

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

PHA Plans

5 Year Plan for Fiscal Years 2006 - 2010

Annual Plan for Fiscal Year 2006

**NOTE: THIS PHA PLANS TEMPLATE (HUD 50075) IS TO BE COMPLETED IN
ACCORDANCE WITH INSTRUCTIONS LOCATED IN APPLICABLE PIH NOTICES**

**PHA Plan
Agency Identification**

PHA Name: Columbus Metropolitan Housing Authority

PHA Number: OH001

PHA Fiscal Year Beginning: 01/2006

Public Access to Information: www.cmhanet.com

**Columbus Metropolitan Housing Authority
880 E. 11th Avenue
Columbus, Ohio 43211
8:00 am to 4:30 pm Hours of Operation**

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

- ☒ Main administrative office of the PHA
- ☐ PHA development management offices
- ☐ PHA local offices

Display Locations For PHA Plans and Supporting Documents

The PHA Plans (including attachments) are available for public inspection at: (select all that apply)

- ☒ Main administrative office of the PHA
- ☐ PHA development management offices
- ☐ PHA local offices
- ☐ Main administrative office of the local government
- ☐ Main administrative office of the County government
- ☐ Main administrative office of the State government
- ☒ Public library
- ☒ PHA website: www.cmhanet.com
- ☐ 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)

5-YEAR PLAN
PHA FISCAL YEARS 2006 - 2010
[24 CFR Part 903.5]

A. Mission

State the PHA's mission for serving the needs of low-income, very low income, and extremely low-income families in the PHA's jurisdiction. (select one of the choices below)

☐ The mission of the PHA is the same as that of the Department of Housing and Urban Development: To promote adequate and affordable housing, economic opportunity and a suitable living environment free from discrimination.

☒ The PHA's mission is: (state mission here)

“The Columbus Metropolitan Housing Authority serves the community by helping people access affordable housing. By working with our collaborative partners, we develop, renovate and maintain housing, promote neighborhood revitalization, and assist residents in accessing needed social services.”

B. Goals

The goals and objectives listed below are derived from HUD's strategic Goals and Objectives and those emphasized in recent legislation. PHAs may select any of these goals and objectives as their own, or identify other goals and/or objectives. Whether selecting the HUD-suggested objectives or their own, **PHAS ARE STRONGLY ENCOURAGED TO IDENTIFY QUANTIFIABLE MEASURES OF SUCCESS IN REACHING THEIR OBJECTIVES OVER THE COURSE OF THE 5 YEARS.** (Quantifiable measures would include targets such as: numbers of families served or PHAS scores achieved.) PHAs should identify these measures in the spaces to the right of or below the stated objectives.

HUD Strategic Goal: Increase the availability of decent, safe, and affordable housing.

☒ PHA Goal: Expand the supply of assisted housing

Objectives:

- ☒ Apply for additional rental vouchers:
- ☒ Reduce public housing vacancies:
- ☒ Leverage private or other public funds to create additional housing opportunities:
- ☒ Acquire or build units or developments
- ☐ Other (list below)

☒ PHA Goal: Improve the quality of assisted housing

Objectives:

- ☒ Improve public housing management: (PHAS score) 90
- ☒ Improve voucher management: (SEMAP score) 96

- ☒ Increase customer satisfaction:
- ☐ Concentrate on efforts to improve specific management functions:
(list; e.g., public housing finance; voucher unit inspections)
- ☒ Renovate or modernize public housing units:
- ☒ Demolish or dispose of obsolete public housing:
- ☒ Provide replacement public housing:
- ☒ Provide replacement vouchers:
- ☐ Other: (list below)

☒ **PHA Goal: Increase assisted housing choices**

Objectives:

- ☒ Provide voucher mobility counseling:
- ☒ Conduct outreach efforts to potential voucher landlords
- ☐ Increase voucher payment standards
- ☒ Implement voucher homeownership program:
- ☒ Implement public housing or other homeownership programs:
- ☒ Implement public housing site-based waiting lists:
- ☒ Convert public housing to vouchers:
- ☐ Other: (list below)

HUD Strategic Goal: Improve community quality of life and economic vitality

☒ **PHA Goal: Provide an improved living environment**

Objectives:

- ☐ Implement measures to deconcentrate poverty by bringing higher income public housing households into lower income developments:
- ☐ Implement measures to promote income mixing in public housing by assuring access for lower income families into higher income developments:
- ☐ Implement public housing security improvements:
- ☒ Designate developments or buildings for particular resident groups (elderly, persons with disabilities)
- ☐ Other: (list below)

HUD Strategic Goal: Promote self-sufficiency and asset development of families and individuals

☒ **PHA Goal: Promote self-sufficiency and asset development of assisted households**

Objectives:

- ☒ Increase the number and percentage of employed persons in assisted families:

- ☒ Provide or attract supportive services to improve assistance recipients' employability:
- ☒ Provide or attract supportive services to increase independence for the elderly or families with disabilities.
- ☐ Other: (list below)

HUD Strategic Goal: Ensure Equal Opportunity in Housing for all Americans

- ☒ PHA Goal: Ensure equal opportunity and affirmatively further fair housing
Objectives:
 - ☐ Undertake affirmative measures to ensure access to assisted housing regardless of race, color, religion national origin, sex, familial status, and disability:
 - ☐ Undertake affirmative measures to provide a suitable living environment for families living in assisted housing, regardless of race, color, religion national origin, sex, familial status, and disability:
 - ☐ Undertake affirmative measures to ensure accessible housing to persons with all varieties of disabilities regardless of unit size required:
 - ☐ Other: (list below)

Other PHA Goals and Objectives: (list below)

Annual PHA Plan
PHA Fiscal Year 2006
[24 CFR Part 903.7]

i. Annual Plan Type:

Select which type of Annual Plan the PHA will submit.

☒ **Standard Plan**

Streamlined Plan:

- ☐ **High Performing PHA**
- ☐ **Small Agency (<250 Public Housing Units)**
- ☐ **Administering Section 8 Only**

☐ **Troubled Agency Plan**

ii. Executive Summary of the Annual PHA Plan

[24 CFR Part 903.7 9 (r)]

Provide a brief overview of the information in the Annual Plan, including highlights of major initiatives and discretionary policies the PHA has included in the Annual Plan.

Our priority strategic initiatives that are included in this 2006 Agency Plan involve the following:

- Negotiations will continue with private developers to include public housing within their market rate units to further deconcentration and add public housing units
- 960 E. Fifth building, a centralized maintenance facility, will be replaced with a new facility and the old building demolished due to obsolescence depending upon costs and new regulations
- Capital improvements for 2006 will continue to address PHAS scoring for 2005
- CMHA will explore ways to utilize Capital Improvement Funds to leverage additional monies for the rehabilitation of our developments. If feasible a plan will be submitted to HUD for approval of Capital Funds in borrowing additional dollars
- Request for Proposals for Project based S8 vouchers will be released to be accepted by the CMHA Board of Commissioners if sufficient S8 funds become available to support community initiatives.
- CMHA and the YMCA will continue the partnership at Sunshine Terrace, a homeless supportive housing environment. In 2006 we will continue to work on maintaining the occupancy at the 180 unit Sunshine Terrace at 98%+ and working with the community for continued support
- CMHA will finalize the sale of scattered sites and sale of units that are infeasible to rehab
- CMHA will complete the new building for Jenkins Terrace and start lease up toward the beginning of 2007
- Worley Terrace will begin full demolition and construction in 2006

- CMHA will continue planning for the rehabilitation, demolition and/or replacement of Sunshine Annex and Sunshine Terrace
- The S8 Homeownership program will continue to build off of its successful first couple years
- Site based wait list will be expanded to include Jenkins Terrace
- CMHA is also reassessing its admission preference and wait list policies and may expand site based wait list to additional communities and increase opportunities for single working individuals in some properties
- CMHA will work with CDCs on homeownership and other neighborhood revitalization activities desired by the communities
- CMHA will continue to explore ways of maintaining public housing while federal funding continues to drop significantly below actual cost
- CMHA will move to implementation of the Revisions to the Public Housing Operating Fund Program as further policy and rules are promulgated by HUD.

Our plans will remain flexible with the challenge to meet community initiatives as they develop.

CMHA, as its Mission indicates, maintains its commitment to affordable housing by working with collaborative partners.

iii. Annual Plan Table of Contents

[24 CFR Part 903.7 9 (r)]

Provide a table of contents for the Annual Plan, including attachments, and a list of supporting documents available for public inspection.

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Attachments

Indicate which attachments are provided by selecting all that apply. Provide the attachment's name (A, B, etc.) in the space to the left of the name of the attachment. Note: If the attachment is provided as a **SEPARATE** file submission from the PHA Plans file, provide the file name in parentheses in the space to the right of the title.

Required Attachments:

- ☒ Admissions Policy for Deconcentration (**See Appendix B**)
- ☒ FY 2006 Capital Fund Program Annual Statement (**See Appendix C**)
- ☐ Most recent board-approved operating budget (Required Attachment for PHAs that are troubled or at risk of being designated troubled ONLY)

Optional Attachments:

- ☒ PHA Management Organizational Chart
- ☒ FY 2006 Capital Fund Program 5 Year Action Plan
- ☐ Public Housing Drug Elimination Program (PHDEP) Plan
- ☐ Comments of Resident Advisory Board or Boards (must be attached if not included in PHA Plan text) (**See Appendix G**) **Note this will be added once the 45 day comment period has expired**
- ☐ Other (List below, providing each attachment name)

Supporting Documents Available for Review

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	Applicable Plan Component
	PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations	5 Year and Annual Plans
X	State/Local Government Certification of Consistency with the Consolidated Plan	5 Year and Annual Plans
	Fair Housing Documentation: 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
	Consolidated Plan for the jurisdiction/s in which the PHA is located (which includes the Analysis of Impediments to Fair	Annual Plan: Housing Needs

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
	Housing Choice (AI)) and any additional backup data to support statement of housing needs in the jurisdiction	
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), which includes the Tenant Selection and Assignment Plan [TSAP] Available on the web at www.cmhanet.com	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Section 8 Administrative Plan Available on the web at www.cmhanet.com	Annual Plan: Eligibility, Selection, and Admissions Policies
	Public Housing Deconcentration and Income Mixing Documentation: 1. PHA board certifications of compliance with deconcentration requirements (section 16(a) of the US Housing Act of 1937, as implemented in the 2/18/99 <i>Quality Housing and Work Responsibility Act Initial Guidance; Notice</i> and any further HUD guidance) and 2. Documentation of the required deconcentration and income mixing analysis	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Public housing rent determination policies, including the methodology 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 checked="" 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 <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	Public housing grievance procedures <input checked="" 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 HUD-approved Capital Fund/Comprehensive Grant Program Annual Statement (HUD 52837) for the active grant year	Annual Plan: Capital Needs
	Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grant	Annual Plan: Capital Needs
	Most recent, approved 5 Year Action Plan for the Capital	Annual Plan: Capital Needs

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
	Fund/Comprehensive Grant Program, if not included as an attachment (provided at PHA option)	
	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	Approved or submitted applications for demolition and/or disposition of public housing	Annual Plan: Demolition and Disposition
X	Approved or submitted applications for designation of public housing (Designated Housing Plans)	Annual Plan: Designation of Public Housing
	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	Annual Plan: Conversion of Public Housing
X	Approved or submitted public housing homeownership programs/plans	Annual Plan: Homeownership
X	Policies governing any Section 8 Homeownership program <input checked="" type="checkbox"/> check here if included in the Section 8 Administrative Plan	Annual Plan: Homeownership
X	Any cooperative agreement between the PHA and the TANF agency	Annual Plan: Community Service & Self-Sufficiency
X	FSS Action Plan/s for public housing and/or Section 8	Annual Plan: Community Service & Self-Sufficiency
	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports	Annual Plan: Community Service & Self-Sufficiency
	The most recent Public Housing Drug Elimination Program (PHDEP) semi-annual performance report for any open grant and most recently submitted PHDEP application (PHDEP Plan)	Annual Plan: Safety and Crime Prevention
X	The most recent fiscal year audit of the PHA conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U.S.C. 1437c(h)), the results of that audit and the PHA's response to any findings	Annual Plan: Annual Audit
	Troubled PHAs: MOA/Recovery Plan	Troubled PHAs
	Other supporting documents (optional) (list individually; use as many lines as necessary)	(specify as needed)

1. Statement of Housing Needs

[24 CFR Part 903.7 9 (a)]

In June 2003, a Senior Housing Needs Assessment funded by Central Ohio Area Agency on Aging, City of Columbus and CMHA projected an unmet demand through 2006 of 3887 units of subsidized rental units for low-income elderly. This need tends to be localized within different communities in the Franklin County area.

The Consolidated Plan for Columbus and Franklin County indicates there are 36,001 households at or below 30% of MFI. Within this population there are 5,496 elderly households with the remainder households containing two or more members.

In analyzing the June 2005 Wait List we find the following:

- The Public Housing Wait List has 91% of its applicants at or below 30% of median income
- The S8 Wait List has 76% of its applicants at or below 30% of median income
- Elderly make up 10% of each of the lists

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

Based upon the information contained in the Consolidated Plan/s applicable to the jurisdiction, and/or other data available to the PHA, provide a statement of the housing needs in the jurisdiction by completing the following table. In the "Overall" Needs column, provide the estimated number of renter families that have housing needs. For the remaining characteristics, rate the impact of that factor on the housing needs for each family type, from 1 to 5, with 1 being "no impact" and 5 being "severe impact." Use N/A to indicate that no information is available upon which the PHA can make this assessment.

Housing Needs of Families in the Jurisdiction by Family Type							
Family Type	Overall	Afford- ability	Supply	Quality	Access- ibility	Size	Loca- tion
Income <= 30% of AMI	36,001	5	5	2	4	4	4
Income >30% but <=50% of AMI	25,350	4	5	2	4	2	3
Income >50% but <80% of AMI	36,815	2	1	1	4	2	2
Elderly	8,598	4	3	2	4	1	3
Families with Disabilities **	2,669	5	4	2	4	3	4
Race/Ethnicity 1	3,641	5	5	2	4	3	4
Race/Ethnicity 2	11,270	5	5	2	4	3	4
Race/Ethnicity 3	251	5	5	2	4	3	4
Race/Ethnicity 4	188	5	5	2	4	3	4

** = From this point on down, data was taken from CMHA's S8 and Public Housing Wait Lists.

1) White, 2) Black, 3) Hispanic, 4) Asian/Other

What sources of information did the PHA use to conduct this analysis? (Check all that apply; all materials must be made available for public inspection.)

☒ Consolidated Plan of the Jurisdiction/s

Indicate year: 2005 - 2009

☒ U.S. Census data: the Comprehensive Housing Affordability Strategy ("CHAS") dataset

☐ American Housing Survey data

Indicate year:

☐ Other housing market study

Indicate year:

☒ Other sources: (list and indicate year of information)

June 2005 S8 and Public Housing Wait Lists

B. Housing Needs of Families on the Public Housing and Section 8 Tenant- Based Assistance Waiting Lists

State the housing needs of the families on the PHA's waiting list/s. **Complete one table for each type of PHA-wide waiting list administered by the PHA.** PHAs may provide separate tables for site-based or sub-jurisdictional public housing waiting lists at their option.

Housing Needs of Families on the Waiting List			
Waiting list type: (select one)			
<input type="checkbox"/>	Section 8 tenant-based assistance		
<input checked="" type="checkbox"/>	Public Housing		
<input type="checkbox"/>	Combined Section 8 and Public Housing		
<input type="checkbox"/>	Public Housing Site-Based or sub-jurisdictional waiting list (optional)		
If used, identify which development/subjurisdiction:			
	# of families	% of total families	Annual Turnover
Waiting list total	6468		
Extremely low income <=30% AMI	5896	91.2	
Very low income (>30% but <=50% AMI)	538	8.3	
Low income (>50% but <80% AMI)	34	.5	
Families with children	2928	45.3	

Housing Needs of Families on the Waiting List			
Elderly families	659	10.2	
Families with Disabilities	785	29.1	
Race/ethnicity White	1261	19.5	
Race/ethnicity Black	5026	77.7	
Race/ethnicity Hisp.	91	1.4	
Race/ethnicity Other	90	1.4	
Characteristics by Bedroom Size (Public Housing Only)			
1BR	3266	50.5	
2 BR	1922	29.7	
3 BR	983	15.2	
4 BR	198	3.1	
5 BR	32	.5	
5+ BR	6	.1	
Is the waiting list closed (select one)? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes If yes: How long has it been closed (# of months)? Does the PHA expect to reopen the list in the PHA Plan year? <input type="checkbox"/> No <input type="checkbox"/> Yes Does the PHA permit specific categories of families onto the waiting list, even if generally closed? <input type="checkbox"/> No <input type="checkbox"/> Yes			

Housing Needs of Families on the Waiting List			
Waiting list type: (select one) <input checked="" type="checkbox"/> Section 8 tenant-based assistance <input type="checkbox"/> Public Housing <input type="checkbox"/> Combined Section 8 and Public Housing <input type="checkbox"/> Public Housing Site-Based or sub-jurisdictional waiting list (optional) If used, identify which development/subjurisdiction:			
	# of families	% of total families	Annual Turnover
Waiting list total	8882		
Extremely low income <=30% AMI	6786	76.4	
Very low income	2046	23.0	

Housing Needs of Families on the Waiting List			
(>30% but <=50% AMI)			
Low income (>50% but <80% AMI)	50	.6	
Families with children	6349	71.2	
Elderly families	948	10.7	
Families with Disabilities	1884	21.2	
Race/ethnicity	2380	26.8	
Race/ethnicity	6244	70.3	
Race/ethnicity	160	1.8	
Race/ethnicity	98	1.1	
Characteristics by Bedroom Size (Public Housing Only)			
1BR	2025	22.8	
2 BR	3769	42.4	
3 BR	2487	28.0	
4 BR	472	5.3	
5 BR	85	1.0	
5+ BR	15	.2	
Is the waiting list closed (select one)? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes If yes: How long has it been closed (# of months)? 41 months as of 8-1-05 Does the PHA expect to reopen the list in the PHA Plan year? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes Does the PHA permit specific categories of families onto the waiting list, even if generally closed? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes			

C. Strategy for Addressing Needs

Provide a brief description of the PHA's strategy for addressing the housing needs of families in the jurisdiction and on the waiting list **IN THE UPCOMING YEAR**, and the Agency's reasons for choosing this strategy.

(1) Strategies

Need: Shortage of affordable housing for all eligible populations

Strategy 1. Maximize the number of affordable units available to the PHA within its current resources by:

Select all that apply

- ☒ Employ effective maintenance and management policies to minimize the number of public housing units off-line
- ☒ Reduce turnover time for vacated public housing units
- ☒ Reduce time to renovate public housing units
- ☒ Seek replacement of public housing units lost to the inventory through mixed finance development
- ☒ Seek replacement of public housing units lost to the inventory through section 8 replacement housing resources
- ☐ Maintain or increase section 8 lease-up rates by establishing payment standards that will enable families to rent throughout the jurisdiction
- ☒ Undertake measures to ensure access to affordable housing among families assisted by the PHA, regardless of unit size required
- ☒ Maintain or increase section 8 lease-up rates by marketing the program to owners, particularly those outside of areas of minority and poverty concentration
- ☒ Maintain or increase section 8 lease-up rates by effectively screening Section 8 applicants to increase owner acceptance of program
- ☒ Participate in the Consolidated Plan development process to ensure coordination with broader community strategies
- ☐ Other (list below)

Strategy 2: Increase the number of affordable housing units by:

Select all that apply

- ☒ Apply for additional section 8 units should they become available
- ☒ Leverage affordable housing resources in the community through the creation of mixed - finance housing
- ☒ Pursue housing resources other than public housing or Section 8 tenant-based assistance.
- ☐ Other: (list below)

Need: Specific Family Types: Families at or below 30% of median

Strategy 1: Target available assistance to families at or below 30 % of AMI

Select all that apply

- ☒ Exceed HUD federal targeting requirements for families at or below 30% of AMI in public housing
- ☐ Exceed HUD federal targeting requirements for families at or below 30% of AMI in tenant-based section 8 assistance
- ☐ Employ admissions preferences aimed at families with economic hardships
- ☒ Adopt rent policies to support and encourage work
- ☐ Other: (list below)

Need: Specific Family Types: Families at or below 50% of median

Strategy 1: Target available assistance to families at or below 50% of AMI

Select all that apply

- ☒ Employ admissions preferences aimed at families who are working
- ☒ Adopt rent policies to support and encourage work
- ☐ Other: (list below)

Need: Specific Family Types: The Elderly

Strategy 1: Target available assistance to the elderly:

Select all that apply

- ☒ Seek designation of public housing for the elderly
- ☒ Apply for special purpose vouchers targeted to the elderly, should they become available
- ☐ Other: (list below)

Need: Specific Family Types: Families with Disabilities

Strategy 1: Target available assistance to Families with Disabilities:

Select all that apply

- ☒ Seek designation of public housing for families with disabilities
- ☒ Carry out the modifications needed in public housing based on the section 504 Needs Assessment for Public Housing
- ☒ Apply for special-purpose vouchers targeted to families with disabilities, should they become available
- ☐ Affirmatively market to local non-profit agencies that assist families with disabilities
- ☐ Other: (list below)

Need: Specific Family Types: Races or ethnicities with disproportionate housing needs

Strategy 1: Increase awareness of PHA resources among families of races and ethnicities with disproportionate needs:

Select if applicable

- ☐ Affirmatively market to races/ethnicities shown to have disproportionate housing needs
- ☒ Other: (list below)

This strategy is not necessary since CMHA's Wait List already has those with disproportional need.

Strategy 2: Conduct activities to affirmatively further fair housing

Select all that apply

- ☒ Counsel section 8 tenants as to location of units outside of areas of poverty or minority concentration and assist them to locate those units
- ☒ Market the section 8 program to owners outside of areas of poverty /minority concentrations
- ☐ Other: (list below)

Other Housing Needs & Strategies: (list needs and strategies below)

(2) Reasons for Selecting Strategies

Of the factors listed below, select all that influenced the PHA's selection of the strategies it will pursue:

- ☒ Funding constraints
- ☒ Staffing constraints
- ☒ Limited availability of sites for assisted housing
- ☒ Extent to which particular housing needs are met by other organizations in the community
- ☒ Evidence of housing needs as demonstrated in the Consolidated Plan and other information available to the PHA
- ☒ Influence of the housing market on PHA programs
- ☒ Community priorities regarding housing assistance
- ☒ Results of consultation with local or state government
- ☒ Results of consultation with residents and the Resident Advisory Board
- ☒ Results of consultation with advocacy groups
- ☐ Other: (list below)

2. Statement of Financial Resources

[24 CFR Part 903.7 9 (b)]

List the financial resources that are anticipated to be available to the PHA for the support of Federal public housing and tenant-based Section 8 assistance programs administered by the PHA during the Plan year. Note: the table assumes that Federal public housing or tenant based Section 8 assistance grant funds are expended on eligible purposes; therefore, uses of these funds need not be stated. For other funds, indicate the use for those funds as one of the following categories: public housing operations, public housing capital improvements, public housing safety/security, public housing supportive services, Section 8 tenant-based assistance, Section 8 supportive services or other.

Financial Resources: Planned Sources and Uses		
Sources	Planned \$	Planned Uses
1. Federal Grants (FY 20056grants)		
a) Public Housing Operating Fund	\$ 9,648,181	
b) Public Housing Capital Fund	\$ 5,909,324	
c) HOPE VI Revitalization		

Financial Resources: Planned Sources and Uses		
Sources	Planned \$	Planned Uses
d) HOPE VI Demolition		
e) Annual Contributions for Section 8 Tenant-Based Assistance	\$ 71,648,583	
f) Public Housing Drug Elimination Program (including any Technical Assistance funds)		
g) Resident Opportunity and Self-Sufficiency Grants		
h) Community Development Block Grant		
i) HOME		
Other Federal Grants (list below)		
Replacement Housing Funds	\$ 1,601,652	
2. Prior Year Federal Grants (unobligated funds only) (list below)		
Hope VI Demo Grant	\$ 1,511,700	
Capital Grant Funds	\$ 5,927,923	
3. Public Housing Dwelling Rental Income	\$ 4,116,231	
4. Other income (list below)		
Interest Income	\$ 417,000	PH operations
Non-dwelling Income	\$ 274,400	PH operations
Other income	\$ 37,000	PH operations
5. Non-federal sources (list below)		
Total resources	\$101,091,994	

CMHA has determined that capital projects included in their 5 year plan may need to be accelerated. The Authority may elect to join a pool of other Housing Authorities in the State of Ohio in order to borrow funds to finance the identified projects and be able to accomplish the completion of major capital projects prior to when they are currently scheduled to be performed. Subject to HUD approval, the Authority may undertake the financing, which will be secured and paid from future funds received by the Authority under HUD's Capital Fund Program. The specific projects and activities to be funded by leveraging Capital Funds and the estimated amount of the annual interest and principal payment (the mortgage) will be determined at a later date. The financing will be solely secured by the pledge of future funds; expected to be received by the Authority under HUD's Capital Program. This pledge is subject to appropriations. CMHA may also elect to sell bonds financed with Capital Grant funds under its own authority to finance rehabilitation and new construction projects.

3. PHA Policies Governing Eligibility, Selection, and Admissions

[24 CFR Part 903.7 9 (c)]

A. Public Housing

Exemptions: PHAs that do not administer public housing are not required to complete subcomponent 3A.

(1) Eligibility

- a. When does the PHA verify eligibility for admission to public housing? (select all that apply)
- ☒ When families are within a certain number of being offered a unit: (state number)
- ☐ When families are within a certain time of being offered a unit: (state time)
- ☐ Other: (describe)
- b. Which non-income (screening) factors does the PHA use to establish eligibility for admission to public housing (select all that apply)?
- ☒ Criminal or Drug-related activity
- ☒ Rental history
- ☐ Housekeeping
- ☐ Other (describe)
- c. ☒ Yes ☐ No: Does the PHA request criminal records from local law enforcement agencies for screening purposes?
- d. ☒ Yes ☐ No: Does the PHA request criminal records from State law enforcement agencies for screening purposes?
- e. ☒ Yes ☐ No: Does the PHA access FBI criminal records from the FBI for screening purposes? (either directly or through an NCIC-authorized source)

(2)Waiting List Organization

- a. Which methods does the PHA plan to use to organize its public housing waiting list (select all that apply)
- ☒ Community-wide list
- ☐ Sub-jurisdictional lists
- ☒ Site-based waiting lists
- ☐ Other (describe)
- b. Where may interested persons apply for admission to public housing?
- ☒ PHA main administrative office
- ☒ PHA development site management office
- ☒ Other (list below) Tentative Web based application being considered
- c. 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 subsection **(3) Assignment**
1. How many site-based waiting lists will the PHA operate in the coming year?
- The Meadows
- New Village Place
- Chestnut Grove
- Jenkins Terrace
- Worley Terrace

Rosewind

Poindexter

CMHA may go to site based for all its developments should it prove efficient and effective under the project based management, accounting rules

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?

Those CMHA sites that will be determined through out the year.

Rosewind

Worley Terrace

Poindexter Village

Jenkins Terrace

3. ☒ Yes ☐ No: May families be on more than one list simultaneously
If yes, how many lists? Two

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)

(3) Assignment

- a. How many vacant unit choices are applicants ordinarily given before they fall to the bottom of or are removed from the waiting list? (select one)

- ☐ One
☒ Two
☐ Three or More

- b. ☐ Yes ☒ No: Is this policy consistent across all waiting list types?

- c. If answer to b is no, list variations for any other than the primary public housing waiting list/s for the PHA:

When a person has applied to a specific site, it is CMHA's policy that you are withdrawn off of the site specific wait list after the first refusal at that site. If the applicant is on a CMHA wide wait list it takes two refusals before you are withdrawn.

(4) Admissions Preferences

a. Income targeting:

- ☒ Yes ☐ No: Does the PHA plan to exceed the federal targeting requirements by targeting more than 40% of all new admissions to public housing to families at or below 30% of median area income?

b. Transfer policies:

In what circumstances will transfers take precedence over new admissions? (list below)

- ☒ Emergencies
☒ Overhoused
☐ Underhoused
☐ Medical justification
☒ Administrative reasons determined by the PHA (e.g., to permit modernization work)
☐ Resident choice: (state circumstances below)
☒ Other: (list below)

504 accommodation transfers over new admissions

c. Preferences

1. ☒ Yes ☐ No: Has the PHA established preferences for admission to public housing (other than date and time of application)? (If "no" is selected, skip to subsection **(5) Occupancy**)
2. Which of the following admission preferences does the PHA plan to employ in the coming year? (select all that apply from either former Federal preferences or other preferences)

Former Federal preferences:

- ☒ Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
☐ Victims of domestic violence
☐ Substandard housing
☒ Homelessness
☐ High rent burden (rent is > 50 percent of income)

Other preferences: (select below)

- ☒ Working families and those unable to work because of age or disability

- ☒ Veterans and veterans' families
- ☐ Residents who live and/or work in the jurisdiction
- ☒ Those enrolled currently in educational, training, or upward mobility programs
- ☐ Households that contribute to meeting income goals (broad range of incomes)
- ☐ Households that contribute to meeting income requirements (targeting)
- ☐ Those previously enrolled in educational, training, or upward mobility programs
- ☐ Victims of reprisals or hate crimes
- ☒ Other preference(s) (list below)

Executive Director's Decision

3. If the PHA will employ admissions preferences, please prioritize by placing a "1" in the space that represents your first priority, a "2" in the box representing your second priority, and so on. If you give equal weight to one or more of these choices (either through an absolute hierarchy or through a point system), place the same number next to each. That means you can use "1" more than once, "2" more than once, etc.

1 Date and Time

Former Federal preferences:

- 2 Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
- Victims of domestic violence
- Substandard housing
- 2 Homelessness
- High rent burden

Other preferences (select all that apply)

- ☒ Working families and those unable to work because of age or disability
- ☒ Veterans and veterans' families
- ☐ Residents who live and/or work in the jurisdiction
- ☒ Those enrolled currently in educational, training, or upward mobility programs
- ☐ Households that contribute to meeting income goals (broad range of incomes)
- ☐ Households that contribute to meeting income requirements (targeting)
- ☐ Those previously enrolled in educational, training, or upward mobility programs
- ☐ Victims of reprisals or hate crimes
- ☒ Other preference(s) (list below)

Disabled individuals with supportive services from community organizations.

Executive Director's Decision

4. Relationship of preferences to income targeting requirements:

- ☐ The PHA applies preferences within income tiers

- ☒ Not applicable: the pool of applicant families ensures that the PHA will meet income targeting requirements

(5) Occupancy

a. What reference materials can applicants and residents use to obtain information about the rules of occupancy of public housing (select all that apply)

- ☒ The PHA-resident lease
☒ The PHA's Admissions and (Continued) Occupancy policy
☒ PHA briefing seminars or written materials
☒ Other source (list)

CMHA web site: www.cmhanet.com

b. How often must residents notify the PHA of changes in family composition? (select all that apply)

- ☒ At an annual reexamination and lease renewal
☒ Any time family composition changes
☒ At family request for revision
☒ Other (list)

(6) Deconcentration and Income Mixing

a. ☐ Yes ☒ No: Did the PHA's analysis of its family (general occupancy) developments to determine concentrations of poverty indicate the need for measures to promote deconcentration of poverty or income mixing?

b. ☐ Yes ☒ No: Did the PHA adopt any changes to its **admissions policies** based on the results of the required analysis of the need to promote deconcentration of poverty or to assure income mixing?

c. If the answer to b was yes, what changes were adopted? (select all that apply)

☐ Adoption of site based waiting lists
If selected, list targeted developments below:

☐ Employing waiting list "skipping" to achieve deconcentration of poverty or income mixing goals at targeted developments
If selected, list targeted developments below:

- ☐ Employing new admission preferences at targeted developments
If selected, list targeted developments below:
- ☐ Other (list policies and developments targeted below)
- d. ☐ Yes ☐ No: Did the PHA adopt any changes to **other** policies based on the results of the required analysis of the need for deconcentration of poverty and income mixing?
- e. If the answer to d was yes, how would you describe these changes? (select all that apply)
- ☐ Additional affirmative marketing
- ☐ Actions to improve the marketability of certain developments
- ☐ Adoption or adjustment of ceiling rents for certain developments
- ☐ Adoption of rent incentives to encourage deconcentration of poverty and income-mixing
- ☐ Other (list below)
- f. Based on the results of the required analysis, in which developments will the PHA make special efforts to attract or retain higher-income families? (select all that apply)
- ☐ Not applicable: results of analysis did not indicate a need for such efforts
- ☐ List (any applicable) developments below:
- g. Based on the results of the required analysis, in which developments will the PHA make special efforts to assure access for lower-income families? (select all that apply)
- ☐ Not applicable: results of analysis did not indicate a need for such efforts
- ☐ List (any applicable) developments below:

B. Section 8

Exemptions: PHAs that do not administer section 8 are not required to complete sub-component 3B.

Unless otherwise specified, all questions in this section apply only to the tenant-based section 8 assistance program (vouchers, and until completely merged into the voucher program, certificates).

(1) Eligibility

- a. What is the extent of screening conducted by the PHA? (select all that apply)
- ☒ Criminal or drug-related activity only to the extent required by law or regulation
- ☐ Criminal and drug-related activity, more extensively than required by law or regulation
- ☐ More general screening than criminal and drug-related activity (list factors below)
- ☐ Other (list below)

- b. ☒ Yes ☐ No: Does the PHA request criminal records from local law enforcement agencies for screening purposes?
- c. ☒ Yes ☐ No: Does the PHA request criminal records from State law enforcement agencies for screening purposes?
- d. ☐ Yes ☒ No: Does the PHA access FBI criminal records from the FBI for screening purposes? (either directly or through an NCIC-authorized source)
- e. Indicate what kinds of information you share with prospective landlords? (select all that apply)
- ☒ Criminal or drug-related activity
- ☐ Other (describe below)

(2) Waiting List Organization

- a. With which of the following program waiting lists is the section 8 tenant-based assistance waiting list merged? (select all that apply)
- ☒ None
- ☐ Federal public housing
- ☐ Federal moderate rehabilitation
- ☐ Federal project-based certificate program
- ☐ Other federal or local program (list below)
- b. Where may interested persons apply for admission to section 8 tenant-based assistance? (select all that apply)
- ☒ PHA main administrative office
- ☐ Other (list below)

(3) Search Time

- a. ☒ Yes ☐ No: Does the PHA give extensions on standard 60-day period to search for a unit?

If yes, state circumstances below:

1. Can't locate within 60/90 days
2. Medical reason

3. Any other reasonable request. (If we must close applications or reduce the number of vouchers under lease, only the minimum search time permissible under federal law will be allowed.)

(4) Admissions Preferences

a. Income targeting

- ☐ Yes ☒ No: Does the PHA plan to exceed the federal targeting requirements by targeting more than 75% of all new admissions to the section 8 program to families at or below 30% of median area income?

b. Preferences

1. ☒ Yes ☐ No: Has the PHA established preferences for admission to section 8 tenant-based assistance? (other than date and time of application) (if no, skip to subcomponent **(5) Special purpose section 8 assistance programs**)

2. Which of the following admission preferences does the PHA plan to employ in the coming year? (select all that apply from either former Federal preferences or other preferences)

Former Federal preferences

- ☒ Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
☐ Victims of domestic violence
☐ Substandard housing
☒ Homelessness
☐ High rent burden (rent is > 50 percent of income)

Other preferences (select all that apply)

- ☐ Working families and those unable to work because of age or disability
☒ Veterans and veterans' families
☐ Residents who live and/or work in your jurisdiction
☒ Those enrolled currently in educational, training, or upward mobility programs
☐ Households that contribute to meeting income goals (broad range of incomes)
☐ Households that contribute to meeting income requirements (targeting)
☐ Those previously enrolled in educational, training, or upward mobility programs
☐ Victims of reprisals or hate crimes
☒ Other preference(s) (list below)
1. Disabled persons with supportive services from community organizations
2. Executive Director's Decision

3. If the PHA will employ admissions preferences, please prioritize by placing a "1" in the space that represents your first priority, a "2" in the box representing your second

priority, and so on. If you give equal weight to one or more of these choices (either through an absolute hierarchy or through a point system), place the same number next to each. That means you can use “1” more than once, “2” more than once, etc.

1 Date and Time

Former Federal preferences

- 2 Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
Victims of domestic violence
Substandard housing
- 2 Homelessness
High rent burden

Other preferences (select all that apply)

- ☐ Working families and those unable to work because of age or disability
☒ Veterans and veterans' families 1
☐ Residents who live and/or work in your jurisdiction
☒ Those enrolled currently in educational, training, or upward mobility programs
☐ Households that contribute to meeting income goals (broad range of incomes)
☐ Households that contribute to meeting income requirements (targeting)
☐ Those previously enrolled in educational, training, or upward mobility programs
☐ Victims of reprisals or hate crimes
☒ Other preference(s) (list below)
Disabled and homeless individuals with supportive services from community organizations
Executive Directors Decision

4. Among applicants on the waiting list with equal preference status, how are applicants selected? (select one)

- ☒ Date and time of application
☐ Drawing (lottery) or other random choice technique

5. If the PHA plans to employ preferences for “residents who live and/or work in the jurisdiction” (select one)

- ☐ This preference has previously been reviewed and approved by HUD
☐ The PHA requests approval for this preference through this PHA Plan

6. Relationship of preferences to income targeting requirements: (select one)

- ☐ The PHA applies preferences within income tiers

- ☒ Not applicable: the pool of applicant families ensures that the PHA will meet income targeting requirements

(5) Special Purpose Section 8 Assistance Programs

a. In which documents or other reference materials are the policies governing eligibility, selection, and admissions to any special-purpose section 8 program administered by the PHA contained? (select all that apply)

- ☒ The Section 8 Administrative Plan
☐ Briefing sessions and written materials
☐ Other (list below)

b. How does the PHA announce the availability of any special-purpose section 8 programs to the public?

- ☒ Through published notices
☒ Other (list below)
Through community service organizations serving the special purpose populations

4. PHA Rent Determination Policies

[24 CFR Part 903.7 9 (d)]

A. Public Housing

Exemptions: PHAs that do not administer public housing are not required to complete sub-component 4A.

(1) Income Based Rent Policies

Describe the PHA's income based rent setting policy/ies for public housing using, including discretionary (that is, not required by statute or regulation) income disregards and exclusions, in the appropriate spaces below.

a. Use of discretionary policies: (select one)

- ☐ The PHA will not employ any discretionary rent-setting policies for income based rent in public housing. Income-based rents are set at the higher of 30% of adjusted monthly income, 10% of unadjusted monthly income, the welfare rent, or minimum rent (less HUD mandatory deductions and exclusions). (If selected, skip to sub-component (2))

---or---

- ☒ The PHA employs discretionary policies for determining income based rent (If selected, continue to question b.)

b. Minimum Rent

1. What amount best reflects the PHA's minimum rent? (select one)

- ☐ \$0
☐ \$1-\$25
☒ \$26-\$50

2. ☐ Yes ☒ No: Has the PHA adopted any discretionary minimum rent hardship exemption policies?

3. If yes to question 2, list these policies below:

c. Rents set at less than 30% than adjusted income

1. ☐ Yes ☒ No: Does the PHA plan to charge rents at a fixed amount or percentage less than 30% of adjusted income?

2. If yes to above, list the amounts or percentages charged and the circumstances under which these will be used below:

d. Which of the discretionary (optional) deductions and/or exclusions policies does the PHA plan to employ (select all that apply)

- ☐ For the earned income of a previously unemployed household member
☐ For increases in earned income
☐ Fixed amount (other than general rent-setting policy)

If yes, state amount/s and circumstances below:

- ☐ Fixed percentage (other than general rent-setting policy)

If yes, state percentage/s and circumstances below:

- ☐ For household heads
☐ For other family members
☐ For transportation expenses
☐ For the non-reimbursed medical expenses of non-disabled or non-elderly families
☐ Other (describe below)

e. Ceiling rents

1. Do you have ceiling rents? (rents set at a level lower than 30% of adjusted income)
(select one)

- ☐ Yes for all developments
- ☐ Yes but only for some developments
- ☒ No

2. For which kinds of developments are ceiling rents in place? (select all that apply)

- ☐ For all developments
- ☐ For all general occupancy developments (not elderly or disabled or elderly only)
- ☐ For specified general occupancy developments
- ☐ For certain parts of developments; e.g., the high-rise portion
- ☐ For certain size units; e.g., larger bedroom sizes
- ☐ Other (list below)

3. Select the space or spaces that best describe how you arrive at ceiling rents (select all that apply)

- ☐ Market comparability study
- ☐ Fair market rents (FMR)
- ☐ 95th percentile rents
- ☐ 75 percent of operating costs
- ☐ 100 percent of operating costs for general occupancy (family) developments
- ☐ Operating costs plus debt service
- ☐ The "rental value" of the unit
- ☐ Other (list below)

f. Rent re-determinations:

1. Between income reexaminations, how often must tenants report changes in income or family composition to the PHA such that the changes result in an adjustment to rent? (select all that apply)

- ☐ Never
- ☐ At family option
- ☒ Any time the family experiences an income increase
- ☐ Any time a family experiences an income increase above a threshold amount or percentage: (if selected, specify threshold)_____
- ☐ Other (list below)

- g. ☐ Yes ☒ No: Does the PHA plan to implement individual savings accounts for residents (ISAs) as an alternative to the required 12 month disallowance of earned income and phasing in of rent increases in the next year?

(2) Flat Rents

1. In setting the market-based flat rents, what sources of information did the PHA use to establish comparability? (select all that apply.)

- ☒ The section 8 rent reasonableness study of comparable housing
☐ Survey of rents listed in local newspaper
☐ Survey of similar unassisted units in the neighborhood
☐ Other (list/describe below)

B. Section 8 Tenant-Based Assistance

Exemptions: PHAs that do not administer Section 8 tenant-based assistance are not required to complete sub-component 4B. **Unless otherwise specified, all questions in this section apply only to the tenant-based section 8 assistance program (vouchers, and until completely merged into the voucher program, certificates).**

(1) Payment Standards

Describe the voucher payment standards and policies.

- a. What is the PHA's payment standard? (select the category that best describes your standard)

- ☐ At or above 90% but below 100% of FMR
☒ 100% of FMR
☐ Above 100% but at or below 110% of FMR
☐ Above 110% of FMR (if HUD approved; describe circumstances below)

- b. If the payment standard is lower than FMR, why has the PHA selected this standard? (select all that apply)

- ☐ FMRs are adequate to ensure success among assisted families in the PHA's segment of the FMR area
☐ The PHA has chosen to serve additional families by lowering the payment standard
☐ Reflects market or submarket
☐ Other (list below)

c. If the payment standard is higher than FMR, why has the PHA chosen this level?

(select all that apply)

- ☐ FMRs are not adequate to ensure success among assisted families in the PHA's segment of the FMR area
- ☐ Reflects market or submarket
- ☐ To increase housing options for families
- ☐ Other (list below)

d. How often are payment standards reevaluated for adequacy? (select one)

- ☒ Annually
- ☐ Other (list below)

e. What factors will the PHA consider in its assessment of the adequacy of its payment standard? (select all that apply)

- ☒ Success rates of assisted families
- ☐ Rent burdens of assisted families
- ☒ Other (list below)

Determination is made based on congressional funding

(2) Minimum Rent

a. What amount best reflects the PHA's minimum rent? (select one)

- ☐ \$0
- ☐ \$1-\$25
- ☒ \$26-\$50

b. ☐ Yes ☐ No: Has the PHA adopted any discretionary minimum rent hardship exemption policies? (if yes, list below)

5. Operations and Management

[24 CFR Part 903.7 9 (e)]

Exemptions from Component 5: High performing and small PHAs are not required to complete this section. Section 8 only PHAs must complete parts A, B, and C(2)

A. PHA Management Structure

Describe the PHA's management structure and organization.

(select one)

- ☒ An organization chart showing the PHA's management structure and organization is attached.
- ☐ A brief description of the management structure and organization of the PHA follows:

B. HUD Programs Under PHA Management

List Federal programs administered by the PHA, number of families served at the beginning of the upcoming fiscal year, and expected turnover in each. (Use "NA" to indicate that the PHA does not operate any of the programs listed below.)

Program Name	Units or Families Served at Year Beginning	Expected Turnover
Public Housing	3252	702
Section 8 Vouchers	9296	900
Section 8 Certificates		
Section 8 Mod Rehab		
Special Purpose Section 8 Certificates/Vouchers (list individually)	75 Mainstream 524 Shelter + Care	7 50
Public Housing Drug Elimination Program (PHDEP)		
Other Federal Programs(list individually)		

C. Management and Maintenance Policies

List the PHA's public housing management and maintenance policy documents, manuals and handbooks that contain the Agency's rules, standards, and policies that govern maintenance and management of public housing, including a description of any measures necessary for the prevention or eradication of pest infestation (which includes cockroach infestation) and the policies governing Section 8 management.

(1) Public Housing Maintenance and Management: (list below)

- Admission & Occupancy Policy is available at 880 E. 11th Ave., Cols., Ohio 43211 or on the web at www.cmhanet.com
- Property Management Maintenance Policy is available at 880 E. 11th Ave., Cols., Ohio 43211

- Pest Control Policy is available at 880 E. 11th Ave., Cols., Ohio 43211
- Personnel Policy is available at 880 E. 11th Ave., Cols., Ohio 43211

(2) Section 8 Management: (list below)

- Administrative Plan is available at 880 E. 11th Ave. Cols., Ohio 43211
or on the web www.cmhanet.com
- Personnel Policy is available at 880 E. 11th Ave., Cols., Ohio 43211

6. PHA Grievance Procedures

[24 CFR Part 903.7 9 (f)]

Exemptions from component 6: High performing PHAs are not required to complete component 6. Section 8-Only PHAs are exempt from sub-component 6A.

A. Public Housing

1. ☐ Yes ☒ No: Has the PHA established any written grievance procedures in addition to federal requirements found at 24 CFR Part 966, Subpart B, for residents of public housing?

If yes, list additions to federal requirements below:

2. Which PHA office should residents or applicants to public housing contact to initiate the PHA grievance process? (select all that apply)

- ☐ PHA main administrative office
☒ PHA development management offices
☐ Other (list below)

B. Section 8 Tenant-Based Assistance

1. ☐ Yes ☒ No: Has the PHA established informal review procedures for applicants to the Section 8 tenant-based assistance program and informal hearing procedures for families assisted by the Section 8 tenant-based assistance program in addition to federal requirements found at 24 CFR 982?

If yes, list additions to federal requirements below:

2. Which PHA office should applicants or assisted families contact to initiate the informal review and informal hearing processes? (select all that apply)

- ☒ PHA main administrative office
☐ Other (list below)

7. Capital Improvement Needs

[24 CFR Part 903.7 9 (g)]

Exemptions from Component 7: Section 8 only PHAs are not required to complete this component and may skip to Component 8.

A. Capital Fund Activities

Exemptions from sub-component 7A: PHAs that will not participate in the Capital Fund Program may skip to component 7B. All other PHAs must complete 7A as instructed.

(1) Capital Fund Program Annual Statement

Using parts I, II, and III of the Annual Statement for the Capital Fund Program (CFP), identify capital activities the PHA is proposing for the upcoming year to ensure long-term physical and social viability of its public housing developments. This statement can be completed by using the CFP Annual Statement tables provided in the table library at the end of the PHA Plan template **OR**, at the PHA's option, by completing and attaching a properly updated HUD-52837.

Select one:

- ☒ The Capital Fund Program Annual Statement is provided as an attachment to the PHA Plan at Attachment (state name) See Appendix C

-or-

- ☐ The Capital Fund Program Annual Statement is provided below: (if selected, copy the CFP Annual Statement from the Table Library and insert here)

(2) Optional 5-Year Action Plan

Agencies are encouraged to include a 5-Year Action Plan covering capital work items. This statement can be completed by using the 5 Year Action Plan table provided in the table library at the end of the PHA Plan template **OR** by completing and attaching a properly updated HUD-52834.

- a. ☒ Yes ☐ No: Is the PHA providing an optional 5-Year Action Plan for the Capital Fund? (if no, skip to sub-component 7B)

b. If yes to question a, select one:

- ☒ The Capital Fund Program 5-Year Action Plan is provided as an attachment to the PHA Plan at Attachment: Appendix D

-or-

- ☐ The Capital Fund Program 5-Year Action Plan is provided below: (if selected, copy the CFP optional 5 Year Action Plan from the Table Library and insert here)

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

Applicability of sub-component 7B: 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.

- ☐ Yes ☐ No: a) Has the PHA received a HOPE VI revitalization grant? (if no, skip to question c; if yes, provide responses to question b for each grant, copying and completing as many times as necessary)
b) Status of HOPE VI revitalization grant (complete one set of questions for each grant)

1. Development name
2. Development (project) number:
3. Status of grant: (select the statement that best describes the current status)
 - ☐ Revitalization Plan under development
 - ☐ Revitalization Plan submitted, pending approval
 - ☐ Revitalization Plan approved
 - ☐ Activities pursuant to an approved Revitalization Plan underway

- ☐ Yes ☒ No: c) Does the PHA plan to apply for a HOPE VI Revitalization grant in the Plan year?
If yes, list development name/s below:

- ☒ Yes ☐ No: d) 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:
Jenkins Terrace
Worley Terrace

- ☒ Yes ☐ No: e) 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:
Worley Terrace

8. Demolition and Disposition

[24 CFR Part 903.7 9 (h)]

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

1. ☒ Yes ☐ No: Does the PHA plan to conduct any demolition or disposition activities (pursuant to section 18 of the U.S. Housing Act of 1937 (42 U.S.C. 1437p)) in the plan Fiscal Year? (If “No”, skip to component 9; if “yes”, complete one activity description for each development.)

2. Activity Description

- ☐ Yes ☒ No: Has the PHA provided the activities description information in the **optional** Public Housing Asset Management Table? (If “yes”, skip to component 9. If “No”, complete the Activity Description table below.)

Demolition/Disposition Activity Description
1a. Development name: Vacant land
1b. Development (project) number: Parts of various sites
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission: <u>(01/31/06)</u>
5. Number of units affected: N/A
6. Coverage of action (select one) <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 01/01/06 b. Projected end date of activity: 12/31/07

Demolition/Disposition Activity Description
1a. Development name: Old Central Office Building and Maintenance Facility
1b. Development (project) number:
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>

4. Date application approved, submitted, or planned for submission: <u>(01/31/06)</u>
5. Number of units affected: N/A
6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 01/31/06 b. Projected end date of activity: 12/31/07

Demolition/Disposition Activity Description
1a. Development name: Scattered Sites
1b. Development (project) number: OH118 and OH121
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/>
3. Application status (select one) Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission: <u>(07/30/04)</u>
5. Number of units affected: 165
6. Coverage of action (select one) <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 08/01/04 b. Projected end date of activity: 6/30/06

Demolition/Disposition Activity Description
1a. Development name: High Rises (Worley Terrace)
1b. Development (project) number: OH1-14
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> To CMHA Subsidiary
3. Application status (select one) Beginning analysis of cost of rehab or new built. Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission: <u>(9/15/04)</u>
5. Number of units affected: Worley 226,
6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 09/30/05

b. Projected end date of activity: Depends on analysis and Capital Funds.

Demolition/Disposition Activity Description
1a. Development name: Jenkins Terrace
1b. Development (project) number: OH1-12
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> CMHA Subsidiary
3. Application status (select one) Beginning analysis of cost of rehab or new built. Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission: <u>6/3/03</u>
5. Number of units affected: 194
6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 06/03/03 b. Projected end date of activity: Lease up on new build will be 2007

Demolition/Disposition Activity Description
1a. Development name: High Rises (Sunshine Annex)
1b. Development (project) number: OH1-15
2. Activity type: Demolition <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> To CMHA Subsidiary
3. Application status (select one) Beginning analysis of cost of rehab or new built. Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input checked="" type="checkbox"/>
4. Date application approved, submitted, or planned for submission: <u>(6/30/06)</u>
5. Number of units affected: Sunshine Annex 126
6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development
7. Timeline for activity: a. Actual or projected start date of activity: 01/31/06 b. Projected end date of activity: Depends on analysis and Capital Funds.

9. Designation of Public Housing for Occupancy by Elderly Families or Families with Disabilities or Elderly Families and Families with Disabilities

[24 CFR Part 903.7 9 (i)]

Exemptions from Component 9; Section 8 only PHAs are not required to complete this section.

1. ☒ Yes ☐ No: Has the PHA designated or applied for approval to designate or does the PHA plan to apply to designate any public housing for occupancy only by the elderly families or only by families with disabilities, or by elderly families and families with disabilities or will apply for designation for occupancy by only elderly families or only families with disabilities, or by elderly families and families with disabilities as provided by section 7 of the U.S. Housing Act of 1937 (42 U.S.C. 1437e) in the upcoming fiscal year? (If “No”, skip to component 10. If “yes”, complete one activity description for each development, unless the PHA is eligible to complete a streamlined submission; PHAs completing streamlined submissions may skip to component 10.)

2. Activity Description

- ☐ Yes ☒ No: Has the PHA provided all required activity description information for this component in the **optional** Public Housing Asset Management Table? If “yes”, skip to component 10. If “No”, complete the Activity Description table below.

Designation of Public Housing Activity Description
1a. Development name: Jenkins Terrace
1b. Development (project) number: OH1-12
2. Designation type: Occupancy by only the elderly <input checked="" type="checkbox"/> Occupancy by families with disabilities <input type="checkbox"/> Occupancy by only elderly families and families with disabilities <input type="checkbox"/>
3. Application status (select one) Approved; included in the PHA's Designation Plan <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date this designation approved, submitted, or planned for submission: 3/18/04
5. If approved, will this designation constitute a (select one) <input checked="" type="checkbox"/> New Designation Plan <input type="checkbox"/> Revision of a previously-approved Designation Plan?
6. Number of units affected: 100
7. Coverage of action (select one) <input type="checkbox"/> Part of the development

<input checked="" type="checkbox"/> Total development

Designation of Public Housing Activity Description
1a. Development name: Worley Terrace
1b. Development (project) number: OH1-14
2. Designation type: Occupancy by only the elderly <input checked="" type="checkbox"/> Occupancy by families with disabilities <input type="checkbox"/> Occupancy by only elderly families and families with disabilities <input type="checkbox"/>
3. Application status (select one) Approved; included in the PHA's Designation Plan <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date this designation approved, submitted, or planned for submission: 06/13/05
5. If approved, will this designation constitute a (select one) <input checked="" type="checkbox"/> New Designation Plan <input type="checkbox"/> Revision of a previously-approved Designation Plan?
7. Number of units affected: 100 to 150
7. Coverage of action (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development

10. Conversion of Public Housing to Tenant-Based Assistance

[24 CFR Part 903.7 9 (j)]

Exemptions from Component 10; Section 8 only PHAs are not required to complete this section.

A. Assessments of Reasonable Revitalization Pursuant to section 202 of the HUD FY 1996 HUD Appropriations Act

1. ☐ Yes ☒ No: Have any of the PHA's developments or portions of developments been identified by HUD or the PHA as covered under section 202 of the HUD FY 1996 HUD Appropriations Act? (If "No", skip to component 11; if "yes", complete one activity description for each identified development, unless eligible to complete a streamlined submission. PHAs completing streamlined submissions may skip to component 11.)

2. Activity Description

- ☐ Yes ☐ No: Has the PHA provided all required activity description information for this component in the **optional** Public Housing Asset

Management Table? If “yes”, skip to component 11. If “No”, complete the Activity Description table below.

Conversion of Public Housing Activity Description
1a. Development name: 1b. Development (project) number:
2. What is the status of the required assessment? <input type="checkbox"/> Assessment underway <input type="checkbox"/> Assessment results submitted to HUD <input type="checkbox"/> Assessment results approved by HUD (if marked, proceed to next question) <input type="checkbox"/> Other (explain below)
3. <input type="checkbox"/> Yes <input type="checkbox"/> No: Is a Conversion Plan required? (If yes, go to block 4; if no, go to block 5.)
4. Status of Conversion Plan (select the statement that best describes the current status) <input type="checkbox"/> Conversion Plan in development <input type="checkbox"/> Conversion Plan submitted to HUD on: (DD/MM/YYYY) <input type="checkbox"/> Conversion Plan approved by HUD on: (DD/MM/YYYY) <input type="checkbox"/> Activities pursuant to HUD-approved Conversion Plan underway
5. Description of how requirements of Section 202 are being satisfied by means other than conversion (select one) <input type="checkbox"/> Units addressed in a pending or approved demolition application (date submitted or approved: <input type="checkbox"/> Units addressed in a pending or approved HOPE VI demolition application (date submitted or approved:) <input type="checkbox"/> Units addressed in a pending or approved HOPE VI Revitalization Plan (date submitted or approved:) <input type="checkbox"/> Requirements no longer applicable: vacancy rates are less than 10 percent <input type="checkbox"/> Requirements no longer applicable: site now has less than 300 units <input type="checkbox"/> Other: (describe below)

B. Reserved for Conversions pursuant to Section 22 of the U.S. Housing Act of 1937

C. Reserved for Conversions pursuant to Section 33 of the U.S. Housing Act of 1937

11. Homeownership Programs Administered by the PHA

[24 CFR Part 903.7 9 (k)]

A. Public Housing

Exemptions from Component 11A: Section 8 only PHAs are not required to complete 11A.

1. ☒ Yes ☐ No: Does the PHA administer any homeownership programs administered by the PHA under an approved section 5(h) homeownership program (42 U.S.C. 1437c(h)), or an approved HOPE I program (42 U.S.C. 1437aaa) or has the PHA applied or plan to apply to administer any homeownership programs under section 5(h), the HOPE I program, or section 32 of the U.S. Housing Act of 1937 (42 U.S.C. 1437z-4). (If “No”, skip to component 11B; if “yes”, complete one activity description for each applicable program/plan, unless eligible to complete a streamlined submission due to **small PHA** or **high performing PHA** status. PHAs completing streamlined submissions may skip to component 11B.)

2. Activity Description

- ☐ Yes ☒ No: Has the PHA provided all required activity description information for this component in the **optional** Public Housing Asset Management Table? (If “yes”, skip to component 12. If “No”, complete the Activity Description table below.)

Public Housing Homeownership Activity Description (Complete one for each development affected)
1a. Development name: Scattered Sites
1b. Development (project) number: OH01-118 & OH01-121
2. Federal Program authority: <input type="checkbox"/> HOPE I <input checked="" type="checkbox"/> 5(h) <input type="checkbox"/> Turnkey III <input checked="" type="checkbox"/> Section 32 of the USHA of 1937 (effective 10/1/99)
3. Application status: (select one) <input checked="" type="checkbox"/> Approved; included in the PHA's Homeownership Plan/Program <input type="checkbox"/> Submitted, pending approval <input checked="" type="checkbox"/> Planned application
4. Date Homeownership Plan/Program approved, submitted, or planned for submission: 8/1/05
5. Number of units affected: 15
6. Coverage of action: (select one) <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development

B. Section 8 Tenant Based Assistance

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 component 12; if “yes”, describe each program using the table below (copy and complete questions for each program identified), unless the PHA is eligible to complete a streamlined submission due to high performer status. **High performing PHAs** may skip to component 12.)

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, which statement best describes the number of participants? (select one)

- ☐ 25 or fewer participants
☐ 26 - 50 participants
☐ 51 to 100 participants
☐ more than 100 participants

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 below:

12. PHA Community Service and Self-sufficiency Programs

[24 CFR Part 903.7 9 (l)]

Exemptions from Component 12: High performing and small PHAs are not required to complete this component. Section 8-Only PHAs are not required to complete sub-component C.

A. PHA Coordination with the Welfare (TANF) Agency

1. Cooperative agreements:

- ☒ Yes ☐ No: Has the PHA entered into a cooperative agreement with the TANF Agency, to share information and/or target supportive services (as contemplated by section 12(d)(7) of the Housing Act of 1937)?

If yes, what was the date that agreement was signed? 07/31/01

2. Other coordination efforts between the PHA and TANF agency (select all that apply)

- ☒ Client referrals
- ☒ Information sharing regarding mutual clients (for rent determinations and otherwise)
- ☐ Coordinate the provision of specific social and self-sufficiency services and programs to eligible families
- ☐ Jointly administer programs
- ☐ Partner to administer a HUD Welfare-to-Work voucher program
- ☐ Joint administration of other demonstration program
- ☐ Other (describe)

B. Services and programs offered to residents and participants

(1) General

a. Self-Sufficiency Policies

Which, if any of the following discretionary policies will the PHA employ to enhance the economic and social self-sufficiency of assisted families in the following areas? (select all that apply)

- ☒ Public housing rent determination policies
- ☒ Public housing admissions policies
- ☒ Section 8 admissions policies
- ☐ Preference in admission to section 8 for certain public housing families
- ☐ Preferences for families working or engaging in training or education programs for non-housing programs operated or coordinated by the PHA
- ☐ Preference/eligibility for public housing homeownership option participation
- ☒ Preference/eligibility for section 8 homeownership option participation
- ☐ Other policies (list below)

b. Economic and Social self-sufficiency programs

- ☐ Yes ☒ No: Does the PHA coordinate, promote or provide any programs to enhance the economic and social self-sufficiency of residents? (If "yes", complete the following table; if "no" skip to sub-component 2, Family Self Sufficiency Programs. The position of the table may be altered to facilitate its use.)

Services and Programs				
Program Name & Description (including location, if appropriate)	Estimated Size	Allocation Method (waiting list/random selection/specific criteria/other)	Access (development office / PHA main office / other provider name)	Eligibility (public housing or section 8 participants or both)

(2) Family Self Sufficiency program/s

a. Participation Description

Family Self Sufficiency (FSS) Participation		
Program	Required Number of Participants (start of FY 2005 Estimate)	Actual Number of Participants (As of: DD/MM/YY)
Public Housing		
Section 8		

- b. ☐ Yes ☐ No: If the PHA is not maintaining the minimum program size required by HUD, does the most recent FSS Action Plan address the steps the PHA plans to take to achieve at least the minimum program size?
If no, list steps the PHA will take below:

C. Welfare Benefit Reductions

1. The PHA is complying with the statutory requirements of section 12(d) of the U.S. Housing Act of 1937 (relating to the treatment of income changes resulting from welfare program requirements) by: (select all that apply)

- ☒ Adopting appropriate changes to the PHA's public housing rent determination policies and train staff to carry out those policies
- ☒ Informing residents of new policy on admission and reexamination
- ☐ Actively notifying residents of new policy at times in addition to admission and reexamination.
- ☒ Establishing or pursuing a cooperative agreement with all appropriate TANF agencies regarding the exchange of information and coordination of services
- ☒ Establishing a protocol for exchange of information with all appropriate TANF agencies
- ☐ Other: (list below)

D. Reserved for Community Service Requirement pursuant to section 12(c) of the U.S. Housing Act of 1937

See Appendix H for Community Service Policy

13. PHA Safety and Crime Prevention Measures

[24 CFR Part 903.7 9 (m)]

Exemptions from Component 13: High performing and small PHAs not participating in PHDEP and Setion 8 Only PHAs may skip to component 15. High Performing and small PHAs that are participating in PHDEP and are submitting a PHDEP Plan with this PHA Plan may skip to sub-component D.

A. Need for measures to ensure the safety of public housing residents

1. Describe the need for measures to ensure the safety of public housing residents (select all that apply)

- ☐ High incidence of violent and/or drug-related crime in some or all of the PHA's developments
- ☒ High incidence of violent and/or drug-related crime in the areas surrounding or adjacent to the PHA's developments
- ☒ Residents fearful for their safety and/or the safety of their children
- ☐ Observed lower-level crime, vandalism and/or graffiti
- ☒ People on waiting list unwilling to move into one or more developments due to perceived and/or actual levels of violent and/or drug-related crime
- ☐ Other (describe below)

2. What information or data did the PHA used to determine the need for PHA actions to improve safety of residents (select all that apply).

- ☐ Safety and security survey of residents
- ☒ Analysis of crime statistics over time for crimes committed "in and around" public housing authority

- ☐ Analysis of cost trends over time for repair of vandalism and removal of graffiti
- ☒ Resident reports
- ☒ PHA employee reports
- ☒ Police reports
- ☐ Demonstrable, quantifiable success with previous or ongoing anticrime/anti drug programs
- ☐ Other (describe below)

3. Which developments are most affected? (list below)

Poindexter Village	240 N. Champion Ave.
Riverside Bradley	241 McDowell Street
Lincoln Park	1755 South 20th Street
Sawyer Manor	940 Caldwell Place
Trevitt Heights	940 Caldwell Place
Sunshine Terrace	241 McDowell Street
Sunshine Annex	241 McDowell Street
Worley Terrace	99 South Central Avenue
Sawyer Towers	525 Sawyer Boulevard
Bollinger Tower	750 North High Street

B. Crime and Drug Prevention activities the PHA has undertaken or plans to undertake in the next PHA fiscal year

1. List the crime prevention activities the PHA has undertaken or plans to undertake: (select all that apply)

- ☒ Contracting with outside and/or resident organizations for the provision of crime-and/or drug-prevention activities
- ☒ Crime Prevention Through Environmental Design
- ☒ Activities targeted to at-risk youth, adults, or seniors
- ☒ Volunteer Resident Patrol/Block Watchers Program
- ☐ Other (describe below)

2. Which developments are most affected? (list below)

Same as # 13 A-3 above

C. Coordination between PHA and the police

1. Describe the coordination between the PHA and the appropriate police precincts for carrying out crime prevention measures and activities: (select all that apply)

- ☐ Police involvement in development, implementation, and/or ongoing evaluation of drug-elimination plan
- ☒ Police provide crime data to housing authority staff for analysis and action
- ☐ Police have established a physical presence on housing authority property (e.g., community policing office, officer in residence)

- ☐ Police regularly testify in and otherwise support eviction cases
☒ Police regularly meet with the PHA management and residents
☒ Agreement between PHA and local law enforcement agency for provision of above-baseline law enforcement services
☐ Other activities (list below)
 2. Which developments are most affected? (list below)

D. Additional information as required by PHDEP/PHDEP Plan

PHAs eligible for FY 2005 PHDEP funds must provide a PHDEP Plan meeting specified requirements prior to receipt of PHDEP funds.

- ☐ Yes ☐ No: Is the PHA eligible to participate in the PHDEP in the fiscal year covered by this PHA Plan?
☐ Yes ☐ No: Has the PHA included the PHDEP Plan for FY 2005 in this PHA Plan?
☐ Yes ☐ No: This PHDEP Plan is an Attachment. (Attachment Filename: ____)

14. RESERVED FOR PET POLICY

[24 CFR Part 903.7 9 (n)]

CMHA PET OWNERSHIP LEASE ADDENDUM

CMHA Pet Policy

If you chose to own a pet, it should be noted that pets are a serious responsibility both personally and financially. Any animal brought into your home is to be treated in a humane manner at least as defined by law.

The below listed rules and regulations will become a part of the existing lease between the tenant and the Columbus Metropolitan Housing Authority if you have chosen to own a pet: Animals that assist the handicapped are excluded from the height provision of this addendum as well as the non-refundable fee provision.

Only one dog or cat is permitted per unit. Only common, household pets will be permitted such as dogs, cats, birds, turtles and fish. No exotic animals, mammals, reptiles, rodents or insects are allowed.

There will be a monthly fee of \$25 per dog or per cat payable to the Housing Authority. This fee is not a limit on the tenant's liability for property damage, cleaning, deodorization, defleaing, replacements and or personal injuries. Any/all members (of legal age) of the household are liable if they are listed on the lease.

The tenant must advise the Manager in writing of their desire to own a pet. Permission to keep a pet is conditional during the term of tenancy, provided that all rules and regulations are adhered to, whether they be CMHA rules and regulations or applicable laws or ordinances.

The pet must not exceed 35 pounds at maturity. CMHA automatically excludes Pit Bull Terriers or any animals used for fighting purposes or any animals deemed vicious, dangerous or a nuisance by law or ordinance (Columbus City Health Code, Chapter 243, Vicious, Dangerous and Nuisance Animals and ORC Section 955.11).

The tenant must provide proof of licensing each year, which is payable to Franklin County by January 20th of each year. Failure to provide this information to CMHA management is considered a lease violation and could result in eviction.

A statement is required from a veterinarian that the animal has been spayed or neutered prior to occupancy in the unit, and proof that all required vaccinations have been administered as required by law is required to be given to the manager prior to the animal's occupancy of the unit. Owners must maintain current inoculations of pets as defined by the Columbus Health Department and such records are to be made available upon request of management.

Animals must be kept on a leash when outside their unit and under control of their handler. Management has the right to arrange for pick up of unleashed pets and report them to the proper authorities and any or all fines imposed by authorities are the tenant's responsibility.

It is the tenant's responsibility for clean up and to properly dispose of animal waste and residents shall comply with local ordinances regarding pet defecation.

Excessive barking, whining or howling by animals is considered to be a violation of other tenants' peaceful enjoyment and will be considered a lease violation if not immediately corrected. Residents agree to immediately and permanently remove the pet from the premises if CMHA receives complaints from neighbors or other tenants or if the pet has disturbed the rights, comforts or conveniences of neighbors or other residents.

Guests are not permitted to bring pets into tenant's units.

Residents are not permitted to "house sit" any pets belonging to others for any reason.

Pets are not to be tied to any fixed object outside their dwelling unit.

Pets are not permitted in common areas or any posted areas shared simultaneously by other tenants .

Pets are to be fed and watered inside the tenant's unit - no food or water is allowed to be stored outside of unit or in common areas.

Pets must be secured (i.e., caged or placed in a room) when the tenant is not at home or when a CMHA employee enters the unit for any reason.

Tenant must inform management who will be responsible for the care of their pet in the event they become ill for an extended period of time or in the event of their death or any emergency situation.

Each adult tenant who is signed on the lease shall also sign the Pet Ownership Lease Addendum. Tenants shall be jointly and severally liable for damages and all other obligations set forth herein, even if such resident does not own the pet.

Each tenant shall pay for cleaning, defleaing, and deodorizing their unit as directed by the manager and/or prior to move out, and this service will be secured by Management and paid by tenant prior to any refund of housing deposit.

If any rule or provision of this Pet Addendum is violated by tenants or tenants' guests or occupants, residents shall immediately and permanently remove the pet from the premises upon written notice from management or their representative; and, management shall have all other rights and remedies set forth in the standard lease agreement including damages, eviction and/or attorney's fees.

CMHA Management shall have the right from time to time to make reasonable changes and/or additions to these rules and will notify tenants in writing of any said changes.

Signed:

CMHA Management_____

Pet Description:

Male/Female

Name

Dog/Cat/Other_____

Description_____ (no other
pet may be substituted)

Veterinarian Statement of Spayed/Neutered_____

License No._____

Shot Record Compliance_____

Fee Paid_____

Emergency Notification:_____

In the event of my death or extended illness, _____
has agreed to care for my pet. They may be reached at _____

No Pet Clause:

By signing this clause I certify that I do not keep a pet of any kind. I understand that if I acquire a pet while the current lease is in force the conditions of this document, including a non-refundable fee, will go into effect.

Management _____ Tenant _____

15. Civil Rights Certifications

[24 CFR Part 903.7 9 (o)]

Civil rights certifications are included in the PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations.

16. Fiscal Audit

[24 CFR Part 903.7 9 (p)]

1. ☒ Yes ☐ No: Is the PHA required to have an audit conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U.S.C. 1437c(h))?
(If no, skip to component 17.)
2. ☒ Yes ☐ No: Was the most recent fiscal audit submitted to HUD?
3. ☒ Yes ☐ No: Were there any findings as the result of that audit?
4. ☐ Yes ☐ No: If there were any findings, do any remain unresolved?
If yes, how many unresolved findings remain? _____
5. ☒ Yes ☐ No: Have responses to any unresolved findings been submitted to HUD?
If not, when are they due (state below)?

17. PHA Asset Management

[24 CFR Part 903.7 9 (q)]

Exemptions from component 17: Section 8 Only PHAs are not required to complete this component. High performing and small PHAs are not required to complete this component.

1. ☒ Yes ☐ No: Is the PHA engaging in any activities that will contribute to the long-term asset management of its public housing stock, including how the Agency will plan for long-term operating, capital investment, rehabilitation, modernization, disposition, and other needs that have **not** been addressed elsewhere in this PHA Plan?

2. What types of asset management activities will the PHA undertake? (select all that apply)

- ☐ Not applicable
- ☒ Private management
- ☒ Development-based accounting
- ☐ Comprehensive stock assessment
- ☐ Other: (list below)

3. ☐ Yes ☒ No: Has the PHA included descriptions of asset management activities in the **optional** Public Housing Asset Management Table?

18. Other Information

[24 CFR Part 903.7 9 (r)]

A. Resident Advisory Board Recommendations

1. ☐ Yes ☐ No: Did the PHA receive any comments on the PHA Plan from the Resident Advisory Board/s?

Will be provided after the 45 day comment period and meeting with the RAB

2. If yes, the comments are: (if comments were received, the PHA **MUST** select one)

- ☐ Attached at Attachment (File name) Appendix G
- ☐ Provided below:

3. In what manner did the PHA address those comments? (Select all that apply)

- ☐ Considered comments, but determined that no changes to the PHA Plan were necessary.
- ☐ The PHA changed portions of the PHA Plan in response to comments
List changes below:
- ☐ Other: (list below)

B. Description of Election process for Residents on the PHA Board

1. ☐ Yes ☒ No: Does the PHA meet the exemption criteria provided section 2(b)(2) of the U.S. Housing Act of 1937? (If no, continue to question 2; if yes, skip to sub-component C.)

2. ☐ Yes ☒ No: Was the resident who serves on the PHA Board elected by the residents? (If yes, continue to question 3; if no, skip to sub-component C.)

3. Description of Resident Election Process

a. Nomination of candidates for place on the ballot: (select all that apply)

- ☐ Candidates were nominated by resident and assisted family organizations
☐ Candidates could be nominated by any adult recipient of PHA assistance
☐ Self-nomination: Candidates registered with the PHA and requested a place on ballot
☒ Other: (describe) City of Columbus Mayoral Appointment

b. Eligible candidates: (select one)

- ☐ Any recipient of PHA assistance
☐ Any head of household receiving PHA assistance
☒ Any adult recipient of PHA assistance
☐ Any adult member of a resident or assisted family organization
☐ Other (list)

c. Eligible voters: (select all that apply)

- ☐ All adult recipients of PHA assistance (public housing and section 8 tenant-based assistance)
☐ Representatives of all PHA resident and assisted family organizations
☐ Other (list)

C. Statement of Consistency with the Consolidated Plan

For each applicable Consolidated Plan, make the following statement (copy questions as many times as necessary).

1. Consolidated Plan jurisdiction: (provide name here)
Franklin County, Ohio
City of Columbus, Ohio
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 in the jurisdiction on the needs expressed in the Consolidated Plan/s.
☒ The PHA has participated in any consultation process organized and offered by the Consolidated Plan agency in the development of the Consolidated Plan.
☐ The PHA has consulted with the Consolidated Plan agency during the development of this PHA Plan.

☐ Activities to be undertaken by the PHA in the coming year are consistent with the initiatives contained in the Consolidated Plan. (list below)

☐ Other: (list below)

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

D. Other Information Required by HUD

Use this section to provide any additional information requested by HUD.

Significant Amendments/Modification Definition

CMHA's definition of significant amendments of modification for the Agency Plan is "those that make a change to the PHA's mission, or the goals and objectives to enable CMHA to meet the needs of the families we serve, or both". In respect to the Capital Fund, CMHA considers significant amendments as those that involve more than 70% of the Capital Grant being reassigned and not required to stay within compliance of Capital Fund expenditures.

Attachments

Use this section to provide any additional attachments referenced in the Plans.

PHA Plan Table Library

Component 7 Capital Fund Program Annual Statement Parts I, II, and II

Annual Statement Capital Fund Program (CFP) Part I: Summary

Capital Fund Grant Number FFY of Grant Approval: (MM/YYYY)

☐ Original Annual Statement

Line No.	Summary by Development Account	Total Estimated Cost
1	Total Non-CGP Funds	
2	1406 Operations	
3	1408 Management Improvements	
4	1410 Administration	
5	1411 Audit	
6	1415 Liquidated Damages	
7	1430 Fees and Costs	
8	1440 Site Acquisition	
9	1450 Site Improvement	
10	1460 Dwelling Structures	
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	1498 Mod Used for Development	
19	1502 Contingency	
20	Amount of Annual Grant (Sum of lines 2-19)	
21	Amount of line 20 Related to LBP Activities	
22	Amount of line 20 Related to Section 504 Compliance	
23	Amount of line 20 Related to Security	
24	Amount of line 20 Related to Energy Conservation Measures	

Annual Statement
Capital Fund Program (CFP) Part II: Supporting Table

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated Cost

Annual Statement

Capital Fund Program (CFP) Part III: Implementation Schedule

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)	All Funds Expended (Quarter Ending Date)

Complete one table for each development in which work is planned in the next 5 PHA fiscal years. Complete a table for any PHA-wide physical or management improvements planned in the next 5 PHA fiscal year. Copy this table as many times as necessary. Note: PHAs need not include information from Year One of the 5-Year cycle, because this information is included in the Capital Fund Program Annual Statement.

form **HUD 50075** (03/2003)

Table Library

Optional Public Housing Asset Management Table

See Technical Guidance for instructions on the use of this table, including information to be provided.

[illegible]

APPENDIX A

OLD PLAN EVALUATION

**2005 Mid Year
Annual Plan Evaluation**

Below is a listing of the status of the various projects/goals as established:

New Villages has completed construction and lease up in the first six months of this year

On June 6, 2005 family communities were averaging 997.3% lease up with elderly at 98.2%. Our overall occupancy was 97.6% with the goal being a minimum of 98% monthly occupancy.

Jenkins Terrace has been demolished and construction has started with lease up to start early 2007

Worley Terrace has been approved for demolition and is presently being vacated. Tenant relocation is ahead of schedule and expected to be completed before Fall 2005

S8 has been subjected to funding cuts and new standards of monitoring by the funds given versus the number of units under contract with HUD. June expenditures is tracking at 99.53% of budget.

Shelter + Care has been able to maintain the units under contract

New software has been installed and the Finance and S8 Inspections are operating on the new system with all of S8 and Public Housing to follow in the next twelve months

Through project-based vouchers CMHA has supported the Rebuilding Lives community effort to end homelessness.

CMHA continues to attempt to adjust to the continued reduction in Operating subsidy, which takes up considerable staff time

A Public Housing Performance Monitoring is conducted monthly with top staff and quarterly with site managers

Public Housing changed its Annual Inspection process and will have inspected all units within the first seven months of 2005

A TASS/UIV and Quality Control Committee continues to work on quality control and the capture of all income to applicant and tenant households

APPENDIX B

POLICY FOR DECONCENTRATION

Columbus Metropolitan Housing Authority

Deconcentration Data

2006 Agency Plan
July 2005

CMHA reviewed the average income of our family and senior developments for compliance with deconcentration found in 24 CFR Part 903. The Established Income Range (EIR) is 30% of median income. Any development that has average income at or below EIR cannot be categorized as having high income.

The average household size in our family developments is 2.770 people as of July 2005. The income for our developments is listed below broken down by family and senior/disabled developments. To meet the 30% of median income, households of three must have an income of \$17,300. In analyzing our family developments based on the average size of three, we find one development with an average income over this amount and that is New Villages a mixed income community which has been open less than a year.

Our A&O policy has preferences for working families to attempt to draw higher income families into these developments.

Elderly Communities

Sunshine Terrace	\$ 6,811
Worley Terrace	\$ 7,147
Sunshine Annex	\$ 6,929
Marion Square	\$ 8,604
Maplewood	\$11,146
Bollinger Tower	\$ 7,828
Chestnut Grove	\$ 10,881
Sawyer Towers	\$ 8,254

Family Communities

Poindexter Village	\$ 8,253
Lincoln Park	\$ 9,436
Riverside Bradley	\$ 5,911
Rosewind	\$13,031
Sawyer Manor	\$13,667
Scattered Sites	\$10,625
Ohio Townhouses	\$10,392
Kenmore Square	\$ 7,639
Indian Meadows	\$ 7,273
Post Oak Station	\$ 7,991
Glenview	\$ 9,379
Eastmoor Square	\$11,168
Reeb Hosack	\$11,320
Canoby Court	\$ 9,129
Thornwood Commons	\$ 7,694
Trevitt Heights	\$11,493
The Meadows	\$12,273
New Villages	\$19,597

APPENDIX C

FY 2006 CAPITAL FUND ANNUAL STATEMENT

Capital Fund Program (CFP) Part III: Implementation Schedule

and Urban Development

Chief of Budget and Financial Reporting

CGP : 2006

Geographic Area / Name of Activity	All Funds: Budgeted (Quarter Ending Test)			All Funds: Expenses (Quarter Ending Test)			Reasons for Revised Target Data ²
	Original	Revised ¹	Actual ³	Original	Revised ¹	Actual ²	
Thomson Village CH 6 001	16.4 yd/s			16.4 yd/s			
East Park CH 6 002	16.4 yd/s			16.4 yd/s			
Greenview Parkway CH 6 003	16.4 yd/s			16.4 yd/s			
Paragon Terrace CH 6 004	16.4 yd/s			16.4 yd/s			
East Terrace CH 6 005	16.4 yd/s			16.4 yd/s			
Paragon Manor CH 6 006	16.4 yd/s			16.4 yd/s			
Greenview Avenue CH 6 007	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 008	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 009	16.4 yd/s			16.4 yd/s			
Greenview Drive CH 6 010	16.4 yd/s			16.4 yd/s			
Greenview Heights CH 6 011	16.4 yd/s			16.4 yd/s			
Greenview Square CH 6 012	16.4 yd/s			16.4 yd/s			
Greenview Circle CH 6 013	16.4 yd/s			16.4 yd/s			
Greenview Plaza CH 6 014	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 015	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 016	16.4 yd/s			16.4 yd/s			
Greenview Avenue CH 6 017	16.4 yd/s			16.4 yd/s			
Greenview Drive CH 6 018	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 019	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 020	16.4 yd/s			16.4 yd/s			
Greenview Avenue CH 6 021	16.4 yd/s			16.4 yd/s			
Greenview Drive CH 6 022	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 023	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 024	16.4 yd/s			16.4 yd/s			
Greenview Avenue CH 6 025	16.4 yd/s			16.4 yd/s			
Greenview Drive CH 6 026	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 027	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 028	16.4 yd/s			16.4 yd/s			
Greenview Avenue CH 6 029	16.4 yd/s			16.4 yd/s			
Greenview Drive CH 6 030	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 031	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 032	16.4 yd/s			16.4 yd/s			
Greenview Avenue CH 6 033	16.4 yd/s			16.4 yd/s			
Greenview Drive CH 6 034	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 035	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 036	16.4 yd/s			16.4 yd/s			
Greenview Avenue CH 6 037	16.4 yd/s			16.4 yd/s			
Greenview Drive CH 6 038	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 039	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 040	16.4 yd/s			16.4 yd/s			
Greenview Avenue CH 6 041	16.4 yd/s			16.4 yd/s			
Greenview Drive CH 6 042	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 043	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 044	16.4 yd/s			16.4 yd/s			
Greenview Avenue CH 6 045	16.4 yd/s			16.4 yd/s			
Greenview Drive CH 6 046	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 047	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 048	16.4 yd/s			16.4 yd/s			
Greenview Avenue CH 6 049	16.4 yd/s			16.4 yd/s			
Greenview Drive CH 6 050	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 051	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 052	16.4 yd/s			16.4 yd/s			
Greenview Avenue CH 6 053	16.4 yd/s			16.4 yd/s			
Greenview Drive CH 6 054	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 055	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 056	16.4 yd/s			16.4 yd/s			
Greenview Avenue CH 6 057	16.4 yd/s			16.4 yd/s			
Greenview Drive CH 6 058	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 059	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 060	16.4 yd/s			16.4 yd/s			
Greenview Avenue CH 6 061	16.4 yd/s			16.4 yd/s			
Greenview Drive CH 6 062	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 063	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 064	16.4 yd/s			16.4 yd/s			
Greenview Avenue CH 6 065	16.4 yd/s			16.4 yd/s			
Greenview Drive CH 6 066	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 067	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 068	16.4 yd/s			16.4 yd/s			
Greenview Avenue CH 6 069	16.4 yd/s			16.4 yd/s			
Greenview Drive CH 6 070	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 071	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 072	16.4 yd/s			16.4 yd/s			
Greenview Avenue CH 6 073	16.4 yd/s			16.4 yd/s			
Greenview Drive CH 6 074	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 075	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 076	16.4 yd/s			16.4 yd/s			
Greenview Avenue CH 6 077	16.4 yd/s			16.4 yd/s			
Greenview Drive CH 6 078	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 079	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 080	16.4 yd/s			16.4 yd/s			
Greenview Avenue CH 6 081	16.4 yd/s			16.4 yd/s			
Greenview Drive CH 6 082	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 083	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 084	16.4 yd/s			16.4 yd/s			
Greenview Avenue CH 6 085	16.4 yd/s			16.4 yd/s			
Greenview Drive CH 6 086	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 087	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 088	16.4 yd/s			16.4 yd/s			
Greenview Avenue CH 6 089	16.4 yd/s			16.4 yd/s			
Greenview Drive CH 6 090	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 091	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 092	16.4 yd/s			16.4 yd/s			
Greenview Avenue CH 6 093	16.4 yd/s			16.4 yd/s			
Greenview Drive CH 6 094	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 095	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 096	16.4 yd/s			16.4 yd/s			
Greenview Avenue CH 6 097	16.4 yd/s			16.4 yd/s			
Greenview Drive CH 6 098	16.4 yd/s			16.4 yd/s			
Greenview Court CH 6 099	16.4 yd/s			16.4 yd/s			
Greenview Lane CH 6 100	16.4 yd/s			16.4 yd/s			

To: Chief of HUD-2000	15-2-943		15-2-943		
To: Chief of HUD-2000	15-2-943		15-2-943		
To: Chief of HUD-2000	15-2-943		15-2-943		
To: Chief of HUD-2000	15-2-943		15-2-943		
To: Chief of HUD-2000	15-2-943		15-2-943		
To: Chief of HUD-2000	15-2-943		15-2-943		
Signature of Executive Director of HUD X			Signature of Public Housing Director of HUD X		
To be completed for the Performance and Evaluation report for a specific Annual Statement			-reasons are not available		
To be completed for the Performance and Evaluation report					

APPENDIX D

FY 2006 CAPITAL FUND 5 YEAR ACTION PLAN

FIVE-YEAR ACTION PLAN				U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT OFFICE OF PUBLIC & INDIAN HOUSING OMB Approval No. 2577 - 017-0157(Exp.3/31/2002)			
PART I: SUMMARY							
COMPREHENSIVE GRANT PROGRAM (CGP) 2006							
HA NAME:			Locality (City / County / State)		-----X----- Original		
COLUMBUS METROPOLITAN HOUSING AUTHORITY			Columbus, Franklin, Ohio		----- Revision No.		
A	Develop. Number/Name/	U	WORK Stmt	Work Statement	Work Statement	Work Statement	Work Statement
		#	for Year 1	Year 2: FFY2007	Year 3: FFY2008	Year 4: FFY2009	Year 5: FFY 2010
1	OH16-001 Poindexter Village	414	\$473,505	\$337,278	\$337,278	\$337,278	\$337,278
2	OH16-002 Lincoln Park	312	\$298,294	\$212,475	\$212,475	\$212,475	\$212,475
3	OH16-003 Riverside Homes	128	\$161,212	\$114,831	\$114,831	\$114,831	\$114,831
4	OH16-006 Sunshine Terrace	180	\$230,600	\$164,256	\$164,256	\$164,256	\$164,256
5	OH16-010 Sawyer Towers	392	\$467,759	\$333,185	\$333,185	\$333,185	\$333,185
6	OH16-010 Sawyer Manor	116	\$316,159	\$225,200	\$225,200	\$225,200	\$225,200
7	OH16-012 Jenkins Terrace	0	\$0	\$0	\$0	\$0	\$0
8	OH16-014 Worley Terrace	226	\$157,838	\$112,428	\$112,428	\$112,428	\$112,428
9	OH16-015 Sunshine Annex	129	\$168,507	\$120,028	\$120,028	\$120,028	\$120,028
10	OH16-018/21 Scatter Sites	56	\$78,391	\$55,838	\$55,838	\$55,838	\$55,838
11	OH16-020 Marion Square	242	\$528,422	\$376,395	\$376,395	\$376,395	\$376,395
12	OH16-028 Ohio Townhouses	80	\$96,108	\$68,458	\$68,458	\$68,458	\$68,458
13	OH16-033 Kenmore Square	56	\$69,440	\$49,462	\$49,462	\$49,462	\$49,462
14	OH16-034 Indian Meadows	72	\$66,605	\$47,443	\$47,443	\$47,443	\$47,443
15	OH16-035 Post Oak Station I	70	\$90,774	\$64,658	\$64,658	\$64,658	\$64,658
16	OH16-037 Glenview Estate	50	\$59,848	\$42,630	\$42,630	\$42,630	\$42,630
17	OH16-038 Maplewood Heights	71	\$90,861	\$64,720	\$64,720	\$64,720	\$64,720
18	OH16-039 Bollinger Tower	100	\$138,050	\$98,333	\$98,333	\$98,333	\$98,333
19	OH16-040 Eastmoor Square	53	\$66,774	\$47,563	\$47,563	\$47,563	\$47,563
20	OH16-041 Reeb-Hosack	27	\$32,360	\$23,050	\$23,050	\$23,050	\$23,050
21	OH16-042 Canonby Court	50	\$60,214	\$42,890	\$42,890	\$42,890	\$42,890
22	OH16-043 Thornwood Commons	86	\$109,739	\$78,167	\$78,167	\$78,167	\$78,167
23	OH16-044 Trivett Height	137	\$143,980	\$102,557	\$102,557	\$102,557	\$102,557
24	OH16-046 Post Oak Station II	78	\$96,442	\$68,696	\$68,696	\$68,696	\$68,696
25	OH16-200 CMHA New Office Building	0	\$0	\$0	\$0	\$0	\$0
26	OH16-201 CMHA New Maint. Building	0	\$1,380,408	\$0	\$0	\$0	\$0
27	OH16-05 Rosewind	230	\$209,975	\$149,565	\$149,565	\$149,565	\$149,565
28	OH16-047 The Meadows	95	\$64,707	\$46,091	\$46,091	\$46,091	\$46,091
29	OH16-049 Waggoner Road	30	\$20,951	\$15,142	\$15,142	\$15,142	\$15,142
30	Other Manag. Improv. Cost (Computers)		\$250,000	\$0	\$0	\$0	\$0
31		3480	\$5,927,923				
B	Physical Improvements Subtotal:			\$3,061,339	\$3,061,339	\$3,061,339	\$3,061,339
C	Management Improvements:			\$973,129	\$973,129	\$973,129	\$973,129
D	PHA-wide Non dwelling Structures & Equipment:			\$0	\$0	\$0	\$0
E	Administration:			\$500,393	\$500,393	\$500,393	\$500,393
F	Other: (A/E, C.M., Relocation, Auditing)			\$207,477	\$207,477	\$207,477	\$207,477
G	Operations			\$1,185,585	\$1,185,585	\$1,185,585	\$1,185,585
H	Demolition:			\$0	\$0	\$0	\$0
I	Replacement Reserve:			\$0	\$0	\$0	\$0
J	Mod Used for Development:			\$0	\$0	\$0	\$0
K	Total CGP Funds:			\$5,927,923	\$5,927,923	\$5,927,923	\$5,927,923
L	Total Non- CGP Funds:						
M	GRAND TOTAL			\$5,927,923	\$5,927,923	\$5,927,923	\$5,927,923
Signature of Executive Director:			Date	Signature of Public Housing Director		Date	
Dennis S. Guest							

Total Fund				\$5,927,923	0.46				
Operation				\$1,185,585					
Management				\$973,129					
Administration				\$500,393					
Fees & Costs & % to Const. Cost		6.78%		\$207,477					
Site Improv. & Ddwling Structure				\$3,061,339					
Site Improv. & Ddwling Structure / T. Fu %				51.64%					

COMPREHENSIVE GRANT PROGRAM (CGP)

2006

OMB Approve

Development Name/No. Major Work Category	year 1 : 2006		year 2 : 2007		year 3 : 2008		Year 4 : 2009		year 5 : 2010	
	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost
OH16-001 POINDEXTER VILLAGE										
*Administration costs		\$55,390		\$55,390		\$55,390		\$55,390		\$55,390
*Others: A/E fees & costs		\$12,421		\$12,421		\$12,421		\$12,421		\$12,421
*Site Improvement		\$39,232		\$39,232		\$39,232		\$39,232		\$39,232
Repl./Upgr. Site Utilities										
Landscaping										
Site Lighting										
Parking / Side Walks / Play Grounds										
*Dwelling Structure		\$135,853		\$135,853		\$135,853		\$135,853		\$135,853
Upgrade HVAC system										
Upgrade electrical syst.										
Upgrade plumbing syst.										
Upgrade build. interior										
Upgrade build. exterior										
Handicap compliance										
Upgrade Security System										
*Dwelling Equipment		\$470,095		\$470,095		\$470,095		\$470,095		\$470,095
TOTAL PROJECT		\$543,896		\$543,896		\$543,896		\$543,896		\$543,896
OH16-002 LINCOLN PARK										
*Administration costs		\$41,738		\$41,738		\$41,738		\$41,738		\$41,738
*Others: A/E fees & costs		\$13,152		\$13,152		\$13,152		\$13,152		\$13,152
*Site Improvement		\$13,709		\$13,709		\$13,709		\$13,709		\$13,709
Repl./Upgr. Site Utilities										
Landscaping										
Site Lighting										
Parking / Side Walks / Play Grounds										
*Dwelling Structure		\$144,814		\$144,814		\$144,814		\$144,814		\$144,814
Upgrade HVAC system										
Upgrade electrical syst.										
Upgrade plumbing syst.										
Upgrade build. interior										
Upgrade build. exterior										
Handicap compliance										
Upgrade Security										
*Dwelling Equipment		\$290,623		\$290,623		\$290,623		\$290,623		\$290,623
TOTAL PROJECT		\$213,511		\$213,511		\$213,511		\$213,511		\$213,511
Subtotal of estimated Cost		\$457,407		\$857,407		\$857,407		\$857,407		\$857,407

COMPREHENSIVE GRANT PROGRAM (CGP)

2006

OMB Approv

Development Name/No. Major Work Category	year 1 : 2006		year 2 : 2007		year 3 : 2008		Year 4 : 2009		year 5 : 2010		N
	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	
OH15-003 RIVERSIDE HOMES											
*Administration costs		\$17,122		\$17,122		\$17,122		\$17,122		\$17,122	
*Others: A/E fees & costs		\$5,058		\$5,058		\$5,058		\$5,058		\$5,058	
*Site Improvement		\$11,781		\$11,781		\$11,781		\$11,781		\$11,781	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$55,711		\$55,711		\$55,711		\$55,711		\$55,711	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment		\$67,472		\$67,472		\$67,472		\$67,472		\$67,472	
TOTAL PROJECT		\$99,850		\$99,850		\$99,850		\$99,850		\$99,850	
OH15-006 SUNSHINE TERRACE											
*Administration costs		\$34,223		\$34,223		\$34,223		\$34,223		\$34,223	
*Others: A/E fees & costs		\$7,307		\$7,307		\$7,307		\$7,307		\$7,307	
*Site Improvement		\$15,274		\$15,274		\$15,274		\$15,274		\$15,274	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$90,509		\$180,508		\$180,509		\$180,509		\$180,508	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment		\$106,782		\$105,782		\$106,782		\$106,782		\$105,782	
TOTAL PROJECT		\$137,312		\$237,312		\$237,312		\$237,312		\$237,312	
Subtotal of estimated Cost		\$226,962		\$326,962		\$326,962		\$326,962		\$326,962	

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

PHYSICAL NEEDS WORK STATEMENT(S)

OFFICE OF PUBLIC AND INDIAN HOUSING

PART II: SUPPORTING PAGES

COMPREHENSIVE GRANT PROGRAM (CGP)

2006

OMB Approv:

Development Name/No. Major Work Category	year 1 : 2006		year 2 : 2007		year 3 : 2008		Year 4 : 2009		year 5 : 2010		N
	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	
OH16-010 SAWYER TOWERS											
*Administration costs		\$25,517		\$25,517		\$25,517		\$25,517		\$25,517	
*Others: A/E fees & costs		\$2,594		\$2,594		\$2,594		\$2,594		\$2,594	
*Site Improvement		\$14,113		\$14,113		\$14,113		\$14,113		\$14,113	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$29,399		\$129,399		\$129,399		\$129,399		\$129,399	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment		\$17,501		\$117,501		\$117,501		\$117,501		\$117,501	
TOTAL PROJECT		\$70,602		\$170,602		\$170,602		\$170,602		\$170,602	
OH16-012 JENKINS TERRACE											
*Administration costs		\$0		\$0		\$0		\$0		\$0	
*Others: A/E fees & costs		\$0		\$0		\$0		\$0		\$0	
*Site Improvement		\$0		\$0		\$0		\$0		\$0	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$0		\$0		\$0		\$0		\$0	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment		\$0		\$0		\$0		\$0		\$0	
TOTAL PROJECT		\$0		\$0		\$0		\$0		\$0	
Subtotal of estimated Cost		\$70,602		\$170,602		\$170,602		\$170,602		\$170,602	

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
OFFICE OF PUBLIC AND INDIAN HOUSING

COMPREHENSIVE GRANT PROGRAM (CGP)

2006

OMB Approve

Development Name/No. Major Work Category	year 1 : 2006		year 2 : 2007		year 3 : 2008		Year 4 : 2009		year 5 : 2010		N
	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	
OH16-014 WORLEY TERRACE											
*Administration costs		\$30,232		\$0		\$0		\$0		\$0	
*Others: A/E fees & costs		\$0		\$0		\$0		\$0		\$0	
*Site Improvement		\$10,350		\$0		\$0		\$0		\$0	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$50,000		\$0		\$0		\$0		\$0	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. Interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment	\$0.00		\$0		\$0		\$0				
TOTAL PROJECT		\$90,582		\$0		\$0		\$0		\$0	
OH16-015 SUNSHINE ANNEX											
*Administration costs		\$17,122		\$17,122		\$17,122		\$17,122		\$17,122	
*Others: A/E fees & costs		\$5,560		\$5,560		\$5,560		\$5,560		\$5,560	
*Site Improvement		\$6,565		\$6,565		\$6,565		\$6,565		\$6,565	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$64,567		\$164,567		\$164,567		\$164,567		\$164,567	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. Interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment	\$11,133		\$11,133		\$11,133		\$11,133				
TOTAL PROJECT		\$94,115		\$194,115		\$194,115		\$194,115		\$194,115	
Subtotal of estimated Cost		\$184,697		\$194,115		\$194,115		\$194,115		\$194,115	

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

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OFFICE OF PUBLIC AND INDIAN HOUSING

PART II: SUPPORTING PAGES

COMPREHENSIVE GRANT PROGRAM (CGP)

2006

OMB Approv:

Development Name/No. Major Work Category	year 1 : 2006		year 2 : 2007		year 3 : 2008		Year 4 : 2009		year 5 : 2010		N
	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	
OH16-020 MARION SQUARE											
*Administration costs		\$32,840		\$32,840		\$32,840		\$32,840		\$32,840	
*Others: A/E fees & costs		\$10,929		\$10,929		\$10,929		\$10,929		\$10,929	
*Site Improvement		\$14,113		\$14,113		\$14,113		\$14,113		\$14,113	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$120,414		\$120,414		\$120,414		\$120,414		\$120,414	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment	\$131,577		\$131,577		\$131,577		\$131,577				
TOTAL PROJECT		\$179,095		\$179,095		\$179,095		\$179,095		\$179,095	
OH16-033 KENMORE SQUARE											
*Administration costs		\$7,491		\$7,491		\$7,491		\$7,491		\$7,491	
*Others: A/E fees & costs		\$2,134		\$2,134		\$2,134		\$2,134		\$2,134	
*Site Improvement		\$5,845		\$5,845		\$5,845		\$5,845		\$5,845	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$123,519		\$123,519		\$123,519		\$123,519		\$123,519	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment	\$79,163		\$79,163		\$79,163		\$79,163				
TOTAL PROJECT		\$99,799		\$99,799		\$99,799		\$99,799		\$99,799	
Subtotal of estimated Cost		\$216,883		\$216,883		\$216,883		\$216,883		\$216,883	
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U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

PHYSICAL NEEDS WORK STATEMENT(S)

OFFICE OF PUBLIC AND INDIAN HOUSING

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2006

OMB Approv:

Development Name/No. Major Work Category	year 1 : 2006		year 2 : 2007		year 3 : 2008		Year 4 : 2009		year 5 : 2010		N
	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	
OH16-035 POST OAK STATION I											
*Administration costs		\$19,364		\$19,364		\$19,364		\$19,364		\$19,364	
*Others: A/E fees & costs		\$3,033		\$3,033		\$3,033		\$3,033		\$3,033	
*Site Improvement		\$4,704		\$4,704		\$4,704		\$4,704		\$4,704	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$23,423		\$23,423		\$23,423		\$23,423		\$23,423	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment		\$23,127		\$23,127		\$23,127		\$23,127			
TOTAL PROJECT		\$80,624		\$80,624		\$80,624		\$80,624		\$80,624	
OH16-045 POST OAK STATION II											
*Administration costs		\$10,434		\$10,434		\$10,434		\$10,434		\$10,434	
*Others: A/E fees & costs		\$2,923		\$2,923		\$2,923		\$2,923		\$2,923	
*Site Improvement		\$9,187		\$9,187		\$9,187		\$9,187		\$9,187	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$23,329		\$23,329		\$23,329		\$23,329		\$23,329	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment		\$20,516		\$20,516		\$20,516		\$20,516			
TOTAL PROJECT		\$53,747		\$53,747		\$53,747		\$53,747		\$53,747	
Subtotal of estimated Cost		\$114,271		\$114,271		\$114,271		\$114,271		\$114,271	

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U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

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2006

OMB Approve

Development Name/No. Major Work Category	year 1 : 2006		year 2 : 2007		year 3 : 2008		Year 4 : 2009		year 5 : 2010		N
	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	
OH16-037 GLENVIEW ESTATES											
*Administration costs		\$16,688		\$16,688		\$16,688		\$16,688		\$16,688	
*Others: A/E fees & costs		\$1,520		\$1,520		\$1,520		\$1,520		\$1,520	
*Site Improvement		\$7,527		\$7,527		\$7,527		\$7,527		\$7,527	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$16,743		\$16,743		\$16,743		\$16,743		\$16,743	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment	\$24,270		\$24,270		\$24,270		\$24,270				
TOTAL PROJECT		\$42,478		\$42,478		\$42,478		\$42,478		\$42,478	
OH16-038 MAPLEWOOD HEIGHTS											
*Administration costs		\$19,498		\$19,498		\$19,498		\$19,498		\$19,498	
*Others: A/E fees & costs		\$2,888		\$2,888		\$2,888		\$2,888		\$2,888	
*Site Improvement		\$6,116		\$6,116		\$6,116		\$6,116		\$6,116	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$31,800		\$31,800		\$31,800		\$31,800		\$31,800	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment	\$37,716		\$37,716		\$37,716		\$37,716				
TOTAL PROJECT		\$80,092		\$80,092		\$80,092		\$80,092		\$80,092	
Subtotal of estimated Cost		\$102,560		\$102,560		\$102,560		\$102,560		\$102,560	

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Development Name/No. Major Work Category	year 1 : 2006		year 2 : 2007		year 3 : 2008		Year 4 : 2009		year 5 : 2010		N
	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	
OH16-039 BOLLINGER TOWER											
*Administration costs		\$13,377		\$13,377		\$13,377		\$13,377		\$13,377	
*Others: A/E fees & costs		\$4,291		\$4,291		\$4,291		\$4,291		\$4,291	
*Site Improvement		\$7,057		\$7,057		\$7,057		\$7,057		\$7,057	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$47,172		\$47,172		\$47,172		\$47,172		\$47,172	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment		\$64,720		\$64,720		\$64,720		\$64,720			
TOTAL PROJECT		\$71,897		\$71,897		\$71,897		\$71,897		\$71,897	
OH16-040 EASTMOOR SQUARE											
*Administration costs		\$17,090		\$17,090		\$17,090		\$17,090		\$17,090	
*Others: A/E fees & costs		\$2,119		\$2,119		\$2,119		\$2,119		\$2,119	
*Site Improvement		\$4,704		\$4,704		\$4,704		\$4,704		\$4,704	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$23,351		\$23,351		\$23,351		\$23,351		\$23,351	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment		\$78,055		\$78,055		\$78,055		\$78,055			
TOTAL PROJECT		\$47,264		\$47,264		\$47,264		\$47,264		\$47,264	
Subtotal of estimated Cost		\$119,151		\$119,151		\$119,151		\$119,151		\$119,151	

Development Name/No. Major Work Category	year 1 : 2006		year 2 : 2007		year 3 : 2008		Year 4 : 2009		year 5 : 2010		N
	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	
OH16-039 BOLLINGER TOWER											
*Administration costs		\$13,377		\$13,377		\$13,377		\$13,377		\$13,377	
*Others: A/E fees & costs		\$4,291		\$4,291		\$4,291		\$4,291		\$4,291	
*Site Improvement		\$7,057		\$7,057		\$7,057		\$7,057		\$7,057	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$47,172		\$47,172		\$47,172		\$47,172		\$47,172	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment	\$64,720		\$64,720		\$64,720		\$64,720				
TOTAL PROJECT		\$71,897		\$71,897		\$71,897		\$71,897		\$71,897	
OH16-040 EASTMOOR SQUARE											
*Administration costs		\$17,080		\$17,080		\$17,080		\$17,080		\$17,080	
*Others: A/E fees & costs		\$2,119		\$2,119		\$2,119		\$2,119		\$2,119	
*Site Improvement		\$4,704		\$4,704		\$4,704		\$4,704		\$4,704	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$23,361		\$23,361		\$23,361		\$23,361		\$23,361	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment	\$78,055		\$78,055		\$78,055		\$78,055				
TOTAL PROJECT		\$47,264		\$47,264		\$47,264		\$47,264		\$47,264	
Subtotal of estimated Cost		\$119,151		\$119,151		\$119,151		\$119,151		\$119,151	

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OFFICE OF PUBLIC AND INDIAN HOUSING

PART II: SUPPORTING PAGES

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2006

OMB Approv:

Development Name/No. Major Work Category	year 1 : 2006		year 2 : 2007		year 3 : 2008		Year 4 : 2009		year 5 : 2010		N
	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	
OH16-043 THORNWOOD COMMONS											
*Administration costs		\$15,564		\$15,564		\$15,564		\$15,564		\$15,564	
*Others: A/E fees & costs		\$3,674		\$3,674		\$3,674		\$3,674		\$3,674	
*Site Improvement		\$6,116		\$6,116		\$6,116		\$6,116		\$6,116	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$40,497		\$40,497		\$40,497		\$40,497		\$40,497	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment		\$16,603		\$16,603		\$16,603		\$16,603			
TOTAL PROJECT		\$85,941		\$85,941		\$85,941		\$85,941		\$85,941	
OH16-044 TRIVETT HEIGHT											
*Administration costs		\$20,326		\$20,326		\$20,326		\$20,326		\$20,326	
*Others: A/E fees & costs		\$2,993		\$2,993		\$2,993		\$2,993		\$2,993	
*Site Improvement		\$14,113		\$14,113		\$14,113		\$14,113		\$14,113	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$32,988		\$32,988		\$32,988		\$32,988		\$32,988	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment		\$16,079		\$16,079		\$16,079		\$16,079			
TOTAL PROJECT		\$70,298		\$70,298		\$70,298		\$70,298		\$70,298	
Subtotal of estimated Cost		\$136,129		\$136,129		\$136,129		\$136,129		\$136,129	

Development Name/No. Major Work Category	year 1 : 2006		year 2 : 2007		year 3 : 2008		Year 4 : 2009		year 5 : 2010		N
	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	
OH16-049 Waggoner Road											
*Administration costs		\$4,286		\$4,286		\$4,286		\$4,286		\$4,286	
*Others: A/E fees & costs											
*Site Improvement		\$5,663		\$5,663		\$5,663		\$5,663		\$5,663	
Site Utilities											
Landscaping											
Parking / Side Walks											
*Dwelling Structure		\$11,000		\$11,000		\$11,000		\$11,000		\$11,000	
HVAC system											
Electrical syst.											
Plumbing system											
Building interior											
Building exterior											
Handicap compliance											
Security System											
*Dwelling Equipment		\$16,603		\$16,603		\$16,603		\$16,603			
TOTAL PROJECT		\$20,951		\$20,951		\$20,951		\$20,951		\$20,951	
OH16-201 CMHA NEW MAINTENANCE BUILDING											
*Administration costs		\$0		\$0		\$0		\$0		\$0	
*Others: A/E fees & costs		\$8,485		\$0		\$0		\$0		\$0	
*Site Improvement		\$200,167		\$0		\$0		\$0		\$0	
Site Utilities											
Landscaping											
Parking / Side Walks											
*Dwelling Structure		\$998,803		\$0		\$0		\$0		\$0	
HVAC system											
Electrical syst.											
Plumbing system											
Building interior											
Building exterior											
Handicap compliance											
Security System											
*Dwelling Equipment		\$1,106,760		\$0		\$0		\$0			
TOTAL PROJECT		\$1,208,245		\$0		\$0		\$0		\$0	
Subtotal of estimated Cost		\$1,227,196		\$20,951		\$20,951		\$20,951		\$20,951	

COMPREHENSIVE GRANT PROGRAM (CGP)

2006

OMB Approv:

Development Name/No. Major Work Category	year 1 : 2006		year 2 : 2007		year 3 : 2008		Year 4 : 2009		year 5 : 2010		N
	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	
QH16-10-B Sawyer Manor											
*Administration costs		\$52,436		\$52,436		\$52,436		\$52,436		\$52,436	
*Others: A/E fees & costs		\$17,426		\$17,426		\$17,426		\$17,426		\$17,426	
*Site Improvement		\$23,522		\$23,522		\$23,522		\$23,522		\$23,522	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$192,000		\$171,049		\$171,049		\$171,049		\$171,049	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment	\$115,677		\$104,671		\$104,671		\$104,671				
TOTAL PROJECT		\$265,395		\$264,434		\$264,434		\$264,434		\$264,434	
QH16-028 OHIO TOWNHOUSES											
*Administration costs		\$26,702		\$26,702		\$26,702		\$26,702		\$26,702	
*Others: A/E fees & costs		\$2,192		\$2,192		\$2,192		\$2,192		\$2,192	
*Site Improvement		\$15,274		\$15,274		\$15,274		\$15,274		\$15,274	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$24,152		\$24,152		\$24,152		\$24,152		\$24,152	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment	\$19,426		\$19,426		\$19,426		\$19,426				
TOTAL PROJECT		\$67,320		\$67,320		\$67,320		\$67,320		\$67,320	
Subtotal of estimated Cost		\$352,705		\$331,754		\$331,754		\$331,754		\$331,754	

COMPREHENSIVE GRANT PROGRAM (CGP)

2006

DME Approve

Development Name/No. Major Work Category	year 1 : 2006		year 2 : 2007		year 3 : 2008		Year 4 : 2009		year 5 : 2010		N
	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	
OH16-05 Rosewind											
*Administration costs		\$40,000		\$40,000		\$40,000		\$40,000		\$40,000	
*Others: A/E fees & costs		\$3,663		\$3,663		\$3,663		\$3,663		\$3,663	
*Site Improvement		\$9,409		\$9,409		\$9,409		\$9,409		\$9,409	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$40,264		\$40,264		\$40,264		\$40,264		\$40,264	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment		\$10,663		\$10,663		\$10,663		\$10,663			
TOTAL PROJECT		\$93,316		\$93,316		\$93,316		\$93,316		\$93,316	
OH16-047 The Meadows											
*Administration costs		\$139,290		\$139,290		\$139,290		\$139,290		\$139,290	
*Others: A/E fees & costs		\$0		\$0		\$0		\$0		\$0	
*Site Improvement		\$0		\$0		\$0		\$0		\$0	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$0		\$0		\$0		\$0		\$0	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment		\$0		\$0		\$0		\$0			
TOTAL PROJECT		\$139,290		\$139,290		\$139,290		\$139,290		\$139,290	
Subtotal of estimated Cost		\$232,596		\$232,596		\$232,596		\$232,596		\$232,596	

Development Name/No. Major Work Category	year 1 : 2006		year 2 : 2007		year 3 : 2008		Year 4 : 2009		year 5 : 2010		N
	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	Quantity Lumpsum	Estimated Cost	
CONSTRUCTION MANAGEMENT SERVICES											
OH16-18/21 Scatter Sites											
*Administration costs		\$29,696		\$29,696		\$29,696		\$29,696		\$29,696	
*Others: A/E fees & costs		\$2,604		\$2,604		\$2,604		\$2,604		\$2,604	
*Site Improvement		\$0		\$0		\$0		\$0		\$0	
Site Utilities											
Landscaping											
Parking / Side Walks											
*Dwelling Structure		\$306,118		\$93,662		\$93,662		\$93,662		\$93,662	
HVAC system											
Electrical syst.											
Plumbing system											
Building interior											
Building exterior											
Handicap compliance											
Security System											
*Dwelling Equipment		\$100,110		\$93,662		\$93,662		\$93,662		\$93,662	
TOTAL PROJECT		\$336,418		\$125,962		\$125,962		\$125,962		\$125,962	
OH16-034 INDIAN MEADOWS											
*Administration costs		\$6,852		\$6,852		\$6,852		\$6,852		\$6,852	
*Others: A/E fees & costs		\$1,461		\$1,461		\$1,461		\$1,461		\$1,461	
*Site Improvement		\$0		\$0		\$0		\$0		\$0	
Repl./Upgr. Site Utilities											
Landscaping											
Site Lighting											
Parking / Side Walks / Play Grounds											
*Dwelling Structure		\$16,102		\$16,102		\$16,102		\$16,102		\$16,102	
Upgrade HVAC system											
Upgrade electrical syst.											
Upgrade plumbing syst.											
Upgrade build. interior											
Upgrade build. exterior											
Handicap compliance											
Upgrade Security System											
*Dwelling Equipment		\$16,102		\$16,102		\$16,102		\$16,102		\$16,102	
TOTAL PROJECT		\$24,416		\$24,416		\$24,416		\$24,416		\$24,416	
GRAND TOTALS		\$3,769,209		\$3,556,753		\$3,556,753		\$3,556,753		\$3,556,753	
PAGE : 14 OF 14					FORM HUD-52834(10/98)		NAS		NAS		

FIVE-YEAR ACTION PLAN			U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT									
MANAGEMENT NEEDS			OFFICE OF PUBLIC AND INDIAN HOUSING									
PART III: SUPPORTING PAGES												
COMPREHENSIVE GRANT PROGRAM (CGP)			2006									
			YR 1 : 2006		YR 2 : 2007		YR 3 : 2008		YR 4 : 2009		YR 5 : 2010	
Development Name/No. Major Work Category			Quantit Units	Estimated Cost	Quantit Units	Estimated Cost	Quantit Units	Estimated Cost	Quantit Units	Estimated Cost	Quantit Units	Estimated Cost
Special Duty POLICE				\$150,000		\$150,000		\$150,000		\$150,000		\$150,000
#	PROJECT # & NAME											
1	OH16-001 Poindexter Village											
2	OH16-002 Lincoln Park											
3	OH16-003 Riverside Bradley											
4	OH16-005 Rosewind											
5	OH16-010 Sawyer Manor											
6	OH16-020 Marion Square											
7	OH16-028 Ohio Townhouses											
8	OH16-033 Kenmore Square											
9	OH16-034 Indian Meadows											
10	OH16-035 Post Oak Station I											
11	OH16-037 Glenview Estates											
12	OH16-040 Eastmoor Square											
13	OH16-041 Reeb Hosack											
14	OH16-042 Canonby Court											
15	OH16-043 Thornwood Commons											
16	OH16-044 Trevitt Heights											
17	OH16-05 Rosewind											
18	OH16-047 The Meadows											
19	OH16-046 Post Oak Station II											
SUB - TOTAL												
SECURITY GUARD				\$117,493		\$117,493		\$117,493		\$117,493		\$117,493
	PROJECT # & NAME											
1	OH16-006 Sunshine Terrace											
2	OH16-010 Sawyer Towers											
3	OH16-014 Worley Terrace											
4	OH16-015 Sunshine Annex											
5	OH16-020 Marion Square											
6	OH16-038 Maplewood Heights											
7	OH16-039 Bollinger Tower											
8	OH16-039 Bollinger Tower											
9	OH16-049 Waggoner Road											
SUB - TOTAL												

FIVE-YEAR ACTION PLAN			U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT					
MANAGEMENT NEEDS			OFFICE OF PUBLIC AND INDIAN HOUSING					
PART III: SUPPORTING PAGES								
COMPREHENSIVE GRANT PROGRAM (CGP)			2006					
	Development Name/No. Major Work Category	YEAR 1 : 2006	YEAR 2 : 2007	YEAR 3 : 2008	YEAR 4 : 2009	YEAR 5 : 2010		
		Quantity Units	Estimated Cost	Quantity Units	Estimated Cost	Quantity Units	Estimated Cost	
	RESIDENT SERVICES		\$115,904	\$115,904	\$115,904	\$115,904	\$115,904	\$115,904
#	PROJECT # & NAME							
1	OH16-001 Poindexter Village							
2	OH16-002 Lincoln Park							
3	OH16-003 Riverside Bradley							
4	OH16-005 Rosewind							
5	OH16-020 Marion Square							
6	OH16-028 Ohio Townhouses							
7	OH16-033 Kenmore Square							
8	OH16-035 Post Oak Station I							
9	OH16-037 Glenview Estates							
10	OH16-040 Eastmoor Square							
11	OH16-041 Reeb Hosack							
12	OH16-042 Canonby Court							
13	OH16-043 Thornwood Commons							
14	OH16-044 Trevitt Heights							
15	OH16-046 Post Oak Station II							
16	OH16-006 Sunshine Terrace							
17	OH16-010 Sawyer Towers							
18	OH16-049 Waggoner Road							
19	OH16-014 Worley Terrace							
20	OH16-015 Sunshine Annex							
21	OH16-020 Marion Square							
22	OH16-038 Maplewood Heights							
23	OH16-039 Bollinger Tower							
24	OH16-05 Rosewind							
25	OH16-047 The Meadows							
	SUB - TOTAL							

FIVE-YEAR ACTION PLAN
MANAGEMENT NEEDS
PART III: SUPPORTING PAGES
C COMPREHENSIVE GRANT PROGRAM (CGP)

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
OFFICE OF PUBLIC AND INDIAN HOUSING

2006

Development Name/No. Major Work Category	YEAR 1: 2006		YEAR 2: 2007		YEAR 3: 2008		YEAR 4: 2009		YEAR 5: 2010	
	Q Units	Estimated Cost	Q Units	Estimated Cost	Q Units	Estimated Cost	Q Units	Estimated Cost	Q Units	Estimated Cost
<u>SAFETY & CRIME DEPARTMENT</u>		\$339,732		\$339,732		\$339,732		\$339,732		\$339,732
<u>PROJECT # & NAME</u>										
1	Q 15-00	Paintless at Village								
2	Q 15-02	Trash Park								
3	Q 15-03	Riverwalk Paving								
4	Q 15-05	Revised 1250 unit								
5	Q 15-06	Security Towers								
6	Q 15-11	Security Towers								
7	Q 15-12	Security Towers								
8	Q 15-24	Whisper Road								
9	Q 15-14	Security Towers								
10	Q 15-15	Security Towers								
11	Q 15-20	Market Square								
12	Q 15-26	Ohio Trust Center								
13	Q 15-33	Kenneth Square								
14	Q 15-35	Port Oak Station I								
15	Q 15-37	Glennville Towers								
16	Q 15-38	Maplewood Heights								
17	Q 15-39	Rollingwood Towers								
18	Q 15-41	Eastmore Square								
19	Q 15-44	River House								
20	Q 15-47	Central Court								
21	Q 15-49	Thornwood Commons								
22	Q 15-54	Twinkl Heights								
23	Q 15-55	Port Oak Station I								
24	Q 15-56	Summit								
25	Q 15-57	The Meadows								

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NAS

COMPREHENSIVE GRANT PROGRAM (CGP)

OFFICE OF PUBLIC AND INDIAN HOUSING

2006

Development Name/No. Major Work Category	YEAR 1 : 2006		YEAR 2 : 2007		YEAR 3 : 2008		YEAR 4 : 2009		YEAR 5 : 2010	
	Quantity Units	Estimated Cost	Quantity Units	Estimated Cost	Quantity Units	Estimated Cost	Quantity Units	Estimated Cost		
<u>Management Improvements</u>										
(Computer Hardware Upgrade, Printers, Copiers)		\$250,000		\$0		\$0		\$0		\$0
GRAND TOTAL		\$973,129		\$723,129		\$723,129		\$723,129		\$723,129

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT											
OFFICE OF PUBLIC AND INDIAN HOUSING											
MANAGEMENT NEEDS											
PART III: SUPPORTING PAGES											
COMPREHENSIVE GRANT PROGRAM (CGP)											
2006											
Development Name/No. Major Work Category	YEAR 1 : 2006		YEAR 2 : 2007		YEAR 3 : 2008		YEAR 4 : 2009		YEAR 5 : 2010		
	Quantity Units	Estimated Cost	Quantity Units	Estimated Cost	Quantity Units	Estimated Cost	Quantity Units	Estimated Cost	Quantity Units	Estimated Cost	
Operations Deficit											
1 OH16-001 Poindexter Village		\$81,134		\$81,134		\$81,134		\$81,134		\$81,134	
2 OH16-002 Lincoln Park		\$59,666		\$59,666		\$59,666		\$59,666		\$59,666	
3 OH16-003 Riverside Bradley		\$55,868		\$55,868		\$55,868		\$55,868		\$55,868	
4 OH16-005 Rosewind		\$103,597		\$103,597		\$103,597		\$103,597		\$103,597	
5 OH16-006 Sunshine Terrace		\$22,700		\$22,700		\$22,700		\$22,700		\$22,700	
6 OH16-010 Sawyer Manor		\$89,832		\$89,832		\$89,832		\$89,832		\$89,832	
7 OH16-012 Jenkins Terrace		\$0		\$0		\$0		\$0		\$0	
8 OH16-014 Worley Terrace		\$0		\$0		\$0		\$0		\$0	
9 OH16-015 Sunshine Annex		\$17,906		\$17,906		\$17,906		\$17,906		\$17,906	
10 OH16-018 Scattered Sites		\$16,339		\$16,339		\$16,339		\$16,339		\$16,339	
11 OH16-020 Marion Square		\$34,706		\$34,706		\$34,706		\$34,706		\$34,706	
12 OH16-021 Scattered Sites		\$16,339		\$16,339		\$16,339		\$16,339		\$16,339	
13 OH16-028 Ohio Townhouses		\$44,002		\$44,002		\$44,002		\$44,002		\$44,002	
14 OH16-033 Kenmore Square		\$41,789		\$41,789		\$41,789		\$41,789		\$41,789	
15 OH16-034 Indian Meadows		\$45,961		\$45,961		\$45,961		\$45,961		\$45,961	
16 OH16-035 Post Oak Station I		\$36,975		\$36,975		\$36,975		\$36,975		\$36,975	
17 OH16-037 Glenview Estates		\$59,548		\$59,548		\$59,548		\$59,548		\$59,548	
18 OH16-038 Maplewood Heights		\$49,276		\$49,276		\$49,276		\$49,276		\$49,276	
19 OH16-039 Bollinger Tower		\$58,054		\$58,054		\$58,054		\$58,054		\$58,054	
20 OH16-040 Eastmoor Square		\$47,616		\$47,616		\$47,616		\$47,616		\$47,616	
21 OH16-041 Reeb Hosack		\$45,219		\$45,219		\$45,219		\$45,219		\$45,219	
22 OH16-042 Canonby Court		\$47,340		\$47,340		\$47,340		\$47,340		\$47,340	
23 OH16-043 Thornwood Commons		\$56,763		\$56,763		\$56,763		\$56,763		\$56,763	
24 OH16-044 Trevitt Heights		\$57,650		\$57,650		\$57,650		\$57,650		\$57,650	
25 OH16-048 Post Oak Station II		\$37,710		\$37,710		\$37,710		\$37,710		\$37,710	
26 OH16-099 Sawyer Towers		\$59,595		\$59,595		\$59,595		\$59,595		\$59,595	
27 OH16-047 The Meadows		\$0		\$0		\$0		\$0		\$0	
SUB - TOTAL		\$1,185,585		\$1,185,585		\$1,185,585		\$1,185,585		\$1,185,585	

FIVE-YEAR ACTION PLAN

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

MANAGEMENT NEEDS

OFFICE OF PUBLIC AND INDIAN HOUSING

PART III: SUPPORTING PAGES

COMPREHENSIVE GRANT PROGRAM (CGP)

2006

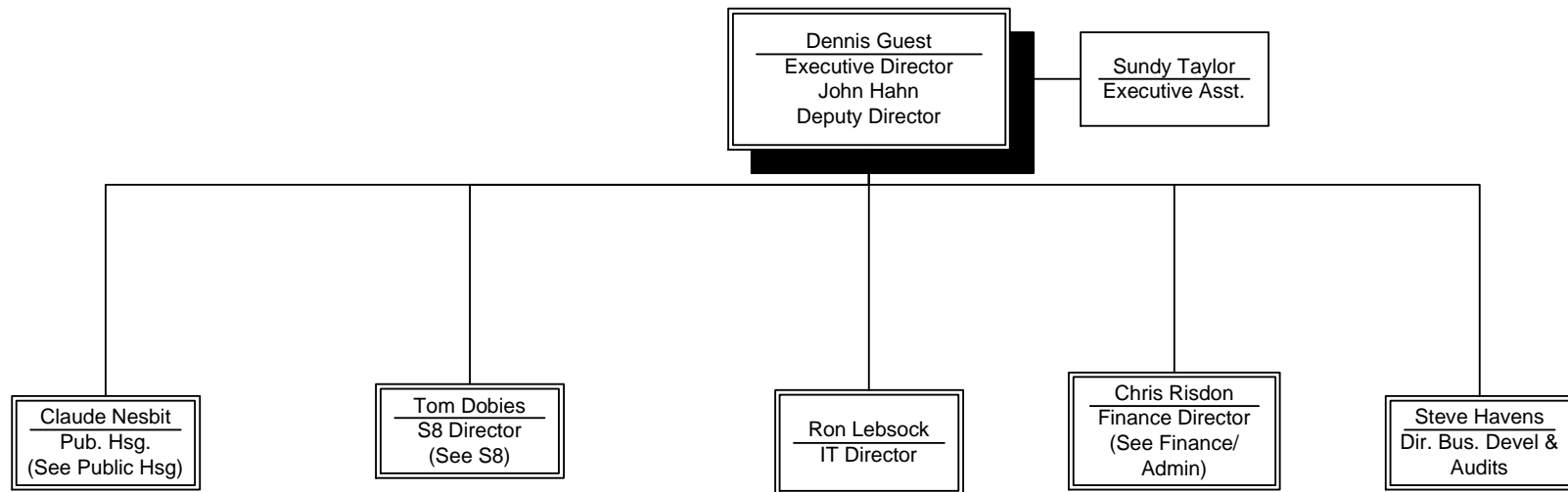
Development Name/No. Major Work Category	YEAR 1 : 2006		YEAR 2 : 2007		YEAR 3 : 2008		YEAR 4 : 2009		YEAR 5 : 2010		N
	Quantity Units	Estimated Cost	Quantity Units	Estimated Cost	Quantity Units	Estimated Cost	Quantity Units	Estimated Cost	Quantity Units	Estimated Cost	
Resident Initiatives Clerk											
1 OH16-001 Poindexter Village		\$81,134		\$81,134		\$81,134		\$81,134		\$81,134	
2 OH16-002 Lincoln Park		\$59,666		\$59,666		\$59,666		\$59,666		\$59,666	
3 OH16-003 Riverside Bradley		\$55,868		\$55,868		\$55,868		\$55,868		\$55,868	
4 OH16-005 Rosewind		\$103,597		\$103,597		\$103,597		\$103,597		\$103,597	
5 OH16-006 Sunshine Terrace		\$22,700		\$22,700		\$22,700		\$22,700		\$22,700	
6 OH16-010 Sawyer Manor		\$89,832		\$89,832		\$89,832		\$89,832		\$89,832	
7 OH16-012 Jenkins Terrace		\$0		\$0		\$0		\$0		\$0	
8 OH16-014 Worley Terrace		\$0		\$0		\$0		\$0		\$0	
9 OH16-015 Sunshine Annex		\$17,906		\$17,906		\$17,906		\$17,906		\$17,906	
10 OH16-018 Scattered Sites		\$16,339		\$16,339		\$16,339		\$16,339		\$16,339	
11 OH16-020 Marion Square		\$34,706		\$34,706		\$34,706		\$34,706		\$34,706	
12 OH16-021 Scattered Sites		\$16,339		\$16,339		\$16,339		\$16,339		\$16,339	
13 OH16-028 Ohio Townhouses		\$44,002		\$44,002		\$44,002		\$44,002		\$44,002	
14 OH16-033 Kenmore Square		\$41,789		\$41,789		\$41,789		\$41,789		\$41,789	
15 OH16-034 Indian Meadows		\$45,961		\$45,961		\$45,961		\$45,961		\$45,961	
16 OH16-035 Post Oak Station I		\$36,975		\$36,975		\$36,975		\$36,975		\$36,975	
17 OH16-037 Glenview Estates		\$59,548		\$59,548		\$59,548		\$59,548		\$59,548	
18 OH16-038 Maplewood Heights		\$49,276		\$49,276		\$49,276		\$49,276		\$49,276	
19 OH16-039 Bollinger Tower		\$58,054		\$58,054		\$58,054		\$58,054		\$58,054	
20 OH16-040 Eastmoor Square		\$47,616		\$47,616		\$47,616		\$47,616		\$47,616	
21 OH16-041 Reeb Hosack		\$45,219		\$45,219		\$45,219		\$45,219		\$45,219	
22 OH16-042 Canonby Court		\$47,340		\$47,340		\$47,340		\$47,340		\$47,340	
23 OH16-043 Thornwood Commons		\$56,763		\$56,763		\$56,763		\$56,763		\$56,763	
24 OH16-044 Trevitt Heights		\$57,650		\$57,650		\$57,650		\$57,650		\$57,650	
25 OH16-048 Post Oak Station II		\$37,710		\$37,710		\$37,710		\$37,710		\$37,710	
26 OH16-099 Sawyer Towers		\$59,595		\$59,595		\$59,595		\$59,595		\$59,595	
27 OH16-047 The Meadows		\$0		\$0		\$0		\$0		\$0	
SUB - TOTAL		\$1,185,585		\$1,185,585		\$1,185,585		\$1,185,585		\$1,185,585	
FORM HUD - 52834											NAS

APPENDIX E

MANAGEMENT ORGANIZATION CHART

CMHA

Executive Staff



APPENDIX F

RESIDENT ADVISORY BOARD COMMENTS

ADVISORY BOARD MEETING- SEPTEMBER 15, 2005
QUESTIONS AND ANSWERS

- Q. When you go to Washington D.C. do you have lobbyist?
- A. We are not allowed to have lobbyist, but we have NAHRO, Council of Large Public Housing Authority, and Public Housing Directives Association. CMHA is a member of two of those and that will be as close to a lobbyist that we will get.
- Q. What is your Plan for Sawyer since you are cutting back?
- A. We are cutting back on Sawyer.
- Q. Why, no money in drug program?
- A. HUD stop allocating money for that two years ago, HUD thinks the local government should pay for it.
- Q. Is Sawyer going to loose out because of the \$34,000 you owe the fire department in false alarms?
- A. No.
- Q. Who negotiates the contracts with the fire department?
- A. We hire engineer to go out and do the specifications.
- Q. Is there anything in the pipeline to acquire or build new units/developments out side of Jenkins and Worley?
- A. No
- Q. What does in mean to convert public housing to vouchers?
- A. It is a process whereby a development meeting certain criteria can be converted from receiving public housing subsidy to vouchers.
- Q. The Executive Summary of the Annual Plan should be more specific on how many years the S8 homeownership program has been successful than using "couple".
- A. We will change this to the exact number of years the program has been in existence at CMHA.
- Q. On the Statement of Financial Resources what is "Other Income" and why don't we receive Public Housing Drug Elimination funds?
- A. "Other Income" is interest income, as well as rental income from satellite dishes on our high rises and space to other organizations like child care centers.
- Q. On page 34 of the Draft Annual Agency Plan, why doesn't CMHA plan on applying for a HOPE VI Revitalization grant?
- A. The HOPE VI grant program is proposed for elimination and Congress hasn't decided yet. In the recent years, CMHA has not qualified based on criteria.
- Q. In the loss of units in the demolition of Jenkins and Worley what will happen to tenants not able to move back into the new facilities because of rebuilding less units than the old buildings?
- A. They were given S8 vouchers or they moved to other subsidized units or CMHA property.

Q. Why is Taylor Terrace still listed under the “Resident Services” and “Security Guard” categories in the Five Year Capital Fund Action Plan?

A. It is an oversight and should be removed.

Q What is the “Resident Initiatives Clerk” in the Five Year Capital Fund Plan?

A. This is a carry over and should not be there. It will be added into the regular physical modernization work where appropriate.

Q. Why is the “Security Guard” cost still being put into the Five Year Capital Budget?

A. We still use private security companies to backfill and cover special assignment work.

Comment: Securing volunteer resident patrols is extremely difficult to do in the high rises. Security is a big issue at Bollinger Tower, especially where some tenants are letting in people that have no business in the Tower. HUD needs to put back the Public Housing Drug Elimination program.

Comment: The Resident Advisory Board (RAB) meeting is done better as a stand alone then with the regular Council meeting.

APPENDIX G

COMMUNITY SERVICE AND SELF SUFFICIENCY PROGRAMS

FAMILY COMMUNITY	COMMUNITY ACTIVITIES/ PROGRAMS	SERVICE PROVIDERS	PENDING ACTIVITIES	SERVICE PROVIDERS FOR PENDING ACTIVITIES
CANONBY COURT	BLOCK WATCH BACK TO SCHOOL PARTY HAT AND GLOVE GIVE-A-WAY EASTER EGG HUNT SECRET SANTA (Zoo trips, Clippers game night, toy give-a-way) REFERRAL BROCHURES ON SITE (First Link) HALLOWEEN PARTY THANKSGIVING BRUNCH CHRISTMAS /KWANZA PARTY COSI TRIP COATS FOR COLUMBUS OUTREACH MOBILE CLINIC FREE CHRISTMAS TOYS AND SHOW AT THE CAPITAL	RESIDENT COUNCIL COUNCIL COUNCIL COUNCIL COUNCIL CMHA COUNCIL COUNCIL COUNCIL COUNCIL SALVATION ARMY, RESIDENT SERVICES MOUNT CARMEL WEST GIVE A KID A TOY FOUNDATION, RESIDENT SERVICES	501c3	RESIDENT SERVICE/RES. COUNCIL

EASTMOOR SQUARE	CITY YEAR SECRET SANTA (Zoo trips, Clippers night, toy give-a- way) REFERRAL BROCHURES ON SITE (First Link) ANNUAL FAMILY DAY COATS FOR COLUMBUS BACK TO SCHOOL SUPPLY GIVE- A-WAY HOLLOWEEN PARTY/GIVE-A- WAY FREE TOYS AND CHRISTMAS SHOW ON SITE LAUNDRY FACILITIES	CITY YEAR, RESIDENT COUNCIL RESIDENT SERVICES CMHA COUNCIL SALVATION ARMY, RESIDENT SERVICES COUNCIL COUNCIL GIVE A KID A TOY FOUNDATION, RESIDENT SERVICES ASI	RESIDENT COUNCIL	RESIDENT SERVICES
GLENVIEW ESTATES	SECRET SANTA (Zoo trips, Clippers night, toy give-a- way) REFERRAL BROCHURES ON SITE (<i>FIRST LINK</i>) COATS FOR COLUMBUS FREE TOYS AND CHRISTMAS	RESIDENT SERVICES RESIDENT SERVICES SALVATION ARMY, RESIDENT SERVICES	501c3	RESIDENT SERVICES

	SHOW	GIVE A KID A TOY FOUNDATION, RESIDENT SERVICES		
INDIAN MEADOWS			RESIDENT COUNCIL	RESIDENT SERVICES
KENMORE SQUARE			RESIDENT COUNCIL	RESIDENT SERVICES
LINCOLN PARK	HEAD START COMPUTER CENTER AFTER SCHOOL PROGRAM COUNSELING CRIME & SAFETY TENANT PATROL PROGRAM COATS FOR COLUMBUS FREE TOYS AND CHRISTMAS SHOW EVEN START ON SITE LAUNDRY FACILITIES	JOHN XXIII HRN YMCA CRITTENTON FAMILY SERVICES COLUMBUS URBAN LEAGUE RESIDENT SERVICES SALVATION ARMY, RESIDENT SERVICES GIVE A KID A TOY FOUNDATION, RESIDENT SERVICES COLUMBUS PUBLIC SCHOOLS/ EVEN START COINMACH	<i>RESIDENT COUNCIL</i>	<i>RESIDENT SERVICES</i>

OHIO TOWNHOUSES	NO COMMUNITY BUILDING		ACQUIRE MEETING SPACE FOR COMMUNITY MEETINGS & PROGRAMS FORM RESIDENT COUNCIL	RESIDENT SERVICES RESIDENT SERVICES
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POINDEXTER VILLAGE	OLDIES BUT GOODIES NIGHT	RESIDENT COUNCIL	ENGLISH LITERACY CLASSES	EASTSIDE COMMUNITY ADULT LITERACY PROGRAM
	SECRET SANTA (Zoo trip, Clippers night, toy give-a- way)	RESIDENT SERVICES		
	HEAD START	JOHN XXIII		
	TEEN PROGRAM COMPUTER CENTER	HRN		
	YOUTH RECOGNITION CELEBRATION	MANAGEMENT, RESIDENT COUNCIL, RESIDENT SERVICES		
	ON SITE COUNSELING	CRITTENTON FAMILY SERVICES		
	AFTER SCHOOL PROGRAM	YMCA		
	CRIME & SAFETY TENANT PATROL PROGRAM	COLUMBUS URBAN LEAGUE		
	REFERRAL BROCHURES ON SITE (<i>FIRST LINK</i>)	RESIDENT SERVICES		
	SENIOR OUTINGS	RESIDENT SERVICES		
	HARMONY BALL	RESIDENT SERVICES		
	ON SITE LAUNDRY FACILITIES	COINMACH		
	COATS FOR COLUMBUS	SALVATION ARMY, RESIDENT SERVICES		
	FREE TOYS AND CHRISTMAS SHOW	GIVE A KID A TOY FOUNDATION, RESIDENT SERVICES		

POST OAK STATION	TEEN COUNCIL	RESIDENT COUNCIL	501c3	RESIDENT SERVICES
	EASTER EGG HUNT	COUNCIL	RESIDENT COUNCIL	RESIDENT SERVICES
	MOTHER DAY CEREMONY	COUNCIL		
	REPORT CARD CEREMONY	COUNCIL		
	TRIP TO WYANDOTTE LAKE	COUNCIL		
	FAMILY DAY/ SCHOOL SUPPLY	COUNCIL		
	COMMUNITY THANKSGIVING DINNER	COUNCIL		
	COMMUNITY CHRISTMAS PARTY	COUNCIL		
	SECRET SANTA (Zoo trips, Clippers night, toy give-a- way)	RESIDENT SERVICES		
	SUMMER FOOD PROGRAM	PROJECT REDEEM		
	AFTER SCHOOL PROGRAM	PROJECT REDEEM		
	SPORTS PROGRAM	PROJECT REDEEM		
	COATS FOR COLUMBUS	SALVATION ARMY, RESIDENT SERVICES		
	FREE TOYS AND CHRISTMAS SHOW	GIVE A KID A TOY FOUNDATION, RESIDENT SERVICES		

RIVERSIDE BRADLEY	AFTER SCHOOL PROGRAM/ SUMMER PROGRAM TEEN COMPUTER CENTER ON SITE COUNSELING COATS FOR COLUMBUS FREE TOYS AND CHRISTMAS SHOW ON SITE LAUNDRY FACILITIES	BOYS AND GIRLS CLUB HRN CRITTENTON FAMILY SERVICES RESIDENT SERVICES, SALVATION ARMY GIVE A KID A TOY FOUNDATION, RESIDENT SERVICES COINMACH	RESIDENT COUNCIL 501c3	RESIDENT SERVICES RESIDENT SERVICES
SAWYER MANOR/ TREVITT HEIGHTS	COATS FOR COLUMBUS FREE TOYS AND CHRISTMAS SHOW AFTER SCHOOL PROGRAM COMPUTER CENTER SOMALI ADULT CULTURE CRIME & SAFETY TENANT PATROL PROGRAM	SALVATION ARMY, RESIDENT SERVICES GIVE A KID A TOY FOUNDATION, RESIDENT SERVICES SUNRISE ACADEMY SEED COLUMBUS URBAN LEAGUE	501c3 COMMUNITY PLAYGROUND RESIDENT COUNCIL	RESIDENT SERVICES RESIDENT SERVICES, BUILDERS SQUARE, ARCHITECTS RESIDENT SERVICES

THORNWOOD COMMONS			RESIDENT COUNCIL	RESIDENT SERVICES

CONTINUOUS ACTIVITIES

- Newsletters containing information regarding job information, job fair, job preparation, job education, work source, health, education, grants, scholarships, child care, and community activities.

SENIOR COMMUNITY	COMMUNITY ACTIVITY	SERVICE PROVIDER
BOLLINGER TOWER	Congregate meals	LifeCare Alliance
	Building Monitor	CMHA
	On Site Laundry	Coinmach Laundry Co.
	Annual Zoo Trip	Resident Council
	Resident Thanksgiving/Christmas Dinner	CMHA
	Courtyard Picnic	Resident Council
	Pop /Juice & Vending Machines	Pepsi, Coke, Ohio Citrus Juice Co. & Reliable Vending Company
	Bingo	Resident Council
	Referral Service	North Central & Adult Protective Services
	Nursing Service	Hood Medical Service
	Annual Picnic	Bolton Field/CMHA
	Annual Harmony Ball	CMHA/Resident Council
	Building Monitor	CMHA
	Housekeeping/Homemaker	LifeCare Alliance/Catholic Social

MAPLEWOOD HEIGHTS		
	Arts & Crafts	Resident Council
	Monthly Shopping Trips	Resident Council
	Care Caller	CMHA
	Congregate Meals	LifeCare Alliance
	Newsletter	Resident Council
	Referral Service	Hood Medical Services
	Annual Picnic	CMHA
	Harmony Ball	CMHA/Resident Council
	Holiday Trips/Dinners	Resident Council
	Wellness Nurse	LifeCare Alliance
	Building Monitor	CMHA
	On Site Laundry	Coinmach Laundry Co.
	Transportation	CMACAO/CMHA

MARION SQUARE		
	Annual Trips	Resident Council
	Crime Night Out	Resident Council/CMHA
	Senior Companion	Catholic Social Service
	Bingo	Resident Council
	On Site Laundry	Coinmach Laundry Co.
	Monthly Grocery Trip	COTA
	Annual Picnic-Bolton Field	CMHA
	Annual Harmony Ball	CMHA/Resident Council
	Welcome Wagon	Resident Council
	Community Picnic	Resident Council
	Annual Fundraisers	Resident Council
	Congregate Meals	Resident Council
	Visiting Zoo	Columbus Zoo

	Community Yard Sale	Resident Council
	Bread Donation	Kroger
	Nursing Services	Hood Medical Service
	Housekeeper/Homemaker	LifeCare Alliance
	Mental Health Services	COAAA
	Transportation	CMACAO/CMHA

SAWYER TOWERS		
	Bingo	Resident Council
	Bible Study	Resident Council
	Breakfast Mon-Fri	Resident Council
	Library	Columbus Library
	Hall Monitors	Resident Council
	Building Monitors	CMHA
	Annual Trips	Resident Council
	Bread Donation	Kroger
	Congregate Meals	LifeCare Alliance
	Thrift Shop	Resident Council
	Pop Machines	Pepsi & Coke
	Nursing Services	Hood Medical Service
	Supportive Services	Hood Medical/COAAA
	Annual Picnic – Bolton Field	CMHA
	Crime Night Out	CMHA/Resident Council
	Holiday Dinners & Trip	CMHA/Resident Council
	Security Guard	CMHA
	Transportation	CMACAO/St. Stephen
	Homemaker/Housekeeper Services	LifeCare Alliance
	On Site Laundry	Coinmach Laundry Co.
	Pop Corn & Movie Night	Resident Council

SUNSHINE ANNEX		
	Congregate Meal	LifeCaare Allience
	On Site Laundry	Coinmach Laundry Co.
	Congregate Housing Servs	COAAA
	Mental Health Service	North Central
	Recreation	Rec. & Parks
	Building Monitor	CMHA
	Hall Monitors	Resident Council
	Shopping Trips	Private Provider
	Bingo	Resident Council
	Bread Delivery	Kroger
	Bible Study	Resident Council
	Donut & Pastry	Tim Horton
	Wellness Center	LifeCare Alliance
	Nursing Service	Hood Medical Service
	Annual Trips	Resident Council
	Holiday Dinners/Activities	Resident Council
	Bake/Garage Sale	Resident Council
	Annual Picnic – Bolton Field	CMHA
	Pop/Vending Machine	Capital Vending Company
	Referral Service	COAAA

	Supportive Services	North Central
	Transportation	CMACAO/CMHA

SUNSHINE TERRACE		
	Supportive Service	YMCA/North Central
	Nursing Service	Hood Medical Service
	Resident Lounge	CMHA
	Annual Picnic	CMHA
	Harmony Ball	CMHA/Resident Council
	Transportation	CMACAO/CMHA
	Building Monitor	CMHA
	On Site Laundry	Coinmach Laundry Co.
	Security	YMCA
	Housekeeper/Homemaker	LifeCare Alliance

APPENDIX H

PERFORMANCE AND EVALUATION REPORT CAPITAL FUND PROGRAM

Annual Statement / Performance and Evaluation Report
Capital Fund Program (CFP) Part I Summary
CGP : 2006

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

CFP Application 574067

Agency Columbus Metropolitan Housing Authority, Columbus, Ohio		Capital Fund Program Number 01116-P-001-001-06		FFY / Fiscal Agency 2006	
<input type="checkbox"/> Original annual statement <input type="checkbox"/> Revised for Disasters/Emergencies <input checked="" type="checkbox"/> Revised annual statement - Section Number 01 <input type="checkbox"/> Performance and Evaluation Report for Program Year End: <input type="checkbox"/> Final Performance and Evaluation Report					
Line Item	Summary of Development Account	Original Estimated Cost	Revised ¹	Allocated	Actual Cost ²
1	Section 01 - Funds				
2	015 Operating Expenses - Total 70% of line 01	1,140,000		-	-
3	040 Management Improvements - Sub Costs	570,000			
4	Management Improvements - Sub Costs				
4	040 Administration	600,000			
5	041 Audit	-			
6	042 Audited Damages				
7	043 Fees and Costs	90,000			
8	040 Land Acquisition				
9	041 Fee Improvement	40,000			
10	040 Leasing Structures	2,600,000			
11	045 Leasing Equipment - Miscellaneous	-			
12	040 Leasing Structures				
13	045 Leasing Equipment	-			
14	045 Leasing Equipment				
15	041 Leasing Equipment - Leasing Leasing Equipment	-			
16	042 Leasing Equipment - Leasing Leasing Equipment				
17	045 Leasing Equipment	-			
18	045 Leasing Equipment				
19	042 Contingency (may not exceed 5% of line 01)				
20	Amount of Line 01 - Total (Line 2 + 19)	1,140,000		-	-
21	Amount of Line 01 - Total (Line 2 + 19)				
22	Amount of Line 01 - Total (Line 2 + 19)				
23	Amount of Line 01 - Total (Line 2 + 19)				
24	Amount of Line 01 - Total (Line 2 + 19)				
25	Amount of Line 01 - Total (Line 2 + 19)				
26	Amount of Line 01 - Total (Line 2 + 19)				
Signature of Executive Director and Date		Signature of Executive Director and Date			
<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>			

¹ To be completed for the Performance and Evaluation Report and a Revised Annual Statement.
² To be completed for the Performance and Evaluation Report.

Annual Statement of Performance and Financial Report Capital Fund Program No. 16 PART II: Supporting Pages				U.S. Department of Housing and Urban Development Office of Public and Indian Housing				OMB approved 05/20/2012
CGP: 2006								
Development Human Home Improvement Publics	General Description of Major Work Categories	Investment Account Number	Quantity	Total Estimated Cost		Total Actual Cost Funds Disbursed ² Expended ³		Status of Proposed Work ⁴
				Original	Revised ¹			
Units								
0404011	Condominiums	1401		14,014				
Condominiums	Special Duty Police	100		23,733				
414	Resident Services	1401		14,714				
	Police & Crime Prevention	100		10,175				
	Administration	1401		14,714				
	Architectural Engineering Fees	100		12,721				
	Site Improvements	1401		11,741				
	Existing Structures	160		139,030				
				=====				
	Summa for 0404011			170,535				
0404002	Condominiums	100		3,000				
	Resident Services	1401		1,444				
Condominiums	Special Duty Police	100		23,230				
212	Security & Crime Prevention	1401		24,144				
	Administration	100		1,733				
	Architectural Engineering Fees	1401		14,112				
	Site Improvements	160		13,739				
	Existing Structures	1401		147,114				
				=====				
	Summa for 0404002			239,371				
0404012	Condominiums	1401		44,444				
Theresa Bradley	Special Duty Police	100		3,000				
124	Resident Services	1401		4,714				
	Police & Crime Prevention	100		12,721				
	Administration	1401		14,714				
	Architectural Engineering Fees	100		5,353				
	Site Improvements	1401		11,741				
	Existing Structures	160		57,211				
				=====				
	Summa for 0404012			149,212			-	
0404013	Condominiums	1401		41,114				
Samuel Terrace	Security Guards	100		15,332				
141	Resident Services	1401		1,444				
	Police & Crime Prevention	100		17,337				
	Administration	1401						
	Architectural Engineering Fees	100		25,727				
	Site Improvements	1401		7,417				
	Existing Structures	160		15,274				
	Existing Structures	1401		42,414				
				=====				
	Summa for 0404013			231,611			-	
0404014	Condominiums	100		3,770				
Condominiums	Special Duty Police	1401		1,444				
Condominiums	Resident Services	100		332				
211	Security & Crime Prevention	1401		1,444				
	Administration	100		2,359				
				=====				
	Summa for 0404014			10,329				

0-113 C-0	Operations	100	39,202			
Deputy Mayor	General Duty Hours	1408	8,142			
113	Salaries & Office Presentation	100	11,257			
	Resident Services	1408	1,441			
	Administration	1-0	13,500			
	Architectural Engineering Fees	1408	17,476			
	Site Improvements	160	23,522			
	Design Structures	1408	116,210			
	Summary for 0-113 C-0		314,108		-	
0-113 C-1	Operations	1408	74,344			
Mayor Terence	Security Guards	100	19,509			
224	Resident Services	1408	1,444			
	Salaries & Office Presentation	100	21,301			
	Administration	1408	32,412			
	Architectural Engineering Fees	100				
	Site Improvements	1408				
	Design Structures	160				
	Summary for 0-113 C-1		157,000			
0-113 C-2	Operations	1408	43,446			
Samuel A. Jones	Security Guards	100	11,102			
121	Salaries & Office Presentation	1408	12,144			
	Resident Services	100	4,271			
	Administration	1408	14,444			
	Architectural Engineering Fees	100	5,030			
	Site Improvements	1408	11,944			
	Design Structures	160	35,337			
	Summary for 0-113 C-2		130,537			
0-113 C-3	Operations	1408	14,276			
Resident Services	Resident Services	100	1,509			
120	Salaries & Office Presentation	1408	4,404			
	Administration	1-0	3,031			
	Architectural Engineering Fees	1408	1,112			
	Site Improvements	160				
	Design Structures	1408	14,442			
	Summary for 0-113 C-3		40,112		-	
0-113 C-4	Operations	100	31,351			
0-113 C-4	Security Guards	1408	21,177			
Mayor Eugene	Resident Services	100	3,010			
242	Salaries & Office Presentation	1408	24,442			
	Administration	1-0	3,509			
	Architectural Engineering Fees	1408	11,124			
	Site Improvements	160	1,112			
	Design Structures	1408	123,114			
	Summary for 0-113 C-4		168,622		-	

		Operations	100	3,021			
040417		Health Services	140	141			
Scalene Sites I		Mental Health Clinic	100				
	21	Emergency Clinic Extension	140	2,414			
		Administration	100	2,125			
		Architect and Engineering Fees	140	1,312			
		Site Improvements	100				
		Existing Structures	140	14,842			
		Subtotal for 040417		18,345		-	
		Operations	100	27,291			
040418		Health Outpatient	140	1,314			
One-Time Expenses		Salaries & Clinic Extension	100	7,730			
	41	Health Services	140	2,414			
		Administration	100	11,200			
		Architect and Engineering Fees	140	2,112			
		Site Improvements	100	15,270			
		Existing Structures	140	24,112			
		Subtotal for 040418		61,138		-	
		Operations	100	13,330			
040419		Health Outpatient	140	1,440			
Kennedy Square		Salaries & Clinic Extension	100	5,200			
	54	Health Services	140	1,314			
		Administration	100	3,000			
		Architect and Engineering Fees	140	2,114			
		Site Improvements	100	5,305			
		Existing Structures	140	21,014			
		Subtotal for 040419		39,403			
		Operations	100	20,002			
040424		Health Outpatient	140	4,114			
Relief Services		Salaries & Clinic Extension	100	3,307			
	72	Health Services	140	2,444			
		Administration	100	13,291			
		Architect and Engineering Fees	140	1,440			
		Site Improvements	100				
		Existing Structures	140	14,112			
		Subtotal for 040424		46,308		-	

		Operations	100	20,705			
04H4136		General Duty Hours	1408	4,114			
Post-Occ. Station		Safety & Crime Prevention	100	3,790			
	71	Executive Services	1408	4,114			
		Administration	100	10,005			
		Architectural Engineering Fees	1401	4,114			
		Site Improvements	100	4,739			
		Existing Structures	1401	11,624			
		Summa for 04H4136		11,744		-	
		Operations	100	13,902			
04H4137		General Duty Hours	1408	4,114			
Client's Estates		Safety & Crime Prevention	100	4,352			
	50	Executive Services	1408	1,094			
		Administration	100	7,167			
		Architectural Engineering Fees	1401	1,094			
		Site Improvements	100	7,527			
		Existing Structures	1401	14,744			
		Summa for 04H4137		59,340			
04H4138		Operations	1401	24,144			
		Security Guards	100	3,159			
Capitola Enginrs		Security & Crime Prevention	1408	4,411			
		Resident Services	100	2,051			
	71	Administration	1401	11,144			
		Architectural Engineering Fees	100	2,030			
		Site Improvements	1401	4,114			
		Existing Structures	100	20,291			
		Summa for 04H4138		11,341		-	
04H4139		Operations	100	20,239			
Adminger Assoc		Security Guards	1408	4,444			
100		Safety & Crime Prevention	100	9,739			
		Security Guards	1408	4,444			
		Resident Services	100	2,011			
		Administration	1401	14,214			
		Architectural Engineering Fees	100	4,201			
		Site Improvements	1401	4,114			
		Existing Structures	100	4,229			
		Summa for 04H4139		144,194		-	
04H4140		Operations	100	17,340			
Capitola Square		General Duty Hours	1408	4,411			
		Safety & Crime Prevention	100	5,160			
	50	Executive Services	1408	1,774			
		Administration	100	7,575			
		Architectural Engineering Fees	1401	2,111			
		Site Improvements	100	4,739			
		Existing Structures	1401	21,474			
		Summa for 04H4140		44,774		-	

		Operations	100	3,140			
	0404040	Special Duty Police	140	1,414			
	Resid. - Local	Salaries & Other Personnel	100	2,320			
		Inventory Services	140	414			
	27	Administration	100	2,359			
		Architectural Engineering Fees	140	714			
		Site Improvements	180	1,229			
		Existing Structures	140	4,147			
		Sum for 0404040		32,611		-	
		Operations	140	14,142			
	0404042	Special Duty Police	100	2,711			
	Community Group	Salaries & Other Personnel	140	4,414			
		Resident Services	100	1,353			
	54	Administration	140	2,147			
		Architectural Engineering Fees	100	1,520			
		Site Improvements	140	1,047			
		Existing Structures	180	17,139			
		Sum for 0404042		30,214			
		Operations	140	21,124			
	0404043	Special Duty Police	100	5,339			
	Intermodal Community	Salaries & Other Personnel	140	4,414			
		Resident Services	100	2,277			
	44	Administration	140	12,212			
		Architectural Engineering Fees	100	3,374			
		Site Improvements	140	4,114			
		Existing Structures	180	11,070			
		Sum for 0404043		109,739			
		Operations	100	13,039			
	0404044	Special Duty Police	140	1,711			
	Transit - Light	Resident Services	100	1,503			
	147	Salaries & Other Personnel	140	14,214			
		Administration	100	19,501			
		Architectural Engineering Fees	140	2,144			
		Site Improvements	180	11,110			
		Existing Structures	140	44,771			
		Sum for 0404044		143,181		-	
		Operations	100	23,714			
	0404045	Special Duty Police	140	1,414			
		Salaries & Other Personnel	100	7,539			
		Inventory Services	140	2,144			
	Bus, Car, Station I	Administration	100	11,149			
	54	Architectural Engineering Fees	140	2,144			
		Site Improvements	180	3,107			
		Existing Structures	140	42,214			
		Sum for 0404045		14,447		-	

A. 1997 Fayetteville	20	Operations	110	75.1			
		General Services	110	1,384			
		General Administration	110	3,917			
		Engineering	110	1,111			
		Administration	110	1,377			
		Administration, Transportation	110				
		Engineering Services	110				
		Facilities Services	110				
		General Administration	110				
		Subtotal (A. 1997)			15,023		
A. 1997 Spartanburg	20	Operations	110	77,307			
		General Services	110	7,349			
		Engineering	110	2,510			
		General Administration	110	27,317			
		Administration	110	25,354			
		Administration, Transportation	110	3,727			
		Engineering Services	110	3,477			
		Facilities Services	110	41,554			
		Subtotal (A. 1997)			171,195		
2001-01	20	Operations	110	1,111			
		General Services	110	2,111			
		General Administration	110	2,111			
		Engineering	110	1,111			
		Administration	110	1,111			
		Administration, Transportation	110				
		Engineering Services	110				
		Facilities Services	110				
		Subtotal (2001-01)			7,555		
2001-01	20	Operations	110	1,111			
		General Services	110	1,111			
		General Administration	110	1,111			
		Engineering	110	1,111			
		Administration	110	1,111			
		Administration, Transportation	110				
		Engineering Services	110				
		Facilities Services	110				
		Subtotal (2001-01)			7,555		
2001-01	20	Operations	110	1,111			
		General Services	110	1,111			
		General Administration	110	1,111			
		Engineering	110	1,111			
		Administration	110	1,111			
		Administration, Transportation	110				
		Engineering Services	110				
		Facilities Services	110				
		Subtotal (2001-01)			7,555		
Subtotal (A. 1997, 2001-01, 2001-01, 2001-01)				171,195			
Year	Year	Totals	5,027,023				
Subtotal (A. 1997, 2001-01, 2001-01, 2001-01)				171,195			
Subtotal (A. 1997, 2001-01, 2001-01, 2001-01)				171,195			

Annual Statement / Performance and Evaluation Report
Capital Fund Program (CFP) Part I Summary

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

HA Name Columbus Metropolitan Housing Authority, Columbus, Ohio			Capital Fund Program Number OH18-R001-601-08	
<input checked="" type="checkbox"/> Original Annual Statement		<input type="checkbox"/> Reserve for Disasters/Emergencies		<input type="checkbox"/> Revised Annual Statement/Revision Number ____
<input type="checkbox"/> Performance and Evaluation Report for Program year Ending 2008		<input type="checkbox"/> Final Performance and Evaluation Report		

Line No.	Summary by Development Account	Total Estimated Cost		To Obligated
		Original	Revised *	
1	Total Non-CFP Funds			
2	1+06 Operations (May not exceed 10% of line 19)	-	-	
3	1+08 Management Improvements - Soft Costs	-	-	
	Management Improvements - Hard Costs	-	-	
4	1+10 Administration	-	-	
5	1+11 Audit	-	-	
6	1+15 Liquidated Damages	-	-	
7	1+30 Fees and Costs	-	-	
8	1+40 Site Acquisition	-	-	
9	1+50 Site Improvement	-	-	
10	1+60 Dwelling Structures	-	-	
11	1+65-1 Dwelling Equipment - Nonexpendable	-	-	
12	1+70 Nondwelling Structures	-	-	
13	1+75 Nondwelling Equipment	-	-	
14	1+85 Demolition	-	-	
15	1+90 Replacement Reserve Nondwelling Equipment	-	-	
16	1+92 Moving to Work Demonstration	-	-	
17	1+95.1 Relocation Costs	-	-	
18	1+99 Development Activity	1,896,925	-	
19	1502 Contingency (may not exceed 5% of line 19)	-	-	
20	Amount of Annual Grant (Sum of lines 2 - 19)	1,896,925	-	
21	Amount of line 20 Related to LEP Activities	-	-	
22	Amount of line 20 Related to Section 504 Compliance	-	-	
23	Amount of line 20 Related to Security - Soft Costs	-	-	
	Amount of line 20 Related to Security - Hard Costs	-	-	
24	Amount of line 20 Related to Energy Conservation Measures	-	-	
25	Collateralization Expenses or Debt Service	-	-	
Signature of Executive Director and Date x _____		Signature of Public Housing Director and Date x _____		

* To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
 † To be completed for the Performance and Evaluation Report

Previous edition is obsolete

Annual Statement / Performance and Evaluation Report
Capital Fund Program (CFP) **PART II: Supporting Pages**

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

Development Number / Name NA - Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		O b
				Original	Revised ¹	
OH-16-202 New Maintenance Building	Crime Prevention Coordinator	1406		-	-	
	Off-Duty Police	1408		-	-	
	Resident Initiatives	1408		-	-	
	Security Guards	1408		-	-	
	Mental Health Liaison	1408		-	-	
	Crime Prevention	1408		-	-	
	Administration	1410		-	-	
	Architect and Engineering Fees	1430		-	-	
	Site Improvements	1450		-	-	
	Dwelling Structures	1460		-	-	
	Subtotal For OH 16-044			\$ -	\$ -	\$
OH-16-200 New Construction	Crime Prevention Coordinator	1406		-	-	
	Off-Duty Police	1408		-	-	
	Resident Initiatives	1408		-	-	
	Security Guards	1408		-	-	
	Mental Health Liaison	1408		-	-	
	Crime Prevention	1408		-	-	
	Administration	1410		-	-	
	Architect and Engineering Fees	1430		-	-	
	Site Improvements	1450		-	-	
	Dwelling Structures	1460		-	-	
	Development Activities	1499		1,896,925	-	
	Contingency	1502		-	-	
	Subtotal For OH 16-200			\$ 1,896,925	\$ -	\$
Grand Total				\$ 1,896,925	\$ -	\$
Signature of Executive Director and Date			Signature of Public Housing Director and Date			
X			X			

¹ To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

² To be completed for the Performance and Evaluation Report

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

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

Development Number/ Name NA - Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			F
	Original	Revised ¹	Actual ²	Original	Revised ¹	Actual ²	
OH-16-200 New Construction	9/16/2005			9/16/2007			
Signature of Executive Director and Date _____							Signature of Public Housing Director and Date _____

¹ To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

² To be completed for the Performance and Evaluation Report

APPENDIX I

SITE BASED WAIT LIST ANALYSIS

SITE BASED WAIT LIST ANALYSIS

JUNE 2005

CMHA has in its 2005 Annual Plan the goal of going to site based wait list at The Meadows, Post Oak, Poindexter, Chestnut Grove, Rosewind, Jenkins Terrace and New Village Place. The only sites that have historic data are The Meadows with 95 units, New Village Place with 20 units and Chestnut Grove with 30 units which represents 4% of CMHA's current units. Because of the small number of units represented, CMHA is providing the following data to document and confirm CMHA's commitment to Fair Housing

To conform to 903.7 CFR, CMHA has reviewed its policy and data to make sure that it is consistent with racial, ethnic and disability data. Because The Meadows is a new development, there is no prior historic data to use in the analysis. However, 2000 Census data allows us to evaluate any trends that would lead to a possible fair housing issue that we should address because of the site based wait list policy.

The below chart shows the break down by race for Franklin County based on 2000 Census data and June 2005 tenants at The Meadows, New Village Place, Chestnut Grove and CMHA public housing over all. This data indicates that CMHA is reaching a minority population based on those housed. Since June 2004 the minority population has decreased by 10% points for black.

It is CMHA's belief, based on this data, that the site based wait lists used at The Meadows, New Village Place and Chestnut Grove are fair and not creating any problems that CMHA should address at the present time.

Site	White	Black	American Indian	Hispanic	Asian Pacific
Franklin County	76%	18%	0%	2%	3%
The Meadows	12%	87%	1%	0%	0%
New Village Place	10%	90%	0%	0%	0%
Chestnut Grove	60%	40%	0%	0%	0%
CMHA Overall	18%	80%	.2%	.4%	1%