>		HA Wide	<u>Operations (1406)</u>	
	P H Operations	50,000		P H Operations	50,000
HA Wide	<u>Fees and Costs(1430)</u>		HA Wide	<u>Fees and Costs(1430)</u>	
	A&E Fees: reimbursable costs	10,000		A&E Fees: reimbursable costs	10,000
	Total HA Wide	60,000		Total HA Wide	60,000
ME008-2	<u>Site Improvements (1450)</u>		ME008-2	<u>Dwelling Structures(1460)</u>	
	Landscaping improvements	3,000		Replace siding on 10 units	125,000
	Total ME008-2	3,000		Total Me008-2	125,000
ME008-3	<u>Site Improvements (1450)</u>		ME008-3	<u>NonDwelling Structures (1470)</u>	
	Landscaping improvements	4,000		Upgrade maintenance shop	60,000
	<u>Dwelling Structures(1460)</u>			Total ME008-3	60,000
	Replace flooring in duplexes	133,999			

8. Capital Fund Program Five-Year Action Plan

	Total ME008-3	137,999			
ME008-4	<u>Site Improvements</u> <u>(1450)</u>		ME008-4	<u>Dwelling Structures(1460)</u>	
	Landscaping improvements	4,000		Replace flooring in 31 units	95,999
	Total ME008-4	4,000		Total ME008-4	95,999
ME008-5	<u>Site Improvements</u> <u>(1450)</u>				
	Landscaping improvements; resurface parking lots and walks	48,000			
	Total ME008-5	48,000			
ME008-6	<u>Site Improvements</u> <u>(1450)</u>				
	Landscaping improvements	4,000			
	<u>Dwelling Structures (1460)</u>				
	Replace carpet in 11 units	25,000			
	Total ME008-6	29,000			

8. Capital Fund Program Five-Year Action Plan

ME008-7	<u>Site Improvements</u> <u>(1450)</u>				
	Landscaping improvements	4,000			
	<u>Dwelling Structures(1460)</u>				
	Replace carpets in 15 units	35,000			
	<u>Dwelling Equipment (1465.1)</u>				
	Replace appliances in 26 units	20,000			
	Total ME008-7	59,000			
	Total CFP Estimated Cost	\$340,999			\$340,999

Attachment B

Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary					
PHA Name: Housing Authority of the City of Waterville		Grant Type and Number Capital Fund Program Grant No: ME36P00850203 Replacement Housing Factor Grant No:		Federal FY of Grant: 2003	
<input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/ Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input type="checkbox"/> Performance and Evaluation Report for Period Ending: <input type="checkbox"/> Final Performance and Evaluation Report					
Lin e No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations				
3	1408 Management Improvements				
4	1410 Administration				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures	59,588			
11	1465.1 Dwelling Equipment— Nonexpendable				
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				

**Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary**

PHA Name: Housing Authority of the City of Waterville	Grant Type and Number Capital Fund Program Grant No: ME36P00850203 Replacement Housing Factor Grant No:	Federal FY of Grant: 2003
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Original Annual Statement Reserve for Disasters/ Emergencies Revised Annual Statement (revision no:)
 Performance and Evaluation Report for Period Ending: Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collaterization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	59,588			
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: Housing Authority of the City of Waterville		Grant Type and Number Capital Fund Program Grant No: ME036P00850203 Replacement Housing Factor Grant No:			Federal FY of Grant: 2003			
Development Number 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	
ME008-5	Dwelling Structures	1406						
	Convert (2) units to Sec. 504/ADA Compliance Standards		2 units	59,588				
	Subtotal Acct 1460			59,588				
	Grand Total			59,588				

**Annual Statement/Performance and Evaluation Report
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
 Part III: Implementation Schedule**

PHA Name: Housing Authority of the City of Waterville	Grant Type and Number Capital Fund Program No: ME36P00850203 Replacement Housing Factor No:	Federal FY of Grant: 2003
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Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
ME008-5	02/12/06			02/12/08			

Attachment C

Annual Statement/Performance and Evaluation Report					
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary					
PHA Name: Housing Authority of the City of Waterville		Grant Type and Number Capital Fund Program Grant No: ME36P00850102 Replacement Housing Factor Grant No:			Federal FY of Grant: 2002
<input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/ Emergencies <input checked="" type="checkbox"/> Revised Annual Statement (revision no: 2) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12/31/2003 <input type="checkbox"/> 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	66,000.00	66,000.00	66,000.00	49,500.00
3	1408 Management Improvements	15,000.00	15,339.40	15,339.40	10,436.18
4	1410 Administration				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	10,000.00	6,956.40	6,956.40	6,956.40
8	1440 Site Acquisition				
9	1450 Site Improvement	19,500	9,500.00	9,500.00	0
10	1460 Dwelling Structures	204,895	233,583.54	233,583.54	102,441.98
11	1465.1 Dwelling Equipment—Nonexpendable	20,000.00	14,000.00	14,000.00	14,000.00
12	1470 Nondwelling Structures	10,000	4,900.00	4,900.00	4,900.00
13	1475 Nondwelling Equipment	18,000	13,115.66	13,115.66	13,115.66
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				

Annual Statement/Performance and Evaluation Report

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

PHA Name: Housing Authority of the City of Waterville	Grant Type and Number Capital Fund Program Grant No: ME36P00850102 Replacement Housing Factor Grant No:	Federal FY of Grant: 2002
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Original Annual Statement Reserve for Disasters/ Emergencies Revised Annual Statement (revision no: 2)
 Performance and Evaluation Report for Period Ending: 12/31/2003 Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	363,395.00	363,395.00	363,395.00	201,350.22
22	Amount of line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance	85,895.00	86,840.40	86,840.40	86,840.40
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: Housing Authority of the City of Waterville		Grant Type and Number Capital Fund Program Grant No: ME36P00850102 Replacement Housing Factor Grant No:				Federal FY of Grant: 2002		
Development Number 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	
HA Wide	<u>Operations</u>	1406						
	Public Housing Operating expenses		Lump Sum	66,000.00	66,000.00	66,000.00	49,500.00	In progress
	Subtotal Acct 1406			66,000.00	66,000.00	66,000.00	49,500.00	
	<u>Management Improvements</u>	1408						
HA Wide	Install new telephone system		Lump Sum	15,000.00	15,339.40	15,339.40	10,436.18	In progress
	Subtotal Acct 1408			15,000.00	15,339.40	15,339.40	10,436.18	
HA Wide	<u>Fees and Costs</u>	1430						
	A&E Fees and reimbursable costs		Lump Sum	10,000.00	6,956.40	6,956.40	6,956.40	Complete
	Subtotal Acct 1430			10,000.00	6,956.40	6,956.40	6,956.40	
	<u>Site Improvements</u>	1450						

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

PHA Name: Housing Authority of the City of Waterville		Grant Type and Number Capital Fund Program Grant No: ME36P00850102 Replacement Housing Factor Grant No:			Federal FY of Grant: 2002			
Development Number 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	
ME008-6	Resurface parking lot; patch/replace overlay @ parking lot entrance drive			0				Deleted
ME008-7	Resurface parking lot			0				Deleted
ME008-2	Overlay parking lot		Lump Sum	10,000.00	6,000.00	6,000.00	0	In Progress
ME008-7	Repair/replace front entrance walk & connecting walkway		Lump Sum	4,000.00	0			Deleted
ME008-5	Excavate and resurface walks		Lump Sum	4,000.00	3,500.00	3,500.00	0	In Progress
ME008-3	Install natural fencing		Lump Sum	1,500.00	0			Deleted
	Subtotal Acct 1450			19,500.00	9,500.00	9,500.00	0	
	Dwelling Structures	1460						
ME008-2	Replace roof and foundation repairs		1 unit	3,000.00	5,774.00	5,774.00	5,774.00	Complete
	Shower Fixture Replacements; install medicine cabinets/w lights; lighting upgrades		23 units	4,000.00	13,000.00	13,000.00	9,867.10	In Progress
	Install medicine cabinets w/lights (combined w/ above work item)			5,000.00	0			

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

PHA Name: Housing Authority of the City of Waterville		Grant Type and Number Capital Fund Program Grant No: ME36P00850102 Replacement Housing Factor Grant No:			Federal FY of Grant: 2002			
Development Number 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	
	Rehab 14 Belmont		1 unit	15,000	21,464.46	21,464.46	21,464.46	Complete
	Lighting upgrades at Riverview (combined w/above work item)			6,000.00	0			
	Install new elevator		1	0	15,615.40	15,615.40	15,615.40	Complete
ME008-3	Replace underfloor dryer vent		24 units	0				Deleted
	Install medicine cabinets/w lights		47 units	0				Deleted
	New fluorescent over kitchen sink		47 units	0				Deleted
	Replace front entrance doors & hardware		22 units	0				Deleted
	Replace drain pipes under bldgs		23 units	0				Deleted
ME008-4	Replace dryer vent duct work		31 units	7,000	0			Deleted

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

PHA Name: Housing Authority of the City of Waterville		Grant Type and Number Capital Fund Program Grant No: ME36P00850102 Replacement Housing Factor Grant No:			Federal FY of Grant: 2002			
Development Number 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	
				0				Deleted
ME008-5	Install medicine cabinets/w lights		31 units	0				Deleted
	Install medicine cabinets/w lights		48 units	0				Deleted
	Install GFI outlets in kitchens		48 units	2,000	3,659.36	3,659.36	2,675.70	In progress
	Replace windows throughout Bldg.		48 units	27,000	19,853.68	19,853.68	19,853.68	Complete
	Convert entrance doors (2) to Sec 504/ADA compliance standards		Lump Sum	6,000	11,879.00	11,879.00	11,879.00	Complete
ME008-6	New medicine cabinet, light & exhaust fan		11 units	0				Deleted
	Replace/Refinish siding and trim			0				Deleted
ME008-7	New medicine cabinet, light & exhaust fan		16 units	0				Deleted
	Replace/Refinish siding and trim			20,000	38,500.00	38,500.00	0	In progress
	Replace carpets in all units		16 units	20,000	15,312.64	15,312.64	15,312.64	Complete
	Convert 2 units to Sec 504/ADA compliance standards		2 units	75,895	71,225.00	71,225.00	0	In progress
	Retrofit common areas to Sec 504/ADA compliance standards		Lump Sum	4,000	0			Deleted

**Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)**

Part II: Supporting Pages

PHA Name: Housing Authority of the City of Waterville		Grant Type and Number Capital Fund Program Grant No: ME36P00850102 Replacement Housing Factor Grant No:			Federal FY of Grant: 2002			
Development Number 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	
ME008-3,8,4	Replace toilets		77 units	0	17,300.00	17,300.00	0	In Progress
	Subtotal Acct 1460			158,395.00	233,583.54	233,583.54	102,441.98	
	<u>Dwelling Equipment</u>	1465.1						
ME008-2	Replace appliances		25 units	20,000	14,000	14,000	14,000	Complete
	Subtotal Acct 1465.1			20,000	14,000	14,000	14,000	
	<u>Non Dwelling Structures</u>	1470						
ME008-4	Install new roof/windows on Homemakers Bldg		Lump Sum	10,000	4,900.00	4,900.00	4,900.00	Complete
HA Wide	Purchase & Renovate an Office		Lump Sum	0				
	Subtotal Acct 1470			10,000	4,900.00	4,900.00	4,900.00	
	<u>Non Dwelling Equipment</u>	1475						
ME008-3	Replace clothes lines		Lump Sum	13,000	13,115.66	13,115.66	13,115.66	Complete
ME008-4	Replace clothes lines		Lump Sum	5,000	0			Deleted
	Subtotal Acct 1475			18,000	13,115.66	13,115.66	13,115.66	

**Annual Statement/Performance and Evaluation Report
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)**

Part II: Supporting Pages

PHA Name: Housing Authority of the City of Waterville		Grant Type and Number Capital Fund Program Grant No: ME36P00850102 Replacement Housing Factor Grant No:			Federal FY of Grant: 2002			
Development Number 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	
	Grand Total			363,395.00	363,395.00	363,395.00	201,350.22	

**Annual Statement/Performance and Evaluation Report
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
 Part III: Implementation Schedule**

PHA Name: Housing Authority of the City of Waterville			Grant Type and Number Capital Fund Program No: ME36P00850102 Replacement Housing Factor No:			Federal FY of Grant: 2002	
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
HA Wide	12/31/03	06/30/04	12/31/03	06/30/05	06/30/06		HUD Instructions Letter dated 05/20/02
Me008-2	12/31/03	06/30/04	12/31/03	06/30/05	06/30/06		
ME008-3	12/31/03	06/30/04	12/31/03	06/30/05	06/30/06		
ME008-4	12/31/03	06/30/04	12/31/03	06/30/05	06/30/06		
ME008-5	12/31/03	06/30/04	12/31/03	06/30/05	06/30/06		
ME008-6	12/31/03	06/30/04	12/31/03	06/30/05	06/30/06		
ME008-7	12/31/03	06/30/04	12/31/03	06/30/05	06/30/06		

Attachment D

Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary

PHA Name: Housing Authority of the City of Waterville	Grant Type and Number Capital Fund Program Grant No: ME36P00850101 Replacement Housing Factor Grant No:	Federal FY of Grant: 2001
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Original Annual Statement
 Reserve for Disasters/ Emergencies
 Revised Annual Statement (revision no: 3)
 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				
3	1408 Management Improvements Soft Costs	30,000.00	30,000.00	30,000.00	30,000.00
	Management Improvements Hard Costs	25,000.00	25,000.00	25,000.00	25,000.00
4	1410 Administration				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	34,756.98	34,081.44	34,081.44	34,081.44
8	1440 Site Acquisition				
9	1450 Site Improvement	0			
10	1460 Dwelling Structures	293,345.02	294,020.56	294,020.56	294,020.56
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1502 Contingency				
21	Amount of Annual Grant: (sum of lines.....)	383,102.00	383,102.00	383,102.00	383,102.00
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				

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary

PHA Name: Housing Authority of the City of Waterville	Grant Type and Number Capital Fund Program Grant No: ME36P00850101 Replacement Housing Factor Grant No:	Federal FY of Grant: 2001
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Original Annual Statement Reserve for Disasters/ Emergencies Revised Annual Statement (revision no: 3)
 Performance and Evaluation Report for Period Ending: Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
	Amount of Line 21 related to Security-- Hard Costs				
	Amount of line 21 Related to Energy Conservation Measures				
	Collateralization Expenses or Debt Service				

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

PHA Name: Housing Authority of the City of Waterville		Grant Type and Number Capital Fund Program Grant No: ME36P00850101 Replacement Housing Factor Grant No:				Federal FY of Grant: 2001			
Development Number 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	
ME008-2	Dwelling Unit Rehab		1460	1 unit	0	675.54	675.54	675.54	Complete
	Install new elevator		1460		140,350.43	133,712.78	133,712.78	133,712.78	Complete
	Upgrade parking lot		1450		0				Deleted
ME008-3	Replace underfloor horizontal waste lines		1460	47 units	0				Deleted
ME008-5	Install GFCI outlets to kitchen; replace toilet tank with an insulated tank; replace common area lights near apts; replace exit signs throughout building		1460	48 units	0				Deleted
	Replace windows throughout bldg;		1460	48 units	127,328.67	133,966.32	133,966.32	133,966.32	Complete
ME008-6	Replace windows throughout bldg; install GFCI outlets to kitchen & bath; stain siding and trim on bldg;		1460	11 units	0				Deleted
	Replace windows throughout bldg; replace carpet;		1460	11 units	17,572.00	17,572.00	17,572.00	17,572.00	Complete
	Resurface parking lot; patch/replace overlay parking lot entrance drive & construct a dumpster enclosure		1450	Lump Sum	0				Deleted
ME008-7	Install GFCI in kitchens; replace carpet in common area & vinyl in each apt.; stain siding and trim around bldg; install motorized openers to the clerestory		1460	16 apts.	0				Deleted

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
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PHA Name: Housing Authority of the City of Waterville		Grant Type and Number Capital Fund Program Grant No: ME36P00850101 Replacement Housing Factor Grant No:				Federal FY of Grant: 2001			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
	windows								
	Replace carpet in common areas;		1460		8,093.92	8,093.92	8,093.92	8,093.92	Complete
	Resurface parking lot & construct dumpster enclosure		1450	Lump Sum	0				Deleted
HA Wide	A & E Fees and Costs		1430	Lump Sum	34,756.98	34,081.44	34,081.44	34,081.44	Complete
	Purchase Office Equipment; computer hardware		1408	Lump Sum	25,000.00	25,000.00	25,000.00	25,000.00	Complete
	Upgrade computer software		1408	Lump Sum	30,000.00	30,000.00	30,000.00	30,000.00	Complete
	Grand Total				383,102.00	383,102.00	383,102.00	383,102.00	

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part III: Implementation Schedule

PHA Name: Housing Authority of the City of Waterville		Grant Type and Number Capital Fund Program No: ME36P00850101 Replacement Housing Factor No:				Federal FY of Grant: 2001	
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
HA Wide	12/31/02		12/31/02	6/30/04		09/30/03	Per HUD Benchmark established for FY 2001
ME008-2	12/31/02		12/31/02	6/30/04		09/30/03	CFP – HUD Notice PIH 2001-26
ME008-3	12/31/02		N/A	6/30/04		NA	
ME008-5	12/31/02		12/31/02	6/30/04		09/30/03	
ME008-6	12/31/02		12/31/02	6/30/04		12/31/02	
ME008-7	12/31/02		12/31/02	6/30/04		09/30/03	

Attachment D

Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary

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	Amount of line 21 Related to Energy Conservation Measures				
	Collateralization Expenses or Debt Service				

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 Number 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	
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	Install new elevator		1460		140,350.43	133,712.78	133,712.78	133,712.78	Complete
	Upgrade parking lot		1450		0				Deleted
ME008-3	Replace underfloor horizontal waste lines		1460	47 units	0				Deleted
ME008-5	Install GFCI outlets to kitchen; replace toilet tank with an insulated tank; replace common area lights near apts; replace exit signs throughout building		1460	48 units	0				Deleted
	Replace windows throughout bldg;		1460	48 units	127,328.67	133,966.32	133,966.32	133,966.32	Complete
ME008-6	Replace windows throughout bldg; install GFCI outlets to kitchen & bath; stain siding and trim on bldg;		1460	11 units	0				Deleted
	Replace windows throughout bldg; replace carpet;		1460	11 units	17,572.00	17,572.00	17,572.00	17,572.00	Complete
	Resurface parking lot; patch/replace overlay parking lot entrance drive & construct a dumpster enclosure		1450	Lump Sum	0				Deleted
ME008-7	Install GFCI in kitchens; replace carpet in common area & vinyl in each apt.; stain siding and trim around bldg; install motorized openers to the clerestory		1460	16 apts.	0				Deleted

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

PHA Name: Housing Authority of the City of Waterville		Grant Type and Number Capital Fund Program Grant No: ME36P00850101 Replacement Housing Factor Grant No:				Federal FY of Grant: 2001			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
	windows								
	Replace carpet in common areas;		1460		8,093.92	8,093.92	8,093.92	8,093.92	Complete
	Resurface parking lot & construct dumpster enclosure		1450	Lump Sum	0				Deleted
HA Wide	A & E Fees and Costs		1430	Lump Sum	34,756.98	34,081.44	34,081.44	34,081.44	Complete
	Purchase Office Equipment; computer hardware		1408	Lump Sum	25,000.00	25,000.00	25,000.00	25,000.00	Complete
	Upgrade computer software		1408	Lump Sum	30,000.00	30,000.00	30,000.00	30,000.00	Complete
	Grand Total				383,102.00	383,102.00	383,102.00	383,102.00	

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part III: Implementation Schedule

PHA Name: Housing Authority of the City of Waterville		Grant Type and Number Capital Fund Program No: ME36P00850101 Replacement Housing Factor No:				Federal FY of Grant: 2001	
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
HA Wide	12/31/02		12/31/02	6/30/04		09/30/03	Per HUD Benchmark established for FY 2001
ME008-2	12/31/02		12/31/02	6/30/04		09/30/03	CFP – HUD Notice PIH 2001-26
ME008-3	12/31/02		N/A	6/30/04		NA	
ME008-5	12/31/02		12/31/02	6/30/04		09/30/03	
ME008-6	12/31/02		12/31/02	6/30/04		12/31/02	
ME008-7	12/31/02		12/31/02	6/30/04		09/30/03	

Attachment E

Housing Authority of the City of Waterville

Annual Plan

Statement of Intent to Implement a Project-based Voucher Program

Background

In accordance with 24 CFR Part 983, the Housing Authority of the City of Waterville intends to implement a Project-Based Voucher Program. As required by the regulations, this attachment is included as part of our Annual Plan submission for our fiscal year beginning July 1, 2004.

It is the intent of the Housing Authority of the City of Waterville to utilize up to 20% (78 units) of our current Section 8 program allocation for a Project-Based Voucher Program. The program will be initially designed for families.

The location of the facility(s) is within the Housing Authority's jurisdiction.

This project-based voucher program is consistent with our PHA Plan in that there is a significant need for higher quality housing for families in our jurisdiction as reflected in the Agency Plan Statement of Housing Needs. Families currently on our waiting list have a difficult time finding suitable housing.

Progress Statement

The Housing Authority intends to advertise the availability of up to 78 Section 8 tenant-based vouchers to be allocated to project-based assistance upon receipt of HUD approval. The Housing Authority will be considering both new construction and existing developments.

The following tables, found in the PHA Plan Template, reflect the significant number of families in need of quality affordable housing.

- Section 1. Statement of Housing Needs:

- A. Housing Needs of Families in the Jurisdiction/s Served by the PHA

- This information is based on U.S. Census data; Comprehensive Housing Affordability Strategy (CHAS). Additional supporting documentation is available from the Maine State Housing Authority Office of Research and Planning.

- B. Housing Needs of Families on the Waiting List:

Waiting list data for the Public Housing Program and the Section 8 Program is current as of February, 2004.

Attachment F

Statement of Intent to Submit a Disposition Application to HUD

Housing Authority of the City of Waterville

Annual Plan

Fiscal Year 07/01/04 – 06/30/05

[24 CFR Part 903.7 9 (h)]

Applicability: Section 8 only PHAs are not required to complete this section.

1. Yes No: Does the PHA plan to conduct any demolition or disposition activities (pursuant to section 18 of the U.S. Housing Act of 1937 (42 U.S.C. 1437p)) in the plan Fiscal Year?

2. Activity Description

Demolition/Disposition Activity Description (Not including Activities Associated with HOPE VI or Conversion Activities)
1a. Development name: <u>Woodmond Heights</u>
1b. Development (project) number: <u>ME008-3</u>
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission: <u>(07/01/04)</u>
5. Number of units affected: <u>None - vacant land</u>
6. Coverage of action (select one) <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Relocation resources (select all that apply) <u>NA – vacant land</u> <input type="checkbox"/> Section 8 for units <input type="checkbox"/> Public housing for units <input type="checkbox"/> Preference for admission to other public housing or section 8 <input type="checkbox"/> Other housing for units (describe below)
8. Timeline for activity: a. Actual or projected start date of activity: <u>transfer of vacant land to be accomplished within 30 days of HUD approval of the Application</u>

- b. Actual or projected start date of relocation activities: NA
- c. Projected end date of activity: 12/31/04 (estimate completion of the transfer of the property sixty (60) days following HUD approval of the Disposition Application.