

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: 2006
PHA Name:

Waterville Housing Authority

ME 008

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) 07/2006

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**

Phone: **207 873-2155**

TDD: **207 873-1256**

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 2006
[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 (**Not Applicable**)
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 (**Not Applicable**)
903.7(k)(1)(i) Statement of Homeownership Programs
- 4. Project-Based Voucher Programs (**Not Applicable**)
- 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:

Attachment A: CFP FY 2005 P & E Report (501-05)

Attachment B: CFP FY 2004 P & E Report (501-04)

Attachment C: CFP FY 2003 P & E Report (501-03)

B. SEPARATE HARD COPY SUBMISSIONS TO LOCAL HUD FIELD OFFICE

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

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

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

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

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

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

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

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

A. Site-Based Waiting Lists-Previous Year

1. Has the PHA operated one or more site-based waiting lists in the previous year? **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):

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: **(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 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 safe, affordable, and accessible housing in the jurisdiction of the Housing Authority**

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. 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.

Other: (list below)

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

Excerpts from the Maine Consolidated Plan for the 5-year period 2005-2009

“There are levels of housing need in all parts of Maine. The needs are regionally different and solutions are being developed to acknowledge those differences. Maine State Housing Authority (MSHA) has been meeting with diverse groups to discuss the impact the lack of affordable housing (rental and homeownership) has on the local and surrounding communities’ economic growth.”

“MSHA will continue to work with Rural Development, the Maine Community Reinvestment Program, Public Housing Authorities, and our public and private sector development partners to increase the number of deep rental subsidies.”

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 objectives of the Waterville Housing Authority for the extremely low, very-low and low income persons and families in its jurisdiction.

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

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
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 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 assesment).	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	Annual Plan: Designation of

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
	(Designated Housing Plans).	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
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: Housing Authority of the City of Waterville			Grant Type and Number Capital Fund Program Grant No: ME36P00850106 Replacement Housing Factor Grant No:		Federal FY of Grant: 2006
<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	10,000			
4	1410 Administration				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement	7,000			
10	1460 Dwelling Structures	240,300			
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	1501 Collaterization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	307,300			
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: Housing Authority of the City of Waterville		Grant Type and Number Capital Fund Program Grant No: ME36P00850106 Replacement Housing Factor Grant No:			Federal FY of Grant: 2006			
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>							
	Public housing operating expenses	1406	Lump Sum	50,000				
	Subtotal Acct 1406			50,000				
HA Wide	<u>Management Improvements</u>							
	Public housing operating expenses	1408	Lump Sum	10,000				
	Subtotal Acct 1408			10,000				
	<u>Site Improvements</u>							
ME008-2	Canabis Paving	1450	Lump Sum	7,000				
	Subtotal Acct 1450			7,000				
ME008-2	Common area upgrade	1460	Lump Sum	6,000				
ME008-2	Carpet replacement	1460	Lump Sum	8,000				
ME008-2	Fence replacement	1460	1 Fence	4,000				
ME008-3	Replace flooring	1460	10 units	24,000				
ME008-3	Replace siding	1460	6 buildings	37,600				
ME008-3	Replace smoke detectors	1460	47 units	18,000				
ME008-3	Replace roofs	1460	6 buildings	40,000				
ME008-3	Replace doors	1460	47 units	11,000				

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: ME36P00850106 Replacement Housing Factor Grant No:			Federal FY of Grant: 2006		
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	
ME008-4	Replace smoke alarms	1460	31 units	10,700				
ME008-5	Replace kitchen cabinets	1460	11 units	50,000				
ME008-6	Replace flooring	1460	6 units	11,000				
ME008-7	Replace siding and trim	1460	1 building	20,000				
	Subtotal Acct 1460			240,300				
	Grand Total			\$307,300				

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: ME36P00850106 Replacement Housing Factor No:			Federal FY of Grant: 2006	
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	9/30/08			9/30/10			
ME008-2	9/30/08			9/30/10			
ME008-3	9/30/08			9/30/10			
ME008-4	9/30/08			9/30/10			
ME008-5	9/30/08			9/30/10			
ME008-6	9/30/08			9/30/10			
ME008-7	9/30/08			9/30/10			

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: 2007 PHA FY: 7/1/2007	Work Statement for Year 3 FFY Grant: 2008 PHA FY: 7/1/2008	Work Statement for Year 4 FFY Grant: 2009 PHA FY: 7/1/2009	Work Statement for Year 5 FFY Grant: 2010 PHA FY: 7/1/2010
	Annual Statement				
HA Wide		50,000	53,000	50,000	53,000
ME008-2		-0-	49,200	70,000	35,000
ME008-3		227,000	114,800	75,000	94,000
ME008-4		27,000	25,000	75,000	155,000
ME008-5		10,000	10,000	10,000	-0-
ME008-6		-0-	62,000	60,000	3,000
ME008-7		26,000	26,000	-0-	-0-
CFP Funds Listed for 5-year planning		\$340,000	\$340,000	\$340,000	\$340,000
Replacement Housing Factor Funds					

Attachment A

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: ME36P00850105 Replacement Housing Factor Grant No:			Federal FY of Grant: 2005
<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: 12/31/05 <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	50,000	50,000.00	50,000.00
3	1408 Management Improvements				
4	1410 Administration				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	3,400	3,400	0	0
8	1440 Site Acquisition				
9	1450 Site Improvement	40,000	38,250	4,250.00	4,250.00
10	1460 Dwelling Structures	199,485	202,219	95,510.98	1,076.40
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment	4,600	3,616	3,616.00	3,616.00
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)	\$297,485	\$297,485	\$153,376.98	\$58,942.40
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: ME36P00850105 Replacement Housing Factor Grant No:			Federal FY of Grant: 2005			
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	Operations							
	Public housing operating expenses	1406	Lump Sum	50,000	50,000.00	50,000.00	50,000.00	Complete
	Subtotal Acct 1406			50,000	50,000.00	50,000.00	50,000.00	
HA Wide	Fees and Costs							
	A&E fees and reimbursable costs	1430	Lump Sum	3,400	3,400.00	0	0	On schedule
	Subtotal Acct 1430			3,400	3,400.00	0	0	
	Site Improvements							
ME008-2	Replace fence	1450	Lump Sum	4,000	4,000.00	0	0	On schedule
ME008-5	Replace patio	1450	Lump Sum	30,000	30,000.00	0	0	On schedule
ME008-5	Secure fence	1450	Lump Sum	6,000	4,250.00	4,250.00	4,250.00	Complete
	Subtotal Acct 1450			40,000	38,250.00	4,250.00	4,250.00	
	Dwelling Structures							
ME008-2	Replace front doors	1460	1 set	5,000	325.98	325.98	0	On schedule
ME008-2	Replace fire door closer	1460	1 set	2,000	3,700.00	3,700.00	0	On schedule
ME008-2	Community room rehab	1460	Lump sum	6,000	6,000.00	0	0	On schedule
ME008-3	Install medicine cabinet with light	1460	47 units	12,000	0	0	0	Completed in '04

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: ME36P00850105 Replacement Housing Factor Grant No:				Federal FY of Grant: 2005		
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	
ME008-4	Replace roofs	1460	7 bldgs	50,000	74,708.00	0	0	On schedule
ME008-5	Lobby rehab	1460	Lump sum	10,000	10,000.00	0	0	On schedule
ME008-5	Replace security door	1460	1 set	4,000	4,000.00	0	0	On schedule
ME008-5	Replace common area lighting	1460	Lump sum	12,000	12,000.00	0	0	On schedule
ME008-5	Replace carpet and vinyl	1460	8 units	20,485	20,485.00	20,485.00	0	On schedule
ME008-5	Kitchen rehab	1460	32 units	62,000	62,000.00	62,000.00	0	On schedule
ME008-6	Replace LR lights	1460	16 units	1,000	0	0	0	Deleted
ME008-7	Rehab community room	1460	Lump sum	15,000	9,000.00	9,000.00	1,076.40	On schedule
Subtotal Acct 1460				199,485	202,219.00	95,510.98	1,076.40	
<u>Non-Dwelling Equipment</u>								
ME008-5	ADA washer/dryer	1475	1 set	2,300	1,808.00	1,808.00	1,808.00	Complete
ME008-7	ADA washer/dryer	1475	1 set	2,300	1,808.00	1,808.00	1,808.00	Complete
Subtotal Acct 1475				4,600	3,616.00	3,616.00	3,616.00	
Grand Total				\$297,485	\$297,485	\$153,376.98	\$58,942.40	

**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: ME36P00850105 Replacement Housing Factor No:	Federal FY of Grant: 2005
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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	
HA Wide	9/30/07			9/30/09			
ME008-2	9/30/07			9/30/09			
ME008-3	9/30/07			9/30/09			
ME008-4	9/30/07			9/30/09			
ME008-5	9/30/07			9/30/09			
ME008-6	9/30/07			9/30/09			
ME008-7	9/30/07			9/30/09			

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: ME36P00850104 Replacement Housing Factor Grant No:			Federal FY of Grant: 2004
<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: 12/31/05 <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	50,000.00	50,000.00	50,000.00
3	1408 Management Improvements				
4	1410 Administration				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	10,000	10,000.00	0	0
8	1440 Site Acquisition				
9	1450 Site Improvement	36,000	18,472.67	18,472.67	18,472.67
10	1460 Dwelling Structures	183,147	214,226.95	214,226.95	25,205.78
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Nondwelling Structures	51,000	37,447.38	37,447.38	37,447.38
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)	\$330,147	\$330,147	\$320,147.00	\$131,125.83
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: ME36P00850104 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	Operations							
	Public housing operating expenses	1406	Lump Sum	50,000	50,000.00	50,000.00	50,000.00	
	Subtotal Acct 1406			50,000	50,000.00	50,000.00	50,000.00	Complete
HA Wide	Fees and Costs							
	A&E Fees and reimbursable costs; engineering study (Sec 504); landscape architect design fees	1430	Lump Sum	10,000	10,000.00	0	0	On schedule
	Subtotal Acct 1430			10,000	10,000.00	0	0	
	Site Improvements							
ME008-2	Landscaping improvements	1450	Lump Sum	5,000	4,954.54	4,954.54	4,954.54	Complete
ME008-3	Landscaping improvements	1450	Lump Sum	10,000	-0-	-0-	-0-	Deferred
ME008-4	Landscaping improvements	1450	Lump Sum	6,000	4,875.00	4,875.00	4,875.00	Complete
ME008-5	Landscaping improvements	1450	Lump Sum	5,000	3,469.06	3,469.06	3,469.06	Complete
ME008-6	Landscaping improvements	1450	Lump Sum	5,000	2,044.00	2,044.00	2,044.00	Complete
ME008-7	Landscaping improvements	1450	Lump Sum	5,000	3,130.07	3,130.07	3,130.07	Complete
	Subtotal Acct 1450			36,000	18,472.67	18,472.67	18,472.67	
	Dwelling Structures							
ME008-2	Convert to Sec 504/ADA compliance standards	1460	2 units	41,000	0	0	0	Deleted
	Rehab. at 6 Fairmont & 24 High St.	1460	2 units	0	41,000.00	41,000.00	1,107.95	On schedule
	Shower fixture replacements	1460	23 units	0	0	0	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: ME36P00850104 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	Replace under-floor dryer vent	1460	47 units	10,000	5,718.55	5,718.55	5,718.55	Complete
	Install medicine cabinets with lights	1460	47 units	17,147	5,784.28	5,784.28	5,784.28	Complete
	Replace front entrance doors & hardware	1460	24 units	11,000	0	0	0	Deferred
	Replace drain pipes	1460	23 units	0	0	0	0	Deleted
	Convert buildings from electric heat to oil hot water	1460	4 buildings	0	0	0	0	Deferred
ME008-4	Replace dryer vent duct work	1460	31 units	12,000	3,782.00	3,782.00	3,782.00	Complete
	Install medicine cabinets with lights	1460	31 units	12,000	3,813.00	3,813.00	3,813.00	Complete
ME008-5	Install medicine cabinets with lights	1460	48 units	15,000	0	0	0	Deferred
	Replace carpets	1460	48 units	20,000	83,129.00	83,129.00	0	On schedule
	Replace kitchen cabinets, counters, sinks, faucets	1460	16 units	45,000	71,000.12	71,000.12	5,000.00	On schedule
	Subtotal Acct 1460			183,147	214,226.95	214,226.95	25,205.78	
	<u>Non dwelling Structures</u>							
HA Wide	Physical improvements to office and conversion of out building to office/conference space	1470	Lump sum	40,000	37,447.38	37,447.38	37,447.38	Complete
ME008-3	Refurbish maintenance shop	1470	Lump sum	11,000	0	0	0	Deferred
	Subtotal Acct 1470			51,000	37,447.38	37,447.38	37,447.38	
	Grand Total			\$330,147	\$330,147	\$320,147	\$131,125.83	

**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
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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	
HA Wide	9/30/06			9/30/08			
ME008-2	9/30/06			9/30/08			
ME008-3	9/30/06			9/30/08			
ME008-4	9/30/06			9/30/08			
ME008-5	9/30/06			9/30/08			
ME008-6	9/30/06			9/30/08			
ME008-7	9/30/06			9/30/08			

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: ME36P00850103 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: 3) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12/31/05 <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	50,000.00	50,000.00	50,000.00
3	1408 Management Improvements				
4	1410 Administration				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	25,000	3,955.39	3,955.39	3,955.39
8	1440 Site Acquisition				
9	1450 Site Improvement	78,000	90,833.83	90,833.83	97,743.79
10	1460 Dwelling Structures	145,999	117,109.78	117,109.78	0
11	1465.1 Dwelling Equipment—Nonexpendable	0	37,100.00	37,100.00	37,100.00
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	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	\$298,999	\$298,999.00	\$298,999.00	\$279,633.01
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: ME36P00850103 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	
HA Wide	<u>Operations</u>							
	Public housing operating expenses	1406	Lump Sum	50,000	50,000.00	50,000.00	50,000.00	Complete
	Subtotal Acct 1406			50,000	50,000.00	50,000.00	50,000.00	
HA Wide	<u>Fees and Costs</u>							
	A&E Fees and reimbursable costs; engineering study (Sec 504); landscape architect design fees	1430	Lump Sum	25,000	3,955.39	3,955.39	3,955.39	Complete
	Subtotal Acct 1430			25,000	3,955.39	3,955.39	3,955.39	
	<u>Site Improvements</u>							
ME008-5	Landscape, repair, replace sidewalks	1450	Lump Sum	0	1,796.43	1,796.43	1,796.43	Complete
ME008-6	Resurface parking lot & landscaping	1450	Lump Sum	61,500.00	68,000.00	68,000.00	68,000.00	Complete
ME008-7	Resurface parking lot & landscaping	1450	Lump Sum	16,500.00	21,037.40	21,037.40	21,037.40	Complete
	Subtotal Acct 1450			78,000.00	90,833.83	90,833.83	90,833.83	
	<u>Dwelling Structures</u>							
ME008-2	Replace roofs and chimney repairs	1460	18 units	\$25,000.00	\$26,920.00	\$26,920.00	\$26,920.00	Complete
ME008-2	Install master keyed lock system	1460	41 unit	\$8,000.00	\$6,183.00	\$6,183.00	\$6,183.00	Complete
ME008-2	Conversion to Section 504/ADA compliance standards (totals \$60,000 with 2004 CFP funds)	1460	2 units	18,999.00	0	0	0	Deferred
ME008-2	Rehab at 14 Belmont	1460	1 unit	0	4,902.32	4,902.32	4,902.32	Complete
ME008-2	Elevator addition change order	1460	Lump Sum	0	3,861.47	3,861.47	3,861.47	Complete
					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: ME36P00850103 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	
ME008-3	Convert buildings from electric heat to oil hot water	1460	4 bldgs.	54,000.00	0	0	0	Deferred
ME008-5	Conversion to Section 504/ADA compliance standards	1460	2 units	40,000.00	30,061.88	30,061.88	30,061.88	Complete
ME008-5	Replace common area/seventh floor flooring	1460	8 units	0	45,181.11	45,181.11	25,815.12	On schedule
	Subtotal Acct 1460			145,999.00	117,109.78	117,109.78	97,743.79	
	<u>Dwelling Equipment - Nonexpend</u>							
ME008-5	Replace ranges & refrigerators	1465.1	48 units	0	37,100.00	37,100.00	37,100.00	Complete
	Subtotal Acct 1465.1			0	37,100.00	37,100.00	37,100.00	
	Grand Total			298,999	298,999.00	298,999.00	279,633.01	

