

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 (10/2004 – 9/2005)
PHA Name: The Housing Authority of
the City of Brewer, Maine

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: The Housing Authority of the City of Brewer, Maine **PHA Number:** ME021

PHA Fiscal Year Beginning: (mm/yyyy) 10/2004

PHA Programs Administered:

Public Housing and Section 8 **Section 8 Only** **Public Housing Only**
Number of public housing units: 154 Number of S8 units: Number of public housing units:
Number of S8 units: 150

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: Dorothy E. Igoe Phone: 207-989-7890
TDD: 207-989-9810 Email (if available): BHADIGoe@aol.com

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

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? N/A
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? Five

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:

- To be eligible, a family must be a current participant in good standing in Brewer Housing Authority's Section 8 HCV program for at least 12 months with 1) no money owed to any public housing authorities, 2) no outstanding Section 8 program violations and 3) no serious or repeated lease violations that could be grounds for lease termination.
- To be eligible, a family must be determined to be "mortgage ready" by the Credit Review Subcommittee of the Homeownership Option Oversight Committee, which is composed of community members experienced in reviewing credit reports and having a working knowledge of standard mortgage underwriting procedures and requirements.

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

The program has been implemented. The first closing is expected in June 2004. The Housing Authority will continue its attempts to recruit credit-worthy participants. In an effort to expand the pool of eligible participants, the Housing Authority will work to partner with Penquis C.A.P., Inc. to offer a Financial Literacy Program for Section 8 Participants interested in Homeownership and will explore options for a Homebuyer Club.

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):
Brewer Federal Credit Union (13 years), Merrill-Merchants Bank (15 years), Pine Tree Legal Assistance (17 years), USDA Rural Development (30 years), Maine State Housing Authority (8+ years), Penquis CAP, Inc. (13 years), Town & Country Realty (26 years).
- Demonstrating that it has other relevant experience (list experience below):
Key staff members have attended relevant trainings on homeownership and community reinvestment offered by the National Association of Housing & Redevelopment Officials, HUD and Neighbor Works Training Institute (May 2004).

4. Use of the Project-Based Voucher Program

Intent to Use Project-Based Assistance

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

1. Yes No: Are there circumstances indicating that the project basing of the units, rather than tenant-basing of the same amount of assistance is an appropriate option? If yes, check which circumstances apply:
 - low utilization rate for vouchers due to lack of suitable rental units
 - access to neighborhoods outside of high poverty areas
 - other (describe below):
2. Indicate the number of units and general location of units (e.g. eligible census tracts or smaller areas within eligible census tracts):

5. PHA Statement of Consistency with the Consolidated Plan

[24 CFR Part 903.15]

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

1. Consolidated Plan jurisdiction: (provide name here)

State of Maine

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)

Increasing homeownership rates across the state

Other: (list below)

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

Maine State Housing Authority is available for Brewer Housing Authority to seek funding from, if necessary.

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
	<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
	<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
	Any policy governing occupancy of Police Officers and Over-Income Tenants in Public Housing. <input type="checkbox"/> Check here if included in the public housing A&O Policy.	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Public housing rent determination policies, including the method for setting public housing flat rents. <input 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 standard policies. <input checked="" type="checkbox"/> Check here if included in Section 8 Administrative Plan.	Annual Plan: Rent Determination
X	Public housing management and maintenance policy documents, including policies for the prevention or eradication of pest infestation (including cockroach infestation).	Annual Plan: Operations and Maintenance
X	Results of latest Public Housing Assessment System (PHAS) Assessment (or other applicable assessment).	Annual Plan: Management and Operations
	Follow-up Plan to Results of the PHAS Resident Satisfaction Survey (if necessary)	Annual Plan: Operations and Maintenance and Community Service & Self-Sufficiency

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
X	Results of latest Section 8 Management Assessment System (SEMAP)	Annual Plan: Management and Operations
	Any policies governing any Section 8 special housing types <input type="checkbox"/> Check here if included in Section 8 Administrative Plan	Annual Plan: Operations and Maintenance
X	Public housing grievance procedures <input type="checkbox"/> Check here if included in the public housing A & O Policy	Annual Plan: Grievance Procedures
X	Section 8 informal review and hearing procedures. <input type="checkbox"/> Check here if included in Section 8 Administrative Plan.	Annual Plan: Grievance Procedures
X	The Capital Fund/Comprehensive Grant Program Annual Statement /Performance and Evaluation Report for any active grant year.	Annual Plan: Capital Needs
X	Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grants.	Annual Plan: Capital Needs
	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
	Approved or submitted applications for demolition and/or disposition of public housing.	Annual Plan: Demolition and Disposition
	Approved or submitted applications for designation of public housing (Designated Housing Plans).	Annual Plan: Designation of Public Housing
	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
	Approved or submitted public housing homeownership programs/plans.	Annual Plan: Homeownership
X	Policies governing any Section 8 Homeownership program (Section 21 of the Section 8 Administrative Plan)	Annual Plan: Homeownership
X	Public Housing Community Service Policy/Programs <input checked="" type="checkbox"/> Check here if included in Public Housing A & O Policy	Annual Plan: Community Service & Self-Sufficiency
X	Cooperative agreement between the PHA and the TANF agency and between the PHA and local employment and training service agencies.	Annual Plan: Community Service & Self-Sufficiency
X	FSS Action Plan(s) for public housing and/or Section 8.	Annual Plan: Community Service & Self-Sufficiency
X	Section 3 documentation required by 24 CFR Part 135, Subpart E for public housing.	Annual Plan: Community Service & Self-Sufficiency
X	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports for public housing.	Annual Plan: Community Service & Self-Sufficiency
X	Policy on Ownership of Pets in Public Housing Family Developments (as required by regulation at 24 CFR Part 960, Subpart G). <input checked="" type="checkbox"/> Check here if included in the public housing A & O Policy.	Annual Plan: Pet Policy
X	The results of the most recent fiscal year audit of the PHA conducted under the Single Audit Act as implemented by OMB Circular A-133, the results of that audit and the PHA's response to any findings.	Annual Plan: Annual Audit
X	Other supporting documents (optional) (list individually; use as many lines as necessary) <i>Goals & Objectives (attached)</i>	(specify as needed)
	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

Attachment A Goals & Objectives

The Brewer Housing Authority has reached or is making steady progress toward reaching all of the goals identified in its Five-Year Plan. The only goal that is likely to be reached later than planned is the number of families moved to homeownership through the Section 8 Homeownership Program.

In the area of managing public housing efficiently and effectively, the Brewer Housing Authority has succeeded in being recognized by HUD as a high-performer, promoting a motivating work environment and maintaining a 98% occupancy rate for five years. The agency is also on track to maintain a rent collection rate of 99% for five years.

In providing improved tenant-based services, the agency has successfully established a homeownership program and is on track to maintain a 98% lease-up rate through September 2005 and to increase landlord participation and education levels.

By improving real estate maintenance processes, the agency has successfully:

- Implemented a new maintenance plan,
- Maintained all units in compliance with local codes and HUD property standards,
- Maintained an average response time to emergency work orders of no more than eight hours,
- Maintained an average response time to routine work orders of no more than two days and
- Created an appealing, up-to-date environment in its properties.

The agency has also successfully increased the number of local agencies it partners with by 25% and continues to operate a Family Self-Sufficiency program according to legal requirements.

In the area of increasing affordable housing opportunities, the agency has successfully worked with the Ellen M. Leach Memorial Home to expand the tax credit project. In working towards its goal of assisting five families to achieve homeownership by September 2005 (originally September 2003), the agency has continued to have difficulty recruiting participants whose credit is able to pass underwriting requirements. The agency expects to have three families achieve this milestone by September 2005.

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: Brewer Housing Authority		Grant Type and Number Capital Fund Program Grant No: ME 36P 021 501 04 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					
Lin e No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds	0.00	0.00	0.00	0.00
2	1406 Operations	25,000.00	0.00	0.00	0.00
3	1408 Management Improvements	0.00	0.00	0.00	0.00
4	1410 Administration	20,330.00	0.00	0.00	0.00
5	1411 Audit	0.00	0.00	0.00	0.00
6	1415 Liquidated Damages	0.00	0.00	0.00	0.00
7	1430 Fees and Costs	24,100.00	0.00	0.00	0.00
8	1440 Site Acquisition	0.00	0.00	0.00	0.00
9	1450 Site Improvement	43,000.00	0.00	0.00	0.00
10	1460 Dwelling Structures	87,890.00	0.00	0.00	0.00
11	1465.1 Dwelling Equipment— Nonexpendable	30,000.00	0.00	0.00	0.00
12	1470 Nondwelling Structures	0.00	0.00	0.00	0.00
13	1475 Nondwelling Equipment	0.00	0.00	0.00	0.00
14	1485 Demolition	0.00	0.00	0.00	0.00
15	1490 Replacement Reserve	0.00	0.00	0.00	0.00
16	1492 Moving to Work Demonstration	0.00	0.00	0.00	0.00
17	1495.1 Relocation Costs	0.00	0.00	0.00	0.00
18	1499 Development Activities	0.00	0.00	0.00	0.00
19	1501 Collaterization or Debt Service	0.00	0.00	0.00	0.00

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

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<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	
20	1502 Contingency	0.00	0.00	0.00	0.00	
21	Amount of Annual Grant: (sum of lines 2 – 20)	\$230,320.00	0.00	0.00	0.00	
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					
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: Brewer Housing Authority			Grant Type and Number Capital Fund Program Grant No: ME 36P 021 501 04 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	
ME 21-2	Repl emerg call system, pull cords, bells & indicator lights	1465.1		\$30,000	0.00	0.00	0.00	
	Repl common area apartment and exterior entrance lights	1460		\$25,000	0.00	0.00	0.00	
	Paving-parking lot & repair walkways as needed	1450		\$33,000	0.00	0.00	0.00	
ME 21-3	Paving-parking lot & repair walkways as needed	1450		\$10,000	0.00	0.00	0.00	
ME 21-4	Roof replacement at 25 Chamberlain	1460		\$12,000	0.00	0.00	0.00	
ME 21-5	No Work Items							
Norumbega								
ME 21-7	Roof replacement	1460		\$15,000	0.00	0.00	0.00	

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: Brewer Housing Authority			Grant Type and Number Capital Fund Program Grant No: ME 36P 021 501 04 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	
Norumbega II								
ME 21-8	Roof Replacement	1460		\$15,000	0.00	0.00	0.00	
Norumbega III								
ME 21-9	Replace front entrance doors (20) and Install storm doors	1460		\$20,890.00				
Gerald D. Robertson								
PHA-Wide	Arch/Eng, CGP Insp, Coord Fees	1430		\$24,100	0.00	0.00	0.00	
	Operations	1406		\$25,000	0.00	0.00	0.00	
	Administration/Salaries	1410		\$20,330.00	0.00	0.00	0.00	

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: Brewer Housing Authority		Grant Type and Number Capital Fund Program No: ME 36P 021 501 04 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	
ME 21-2 Heritage Apts.	9/06			9/07			
ME 21-3 Dartnell Apts.	9/06			9/07			
ME 21-4 Scattered Sites	9/06			9/07			
ME 21-5 Norumbega Park	9/06			9/07			
ME 21-7 Norumbega Park II	9/06			9/07			
ME 21-8 Norumbega Park III	9/06			9/07			
ME 21-9 Robertson	9/06			9/07			
PHA – Wide	9/06			9/07			

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: Brewer Housing Authority		Grant Type and Number Capital Fund Program Grant No: ME 36P 021 502 03 Replacement Housing Factor Grant No:			Federal FY of Grant: 2003
<input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/ Emergencies <input checked="" type="checkbox"/> Revised Annual Statement (revision no: 1) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 3/31/2004 <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	0.00	0.00	0.00	0.00
2	1406 Operations	4,045.00	4,045.00	4,045.00	4,045.00
3	1408 Management Improvements	0.00	0.00	0.00	0.00
4	1410 Administration	0.00	0.00	0.00	0.00
5	1411 Audit	0.00	0.00	0.00	0.00
6	1415 Liquidated Damages	0.00	0.00	0.00	0.00
7	1430 Fees and Costs	0.00	0.00	0.00	0.00
8	1440 Site Acquisition	0.00	0.00	0.00	0.00
9	1450 Site Improvement	0.00	0.00	0.00	0.00
10	1460 Dwelling Structures	35,590.00	35,590.00	35,590.00	0.00
11	1465.1 Dwelling Equipment— Nonexpendable	0.00	0.00	0.00	0.00
12	1470 Nondwelling Structures	0.00	0.00	0.00	0.00
13	1475 Nondwelling Equipment	0.00	0.00	0.00	0.00
14	1485 Demolition	0.00	0.00	0.00	0.00
15	1490 Replacement Reserve	0.00	0.00	0.00	0.00
16	1492 Moving to Work Demonstration	0.00	0.00	0.00	0.00
17	1495.1 Relocation Costs	0.00	0.00	0.00	0.00
18	1499 Development Activities	0.00	0.00	0.00	0.00
19	1501 Collaterization or Debt Service	0.00	0.00	0.00	0.00

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: Brewer Housing Authority		Grant Type and Number Capital Fund Program Grant No: ME 36P 021 502 03 Replacement Housing Factor Grant No:			Federal FY of Grant: 2003
<input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/ Emergencies <input checked="" type="checkbox"/> Revised Annual Statement (revision no: 1) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 3/31/2004 <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
20	1502 Contingency	0.00	0.00	0.00	0.00
21	Amount of Annual Grant: (sum of lines 2 – 20)	\$39,635.00	\$39,635.00	\$39,635.00	4,045.00
22	Amount of line 21 Related to LBP Activities	0.00	0.00	0.00	0.00
23	Amount of line 21 Related to Section 504 compliance	0.00	0.00	0.00	0.00
24	Amount of line 21 Related to Security – Soft Costs	0.00	0.00	0.00	0.00
25	Amount of Line 21 Related to Security – Hard Costs	0.00	0.00	0.00	0.00
26	Amount of line 21 Related to Energy Conservation Measures	0.00	0.00	0.00	0.00

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: Brewer Housing Authority			Grant Type and Number Capital Fund Program Grant No: ME 36P 021 502 03 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	
ME 21-2	No Work Items							
ME 21-3	Replace toilets w/energy efficiency	1460		\$2,000.00	\$2,000.00	\$2,000.00	0.00	
Dartnell Apts.	Replace kitchen cabinets/countertops, sink and faucets (Supplement 501 03)	1460		\$8,590.00	\$8,590.00	\$8,590.00	0.00	
ME 21-4	No Work Items							
ME 21-5	No Work Items							
Norumbega								
ME 21-7	No Work Items							
Norumbega II								

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: Brewer Housing Authority			Grant Type and Number Capital Fund Program Grant No: ME 36P 021 502 03 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	
ME 21-8	Replace kitchen cabinets/countertops,	1460		\$25,000.00	\$25,000.00	\$25,000.00	0.00	
Norumbega III	sinks and faucets (Supplement 501 03)							
ME 21-9	No Work Items							
G. D. Robertson								
PHA-Wide	Purchase a salt/sand spreader	1406		\$4,045.00	\$4,045.00	\$4,045.00	\$4,045.00	

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: Brewer Housing Authority			Grant Type and Number Capital Fund Program No: ME 36P 021 502 03 Replacement Housing Factor No:			Federal FY of Grant: 2003	
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	
ME 21-2 Heritage Apts.	9/05			9/06			
ME 21-3 Dartnell Apts.	9/05			9/06			
ME 21-4 Scattered Sites	9/05			9/06			
ME 21-5 Norumbega Park	9/05			9/06			
ME 21-7 Norumbega Park II	9/05			9/06			
ME 21-8 Norumbega Park III	9/05			9/06			
ME 21-9 G. D. Robertson	9/05			9/06			
PHA – Wide	9/05			9/06			

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: Brewer Housing Authority		Grant Type and Number Capital Fund Program Grant No: ME 36P 021 501 03 Replacement Housing Factor Grant No:			Federal FY of Grant: 2003
<input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/ Emergencies <input checked="" type="checkbox"/> Revised Annual Statement (revision no: 1) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 3/31/2004 <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	0.00	0.00	0.00	0.00
2	1406 Operations	28,000.00	24,655.00	24,655.00	24,655.00
3	1408 Management Improvements	0.00	0.00	0.00	0.00
4	1410 Administration	0.00	0.00	0.00	0.00
5	1411 Audit	0.00	0.00	0.00	0.00
6	1415 Liquidated Damages	0.00	0.00	0.00	0.00
7	1430 Fees and Costs	24,100.00	24,100.00	24,100.00	14,261.32
8	1440 Site Acquisition	0.00	0.00	0.00	0.00
9	1450 Site Improvement	0.00	0.00	0.00	0.00
10	1460 Dwelling Structures	126,781.00	150,126.00	103,128.00	0.00
11	1465.1 Dwelling Equipment— Nonexpendable	20,000.00	0.00	0.00	0.00
12	1470 Nondwelling Structures	0.00	0.00	0.00	0.00
13	1475 Nondwelling Equipment	0.00	0.00	0.00	0.00
14	1485 Demolition	0.00	0.00	0.00	0.00
15	1490 Replacement Reserve	0.00	0.00	0.00	0.00
16	1492 Moving to Work Demonstration	0.00	0.00	0.00	0.00
17	1495.1 Relocation Costs	0.00	0.00	0.00	0.00
18	1499 Development Activities	0.00	0.00	0.00	0.00
19	1501 Collateralization or Debt Service	0.00	0.00	0.00	0.00
20	1502 Contingency	0.00	0.00	0.00	0.00

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: Brewer Housing Authority		Grant Type and Number Capital Fund Program Grant No: ME 36P 021 501 03 Replacement Housing Factor Grant No:			Federal FY of Grant: 2003
<input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/ Emergencies <input checked="" type="checkbox"/> Revised Annual Statement (revision no: 1) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 3/31/2004 <input type="checkbox"/> Final Performance and Evaluation Report					
Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
21	Amount of Annual Grant: (sum of lines 2 – 20)	\$198,881.00	\$198,881.00	\$151,883.00	\$38,916.32
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				

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: Brewer Housing Authority			Grant Type and Number Capital Fund Program Grant No: ME 36P 021 501 03 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	
ME 21-2	Repl emerg call system and magnetic door release	1465.1		\$20,000.00	0.00	0.00	0.00	
					0.00	0.00	0.00	
	Repl common area lights, apartment lights and exterior entrance lights	1460		\$5,918.00	0.00	0.00	0.00	
					0.00	0.00	0.00	
ME 21-3	Replace toilets w/energy efficiency	1460		\$8,500.00	13,600.00	13,600.00	0.00	
	Replace kitchen cabinets/ countertops/ sink and faucets	1460		\$35,000.00	49,165.00	49,165.00	0.00	
ME 21-4	Roof replacement at Church St., 19 A&B Chamberlain St.	1460		\$17,000.00	8,000.00	0.00	0.00	
ME 21-5	No Work Items							
ME 21-7	Roof replacement	1460		\$15,000.00	0.00	0.00	0.00	

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: Brewer Housing Authority			Grant Type and Number Capital Fund Program Grant No: ME 36P 021 501 03 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	
ME 21-8	Roof Replacement	1460		\$15,000.00	0.00	0.00	0.00	
Norumbega III	Replace kitchen cabinets/countertops/ Sinks and faucets	1460		\$30,363.00	\$40,363.00	\$40,363.00	0.00	
ME 21-9	No Work Items							
Gerald D. Robertson								
PHA-Wide	Arch/Eng, CGP insp, Coord Fees	1430		\$24,100.00	\$24,100.00	\$24,100.00	\$14,261.32	
	Purchase a maintenance truck and cap	1406		\$28,000.00	\$24,655.00	\$24,655.00	\$24,655.00	
	New Work Items							
ME 21-5,7,8,&9	Construct a Bus Shelter	1460		0.00	\$20,000.00	0.00	0.00	
ME 21-2	Construct a Laundry Room	1460		0.00	18,998.00	0.00	0.00	

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: Brewer Housing Authority			Grant Type and Number Capital Fund Program No: ME 36P 021 501 03 Replacement Housing Factor No:			Federal FY of Grant: 2003	
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	
ME 21-2 Heritage Apts.	9/05			9/06			
ME 21-3 Dartnell Apts.	9/05			9/06			
ME 21-4 Scattered Sites	9/05			9/06			
ME 21-5 Norumbega Park	9/05			9/06			
ME 21-7 Norumbega Park II	9/05			9/06			
ME 21-8 Norumbega Park III	9/05			9/06			
ME 21-9 Gerald D. Robertson	9/05			9/06			
PHA – Wide	9/05			9/06			

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: Brewer Housing Authority		Grant Type and Number Capital Fund Program Grant No: ME 36P 021 501 02 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: 3/31/04 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	0.00	0.00	0.00	0.00
2	1406 Operations	0.00	0.00	0.00	0.00
3	1408 Management Improvements	0.00	0.00	0.00	0.00
4	1410 Administration	0.00	0.00	0.00	0.00
5	1411 Audit	0.00	0.00	0.00	0.00
6	1415 Liquidated Damages	0.00	0.00	0.00	0.00
7	1430 Fees and Costs	24,100.00	30,395.61	30,395.61	30,395.61
8	1440 Site Acquisition	0.00	0.00	0.00	0.00
9	1450 Site Improvement	93,063.00	64,395.00	64,395.00	63,395.00
10	1460 Dwelling Structures	98,300.00	137,300.59	137,300.59	73,732.00
11	1465.1 Dwelling Equipment— Nonexpendable	33,500.00	16,871.80	16,871.80	16,871.80
12	1470 Nondwelling Structures	0.00	0.00	0.00	0.00
13	1475 Nondwelling Equipment	0.00	0.00	0.00	0.00
14	1485 Demolition	0.00	0.00	0.00	0.00
15	1490 Replacement Reserve	0.00	0.00	0.00	0.00
16	1492 Moving to Work Demonstration	0.00	0.00	0.00	0.00
17	1495.1 Relocation Costs	0.00	0.00	0.00	0.00
18	1499 Development Activities	0.00	0.00	0.00	0.00
19	1501 Collateralization or Debt Service	0.00	0.00	0.00	0.00
20	1502 Contingency	0.00			

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: Brewer Housing Authority		Grant Type and Number Capital Fund Program Grant No: ME 36P 021 501 02 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: 3/31/04 Final Performance and Evaluation Report					
Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
21	Amount of Annual Grant: (sum of lines 2 – 20)	\$248,963.00	\$248,963.00	\$248,963.00	\$184,394.41
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				

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: Brewer Housing Authority			Grant Type and Number Capital Fund Program Grant No: ME 36P 021 502 02 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	
ME 21-2	Repl/repair concrete steps & handrails	1450		66,570.00	56,895.00	56,895.00	56,895.00	
	Inst photo cell sensors to common area lighting	1460		2,500.00	0.00	0.00	0.00	
	Insulate exhaust fans, reconnect duct.	1460		4,500.00	4,068.59	4,068.59	0.00	
	Repl common area lights and apt lights	1450	3	18,993.00	0.00	0.00	0.00	
ME 21-3	Repair/replace fire/smoke lights all bldgs	1465.1	5	3,500.00	3,500.00	3,500.00	3,500.00	
	Replace interior smoke detectors	1465.1	2 ea apt	20,000.00	4,471.00	4,471.00	4,471.00	
	Replace emergency pull cords	1465.1		10,000.00	5,357.47	5,357.47	5,357.47	
ME 21-4	Replace tub surrounds	1460		3,500.00	15,232.00	15,232.00	15,232.00	
19 A&B	Replace medicine cabinets	1460		1,800.00	4,000.00	4,000.00	4,000.00	
Chamberlain St.	and light							

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: Brewer Housing Authority			Grant Type and Number Capital Fund Program Grant No: ME 36P 021 502 02 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	
ME 21-4 25 Chamberlain St	Replace dryer vents, cover and duct with metal	1460		1,000.00	3,000.00	3,000.00	3,000.00	
ME 21-4 341 N. Main St.	Repl dryer pipe with metal to the outside	1460		1,000.00	3,000.00	3,000.00	3,000.00	
ME 21-4 Church St.	Replace dryer and bathrm vents to metal	1460		6,500.00	10,000.00	10,000.00	10,000.00	
ME 21-4 Church St.	Repl tub surround and medicine cabinet	1460	8 apts	10,500.00	21,000.00	21,000.00	21,000.00	
ME 21-4 Norumbega	Repair/replace concrete pads: 26,28, 46 and 48 Chamberlain St. (18) 139-151 Church St (moved from FY99 complete FY01)	1450	16 pads	7,500.00	7,500.00	7,500.00	6,500.00	
ME 21-5 Norumbega	Replace tub/shower surround and tub.	1460		13,000.00	13,000.00	13,000.00	0.00	

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: Brewer Housing Authority			Grant Type and Number Capital Fund Program Grant No: ME 36P 021 502 02 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	
ME 21-7	Replace tub/shower surround and tub	1460		8,500.00	8,500.00	8,500.00	0.00	
Norumbega II	(tub only as needed)							
ME 21-8	Repl kitchen cabinets, countertop, sink and faucet	1460		38,000.00	38,000.00	38,000.00	0.00	
Norumbega III	Replace dryer vents and ext hood cover	1460		7,500.00	17,500.00	17,500.00	17,500.00	
ME 21-9	No Work Items							
Gerald D. Robertson								
PHA-Wide	Arch/Eng, CGP insp, Coord Fees	1430		24,100.00	30,395.61	30,395.61	30,395.61	
PHA-Wide	<i>New Work Item</i>							
	<i>Purchase a power sweeper</i>	1465.1		0.00	3,543.33	3,543.33	3,543.33	

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: Brewer Housing Authority		Grant Type and Number Capital Fund Program No: ME 36P 021 502 02 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	
ME 21-2 Heritage Apts.	9/04		3/04	9/05			
ME 21-3 Dartnell Apts.	9/04		3/04	9/05			
ME 21-4 Scattered Sites	9/04		12/03	9/05			
ME 21-5 Norumbega Park	9/04		3/04	9/05			
ME 21-7 Norumbega Park II	9/04		3/04	9/05			
ME 21-8 Norumbega Park III	9/04		3/04	9/05			
ME 21-9 Robertson	9/04		3/04	9/05			
PHA – Wide	9/04		3/04	9/05			

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan

Part I: Summary

PHA Name Brewer Housing Authority		<input type="checkbox"/> Original 5-Year Plan <input checked="" type="checkbox"/> Revision No: 4			
Development Number/Name/HA -Wide	Year 1	Work Statement for Year 2 FFY Grant: 2005 PHA FY:	Work Statement for Year 3 FFY Grant: 2006 PHA FY:	Work Statement for Year 4 FFY Grant: 2007 PHA FY:	Work Statement for Year 5 FFY Grant: 2008 PHA FY:
	Annual Statement				
ME 21-2 Heritage Apts		\$46,200.00	\$104,000.00	0.00	\$45,000.00
ME 21-3 Dartnell Apts.		\$78,100.00	\$58,000.00	\$110,000.00	\$5,500.00
ME 21-4 Scattered Sites		\$2,400.00	\$18,500.00	\$16,750.00	\$114,700.00
ME 21-5 Norumbega Park		0.00	0.00	\$18,500.00	\$45,500.00
ME 21-7 Norumbega Park II		0.00	0.00	\$13,200.00	\$48,000.00
ME 21-8 Norumbega Park III		\$27,400.00	0.00	\$25,600.00	\$15,300.00
ME 21-9 Gerald D. Robertson		\$49,000.00	0.00	\$38,400.00	\$8,500.00
CFP Funds Listed for 5-year planning		\$242,600.00	\$235,000.00	\$263,950.00	\$324,000.00
Replacement Housing Factor Funds		0	0	0	0

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:			Activities for Year: <u> 3 </u> FFY Grant: 2006 PHA FY:		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See	ME 21-2	<i>Reset drying lines, 2</i>	\$7,500.00	ME 21-2	<i>Tenant Storage area</i>	\$80,000.00
Annual	Heritage Apts	<i>sets, 4 poles each.</i>		Heritage Apts	24 x 50 bldg plus	
Statement		Repl hose bibs	\$2,200.00		add'l parking	
		Replace handrails –ramp	\$29,000.00			
		Replace water shut-off in crawl space.	\$7,500.00		<i>Repl bifold dr in kitchen clt with an accordion door (\$180/dr).-45 drs.</i>	\$24,000.00
	ME 21-3	Replace side lights	\$10,000.00	ME 21-3	Replace bedrm closet	\$58,000.00
	Dartnell Apts.	(windows) next to entr		Dartnell Apts.	Door, kit clt	
		Repl (7) 2 nd fl. hall	\$2,100.00		doors and bathrm clt	
		windows.				
		Repl (40) apt. bedroom	\$32,000.00	ME 21-4	Add insulation to the	\$18,500.00
		windows		25 Chamberlain St.	attic.	
		Repl apt hall & kit light	\$18,000.00			
		Repl bath vanity & top	\$16,000.00	ME 21-5 Norumbega Park (12 Apts), 3 bldgs	No work items	
	ME 21-4 Church St.	Install door closures to all exterior doors	\$2,400.00	ME 21-7 Norumbega ParkII (12 apts), 2 bldgs	No work items	
	ME 21-5, Norumbega Park (12 apts.) 3 bldgs	No work items		ME 21-8 Norumbega Pk III (10 apts), 2 bldgs	No work items	
	ME 21-7 Norumbega ParkII (12 apts), 2 bldgs	No work items				

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:			Activities for Year: <u>3</u> FFY Grant: 2006 PHA FY:		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
	ME 21-8, Norumbega Park III (10 apts.)	Replace the boilers & burners (3 apts on one,	\$22,000.00	ME 21-9, Gerald D. Robertson Apts.	No work items	
	2 bldgs, 3 boiler rms.	x 2, + one boiler w/4)				
		Repl 10 toilets w/ energy effi. 1.6 gal tanks	\$2,800.00	HA-Wide	Arch/Eng fees	\$24,500.00
		Repl 10 med cab't	\$2,600.00		Salaries and benefits	\$30,000.00
	ME 21-9, Gerald D. Robertson Apts. (20 Apts), 5 Bldgs	Replace the dryer vents	\$4,500.00			
		Replace the kitchen faucets	\$3,500.00			
		Replace 20 vinyl and carpet floors	\$41,000.00			
	HA-Wide	Arch/Eng fees	\$24,500.00			
		Salaries and benefits	\$15,000.00			
	Total CFP Estimated Cost		\$242,600.00			\$235,000.00

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan

Part II: Supporting Pages—Work Activities

Activities for Year : <u> 4 </u> FFY Grant: 2007 PHA FY:			Activities for Year: <u> 5 </u> FFY Grant: 2008 PHA FY:		
Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
ME 21-2, Heritage	<i>No Work Items</i>		ME 21-2, Heritage	<i>Repl apt entr drs, 2 each apts. (100 total)</i>	\$45,000.00
ME 21-3, Dartnell	Repl elec heat with DHW with oil.	\$110,000.00			
			ME 21-3, Dartnell	Two dumpster enclosure	\$3,300.00
ME 21-4 19A&B	Repl 6 ceiling mounted	\$1,000.00		fence and concrete pads	
Chamberlain St (2 units)	lights w/fluorescent			Repl hose bibs with	\$2,200.00
	install 2 washer pans.	\$800.00		frost-free ones	
ME 21-4	Install a washer pan	\$200.00	ME 21-4 19A&B	Inst oil DHW & htg sys	\$15,000.00
25 Chamberlain Street	Remove/replace the roof	\$5,000.00	Chamberlain St (2 units)		
	Repl medicine cabinet and light in bedroom.	\$550.00			
	Repl ceiling mounted	\$1,100.00	ME 21-4	Install an oil DHW and	\$7,000.00
	lights w/fluorescent		25 Chamberlain Street	heating system	
	Add insulation to the stairway wall.	\$1,000.00			

8. Capital Fund Program Five-Year Action Plan

Capital Fund Program Five-Year Action Plan

Part II: Supporting Pages—Work Activities

Activities for Year : <u>4</u> FFY Grant: 2007 PHA FY:			Activities for Year: <u>5</u> FFY Grant: 2008 PHA FY:		
Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
ME 21-4 26A,B&C And 28A&B	Repl ceiling lights in kit. Washer pan in kitchen	\$1,600.00 \$1,000.00	ME 21-4 26A,B&C And 28A&B	Grade site, loam & seed Construct a dumpster	\$3,500.00 \$2,200.00
Chamberlain St (5 apts)			Chamberlain St (5 apts)	pad/fence area.	
				Inst oil DHW & htg sys	\$30,500.00
ME 21-4 46 & 48 Chamberlain St (2 apts.)	No work items		ME 21-4 341 N. Main Street (2 apts.)	Install an oil DHW and heating system.	\$17,000.00
ME 21-4 Church Street (8 apts.)	Replace ceiling lights	\$4,500.00			
			ME 21-4 46 & 48 Chamberlain St (2 apts.)	Install an oil DHW and heating system.	\$9,500.00
ME 21-5 Norumbega Park (12 apts) 3 bldgs.	Inst a washer pan (12) Replace 72 ceiling lights	\$2,000.00 \$15,000.00	ME 21-4 Church Street (8 apts.)	Install an oil DHW and heating system.	\$30,000.00
	Replace hose bibs with frost-free ones	\$1,500.00			
			ME 21-5 Norumbega Park (12 apts) 3 bldgs.	Install an oil DHW and heating system.	\$38,000.00
				Inst. fluorescent fixtures in bathroom & kitchen	\$7,500.00

8. Capital Fund Program Five-Year Action Plan

Activities for Year : <u>4</u> FFY Grant: 2007 PHA FY:			Activities for Year: <u>5</u> FFY Grant: 2008 PHA FY:		
Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
ME 21-7 Norumbega	Install a washer pan	\$2,000.00	ME 21-7 Norumbega	Replace medicine	\$3,000.00
Park II (12 apts) 2 bldgs.	Replace the round	\$8,000.00	Park II (12 apts) 2 bldgs.	cabinets and lights.	
	incandescent fixtures			Replace hose bibs with	\$1,500.00
	Repl. 12 toilets with	\$3,200.00		frost-free ones.	
	1.6 gal tanks.			Install an oil DHW	\$35,000.00
				and heating system.	
ME 21-8 Norumbega	Replace 20 ext ent doors	\$16,000.00		Install fluorescent	\$8,500.00
Park III (10 apts), 2 bldgs,	Install 10 washer pans.	\$1,500.00		fixtures, bathrm & kit.	
3 boiler rooms	Replace 40 round	\$4,100.00			
	incandescent fixtures.		ME 21-8 Norumbega	Replace hose bibs with	\$1,800.00
	Replace tub surrounds	\$4,000.00	Park III (10 apts), 2 bldgs,	frost-free ones.	
	(tubs as needed).		3 boiler rooms	Replace the bathroom	\$5,000.00
				toe heater	
ME 21-9 Gerald D.	Replace 20 toilets with	\$6,400.00		Install fluorescent	\$8,500.00
Robertson Apts. (20	1.6 gal tanks.			fixtures bathrm & kit.	
Apts) 5 bldgs.	Repl 75 bifold doors	\$32,000.00			
	with an accordion door.		ME 21-9 Gerald D.	Insulate party wall in	\$8,500.00
			Robertson Apts. (20	attic space.	
			Apts) 5 bldgs		
HA-Wide	Architect/Engineer fees	\$26,500.00	HA-Wide	Architect/Engineer fees	\$26,500.00
	Salaries and benefits	\$15,000.00		Salaries and benefits	\$15,000.00
Total CFP Estimated Cost		\$263,950.00			\$324,000.00