

Capital Fund Program - Five-Year Action Plan

Status: Draft

Approval Date:

Approved By:

Part I: Summary						
PHA Name : Lucas Metropolitan Housing Authority			Locality (City/County & State)			
PHA Number: OH006			<input checked="" type="checkbox"/> Original 5-Year Plan		<input type="checkbox"/> Revised 5-Year Plan (Revision No:)	
A.	Development Number and Name	Work Statement for Year 1 2022	Work Statement for Year 2 2023	Work Statement for Year 3 2024	Work Statement for Year 4 2025	Work Statement for Year 5 2026
	AUTHORITY-WIDE	\$3,696,548.50	\$2,916,000.00	\$4,096,000.00	\$4,446,000.00	\$4,221,000.00
	WEST 2 - AMP 112 (OH006000112)	\$410,000.00	\$80,000.00	\$320,000.00	\$549,000.00	\$274,000.00
	EAST 1 - AMP 121 (OH006000121)	\$1,337,695.50	\$1,280,000.00	\$190,000.00	\$25,000.00	\$20,000.00
	WEST 1 - AMP 111 (OH006000111)	\$330,000.00	\$700,000.00	\$424,000.00	\$325,000.00	\$385,000.00
	EAST 2 - AMP 122 (OH006000122)	\$63,000.00	\$444,000.00	\$320,000.00	\$135,000.00	\$490,000.00
	CENTRAL 1 - AMP 131 (OH006000131)	\$749,000.00	\$480,000.00	\$1,030,000.00	\$885,000.00	\$880,000.00
	CENTRAL 3 - AMP 133 (OH006000133)	\$212,000.00	\$580,000.00	\$100,000.00	\$115,000.00	\$160,000.00
	COLLINGWOOD GREEN, PHASE I (OH006000134)					\$25,000.00
	COLLINGWOOD GREEN, PHASE II (OH006000135)					\$25,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
1	2022			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	AUTHORITY-WIDE (NAWASD)			\$3,696,548.50
ID0008	Operations(Operations (1406))	Transfer to Operations		\$1,019,736.60
ID0013	Admin(Administration (1410)-Other,Administration (1410)-Salaries,Administration (1410)-Sundry)	Administrative Costs		\$679,824.40
ID0018	Debt Services(Bond Debt Obligation (9001))	Collingwood Green I & II CFFP		\$869,987.50
ID0041	Development Consultant(Contract Administration (1480)-Other Fees and Costs)	Development Master planning and implementation		\$50,000.00
ID0057	Collingwood Green Development(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-New Construction)	Development of new low-income and market rate housing along with community spaces, offices, site development, play areas, parking, roadways, sidewalks and commercial spaces		\$510,000.00
ID0079	Development Activities(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-New Construction,Dwelling Unit-Development (1480)-Other,Non-Dwelling Construction-New Construction (1480)-Administrative Building,Non-Dwelling Construction-New Construction (1480)-Community Building)	New construction or existing building renovation for development of new public housing units, community and/or administration facilities including as required hazardous materials testing and abatement, architectural, engineering and construction management services		\$427,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 1		2022		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0080	Property Aquisition(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-Site Acquisition)	Funding to purchase property to develop new or acquire existing housing units including as required hazardous materials testing, architectural, engineering and consultants		\$50,000.00
ID0220	Agency Wide - Management Improvements(Management Improvement (1408)-Staff Training)	Management Deficiency: Sustain physical improvements at the projects As identified by LMHA's strategic plan implement new tracking module for REAC inspections allowing AMPs to improve REAC scores by increasing the frequency of REAC inspections at our developments. Implementation Period: March 2023		\$20,000.00
ID0221	Agency Wide - Computer Upgrades(Management Improvement (1408)-System Improvements)	Management Deficiency: Sustain physical improvements at the projects As identified by LMHA's strategic plan purchase 36 tablets to allow Maintenance Staff to document and track corrections of REAC deficiencies in real time. Implementation Period: March 2023		\$50,000.00
ID0317	Property Acquisition A&E(Contract Administration (1480)-Other Fees and Costs)	Professional A&E services required to purchase property to develop new or acquire existing housing units		\$20,000.00
	WEST 2 - AMP 112 (OH006000112)			\$410,000.00
ID0085	Flory Kitchen, Bathroom and Floor Repairs(Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Tubs and Showers,Non-Dwelling Interior (1480)-Common Area Bathrooms,Non-Dwelling Interior (1480)-Common Area Flooring,Non-Dwelling Interior (1480)-Common Area Painting)	Upgrade kitchens, bathrooms and flooring		\$10,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 1 2022				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0294	AMP 112 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$20,000.00
ID0407	Flory Boiler Repair/ Replacement(Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Construction - Mechanical (1480)-Central Boiler,Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System,Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters,Non-Dwelling Construction - Mechanical (1480)-Water Distribution,Non-Dwelling Interior (1480)-Mechanical,Non-Dwelling Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-	Repair/ Replace boilers at Flory		\$330,000.00
ID0420	Glendale Building and Site Repair(Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping,Non-Dwelling Exterior (1480)-Doors)	Replace interior and exterior doors and pavement repair		\$10,000.00
ID0481	Richmar Kitchen, Bathroom and Floor Repairs(Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Tubs and Showers,Non-Dwelling Interior (1480)-Common Area Bathrooms,Non-Dwelling Interior (1480)-Common Area Flooring,Non-Dwelling Interior (1480)-Common Area Painting)	Upgrade kitchens, bathrooms and flooring		\$40,000.00
	EAST 1 - AMP 121 (OH006000121)			\$1,337,695.50
ID0190	Spieker Demolition Relocation(Contract Administration (1480)-Relocation)	Costs associated with relocation due to demolition		\$10,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
1	2022			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0238	Weiler Demolition(Dwelling Unit - Demolition (1480))	Demolition of dwelling units, non-dwelling buildings, and site infrastructure.		\$831,400.00
ID0240	Weiler Demolition Relocation(Contract Administration (1480)-Relocation)	Costs associated with relocation due to demolition		\$179,800.00
ID0299	AMP 121 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$68,000.00
ID0491	Spieker Demolition(Dwelling Unit - Demolition (1480))	Demolition of dwelling units, non-dwelling buildings, and site infrastructure.		\$248,495.50
	WEST 1 - AMP 111 (OH006000111)			\$330,000.00
ID0289	AMP 111 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$20,000.00
ID0478	Dorrell Fire Pump System Upgrades(Dwelling Unit-Site Work (1480)-Water Lines/Mains,Non-Dwelling Construction - Mechanical (1480)-Fire Suppression System,Non-Dwelling Construction - Mechanical (1480)-Other,Non-Dwelling Construction - Mechanical (1480)-Water Distribution)	Upgrade the fire pump system.		\$10,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 1 2022				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0479	Jade Estates Brick Pointing, Siding and Drainage Repair(Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Sewer Lines - Mains,Dwelling Unit-Site Work (1480)-Storm Drainage,Dwelling Unit-Site Work (1480)-Water Lines/Mains)	Exterior building improvements to include painting, tuck-pointing and siding repair, and site improvements to drainage and utility systems improvements.		\$100,000.00
ID0480	Devonshire/ Olander Building Structural Repairs(Dwelling Unit-Exterior (1480)-Building Slab,Dwelling Unit-Exterior (1480)-Foundations,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Dwelling Unit-Site Work (1480)-Storm Drainage)	Interior and exterior building improvements to repair structural deficiencies.		\$200,000.00
	EAST 2 - AMP 122 (OH006000122)			\$63,000.00
ID0304	AMP 122 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$20,000.00
ID0482	Pulley Homes Interior and Exterior Door Repair(Non-Dwelling Interior (1480)-Doors,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Interior Painting (non routine),Non-Dwelling Exterior (1480)-Doors,Non-Dwelling Exterior (1480)-Paint and Caulking)	Replace interior and exterior doors		\$41,000.00
ID0483	Birmingham Roof Repair(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits,Non-Dwelling Exterior (1480)-Gutters - Downspouts,Non-Dwelling Exterior (1480)-Roofs,Non-Dwelling Exterior (1480)-Soffits)	Repair of dwelling and non-dwelling roofs		\$2,000.00
	CENTRAL 1 - AMP 131 (OH006000131)			\$749,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
1	2022			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0309	AMP 131 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$20,000.00
ID0375	Vistula Common Area Flooring Replacement (Non-Dwelling Interior (1480)-Common Area Finishes,Non-Dwelling Interior (1480)-Common Area Flooring,Non-Dwelling Interior (1480)-Common Area Painting)	Replace existing vinyl flooring to include required asbestos abatement		\$207,000.00
ID0428	Repair McClinton Nunn Heating and Mechanical Systems(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Construction - Mechanical (1480)-Central Boiler,Non-Dwelling Construction - Mechanical (1480)-Central Chiller,Non-Dwelling Construction - Mechanical (1480)-Cooling Equipment - Systems,Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System,Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters)	Replace heating system, and associated piping and mechanical equipment		\$40,000.00
ID0429	McClinton Nunn Building Waterproofing(Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Dwelling Unit-Exterior (1480)-Windows,Dwelling Unit-Interior (1480)-Interior Painting (non routine),Non-Dwelling Exterior (1480)-Paint and Caulking,Non-Dwelling Exterior (1480)-Roofs,Non-Dwelling Exterior (1480)-Siding,Non-Dwelling Exterior (1480)-Tuck Pointing,Non-Dwelling Exterior (1480)-	Repair roofs, windows, and building siding to enhance waterproof capability of buildings		\$40,000.00
ID0484	Vistula Window Replacement(Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Windows,Dwelling Unit-Interior (1480)-Interior Painting (non routine),Non-Dwelling Exterior (1480)-Paint and Caulking,Non-Dwelling Exterior (1480)-Windows,Non-Dwelling Interior (1480)-Common Area Painting)	Replace windows at Vistula highrise		\$150,000.00
ID0485	Relocation for Vistula Common Area Flooring Replacement (Contract Administration (1480)-Relocation)	Temporary relocation for flooring replacement and required asbestos abatement		\$10,000.00
ID0486	Vistula Site Improvements(Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting,Non-Dwelling Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Site Utilities)	Install ornamental metal fencing and gates around Vistula property		\$202,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
1	2022			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0487	Vistula Deck and Foundation Wall Repair(Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Building Slab,Dwelling Unit-Exterior (1480)-Columns and Porches,Dwelling Unit-Exterior (1480)-Decks and Patios,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Foundations,Non-Dwelling Exterior (1480)-Balconies and Railings,Non-Dwelling Exterior (1480)-Foundation,Non-Dwelling Exterior (1480)-Landings and Railings,Non-Dwelling Exterior (1480)-Paint and Caulking,Non-Dwelling Exterior (1480)-Tuck Pointing,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	Repair and waterproofing of the exterior concrete surfaces at Vistula.		\$50,000.00
ID0488	Port Lawrence Kitchen, Bathroom and Floor Repairs(Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Tubs and Showers,Non-Dwelling Interior (1480)-Common Area Bathrooms,Non-Dwelling Interior (1480)-Common Area Flooring,Non-Dwelling Interior (1480)-Common Area	Upgrade kitchens, bathrooms and flooring		\$30,000.00
	CENTRAL 3 - AMP 133 (OH006000133)			\$212,000.00
ID0314	AMP 133 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$20,000.00
ID0361	John Holland Fire Alarm Upgrades(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other,Non-Dwelling Construction - Mechanical (1480)-Security - Fire Alarm,Non-Dwelling Construction - Mechanical (1480)-Smoke/Fire Detection,Non-Dwelling Interior (1480)-Electrical,Non-Dwelling Interior (1480)-Other)	Repair the fire alarm systems throughout the property including replacement of smoke detectors, installation of CO2 detectors and compliance with sensory impairment devices		\$42,000.00
ID0490	John Holland Building Exterior and Site Repairs(Dwelling Unit-Exterior (1480)-Building Slab,Dwelling Unit-Exterior (1480)-Columns and Porches,Dwelling Unit-Exterior (1480)-Decks and Patios,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Foundations,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Playground Areas - Equipment,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc)	Repair spalling and cracks in porches, brick siding, and concrete slabs/ foundation walls, site pavement and play structure		\$150,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 2		2023		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	CENTRAL 3 - AMP 133 (OH006000133)			\$580,000.00
ID0077	Ashley Arms Interior Repairs(Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Tubs and Showers)	Repair kitchens, bathrooms, flooring, water heaters, heating and air conditioning systems.		\$200,000.00
ID0315	AMP 133 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$80,000.00
ID0392	Ten Eyck Selective Interior and System Repairs(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Tubs and Showers,Non-Dwelling Construction - Mechanical (1480)-Electric Distribution,Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters)	Repair of kitchens, bathrooms and flooring, interior doors, plumbing and sewer system repair; Interior lighting and electrical system repair; water heaters and Section 504 conversion work		\$200,000.00
ID0431	John Holland Selective Interior and System Repairs(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Tubs and Showers,Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System,Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters)	Interior to include bathrooms, kitchens, flooring, furnaces and water heating systems		\$100,000.00
	EAST 1 - AMP 121 (OH006000121)			\$1,280,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 2		2023		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0188	Spieker Demolition(Dwelling Unit - Demolition (1480))	Demolition of dwelling units, non-dwelling buildings and infrastructure.		\$300,000.00
ID0274	Weiler Demolition(Dwelling Unit - Demolition (1480))	Demolition of dwelling units and non-dwelling improvements		\$900,000.00
ID0300	AMP 121 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$80,000.00
	CENTRAL 1 - AMP 131 (OH006000131)			\$480,000.00
ID0195	McClinton Nunn Demolition Relocation(Contract Administration (1480)-Relocation)	Costs associated with relocation due to demolition		\$50,000.00
ID0310	AMP 131 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$130,000.00
ID0390	Vistula Site Improvements(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Fencing,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Parking)	Repair fencing, pavement and exterior lighting		\$100,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
	2	2023		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0440	Vistula Flooring(Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Flooring (non routine),Non-Dwelling Interior (1480)-Common Area Flooring)	Replace 1st Floor Common Area flooring and units flooring		\$200,000.00
	EAST 2 - AMP 122 (OH006000122)			\$444,000.00
ID0245	Birmingham Site Improvements(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Sewer Lines - Mains,Dwelling Unit-Site Work (1480)-Water Lines/Mains)	Replace water and sewer systems, pavement repair, exterior lighting and ADA paths of travel		\$50,000.00
ID0305	AMP 122 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$80,000.00
ID0387	Birmingham Interior Systems Repair(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Construction - Mechanical (1480)-Central Boiler,Non-Dwelling Construction - Mechanical (1480)-Electric Distribution,Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System,Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters,Non-Dwelling Construction - Mechanical (1480)-Smoke/Fire Detection,Non-Dwelling Construction - Mechanical (1480)-Water Distribution,Non-Dwelling Interior (1480)-Electrical,Non-Dwelling Interior (1480)-Mechanical,Non-Dwelling Interior (1480)-Plumbing)	Repair of plumbing and electrical system, boilers and water heaters and smoke/CO detectors		\$10,000.00
ID0424	Harry Hanson Interior Repairs(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Tubs and Showers)	Kitchens, bathrooms and floors		\$150,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
2	2023			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0426	Pulley Homes Interior Systems and Site Repairs(Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Site Work (1480)-Other,Non-Dwelling Construction - Mechanical (1480)-Security - Fire Alarm,Non-Dwelling Construction - Mechanical (1480)-Smoke/Fire Detection)	Repair flooring, walls and ceilings, electrical and lighting system, bathroom exhaust fans, fire alarm repair and repair exterior sheds		\$154,000.00
	AUTHORITY-WIDE (NAWASD)			\$2,916,000.00
ID0258	Operations(Operations (1406))	Transfer to Operations		\$1,296,000.00
ID0260	Admin(Administration (1410)-Other,Administration (1410)-Salaries,Administration (1410)-Sundry)	Administrative Costs		\$648,000.00
ID0262	Debt Services(Bond Debt Obligation (9001))	Collingwood Green I & II CFFP		\$870,000.00
ID0264	Development Consultant(Contract Administration (1480)-Other Fees and Costs)	Development Master planning and implementation		\$32,000.00
ID0270	Agency Wide - Management Improvements(Management Improvement (1408)-Staff Training)	Management Deficiency: Sustain physical improvements at the projects As identified by LMHA's strategic plan implement new tracking module for REAC inspections allowing AMPs to improve REAC scores by increasing the frequency of REAC inspections at our developments. Implementation Period: March 2023		\$20,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
2	2023			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0271	Agency Wide - Computer Upgrades(Management Improvement (1408)-System Improvements)	Management Deficiency: Sustain physical improvements at the projects As identified by LMHA's strategic plan purchase 36 tablets to allow Maintenance Staff to document and track corrections of REAC deficiencies in real time. Implementation Period: March 2023		\$50,000.00
	WEST 1 - AMP 111 (OH006000111)			\$700,000.00
ID0290	AMP 111 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$80,000.00
ID0381	AMP 111 Scattered Sites Interior, Exterior Repairs(Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Tubs and Showers)	Interior and exterior building improvements to include repair of roofs, exterior doors, bathrooms, kitchens, flooring, furnaces and water heating systems.		\$200,000.00
ID0435	Oak Grove Interior Repairs(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Tubs and Showers)	Interior improvements to include repair of bathrooms, kitchens and flooring.		\$100,000.00
ID0436	Jade Estates Interior, and Systems Repairs(Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Mechanical,Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System,Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters,Non-Dwelling Construction - Mechanical (1480)-Smoke/Fire Detection)	Interior and systems repair to include flooring, furnaces and smoke/CO detectors and water heating systems.		\$100,000.00
ID0437	Oak Terrace Selective Interior Repairs(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Tubs and Showers)	Interior repair of bathrooms, kitchens and flooring.		\$100,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
2		2023		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0439	Marsrow Acres Interior and Site Repairs(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Site Work (1480)-Seal Coat.Dwelling Unit-Site Work (1480)-Striping)	Interior repair of bathrooms, kitchens, flooring, and water heating systems and paving repair.		\$120,000.00
	WEST 2 - AMP 112 (OH006000112)			\$80,000.00
ID0295	AMP 112 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$80,000.00
	Subtotal of Estimated Cost			\$6,480,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
3	2024			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	AUTHORITY-WIDE (NAWASD)			\$4,096,000.00
ID0069	Property Aquisition(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-Site Acquisition)	Funding to purchase property to develop new or acquire existing housing units including as required hazardous materials testing, architectural, engineering and consultants		\$150,000.00
ID0070	Development Activities(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-New Construction,Dwelling Unit-Development (1480)-Other,Non-Dwelling Construction-New Construction (1480)-Administrative Building,Non-Dwelling Construction-New Construction (1480)-Community Building)	New construction or existing building renovation for development of new public housing units, community and/or administration facilities including as required hazardous materials testing and abatement, architectural, engineering and construction management services		\$500,000.00
ID0259	Operations(Operations (1406))	Transfer to Operations		\$1,296,000.00
ID0261	Admin(Administration (1410)-Other,Administration (1410)-Salaries,Administration (1410)-Sundry)	Administrative Costs		\$648,000.00
ID0263	Debt Services(Bond Debt Obligation (9001))	Collingwood Green I & II CFFP		\$870,000.00
ID0265	Development Consultant(Contract Administration (1480)-Other Fees and Costs)	Development Master planning and implementation		\$32,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
3		2024		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0267	Collingwood Green Development(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-New Construction)	Development of new low-income and market rate housing along with community spaces, offices, site development, play areas, parking, roadways, sidewalks and commercial spaces		\$510,000.00
ID0272	Agency Wide - Management Improvements(Management Improvement (1408)-Staff Training)	Management Deficiency: Sustain physical improvements at the projects As identified by LMHA's strategic plan implement new tracking module for REAC inspections allowing AMPs to improve REAC scores by increasing the frequency of REAC inspections at our developments. Implementation Period: March 2023		\$20,000.00
ID0273	Agency Wide - Computer Upgrades(Management Improvement (1408)-System Improvements)	Management Deficiency: Sustain physical improvements at the projects As identified by LMHA's strategic plan purchase 36 tablets to allow Maintenance Staff to document and track corrections of REAC deficiencies in real time. Implementation Period: March 2023		\$50,000.00
ID0319	Property Acquisition A&E(Contract Administration (1480)-Other Fees and Costs)	Professional A&E services required to purchase property to develop new or acquire existing housing units		\$20,000.00
	CENTRAL 1 - AMP 131 (OH006000131)			\$1,030,000.00
ID0191	McClinton Nunn Demolition(Dwelling Unit - Demolition (1480))	Demolition of dwelling units, non-dwelling buildings, and site infrastructure.		\$750,000.00
ID0311	AMP 131 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$20,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 3 2024				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0331	Security Camera System Upgrades(Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Site Work (1480)-Electric Distribution,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Other,Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other,Non-Dwelling Exterior (1480)-Lighting,Non-Dwelling Exterior (1480)-Other,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting)	Upgrade the operation and functionality of the security camera system throughout AMP 131		\$20,000.00
ID0443	Vistula Selective Interior Repairs(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers)	Repairs to include flooring, paint walls and ceilings, repair interior stairs, kitchens and baths		\$200,000.00
ID0445	McClinton Nunn Selective Interior Repairs(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Tubs and Showers)	Interior repair of bathrooms and kitchens		\$10,000.00
ID0446	Port Lawrence Selective Interior, Systems, and Site Repairs(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Sewer Lines - Mains,Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System,Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters,Non-Dwelling Construction - Mechanical (1480)-Water Distribution)	Repair bathrooms, kitchens, flooring, paint walls and ceilings, sewer and water heating systems		\$30,000.00
	EAST 1 - AMP 121 (OH006000121)			\$190,000.00
ID0279	Spieker Demolition(Dwelling Unit - Demolition (1480))	Demolition of dwelling units, non-dwelling buildings, and site infrastructure		\$170,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
3		2024		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0301	AMP 121 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$20,000.00
	WEST 1 - AMP 111 (OH006000111)			\$424,000.00
ID0291	AMP 111 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$20,000.00
ID0324	Oak Terrace Systems and Site Repairs(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping)	Replace water heating systems and furnaces and repair pavement.		\$54,000.00
ID0327	Security Camera System Upgrades(Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Site Work (1480)-Electric Distribution,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Other,Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other,Non-Dwelling Exterior (1480)-Lighting,Non-Dwelling Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Exterior Lighting,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting)	Upgrade the operation and functionality of the security camera system throughout AMP 111		\$20,000.00
ID0394	Dorrell Manor Interior, Site and Systems Repairs(Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Site Work (1480)-Dumpsters and Enclosures,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping,Non-Dwelling Construction - Mechanical (1480)-Fire Suppression System,Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System,Non-Dwelling Construction - Mechanical (1480)-Water Distribution)	Repair flooring, walls, interior painting, mechanical and water distribution systems, parking and dumpster enclosure repair and fire suppression systems repair.		\$200,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year		3	2024	
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0395	Devonshire/ Olander Interior, Exterior, and Site Repairs(Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping)	Interior and exterior building improvements to include repair of roofs, bathrooms, kitchens, flooring, furnaces and water heating systems, and site improvements to vehicular and pedestrian paving.		\$130,000.00
	WEST 2 - AMP 112 (OH006000112)			\$320,000.00
ID0296	AMP 112 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$20,000.00
ID0384	Elmdale/ Mercer Interior Repairs and Accessibility Improvements(Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Pedestrian paving,Non-Dwelling Interior (1480)-Administrative Building,Non-Dwelling Interior (1480)-Common Area Bathrooms,Non-Dwelling Interior (1480)-Common Area Kitchens,Non-Dwelling Interior (1480)-Community Building,Non-Dwelling Interior (1480)-Doors,Non-Dwelling Interior (1480)-Laundry Areas,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	Interior to include repair of bathrooms, kitchens and flooring and Sec 504 unit conversion and site accessibility improvements.		\$200,000.00
ID0397	Glendale Interior and Systems Repairs(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Tubs and Showers,Non-Dwelling Construction - Mechanical (1480)-Electric Distribution,Non-Dwelling Construction - Mechanical (1480)-Unit Sub-panels,Non-Dwelling Interior (1480)-Electrical)	Repair kitchens, bathrooms, flooring, water heating systems, electric panels and electrical switchgear.		\$100,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
	3	2024		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	EAST 2 - AMP 122 (OH006000122)			\$320,000.00
ID0306	AMP 122 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$20,000.00
ID0330	Security Camera System Upgrades(Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Site Work (1480)-Electric Distribution,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Other,Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other,Non-Dwelling Exterior (1480)-Lighting,Non-Dwelling Exterior (1480)-Other,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting)	Upgrade the operation and functionality of the security camera system throughout AMP 122		\$20,000.00
ID0372	Northern Heights Interior Repairs(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Tubs and Showers,Non-Dwelling Interior (1480)-Common Area Flooring,Non-Dwelling Interior (1480)-Common Area Painting)	Interior painting of walls and ceilings, repair bathrooms and kitchens, non-dwelling floors and painting		\$200,000.00
ID0374	Birmingham Terrace Interior Unit Repairs(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Tubs and Showers,Non-Dwelling Interior (1480)-Common Area Flooring,Non-Dwelling Interior (1480)-Common Area Painting,Non-Dwelling Interior (1480)-Doors,Non-Dwelling Interior (1480)-Mechanical,Non-Dwelling Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Security)	Repair and paint interior walls, replace electrical outlets, range hoods, kitchens and bathrooms and non-dwelling floors and doors.		\$50,000.00
ID0442	Ravine Park Interior Repairs(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Tubs and Showers,Non-Dwelling Construction - Mechanical (1480)-Electric Distribution,Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System,Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters,Non-Dwelling Construction - Mechanical (1480)-Smoke/Fire Detection,Non-Dwelling Interior (1480)-	Repair flooring, paint walls and ceilings, electrical outlets, kitchens and baths, replace smoke/CO detectors; Non-dwelling repairs to include flooring water heaters, HVAC and electrical repairs		\$30,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 3 2024				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	CENTRAL 3 - AMP 133 (OH006000133)			\$100,000.00
ID0316	AMP 133 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$20,000.00
ID0332	Security Camera System Upgrades(Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Site Work (1480)-Electric Distribution,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Other,Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other,Non-Dwelling Exterior (1480)-Lighting,Non-Dwelling Exterior (1480)-Other,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting)	Upgrade the operation and functionality of the security camera system throughout AMP 133		\$40,000.00
ID0415	Ashley Arms Exterior Building and Site Repairs(Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Windows,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping)	Repair windows, exterior doors and pavement repair		\$40,000.00
	Subtotal of Estimated Cost			\$6,480,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
4	2025			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	CENTRAL 1 - AMP 131 (OH006000131)			\$885,000.00
ID0193	Port Lawrence Exterior Building Repair(Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Windows)	Roofs and window repair		\$50,000.00
ID0194	McClinton Nunn Demolition(Dwelling Unit - Demolition (1480))	Demolition of dwelling units, non-dwelling buildings, and site infrastructure		\$700,000.00
ID0335	Selective Demolition in AMP 131(Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Storm Drainage,Dwelling Unit - Demolition (1480))	Selective demolition to include Scattered Sites		\$5,000.00
ID0401	AMP 131 Scattered Sites Interior Repairs(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Tubs and Showers,Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System,Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters)	Repairs of flooring, water heaters, kitchens, baths and furnaces		\$10,000.00
ID0434	Vistula Roofing Replacement(Dwelling Unit-Exterior (1480)-Roofs)	Repair roofs		\$50,000.00
ID0458	AMP 131 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$70,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year		4	2025	
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	AUTHORITY-WIDE (NAWASD)			\$4,446,000.00
ID0266	Collingwood Green Development(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-New Construction)	Development of new low-income and market rate housing along with community spaces, offices, site development, play areas, parking, roadways, sidewalks and commercial spaces		\$510,000.00
ID0268	Property Aquisition(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-Site Acquisition)	Funding to purchase property to develop new or acquire existing housing units including as required hazardous materials testing, architectural, engineering and consultants		\$300,000.00
ID0269	Development Activities(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-New Construction,Dwelling Unit-Development (1480)-Other,Non-Dwelling Construction-New Construction (1480)-Administrative Building,Non-Dwelling Construction-New Construction (1480)-Community Building)	New construction or existing building renovation for development of new public housing units, community and/or administration facilities including as required hazardous materials testing and abatement, architectural, engineering and construction management services		\$500,000.00
ID0318	Property Acquisition A&E(Contract Administration (1480)-Other Fees and Costs)	Professional A&E services required to purchase property to develop new or acquire existing housing units		\$20,000.00
ID0448	Operations(Operations (1406))	Transfer to Operations		\$1,296,000.00
ID0449	Administration(Administration (1410)-Salaries,Administration (1410)-Other,Administration (1410)-Sundry)	Administrative Costs		\$648,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 4		2025		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0450	Debt Services(Bond Debt Obligation (9001))	Collingwood Green I & II CFFP		\$870,000.00
ID0451	Development Consultant(Contract Administration (1480)-Other Fees and Costs)	Development Master planning and implementation		\$32,000.00
ID0452	Agency Wide - Management Improvements(Management Improvement (1408)-Staff Training)	Management Deficiency: Sustain physical improvements at the projects As identified by LMHA's strategic plan implement new tracking module for REAC inspections allowing AMPs to improve REAC scores by increasing the frequency of REAC inspections at our developments. Implementation Period: March 2023		\$20,000.00
ID0453	Agency Wide - Computer Upgrades(Management Improvement (1408)-System Improvements)	Management Deficiency: Sustain physical improvements at the projects As identified by LMHA's strategic plan purchase 36 tablets to allow Maintenance Staff to document and track corrections of REAC deficiencies in real time. Implementation Period: March 2023		\$50,000.00
ID0462	Fees and Costs - Environmental Reviews(Contract Administration (1480)-Other Fees and Costs)	Authority Wide Environmental Reviews		\$200,000.00
	WEST 2 - AMP 112 (OH006000112)			\$549,000.00
ID0325	Richmar Utilities and Site Work(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Sewer Lines - Mains,Dwelling Unit-Site Work (1480)-Water Lines/Mains)	Replace water and sewer systems		\$184,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 4 2025				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0328	Security Camera System Upgrades(Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Site Work (1480)-Electric Distribution,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Other,Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other,Non-Dwelling Exterior (1480)-Lighting,Non-Dwelling Exterior (1480)-Other,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting)	Upgrade the operation and functionality of the security camera system throughout AMP 112		\$20,000.00
ID0403	AMP 112 Scattered Sites Interior Repairs(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Tubs and Showers)	Interior to include repair of bathrooms, kitchens, flooring, and furnaces.		\$20,000.00
ID0422	Elmdale/Mercer Exterior and System Repairs(Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Windows,Dwelling Unit-Interior (1480)-Mechanical,Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System,Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters)	Repair roofs and siding, windows, furnaces and water heating systems.		\$200,000.00
ID0447	Selective Demolition in AMP 112(Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Storm Drainage,Dwelling Unit - Demolition (1480))	Selective demolition to include Scattered Sites		\$5,000.00
ID0455	AMP 112 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$20,000.00
ID0460	Flory Exterior Building and Site Repairs(Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Pedestrian paving)	Repair roofs and siding, exterior lighting and pavement.		\$100,000.00
	WEST 1 - AMP 111 (OH006000111)			\$325,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 4		2025		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0334	Selective Demolition in AMP 111(Dwelling Unit-Site Work (1480)-Storm Drainage,Dwelling Unit - Demolition (1480),Dwelling Unit-Site Work (1480)-Landscape)	Selective demolition to include Scattered Sites		\$5,000.00
ID0396	Willow Bend Exterior and Site Repairs(Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Windows,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping)	Exterior building improvements to include repair of roofs, windows, and pavement.		\$100,000.00
ID0438	Dorrell Manor Selective Interior, Exterior, and Site Repairs(Dwelling Unit-Exterior (1480)-Building Slab,Dwelling Unit-Exterior (1480)-Decks and Patios,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Foundations,Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Landings and Railings,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Soffits,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Dwelling Unit-Exterior (1480)-Windows,Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Dumpsters and Enclosures,Dwelling Unit-Site Work (1480)-Electric Distribution,Dwelling Unit-Site Work (1480)-Fencing,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Playground Areas - Equipment,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Sewer Lines - Mains,Dwelling Unit-Site Work (1480)-Signage,Dwelling Unit-Site Work (1480)-Storm Drainage,Dwelling Unit-Site Work (1480)-Striping,Dwelling Unit-Site Work (1480)-Water Lines/Mains,Non-Dwelling Construction - Mechanical (1480)-Central Boiler,Non-Dwelling Construction - Mechanical (1480)-Central Chiller,Non-Dwelling Construction - Mechanical (1480)-Cooling Equipment - Systems,Non-Dwelling Construction - Mechanical (1480)-Electric Distribution,Non-Dwelling Construction - Mechanical (1480)-Elevator,Non-Dwelling Construction - Mechanical (1480)-Fire Suppression System,Non-Dwelling Construction - Mechanical (1480)-Generator,Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System,Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters,Non-Dwelling Construction - Mechanical (1480)-Security - Fire Alarm,Non-Dwelling Construction - Mechanical (1480)-Smoke/Fire Detection,Non-Dwelling Construction - Mechanical	Repair roofs, siding, windows, kitchens, bathrooms, flooring, walls, lighting, interior and exterior painting, mechanical and water heating systems, renovation to main entrance including finish upgrades, site repair to include pavement and utilities, and building systems repair.		\$200,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year		2025		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	Dwelling Construction - Mechanical (1480)-Unit Sub-panels,Non-Dwelling Construction - Mechanical (1480)-Water Distribution,Non-Dwelling Exterior (1480)-Doors,Non-Dwelling Exterior (1480)-Foundation,Non-Dwelling Exterior (1480)-Gutters - Downspouts,Non-Dwelling Exterior (1480)-Landings and Railings,Non-Dwelling Exterior (1480)-Lighting,Non-Dwelling Exterior (1480)-Mail Facilities,Non-Dwelling Exterior (1480)-Paint and Caulking,Non-Dwelling Exterior (1480)-Roofs,Non-Dwelling Exterior (1480)-Siding,Non-Dwelling Exterior (1480)-Soffits,Non-Dwelling Exterior (1480)-Stairwells and Fire Escapes,Non-Dwelling Exterior (1480)-Tuck Pointing,Non-Dwelling Exterior (1480)-Windows,Non-Dwelling Interior (1480)-Common Area Bathrooms,Non-Dwelling Interior (1480)-Common Area Finishes,Non-Dwelling Interior (1480)-Common Area Flooring,Non-Dwelling Interior (1480)-Common Area Painting,Non-Dwelling Interior (1480)-Doors,Non-Dwelling Interior (1480)-Electrical,Non-Dwelling Interior (1480)-Mechanical,Non-Dwelling Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Security,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter,Non-Dwelling Site Work (1480)-Dumpster and Enclosures,Non-Dwelling Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting,Non-Dwelling Site Work (1480)-Signage,Non-Dwelling Site Work (1480)-Site Utilities,Non-Dwelling Site Work (1480)-Storm Drainage)			
ID0454	AMP 111 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$20,000.00
	CENTRAL 3 - AMP 133 (OH006000133)			\$115,000.00
ID0336	Selective Demolition in AMP 133(Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Storm Drainage,Dwelling Unit - Demolition (1480))	Selective demolition to include Scattered Sites		\$5,000.00
ID0402	Ten Eyck Building Systems, and Site Repairs(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Pedestrian paving,Non-Dwelling Construction - Mechanical (1480)-Cooling Equipment - Systems,Non-Dwelling Construction - Mechanical (1480)-Fire Suppression System,Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System,Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters,Non-Dwelling Construction - Mechanical (1480)-Other,Non-Dwelling Construction - Mechanical (1480)-Security - Fire Alarm,Non-Dwelling Construction - Mechanical (1480)-Smoke/Fire Detection)	Repair furnaces, heating and air conditioning, fire protection systems, intercom and pavement repair		\$50,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
4	2025			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0432	AMP 133 Scattered Sites Exterior Repairs(Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Dwelling Unit-Exterior (1480)-Windows)	Exterior building improvements to include repair of roofs, siding and windows and exterior doors		\$40,000.00
ID0459	AMP 133 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$20,000.00
	EAST 2 - AMP 122 (OH006000122)			\$135,000.00
ID0337	Selective Demolition in AMP 122(Dwelling Unit-Site Work (1480)-Storm Drainage,Dwelling Unit - Demolition (1480),Dwelling Unit-Site Work (1480)-Landscape)	Selective demolition to include Scattered Sites		\$5,000.00
ID0398	Northern Heights Exterior Repairs(Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Windows)	Repair exterior roofs and windows		\$100,000.00
ID0427	AMP 122 Scattered Sites Exterior and Site Repairs(Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Windows,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Fencing,Dwelling Unit-Site Work (1480)-Pedestrian paving)	Exterior building improvements to include repair of roofs, siding, windows, fencing and pavement		\$10,000.00
ID0457	AMP 122 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$20,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 4		2025		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	EAST 1 - AMP 121 (OH006000121)			\$25,000.00
ID0456	AMP 121 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$20,000.00
ID0469	Repair Spieker and Weiler Boilers and Water Heaters(Dwelling Unit-Interior (1480)-Mechanical,Non-Dwelling Construction - Mechanical (1480)-Central Boiler,Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System,Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters)	Repair Spieker and Weiler Boilers and Water Heaters		\$5,000.00
	Subtotal of Estimated Cost			\$6,480,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 5 2026				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	WEST 2 - AMP 112 (OH006000112)			\$274,000.00
ID0254	Flory Utility Infrastructure Upgrades(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Electric Distribution,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Sewer Lines - Mains,Dwelling Unit-Site Work (1480)-Storm Drainage,Dwelling Unit-Site Work (1480)-Water Lines/Mains,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Site Utilities,Non-Dwelling Site Work (1480)-Storm Drainage)	Upgrades as required to utility infrastructure including sewers, water, gas, storm and electrical.		\$50,000.00
ID0498	Richmar Building Interior, Exterior, and Site Repairs(Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Sewer Lines - Mains,Dwelling Unit-Site Work (1480)-Water Lines/Mains)	Repair interior stairs, flooring and plumbing. Exterior building repair, waterproofing and pavement repair.		\$184,000.00
ID0508	AMP 112 Scattered Sites Exterior and Site Repairs(Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Dwelling Unit-Exterior (1480)-Windows,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Pedestrian paving)	Exterior building improvements to include repair of roofs, siding, windows, exterior painting, and pavement repair.		\$20,000.00
ID0522	AMP 112 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$20,000.00
	EAST 2 - AMP 122 (OH006000122)			\$490,000.00
ID0321	Ravine Park Exterior Building and Site Repairs(Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Dwelling Unit-Exterior (1480)-Windows,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Playground Areas - Equipment,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Playground Areas -	Repair of siding, roofing, windows, pavement and playground		\$60,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 5 2026				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	Equipment)			
ID0505	Northern Heights Site Improvements(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Electric Distribution,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Sewer Lines - Mains,Dwelling Unit-Site Work (1480)-Water Lines/Mains)	Replace utility distribution systems		\$100,000.00
ID0509	Harry Hansen Building Exterior Repairs(Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Windows,Non-Dwelling Exterior (1480)-Roofs,Non-Dwelling Exterior (1480)-Windows)	Repair roofs and windows		\$200,000.00
ID0510	AMP 122 Scattered Sites Interior Repairs(Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Tubs and Showers)	Interior repair of flooring, walls, interior painting, lighting systems, water heaters, kitchens and bathrooms.		\$10,000.00
ID0524	AMP 122 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$20,000.00
ID0527	Pulley Homes Exterior Building Repairs(Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Windows)	Repair roofs and windows.		\$100,000.00
	CENTRAL 3 - AMP 133 (OH006000133)			\$160,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 5		2026		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0378	Ten Eyck Exterior Building Facade Repair and New Fire Pump(Non-Dwelling Construction - Mechanical (1480)-Electric Distribution,Non-Dwelling Construction - Mechanical (1480)-Fire Suppression System,Non-Dwelling Construction - Mechanical (1480)-Generator,Non-Dwelling Construction - Mechanical (1480)-Security - Fire Alarm,Non-Dwelling Construction - Mechanical (1480)-Smoke/Fire Detection,Non-Dwelling Construction - Mechanical (1480)-Water Distribution,Non-Dwelling Exterior (1480)-Paint and Caulking,Non-Dwelling Exterior (1480)-Siding,Non-Dwelling Exterior (1480)-Tuck Pointing,Non-Dwelling Interior (1480)-Mechanical)	Repair deteriorated building facade and install new fire pump.		\$50,000.00
ID0507	Ten Eyck Selective Exterior Building Repairs(Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Windows)	Repair roofs and windows		\$50,000.00
ID0511	AMP 133 Scattered Sites Interior and Systems Repairs(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers)	Repair interior stairs, paint walls and ceilings, replace interior doors; repair lighting and electrical system, flooring, bathrooms and kitchens and Sec 504 accessibility work		\$40,000.00
ID0526	AMP 133 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$20,000.00
	WEST 1 - AMP 111 (OH006000111)			\$385,000.00
ID0382	Marsrow Exterior Building Repairs(Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Windows)	Exterior building improvements to include repair of roofs and windows.		\$55,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 5		2026		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0418	Olander Natural Gas Conversions(Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Site Work (1480)-Other)	Renovations as required to convert units for natural gas including furnace replacement, water heater replacement, utility reconfiguration, installation of soffits for new ductwork, flooring replacement and removal of baseboard heaters		\$10,000.00
ID0504	Willow Bend Interior Repairs(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Tubs and Showers)	Interior bathrooms, kitchens and flooring		\$100,000.00
ID0513	Oak Grove Estates Interior, Systems and Site Repairs(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Site Work (1480)-Electric Distribution,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping,Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System,Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters)	Repair flooring, electric panels, accessibility modifications, exterior lighting, furnaces and water heating systems and pavement repair.		\$200,000.00
ID0521	AMP 111 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$20,000.00
	COLLINGWOOD GREEN, PHASE I (OH006000134)			\$25,000.00
ID0471	Amp 134 Interior and Site Repair(Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping,Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters)	Repair Interior stairs, flooring, paint walls and ceilings, replace water heaters and pavement repair		\$25,000.00
	COLLINGWOOD GREEN, PHASE II (OH006000135)			\$25,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 5		2026		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0472	Amp 135 Interior, Exterior and Site Repair(Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Other)	Repair flooring, siding and retaining wall repair		\$25,000.00
	CENTRAL 1 - AMP 131 (OH006000131)			\$880,000.00
ID0492	Port Lawrence Demolition Relocation(Contract Administration (1480)-Relocation)	Costs associated with relocation due to demolition		\$50,000.00
ID0493	McClinton Nunn Demolition(Dwelling Unit - Demolition (1480))	Demolition of dwelling units, non-dwelling buildings, and site infrastructure		\$700,000.00
ID0506	AMP 131 Scattered Sites Exterior Repairs(Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Dwelling Unit-Exterior (1480)-Windows)	Exterior building improvements to include repair of roofs, siding, windows, exterior unit and screen doors		\$10,000.00
ID0512	Vistula Selective Building Systems Repair(Non-Dwelling Construction - Mechanical (1480)-Central Boiler,Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System,Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters,Non-Dwelling Construction - Mechanical (1480)-Trash Compactor)	Repair boilers, HVAC, and trash compactor		\$50,000.00
ID0525	AMP 131 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$70,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 5 2026				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	AUTHORITY-WIDE (NAWASD)			\$4,221,000.00
ID0494	Collingwood Green Development(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-New Construction)	Development of new low-income and market rate housing along with community spaces, offices, site development, play areas, parking, roadways, sidewalks and commercial spaces		\$445,000.00
ID0495	Property Aquisition(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-Site Acquisition)	Funding to purchase property to develop new or acquire existing housing units including as required hazardous materials testing, architectural, engineering and consultants		\$300,000.00
ID0496	Development Activities(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-New Construction,Dwelling Unit-Development (1480)-Other,Non-Dwelling Construction-New Construction (1480)-Administrative Building,Non-Dwelling Construction-New Construction (1480)-Community Building)	New construction or existing building renovation for development of new public housing units, community and/or administration facilities including as required hazardous materials testing and abatement, architectural, engineering and construction management services		\$500,000.00
ID0497	Property Acquisition A&E(Contract Administration (1480)-Other Fees and Costs)	Professional A&E services required to purchase property to develop new or acquire existing housing units		\$20,000.00
ID0499	Agency wide Security Camera System Upgrades(Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Site Work (1480)-Electric Distribution,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Other,Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other,Non-Dwelling Exterior (1480)-Lighting,Non-Dwelling Exterior (1480)-Other,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting)	Upgrade the operation and functionality of the security camera system throughout the agency		\$20,000.00
ID0515	Operations(Operations (1406))	Transfer to Operations		\$1,296,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 5 2026				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0516	Administration(Administration (1410)-Salaries,Administration (1410)-Other,Administration (1410)-Sundry)	Administrative Costs		\$648,000.00
ID0517	Debt Services(Bond Debt Obligation (9001))	Collingwood Green I & II CFFP		\$870,000.00
ID0518	Development Consultant(Contract Administration (1480)-Other Fees and Costs)	Development Master planning and implementation		\$32,000.00
ID0519	Agency Wide - Management Improvements(Management Improvement (1408)-Staff Training)	Management Deficiency: Sustain physical improvements at the projects As identified by LMHA's strategic plan implement new tracking module for REAC inspections allowing AMPs to improve REAC scores by increasing the frequency of REAC inspections at our developments. Implementation Period: March 2023		\$20,000.00
ID0520	Agency Wide - Computer Upgrades(Management Improvement (1408)-System Improvements)	Management Deficiency: Sustain physical improvements at the projects As identified by LMHA's strategic plan purchase 36 tablets to allow Maintenance Staff to document and track corrections of REAC deficiencies in real time. Implementation Period: March 2023		\$50,000.00
ID0530	Agency Wide Security Upgrades(Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Site Work (1480)-Electric Distribution,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Other,Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other,Non-Dwelling Exterior (1480)-Lighting,Non-Dwelling Exterior (1480)-Other,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting)	Physical security upgrades agency wide		\$20,000.00
	EAST 1 - AMP 121 (OH006000121)			\$20,000.00

Capital Fund Program - Five-Year Action Plan

Part II: Supporting Pages - Physical Needs Work Statements (s)**Work Statement for Year** 5

2026

Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0523	AMP 121 Fees and Costs(Contract Administration (1480)-Other Fees and Costs)	Professional A&E and technical consulting services		\$20,000.00
	Subtotal of Estimated Cost			\$6,480,000.00

Part III: Supporting Pages - Management Needs Work Statements (s)	
Work Statement for Year 1	2022
Development Number/Name General Description of Major Work Categories	Estimated Cost
Housing Authority Wide	
Operations(Operations (1406))	\$1,019,736.60
Admin(Administration (1410)-Other,Administration (1410)-Salaries,Administration (1410)-Sundry)	\$679,824.40
Debt Services(Bond Debt Obligation (9001))	\$869,987.50
Development Consultant(Contract Administration (1480)-Other Fees and Costs)	\$50,000.00
Collingwood Green Development(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-New Construction)	\$510,000.00
Development Activities(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-New Construction,Dwelling Unit-Development (1480)-Other,Non-Dwelling Construction-New Construction (1480)-Administrative Building,Non-Dwelling Construction-New Construction (1480)-Community Building)	\$427,000.00

Part III: Supporting Pages - Management Needs Work Statements (s)	
Work Statement for Year 1	2022
Development Number/Name General Description of Major Work Categories	Estimated Cost
Property Aquisition(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-Site Acquisition)	\$50,000.00
Agency Wide - Management Improvements(Management Improvement (1408)-Staff Training)	\$20,000.00
Agency Wide - Computer Upgrades(Management Improvement (1408)-System Improvements)	\$50,000.00
Property Acquisition A&E(Contract Administration (1480)-Other Fees and Costs)	\$20,000.00
Subtotal of Estimated Cost	\$3,696,548.50

Part III: Supporting Pages - Management Needs Work Statements (s)	
Work Statement for Year 2	2023
Development Number/Name General Description of Major Work Categories	Estimated Cost
Housing Authority Wide	
Operations(Operations (1406))	\$1,296,000.00
Admin(Administration (1410)-Other,Administration (1410)-Salaries,Administration (1410)-Sundry)	\$648,000.00
Debt Services(Bond Debt Obligation (9001))	\$870,000.00
Development Consultant(Contract Administration (1480)-Other Fees and Costs)	\$32,000.00
Agency Wide - Management Improvements(Management Improvement (1408)-Staff Training)	\$20,000.00
Agency Wide - Computer Upgrades(Management Improvement (1408)-System Improvements)	\$50,000.00

Part III: Supporting Pages - Management Needs Work Statements (s)	
Work Statement for Year 2	2023
Development Number/Name General Description of Major Work Categories	Estimated Cost
Subtotal of Estimated Cost	\$2,916,000.00

Part III: Supporting Pages - Management Needs Work Statements (s)	
Work Statement for Year 3	2024
Development Number/Name General Description of Major Work Categories	Estimated Cost
Housing Authority Wide	
Property Aquisition(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-Site Acquisition)	\$150,000.00
Development Activities(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-New Construction,Dwelling Unit-Development (1480)-Other,Non-Dwelling Construction-New Construction (1480)-Administrative Building,Non-Dwelling Construction-New Construction (1480)-Community Building)	\$500,000.00
Operations(Operations (1406))	\$1,296,000.00
Admin(Administration (1410)-Other,Administration (1410)-Salaries,Administration (1410)-Sundry)	\$648,000.00
Debt Services(Bond Debt Obligation (9001))	\$870,000.00
Development Consultant(Contract Administration (1480)-Other Fees and Costs)	\$32,000.00

Part III: Supporting Pages - Management Needs Work Statements (s)	
Work Statement for Year 3	2024
Development Number/Name General Description of Major Work Categories	Estimated Cost
Collingwood Green Development(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-New Construction)	\$510,000.00
Agency Wide - Management Improvements(Management Improvement (1408)-Staff Training)	\$20,000.00
Agency Wide - Computer Upgrades(Management Improvement (1408)-System Improvements)	\$50,000.00
Property Acquisition A&E(Contract Administration (1480)-Other Fees and Costs)	\$20,000.00
Subtotal of Estimated Cost	\$4,096,000.00

Part III: Supporting Pages - Management Needs Work Statements (s)	
Work Statement for Year 4	2025
Development Number/Name General Description of Major Work Categories	Estimated Cost
Housing Authority Wide	
Collingwood Green Development(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-New Construction)	\$510,000.00
Property Aquisition(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-Site Acquisition)	\$300,000.00
Development Activities(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-New Construction,Dwelling Unit-Development (1480)-Other,Non-Dwelling Construction-New Construction (1480)-Administrative Building,Non-Dwelling Construction-New Construction (1480)-Community Building)	\$500,000.00
Property Acquisition A&E(Contract Administration (1480)-Other Fees and Costs)	\$20,000.00
Operations(Operations (1406))	\$1,296,000.00
Administration(Administration (1410)-Salaries,Administration (1410)-Other,Administration (1410)-Sundry)	\$648,000.00

Part III: Supporting Pages - Management Needs Work Statements (s)	
Work Statement for Year 4	2025
Development Number/Name General Description of Major Work Categories	Estimated Cost
Debt Services(Bond Debt Obligation (9001))	\$870,000.00
Development Consultant(Contract Administration (1480)-Other Fees and Costs)	\$32,000.00
Agency Wide - Management Improvements(Management Improvement (1408)-Staff Training)	\$20,000.00
Agency Wide - Computer Upgrades(Management Improvement (1408)-System Improvements)	\$50,000.00
Fees and Costs - Environmental Reviews(Contract Administration (1480)-Other Fees and Costs)	\$200,000.00
Subtotal of Estimated Cost	\$4,446,000.00

Part III: Supporting Pages - Management Needs Work Statements (s)	
Work Statement for Year 5	2026
Development Number/Name General Description of Major Work Categories	Estimated Cost
Housing Authority Wide	
Collingwood Green Development(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-New Construction)	\$445,000.00
Property Aquisition(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-Site Acquisition)	\$300,000.00
Development Activities(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-New Construction,Dwelling Unit-Development (1480)-Other,Non-Dwelling Construction-New Construction (1480)-Administrative Building,Non-Dwelling Construction-New Construction (1480)-Community Building)	\$500,000.00
Property Acquisition A&E(Contract Administration (1480)-Other Fees and Costs)	\$20,000.00
Agency wide Security Camera System Upgrades(Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Site Work (1480)-Electric Distribution,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Other,Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other,Non-Dwelling Exterior (1480)-Lighting,Non-Dwelling Exterior (1480)-Other,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting)	\$20,000.00
Operations(Operations (1406))	\$1,296,000.00

Capital Fund Program - Five-Year Action Plan

Part III: Supporting Pages - Management Needs Work Statements (s)	
Work Statement for Year 5	2026
Development Number/Name General Description of Major Work Categories	Estimated Cost
Administration(Administration (1410)-Salaries,Administration (1410)-Other,Administration (1410)-Sundry)	\$648,000.00
Debt Services(Bond Debt Obligation (9001))	\$870,000.00
Development Consultant(Contract Administration (1480)-Other Fees and Costs)	\$32,000.00
Agency Wide - Management Improvements(Management Improvement (1408)-Staff Training)	\$20,000.00
Agency Wide - Computer Upgrades(Management Improvement (1408)-System Improvements)	\$50,000.00
Agency Wide Security Upgrades(Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Site Work (1480)-Electric Distribution,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Other,Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other,Non-Dwelling Exterior (1480)-Lighting,Non-Dwelling Exterior (1480)-Other,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting)	\$20,000.00
Subtotal of Estimated Cost	\$4,221,000.00