

Capital Fund Program - Five-Year Action Plan

Status: Draft

Approval Date:

Approved By:

| Part I: Summary | | | | | | |
|--|--------------------------------------|-----------------------------------|--|-----------------------------------|--|-----------------------------------|
| PHA Name : Greater Dayton Premier Management | | | Locality (City/County & State) | | | |
| PHA Number: OH005 | | | <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 2023 | Work Statement for Year 2 2024 | Work Statement for Year 3 2025 | Work Statement for Year 4 2026 | Work Statement for Year 5 2027 |
| | PARK MANOR (OH005000005) | \$1,441,044.60 | \$842,814.58 | \$788,278.12 | \$265,853.44 | |
| | MOUNT CREST (OH005000004) | \$658,394.56 | \$986,805.44 | \$631,133.96 | \$265,853.44 | |
| | WENTWORTH (OH005000002) | \$1,127,166.00 | \$886,960.48 | \$1,309,708.44 | \$26,585.44 | |
| | AUTHORITY-WIDE | \$5,601,799.50 | \$2,215,349.42 | \$687,391.30 | \$687,391.30 | |
| | WESTDALE (OH005000003) | \$633,217.16 | \$776,803.00 | \$953,574.00 | | |
| | GRAND AVENUE (ELDERLY) (OH005000001) | \$593,349.68 | \$327,295.52 | \$1,783,339.04 | | |
| | DESOTO BASS COURTS (OH005000007) | \$386,437.88 | \$456,351.04 | \$256,675.52 | \$5,754,316.38 | |
| | WILKINSON PLAZA (OH005000006) | \$860,739.04 | \$363,358.00 | \$167,855.00 | | |
| | WINDCLIFF VILLAGE (OH005000013) | \$103,909.56 | \$18,175.52 | \$63,049.62 | | |
| | SCATTERED SITES (H.O.) (OH005000010) | \$367,898.40 | | \$223,908.00 | | |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|---|-----------------|-----------------------|
| Work Statement for Year 1 | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | PARK MANOR (OH005000005) | | | \$1,441,044.60 |
| ID0017 | Amp 5: Debt Services(Loan Debt Obligation (9002)) | Pay debt bond | | \$265,853.44 |
| ID0079 | Hoch: Replace Chain Link Fencing(Non-Dwelling Site Work (1480)-Fencing) | Replace a section of the chain link fencing at the site that is damaged. | | \$8,175.52 |
| ID0110 | Park Manor: Repair or Replace Elevators(Non-Dwelling Construction - Mechanical (1480)-Elevator) | Repair and/or replace elevators at Park Manor. There are two elevators at Park Manor. | | \$240,000.00 |
| ID0403 | Modena/Limestone Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Screen Door, Plain/Anodized Aluminum, Replace. Significant deterioration. 106452EA | | \$8,175.52 |
| ID0405 | Pompano / Apartments: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Screen Door, Plain/Anodized Aluminum, Replace. Significant deterioration. 106431EA | | \$8,175.52 |
| ID0452 | Bellefontaine / Bellefontaine - Apt Bldgs: Gutters & Downspouts, Aluminum w/ Fittings, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts) | Gutters & Downspouts, Aluminum w/ Fittings, Replace10641800LF | | \$8,175.52 |

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| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year | | 1 | 2023 | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0453 | Channingway: Gutters & Downspouts, Aluminum w/ Fittings, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts) | Gutters & Downspouts, Aluminum w/ Fittings, Replace10642000LF | | \$8,175.52 |
| ID0473 | Bellefontaine / Bellefontaine - Adm/Comm Bldg: Interior Ceiling Repair(Non-Dwelling Interior (1480)-Common Area Painting) | Interior Ceiling Finish, Gypsum Board, Prep & Paint, Replace 106446104SF | | \$8,175.52 |
| ID0507 | Quitman: Electrical System, Multi-Family, Upgrade(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Site Work (1480)-Electric Distribution) | The vast majority of electrical components within the building, including the circuit breaker panels and wiring, are original to the 1970 construction. A full modernization/upgrade is recommended to the aging interior electrical infrastructure. In addition to the component-by-component replacements listed above, an additional overall budgetary allowance is included to account for some corresponding wiring and sub-feed replacements and upgrades. 40364500SF | | \$8,175.52 |
| ID0606 | 149 Imperial Court / Apartment Building: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$8,175.52 |
| ID0609 | Bellefontaine / Bellefontaine - Apt Bldgs: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$8,175.52 |
| ID0612 | Channingway: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$8,175.52 |

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| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
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| 1 | 2023 | | | |
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| ID0617 | Fitch/Hawthorne: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$8,175.52 |
| ID0622 | Pompano / Apartments: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$8,175.52 |
| ID0697 | Hoch: Attic Insulation, Upgrade(Dwelling Unit-Interior (1480)-Other) | Additional insulation is needed, \$2229 total costECM Attic Insulation, Attic Insulation Levels, Upgrade2525* 03000SF | | \$2,229.00 |
| ID0752 | Channingway: Exterior Wall, Prep & Paint(Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking) | Exterior Succo panels, Wood Door and Window Trim, Exterior Doors, Painted Surface, 1-2 Stories, Prep & Paint10641500SF | | \$8,175.52 |
| ID0793 | Pompano: Replace Concrete & Asphalt(Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter) | Individual driveways, Asphalt Pavement, Seal5325000SF | | \$8,175.52 |
| ID0861 | Park Manor : Air Conditioner, Replace(Non-Dwelling Interior (1480)-Mechanical) | Package Units, Roof Mounted on Community Building, 5 Ton, Replace151144 EA | | \$44,957.00 |
| ID0924 | 137 Imperial Court: Residential Appliances, Range, Electric, Replace(Dwelling Unit-Interior (1480)-Appliances) | Replace with a gas rangeRange - cooking, Range, Electric, Replace151236EA | | \$8,175.52 |

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| ID0933 | 149 Imperial Court / Apartment Building: Residential Appliances, Refrigerator, 14-18 CF, Replace(Dwelling Unit-Interior (1480)-Appliances) | Refrigerator, Residential, 14-18 CF, Replace151236EA | | \$8,175.52 |
| ID0959 | Park Mano: ECM, Existing Motors With High Efficiency Motors, Replace(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Plumbing) | 3 HP (Qty 3) circulation pump, heating water 25 HP (Qty 2) circulation pump, chiller & condenser waterECM, Existing Motors With High Efficiency Motors, Replace1515* 05EA | | \$8,175.52 |
| ID0980 | AMP 5: Water Heater, Replace(Dwelling Unit-Interior (1480)-Plumbing) | Bellefontaine / Bellefontaine - Adm/Comm BldgWater Heater, 40 Gallon, Gas, Residential, 40 GAL, Replace Misty Lane / BuildingsWater Heater, Gas, Residential, 30 to 50 GAL, Replace Misty Lane I & 2 / ApartmentsWater Heater, Gas, Residential, 30 to 50 GAL, Replace Modena/LimestoneWater Heater, Gas, Residential, 30 to 50 GAL, Replace QuitmanReplace with high efficiency type,Water Heater, Gas, Residential, 30 to 50 GAL, Replace | | \$8,175.52 |
| ID0992 | Hoch: External Windows, Replace(Dwelling Unit-Exterior (1480)-Windows) | Rescreen only, deterioratedWindow Screen, Aluminum 12 SF, Replace109130EA | | \$8,175.52 |
| ID0993 | Park Manor: External Windows, Replace(Dwelling Unit-Exterior (1480)-Windows) | Replaced in conjunction with window replacement.Window Security Screen, Aluminum 12 SF, Replace1010* 0315EA Window, Metal framed, Metal Framed Double-Glazed Gas-Filled 12 SF, 1-2 Stories, Replace with Metal Framed Double-Glazed Gas-Filled3031* 0315EA | | \$8,175.52 |
| ID0994 | Misty Lane: External Windows, Replace(Dwelling Unit-Exterior (1480)-Windows) | Areas of suspect mold growth and water damage were observed on the window sill and drywall underneath the window in unit 5487, which is part of the Misty Lane 1 group. The mold appears to be the result of condensation collection at the windows. Replacement of this window is recommended along with clean-up of the window sill.Window, Vinyl-Clad Double-Glazed 12 SF, 1-2 Stories, Replace 3030* 01 | | \$8,175.52 |

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| 1 | 2023 | | | |
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| ID1004 | Imperial: RAD Conversion(Dwelling Unit-Development (1480)-Other) | Update and/full modernize site(s), building(s), and units to covert property to RAD. Items include but are not limited to work items observed in site(s) PNA and other secondary items observed by P&D. | | \$8,175.52 |
| ID1007 | Quitman: RAD Conversion(Dwelling Unit-Development (1480)-Other) | Update and/Full modernize site(s), building(s), and units to covert property to RAD. Items include but are not limited to work items observed in site(s) PNA and other secondary items observed by P&D. | | \$8,175.52 |
| ID1019 | AMP 5 RAD HAP(RAD (1503)) | HAP Contract | | \$8,175.52 |
| ID1021 | AMP 5 RAD Post-Conversion Costs Activities(RAD (1503)) | Park Manor. Expend Capital Funds on materials and services (provided 2 CFR Part 200 is followed as to the procurement of these materials and services) related to the Project's development and preliminary development work. PHA's may expend up to \$100,000 | | \$20,000.00 |
| ID1022 | AMP 5 RAD Post-Conversion Costs Activities(RAD (1503)) | Park Manor. Expend Capital Funds on materials and services (provided 2 CFR Part 200 is followed as to the procurement of these materials and services) related to the Project's development and preliminary development work. PHA's may expend up to \$100,000 | | \$20,000.00 |
| ID1023 | AMP 5 RAD Post-Conversion Costs Activities(RAD (1503)) | Park Manor. Expend Capital Funds on materials and services (provided 2 CFR Part 200 is followed as to the procurement of these materials and services) related to the Project's development and preliminary development work. PHA's may expend up to \$100,000 | | \$20,000.00 |
| ID1034 | AMP 5 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$20,000.00 |

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| ID1036 | AMP 5 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$8,175.52 |
| ID1037 | AMP 5 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$8,175.52 |
| ID1038 | AMP 5 RAD Investment Activities(RAD Investment Activity (1504)) | Park Manor. Expend Capital Funds on materials and services (provided 2 CFR Part 200 is followed as to the procurement of these materials and services) related to the Project's development and preliminary development work. PHA's may expend up to \$100,000 | | \$20,000.00 |
| ID1048 | Amp 5 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$100,000.00 |
| ID1051 | Modena/Limestone Exterior Stairs, Concrete, Replace(Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc) | Modena/LimestoneB1015Exterior Stairs, Concrete, Replace | | \$50,000.00 |
| ID1059 | Park Manor / Park Manor Exterior Wall, Caulk and Seal, Joint Caulking 0" to 1/2", 3+ Stories, Replace(Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking) | Park Manor / Park Manor - HR&CBB2011Exterior Wall, Caulk and Seal, Joint Caulking 0" to 1/2", 3+ Stories, Replace106411000LF | | \$33,000.00 |
| ID1068 | Park Manor / Park Manor - HR&CBRoof (Folded deck-upside down Vâ€šs) Covering, Single Ply TPO Membrane, Single-Ply TPO Membrane, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | Park Manor / Park Manor - HR&CBRoof (Folded deck-upside down Vâ€šs) Covering, Single Ply TPO Membrane, Single-Ply TPO Membrane, Replace2016410750SF | | \$8,175.52 |

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|---|---|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 1 | 2023 | | | |
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| ID1069 | QuitmanRoof, Asphalt Shingle, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | QuitmanRoof, Asphalt Shingle, Replace201643500SF | | \$10,000.00 |
| ID1070 | 137 Imperial CourtRoof, Gutters & Downspouts, Aluminum w/ Fittings, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | 137 Imperial CourtGutters & Downspouts, Aluminum w/ Fittings, Replace1064200LF | | \$8,175.52 |
| ID1072 | Hoch Roof, Gutters & Downspouts, Aluminum w/ Fittings, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | 2729 Argella AveGutters & Downspouts, Aluminum w/ Fittings, Replace1064150LF | | \$100,000.00 |
| ID1073 | Quitman Roof, Gutters & Downspouts, Aluminum w/ Fittings, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | 2729 Argella AveGutters & Downspouts, Aluminum w/ Fittings, Replace1064150LF | | \$100,000.00 |
| ID1077 | 137 Imperial CourtInterior Wall Finish, Gypsum Board/Plaster/Metal, Prep & Paint(Dwelling Unit-Interior (1480)-Interior Painting (non routine)) | 137 Imperial CourtInterior Wall Finish, Gypsum Board/Plaster/Metal, Prep & Paint84410000SF | | \$14,200.00 |
| ID1079 | Fitch/HawthorneInterior Wall Finish, Gypsum Board/Plaster/Metal, Prep & Paint(Dwelling Unit-Interior (1480)-Interior Painting (non routine)) | Citiview TerraceInterior Wall Finish, Gypsum Board/Plaster/Metal, Prep & Paint84415000SF | | \$21,000.00 |
| ID1083 | Quitman Interior Wall Finish, Gypsum Board/Plaster/Metal, Prep & Paint(Dwelling Unit-Interior (1480)-Interior Painting (non routine)) | QuitmanInterior Wall Finish, Gypsum Board/Plaster/Metal, Prep & Paint8447000SF | | \$10,000.00 |

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| ID1092 | Fisher Drive / Wayne Meadows/Hilgeford / Apartment UnitsInterior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Fisher Drive / Wayne Meadows/Hilgeford / Apartment UnitsInterior Floor Finish, Vinyl Tile (VCT), Replace151143200SF | | \$15,360.00 |
| ID1096 | Park Manor / Park Manor - HR&CBInterior Floor Finish - Community Room, Offices and Small Activity Rooms (VCT), Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Park Manor / Park Manor - HR&CBInterior Floor Finish - Community Room, Offices and Small Activity Rooms (VCT), Vinyl Tile (VCT), Replace1511411500 SF | | \$8,175.52 |
| ID1102 | 137 Imperial CourtInterior Carpet Floor Finish, Carpet Tile Commercial-Grade, Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | 137 Imperial CourtInterior Carpet Floor Finish, Carpet Tile Commercial-Grade, Replace10642000SF | | \$13,920.00 |
| ID1106 | Fitch/HawthorneCondensing Unit 2 ton, Split System, 2 Ton, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Fitch/HawthorneCondensing Unit 2 ton, Split System, 2 Ton, Replace151146EA | | \$18,733.00 |
| ID1114 | 149 Imperial Court / SiteParking Lot, Parking Lot, Repair(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | 149 Imperial Court / SiteParking Lot, Parking Lot, Repair252143835SF | | \$12,000.00 |
| ID1181 | AMP 5 RAD HAP(RAD (1503)) | HAP Contract | | \$8,175.52 |
| ID1182 | AMP 5 RAD HAP(RAD (1503)) | HAP Contract | | \$8,175.52 |

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| ID1183 | AMP 5 RAD HAP(RAD (1503)) | HAP Contract | | \$20,000.00 |
| ID1209 | Amp 5 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$8,175.52 |
| ID1210 | Amp 5 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$8,175.52 |
| | MOUNT CREST (OH005000004) | | | \$658,394.56 |
| ID0021 | AMP 4: Debt Services(Loan Debt Obligation (9002)) | Pay debt bond | | \$265,853.44 |
| ID0061 | Rosemont: Roof Replacement(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | Install new 25-year roof, as well as gutters, downspouts, and soffits at two buildings. | | \$8,175.52 |
| ID0069 | Watervliet: Modernize Kitchens(Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets) | Modernize four units kitchens across two buildings. | | \$8,175.52 |

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| ID0070 | Watervliet: Modernize Bathrooms(Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks) | Modernize four units bathrooms across two buildings. | | \$8,175.52 |
| ID0071 | Smithville-Monarch: Replace Exterior Door Jamb & Patio Doors(Dwelling Unit-Exterior (1480)-Decks and Patios,Dwelling Unit-Exterior (1480)-Exterior Doors) | Replace exterior door jamb and patio doors 22 units across one building. | | \$8,175.52 |
| ID0097 | Wilmington Hi-Rise: Replace Boilers & Hot Water Tanks(Non-Dwelling Construction - Mechanical (1480)-Central Boiler,Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters) | Replace boilers and domestic hot water tanks at Wilmington Hi-Rise. There are two hot water tanks and two boilers for heating. | | \$8,175.52 |
| ID0409 | Smithville-Monarch and Rosemont: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Screen Door, Plain/Anodized Aluminum, Replace. Significant deterioration. 106428EA | | \$8,175.52 |
| ID0410 | Superba: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Screen Door, Plain/Anodized Aluminum, Replace. Significant deterioration. 106448EA | | \$8,175.52 |
| ID0485 | Smithville-Monarch and Rosemont / Rosemont: Interior Ceiling Repair(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other) | Interior Ceiling Finish, Gypsum Board, Prep & Paint, Replace 106446104SF | | \$8,175.52 |
| ID0508 | Smithville-Monarch: Electrical System, Multi-Family, Upgrade(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Site Work (1480)-Electric Distribution) | Stab-Lok circuit breaker panels observed in all apartment units. No GFCI in bathrooms or kitchens. | | \$8,175.52 |

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| ID0522 | Smithville-Monarch and Rosemont / Rosemont: Exterior Wall, Prep & Paint(Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking) | Exterior Wall, Painted Surface, 1-2 Stories, Prep & Paint 1064975SF | | \$8,175.52 |
| ID0641 | Smithville-Monarch and Rosemont : Air Conditioner, Replace(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other) | Air Conditioner, Window/Thru-Wall, 1 Ton, Replace106428EA Air Conditioner, Window/Thru-Wall, 1 Ton, Replace106422EA | | \$8,175.52 |
| ID0656 | Woodview: Circuit Breaker Replace(Dwelling Unit-Interior (1480)-Electrical) | Circuit Breaker, 3 Phase, 600 V, 100 Amp, Replace5046458EA | | \$8,175.52 |
| ID0682 | Wilmington Hi-Rise / Apartment Building: Ductless Split System Air Conditioners, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Ductless Split System, Single Zone, 0.75 to 1 Ton, Replace151321EA Ductless Split System, Single Zone, 2.5 to 3 Ton, Replace151321EA | | \$8,175.52 |
| ID0749 | Smithville-Monarch and Rosemont: Replace Concrete & Asphalt(Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter) | The concrete stairs have isolated areas of broken concrete surfaces at the metal handrail base at the stairs located between the Smithville building and the1432 Rosemont building. As a result, the metal handrail is loose.The damaged portions of the stairs must be repaired.Exterior Stairs, Concrete, Repair00* 010SF | | \$8,175.52 |
| ID0768 | Wilmington Hi-Rise: Fan Coil Unit, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Fan Coil Unit, Hydronic, 200 to 400 CFM, Replace15132128EA | | \$8,175.52 |

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| Work Statement for Year | | 1 | 2023 | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0945 | Superba: Roadways, Asphalt & Concrete Pavement, Curb & Gutter, Mill & Overlay, Seal & Stripe(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping) | DeterioratedRoadways Asphalt, Asphalt Pavement, Mill & Overlay252412000SF | | \$8,175.52 |
| ID0979 | AMP 4: Water Heater, Replace(Dwelling Unit-Interior (1480)-Plumbing) | Water Heater, Replace | | \$8,175.52 |
| ID0990 | Huffman/Parnell: External Windows, Replace(Dwelling Unit-Exterior (1480)-Windows) | Windows will require replacementWindow, Vinyl-Clad Double-Glazed 12 SF, 1-2 Stories, Replace3026484EA | | \$8,175.52 |
| ID0991 | Smithville-Monarch and Rosemont: External Windows, Replace(Dwelling Unit-Exterior (1480)-Windows) | Window, Vinyl-Clad Double-Glazed 12 SF, 1-2 Stories, Replace3047044EA | | \$8,175.52 |
| ID1014 | AMP 4 RAD HAP (RAD (1503)) | HAP Contract | | \$8,175.52 |
| ID1015 | AMP 4 RAD Post-Conversion Costs Activities(RAD (1503)) | Mt. Crest Expend Capital Funds on materials and services (provided 2 CFR Part 200 is followed as to the procurement of these materials and services) related to the Project's development and preliminary development work. PHA's may expend up to \$100,000 | | \$20,000.00 |
| ID1016 | AMP 4 RAD Post-Conversion Costs Activities(RAD (1503)) | Mt. Crest Expend Capital Funds on materials and services (provided 2 CFR Part 200 is followed as to the procurement of these materials and services) related to the Project's development and preliminary development work. PHA's may expend up to \$100,000 | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 1 | 2023 | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1017 | AMP 4 RAD Post-Conversion Costs Activities(RAD (1503)) | Mt. Crest Expend Capital Funds on materials and services (provided 2 CFR Part 200 is followed as to the procurement of these materials and services) related to the Project;s development and preliminary development work. PHA's may expend up to \$100,000 | | \$20,000.00 |
| ID1029 | AMP 4 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$8,175.52 |
| ID1031 | AMP 4 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$8,175.52 |
| ID1032 | AMP 4 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$20,000.52 |
| ID1033 | AMP 4 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$20,000.00 |
| ID1047 | Amp 4 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$8,175.52 |
| ID1066 | Huffman/ParnellScreen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Huffman/ParnellScreen Door, Plain/Anodized Aluminum, Replace106410EA | | \$5,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year 1 2023 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1076 | WoodviewInterior Door, Wood Hollow-Core Sliding, Replace(Dwelling Unit-Interior (1480)-Interior Doors) | WoodviewInterior Door, Wood Hollow-Core Sliding, Replace151148EA | | \$10,175.00 |
| ID1082 | Huffman/ParnellInterior Wall Finish, Gypsum Board/Plaster/Metal, Prep & Paint(Dwelling Unit-Interior (1480)-Interior Painting (non routine)) | Huffman/ParnellInterior Wall Finish, Gypsum Board/Plaster/Metal, Prep & Paint84412000SF | | \$17,000.00 |
| ID1087 | WatervlietInterior Wall Finish, Gypsum Board/Plaster/Metal, Prep & Paint(Dwelling Unit-Interior (1480)-Interior Painting (non routine)) | WatervlietInterior Wall Finish, Gypsum Board/Plaster/Metal, Prep & Paint8445000SF | | \$7,100.00 |
| ID1097 | Smithville-Monarch and Rosemont / RosemontInterior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Smithville-Monarch and Rosemont / RosemontInterior Floor Finish, Vinyl Tile (VCT), Replace1511412000SF | | \$8,175.52 |
| ID1099 | WatervlietInterior Floor Finish, Wood Parquetry, Refinish(Dwelling Unit-Interior (1480)-Flooring (non routine)) | WatervlietInterior Floor Finish, Wood Parquetry, Refinish10642000SF | | \$8,000.00 |
| ID1101 | WoodviewInterior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | WoodviewInterior Floor Finish, Vinyl Tile (VCT), Replace1511449800SF | | \$8,175.52 |
| ID1177 | AMP 4 RAD HAP (RAD (1503)) | HAP Contract | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|---|-----------------|-----------------------|
| Work Statement for Year 1 2023 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1178 | AMP 4 RAD HAP (RAD (1503)) | HAP Contract | | \$8,175.52 |
| ID1179 | AMP 4 RAD HAP (RAD (1503)) | HAP Contract | | \$20,000.00 |
| ID1205 | Amp 4 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$8,175.52 |
| ID1207 | Amp 4 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$8,175.52 |
| | WENTWORTH (OH005000002) | | | \$1,127,166.00 |
| ID0026 | Amp 2: Debt Services(Loan Debt Obligation (9002)) | Pay debt bond | | \$265,853.44 |
| ID0050 | Riverside: Replace Kitchen & Bathroom Cabinets(Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks) | Install new kitchen and bathroom cabinets across 40 units in five buildings. | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|---|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 1 | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0145 | AMP 2 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$8,175.52 |
| ID0165 | AMP 2 RAD Post-Conversion Costs Activities(RAD (1503)) | Wentworth. Expend Capital Funds on materials and services (provided 2 CFR Part 200 is followed as to the procurement of these materials and services) related to the Project's development and preliminary development work. PHA's may expend up to \$100,000 | | \$8,175.52 |
| ID0172 | AMP 2 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$8,175.52 |
| ID0173 | AMP 2 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$20,000.00 |
| ID0175 | AMP 2 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$8,175.52 |
| ID0192 | AMP 2 RAD HAP(RAD (1503)) | HAP Contract | | \$8,175.52 |
| ID0195 | AMP 2 RAD Post-Conversion Costs Activities(RAD (1503)) | Wentworth. Expend Capital Funds on materials and services (provided 2 CFR Part 200 is followed as to the procurement of these materials and services) related to the Project's development and preliminary development work. PHA's may expend up to \$100,000 | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|---|-----------------|-----------------------|
| Work Statement for Year 1 2023 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0415 | Wolf Creek: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Screen Door, Plain/Anodized Aluminum, Replace. Significant deterioration. 106472EA | | \$8,175.52 |
| ID0455 | Cornell Ridge: Gutters & Downspouts, Aluminum w/ Fittings, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts) | Recommend replacement of gutters and leaders with roof shingle replacement. Gutters & Downspouts, Aluminum w/ Fittings, Replace10642000LF | | \$8,175.52 |
| ID0470 | Winston Woods: Interior Ceiling Repair(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other) | Interior Ceiling Finish, Gypsum Board, Prep & Paint, Replace 106446104SF | | \$8,175.52 |
| ID0471 | Wolf Creek: Interior Ceiling Repair(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other) | Interior Ceiling Finish, Gypsum Board, Prep & Paint, Replace 106448154SF | | \$8,175.52 |
| ID0474 | Caliph Court: Interior Ceiling Repair(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other) | Interior Ceiling Finish, Gypsum Board, Prep & Paint, Replace 106447200SF | | \$8,175.52 |
| ID0475 | Cornell Ridge: Interior Ceiling Repair(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other) | Interior Ceiling Finish, Gypsum Board, Prep & Paint, Replace 106437600SF | | \$8,175.52 |
| ID0540 | Caliph Court: Replace Interior Doors(Dwelling Unit-Interior (1480)-Interior Doors) | Interior Door, Wood Hollow-Core, Replace20164372EA | | \$8,175.52 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|---|-----------------|-----------------------|
| Work Statement for Year 1 | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0573 | Wolf Creek: Replace Interior Doors(Dwelling Unit-Interior (1480)-Interior Doors) | Interior Door, Wood Hollow-Core Sliding, Replace15114250EA Interior Door, Wood Hollow-Core, Replace20164175EA | | \$8,175.52 |
| ID0611 | Caliph Court: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$8,175.52 |
| ID0613 | Cornell Ridge: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$8,175.52 |
| ID0630 | Wentworth: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$80,000.00 |
| ID0639 | Wolf Creek: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$8,175.52 |
| ID0675 | Winston Woods: Distribution Panel, Replace(Dwelling Unit-Interior (1480)-Electrical) | The unit circuit breaker panels are mostly original 1982 components. The electrical service is reportedly adequate for the facility's needs. However, due to the age of the panels and increasing difficulty of obtaining replacement parts over time, lifecycle replacements are recommended per above.Distribution Panel, 208 Y, 120 V, 100 Amp, Replace3030033EA | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|---|-----------------|-----------------------|
| Work Statement for Year 1 2023 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0888 | Wentworth: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving) | Parking Lots, Asphalt Pavement, Overlay252326800SF Parking Lots, Asphalt Pavement, Seal & Stripe527025000SF | | \$21,000.00 |
| ID0889 | Winston Woods: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | Parking Lots, Asphalt Pavement, Seal & Stripe57* 030000SF | | \$19,175.00 |
| ID0941 | Riverside: Roadways, Asphalt & Concrete Pavement, Curb & Gutter, Mill & Overlay, Seal & Stripe(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping) | Roadways, Asphalt Pavement, Seal & Stripe54133200SF | | \$8,175.52 |
| ID0956 | Wentworth: Water Storage Tank, Replace(Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Other) | Water Storage Tank, 151 to 250 GAL, Replace203601EA | | \$19,410.00 |
| ID0977 | AMP 2: Water Heater, Replace(Dwelling Unit-Interior (1480)-Plumbing) | Water Heater, Replace | | \$82,000.00 |
| ID1045 | Amp 2 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$100,000.00 |
| ID1055 | Caliph Court Exterior Wall, Painted Surface, 1-2 Stories, Prep & Paint(Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking) | Caliph CourtB2011Exterior Wall, Painted Surface, 1-2 Stories, Prep & Paint10641775SF | | \$5,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|--|----------|----------------|
| Work Statement for Year | | 1 | 2023 | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1060 | Wentworth Exterior Wall, Joint Caulking to 1/2" (Difficult), Replace Joint Caulking 0" to 1/2", 3+ Stories, Replace (Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking) | Wentworth B2011 Exterior Wall, Joint Caulking to 1/2" (Difficult), Replace 10646000LF | | \$78,000.00 |
| ID1075 | Wentworth Interior Door, Wood Hollow-Core, Replace (Dwelling Unit-Interior (1480)-Interior Doors) | Wentworth Interior Door, Wood Hollow-Core, Replace 20164294EA | | \$8,175.52 |
| ID1088 | Wentworth Interior Wall Finish, Gypsum Board/Plaster/Metal, Prep & Paint (Dwelling Unit-Interior (1480)-Interior Painting (non routine)) | Wentworth Interior Wall Finish, Gypsum Board/Plaster/Metal, Prep & Paint 84422050SF | | \$31,311.00 |
| ID1089 | Wolf Creek Interior Wall Finish, Gypsum Board, Prep & Paint (Dwelling Unit-Interior (1480)-Interior Painting (non routine)) | Wolf Creek Interior Wall Finish, Gypsum Board, Prep & Paint 84410131SF | | \$8,175.52 |
| ID1093 | Interior Floor Finish, Vinyl Tile (VCT), Replace (Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Vinyl Tile (VCT), Replace 15114400SF | | \$2,000.00 |
| ID1100 | Wentworth Interior Floor Finish, Vinyl Tile (VCT), Replace (Dwelling Unit-Interior (1480)-Flooring (non routine)) | Wentworth Interior Floor Finish, Vinyl Tile (VCT), Replace 1511410700SF | | \$10,700.00 |
| ID1105 | Caliph Court Toilet, Bath & Shower, Replace (Dwelling Unit-Interior (1480)-Other, Dwelling Unit-Interior (1480)-Tubs and Showers) | Caliph Court Toilet, Flush Tank (Water Closet), Replace 2016442EA Caliph Court Bathtub, Enameled Steel, Replace 2016436EA Caliph Court Bathtub & Shower Enclosure, Fiberglass, Replace 2016436EA | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|---|-----------------|-----------------------|
| Work Statement for Year 1 2023 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1108 | Winston WoodsCondenser, Air-Cooled, 2 Ton, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Winston WoodsCondenser, Air-Cooled, 2 Ton, Replace1511432EA | | \$82,808.00 |
| ID1110 | Winston WoodsFurnace, Gas, 26 to 40 MBH, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Winston WoodsFurnace, Gas, 26 to 40 MBH, Replace2016418EA | | \$40,994.00 |
| ID1111 | Caliph CourtKitchen Cabinet, Base and Wall Section, Wood, Replace(Dwelling Unit-Interior (1480)-Kitchen Cabinets) | Caliph CourtKitchen Cabinet, Base and Wall Section, Wood, Replace20164360 LF | | \$8,175.52 |
| ID1170 | AMP 2 RAD HAP(RAD (1503)) | HAP Contract | | \$20,000.00 |
| ID1171 | AMP 2 RAD HAP(RAD (1503)) | HAP Contract | | \$8,175.52 |
| ID1172 | AMP 2 RAD HAP(RAD (1503)) | HAP Contract | | \$20,000.00 |
| ID1212 | Amp 2 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$8,175.52 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|---|-----------------|-----------------------|
| Work Statement for Year 1 2023 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1213 | Amp 2 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$8,175.52 |
| ID1214 | Amp 2 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$8,175.52 |
| | AUTHORITY-WIDE (NAWASD) | | | \$5,601,799.50 |
| ID0030 | Administration(Administration (1410)-Salaries) | Program administration | | \$687,391.30 |
| ID0035 | Operations(Operations (1406)) | Operating Expenses | | \$1,587,638.00 |
| ID0036 | Operations(Operations (1406)) | Operating Expenses to be used for any AMP. Up to 20% may be used. | | \$1,374,782.60 |
| ID0123 | RAD Post-Conversion Costs Activities(RAD (1503)) | To advance redevelopment plan- Expend Capital Funds on materials and services related to the development work. | | \$1,088,078.48 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year 1 2023 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0126 | UFAS & 504(Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Electrical,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)-Tubs and Showers,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Non-Dwelling Exterior (1480)-Doors,Non-Dwelling Interior (1480)-Appliances,Non-Dwelling Interior (1480)-Common Area Bathrooms,Non-Dwelling Interior (1480)-Common Area Washers,Non-Dwelling Interior (1480)-Doors,Non-Dwelling Interior (1480)-Other,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter) | Make corrections or updates to with UFAS & 504 federal regulations. Contingency fund in case we are asked to do more but at this time we don't have planned. | | \$8,175.52 |
| ID0139 | RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$24,527.26 |
| ID0140 | Resident Relocation & Mobility Counseling(Contract Administration (1480)-Relocation) | Money will be used for relocation cost for RAD, UFAS improvements, development, and modernization. | | \$8,175.52 |
| ID0147 | Resident Relocation & Mobility Counseling(Contract Administration (1480)-Relocation) | Money will be used for relocation cost for RAD, UFAS improvements, development, and modernization. | | \$8,175.52 |
| ID0149 | Resident Relocation & Mobility Counseling(Contract Administration (1480)-Relocation) | Money will be used for relocation cost for RAD, UFAS improvements, development, and modernization. | | \$8,175.52 |
| ID0150 | Fees and Cost(Contract Administration (1480)-Other,Contract Administration (1480)-Other Fees and Costs) | Money for Architect and Engineering , inspection cost, sundry, environmental, and other reviews as it relates to work activity projects. | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 1 | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0152 | Fees and Cost(Contract Administration (1480)-Other,Contract Administration (1480)-Other Fees and Costs) | Money for Architect and Engineering , inspection cost, sundry, environmental, and other reviews as it relates to work activity projects. | | \$100,000.00 |
| ID0154 | Contingency(Contract Administration (1480)-Contingency) | Contingency for projects that may have some unforeseen cost that may arise during the contract. | | \$8,175.52 |
| ID0155 | Contingency(Contract Administration (1480)-Contingency) | Contingency for projects that may have some unforeseen cost that may arise during the contract. | | \$8,175.52 |
| ID0158 | Contingency(Contract Administration (1480)-Contingency) | Contingency for projects that may have some unforeseen cost that may arise during the contract. | | \$8,175.52 |
| ID0159 | RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$8,175.52 |
| ID0160 | RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$488,573.54 |
| ID0162 | RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|--|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0184 | RAD HAP(RAD (1503)) | HAP Payment | | \$8,175.52 |
| ID0185 | RAD HAP(RAD (1503)) | HAP Payment | | \$8,175.52 |
| ID0187 | RAD Post-Conversion Costs Activities(RAD (1503)) | Remaining for the approved portfolio - which we are on the short list with HUD. Expend Capital Funds on materials and services (provided 2 CFR Part 200 is followed as to the procurement of these materials and services) related to the Project's development and preliminary development work. PHA's may expend up to \$100,000 | | \$8,175.52 |
| ID0210 | Fees and Cost(Contract Administration (1480)-Other,Contract Administration (1480)-Other Fees and Costs) | Money for Architect and Engineering , inspection cost, sundry, environmental, and other reviews as it relates to work activity projects. | | \$8,175.52 |
| ID1118 | Resident Relocation & Mobility Counseling(Contract Administration (1480)-Relocation) | Money will be used for relocation cost for RAD, UFAS improvements, development, and modernization. | | \$8,175.52 |
| ID1119 | Copy of UFAS & 504(Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Electrical,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)-Tubs and Showers,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Non-Dwelling Exterior (1480)-Doors,Non-Dwelling Interior (1480)-Appliances,Non-Dwelling Interior (1480)-Common Area Bathrooms,Non-Dwelling Interior (1480)-Common Area Washers,Non-Dwelling Interior (1480)-Doors,Non-Dwelling Interior (1480)-Other,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter) | Make corrections or updates to with UFAS & 504 federal regulations. Contingency fund in case we are asked to do more but at this time we don't have planned. | | \$100,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 1 | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1164 | RAD HAP(RAD (1503)) | HAP Payment | | \$8,175.52 |
| ID1165 | RAD HAP(RAD (1503)) | HAP Payment | | \$20,000.00 |
| | WESTDALE (OH005000003) | | | \$633,217.16 |
| ID0051 | Olive Hills: Replace Flooring & Cove Base(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Install new flooring and cove base in 100 housing units in 10 buildings; excluding one non-dwelling building. The estimated flooring area is 88,000 square feet. | | \$8,175.52 |
| ID0052 | Olive Hills: Replace Interior Doors(Dwelling Unit-Interior (1480)-Interior Doors) | Install new interior doors in 100 units across 10 buildings; excluding one non-dwelling building. | | \$8,175.52 |
| ID0053 | Olive Hills: Modernize Bathrooms(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernize 100 units bathrooms across 10 buildings; excluding one non-dwelling building. | | \$8,175.52 |
| ID0054 | 138 GettysBurg: Replace Windows & Window Screens(Dwelling Unit-Exterior (1480)-Windows) | Install new windows and window screens at five units across one building. | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 1 | 2023 | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0056 | Riverview: Replace Windows Shutters(Dwelling Unit-Exterior (1480)-Other.Dwelling Unit-Exterior (1480)-Windows) | Install new window shutter at 61 units across five buildings; excluding the non-dwelling building on site. | | \$8,175.52 |
| ID0109 | Westdale: Repair or Replace Elevators(Non-Dwelling Construction - Mechanical (1480)-Elevator) | Repair and/or replace elevators at Westdale Hi-Rise. There are two elevators in the Hi-Rise. | | \$8,175.52 |
| ID0146 | AMP 3 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$8,175.52 |
| ID0166 | AMP 3 RAD Post-Conversion Costs Activities(RAD (1503)) | Westdale. Expend Capital Funds on materials and services (provided 2 CFR Part 200 is followed as to the procurement of these materials and services) related to the Project's development and preliminary development work. PHA's may expend up to \$100,000 | | \$8,175.52 |
| ID0176 | AMP 3 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$8,175.52 |
| ID0177 | AMP 3 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$20,000.00 |
| ID0178 | AMP 3 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 1 | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0196 | AMP 3 RAD HAP (RAD (1503)) | HAP Contract | | \$8,175.52 |
| ID0199 | AMP 3 RAD Post-Conversion Costs Activities(RAD (1503)) | Westdale. Expend Capital Funds on materials and services (provided 2 CFR Part 200 is followed as to the procurement of these materials and services) related to the Project's development and preliminary development work. PHA's may expend up to \$100,000 | | \$8,175.52 |
| ID0211 | Olive Hills: Roof Replacement(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | Install new 25-year roof, as well as gutters, downspouts, and soffits at four two-story buildings. | | \$8,175.52 |
| ID0378 | Olive Hills / Community Building/Maintenance Garage: Roof, Asphalt Shingle, Replace(Non-Dwelling Exterior (1480)-Gutters - Downspouts,Non-Dwelling Exterior (1480)-Roofs,Non-Dwelling Exterior (1480)-Soffits) | This includes all roof repairs, soffits, eaves, vents, caps, gutters, sheathing, felt, ice guards, vents, caps, flashing, and downspouts | | \$8,175.52 |
| ID0379 | Olive Hills / Offices/Daycare: Roof, Asphalt Shingle, Replace(Non-Dwelling Exterior (1480)-Gutters - Downspouts,Non-Dwelling Exterior (1480)-Roofs,Non-Dwelling Exterior (1480)-Soffits) | This includes all roof repairs, soffits, eaves, vents, caps, gutters, sheathing, felt, ice guards, vents, caps, flashing, and downspouts | | \$8,175.52 |
| ID0476 | Friden/Whitmore: Interior Ceiling Repair(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other) | Interior Ceiling Finish, Gypsum Board, Prep & Paint, Replace 106417130SF | | \$8,175.52 |
| ID0480 | Olive Hills / Apartment Buildings: Interior Ceiling Repair(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other) | Interior Ceiling Finish, Gypsum Board, Prep & Paint, Replace 106490672SF | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year 1 2023 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0521 | Westdale: Exterior Wall, Prep & Paint(Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking) | Exterior Wall, Painted Surface, 1-2 Stories, Prep & Paint 106421590SF | | \$8,175.52 |
| ID0559 | Olive Hills / Community Building/Maintenance Garage: Replace Interior Doors(Non-Dwelling Interior (1480)-Doors) | Normal wear observed. Will need replaced within the assessment period.Interior Door, Steel, Replace252142EA | | \$8,175.52 |
| ID0560 | Olive Hills / Offices/Daycare: Replace Interior Doors(Non-Dwelling Interior (1480)-Doors) | Normal wear observed. Will need replaced during the assessment period.Interior Door, Steel, Replace252146EA | | \$8,175.52 |
| ID0638 | Winters: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$8,175.52 |
| ID0652 | Olive Hills / Apartment Buildings: Replace Boilers(Non-Dwelling Construction - Mechanical (1480)-Central Boiler) | Normal wear observedBoiler, Gas, 126 to 250 MBH, Replace252149EA | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|---|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0672 | Olive Hills / Apartment Buildings: Disconnect Switch, Replace(Dwelling Unit-Interior (1480)-Electrical) | Normal wear observed.Disconnect Switch, 400 Amp, Replace5046425EA | | \$8,175.52 |
| ID0707 | Olive Hills: Attic Insulation, Upgrade(Dwelling Unit-Interior (1480)-Other) | ? EMG recommends improving the existing attic insulation levels from R-19 to R-38. This will ensure that the net insulation levels in the attic meet the minimum IECC2012 requirements. NOTE: The attic spaces could not be directly observed while on site due to lack of access. The current level of insulation is unknown and assumed to be R-19 based on building age and type.ECM, Attic Insulation Levels, Upgrade2525056670SF | | \$51,003.00 |
| ID0895 | Westdale: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | Parking Lots, Asphalt Pavement, Seal & Stripe5703636SF Parking Lots, Asphalt Pavement, Seal & Stripe51437181SF Parking Lots, Concrete Pavement, Replace302827007SF Pedestrian Pavement, Sidewalk, Concrete Large Areas, Replace302823500SF | | \$8,175.52 |
| ID0942 | Westdale: Roadways, Asphalt & Concrete Pavement, Curb & Gutter, Mill & Overlay, Seal & Stripe(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping) | Roadways, Asphalt Pavement, Overlay252703636SF | | \$8,175.52 |
| ID0943 | Olive Hills: Roadways, Asphalt & Concrete Pavement, Curb & Gutter, Mill & Overlay, Seal & Stripe(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping) | Repair damaged sections of concrete curb.Roadways, Concrete Curb & Gutter, Repair000100LF | | \$2,400.00 |
| ID0944 | Riverview: Roadways, Asphalt & Concrete Pavement, Curb & Gutter, Mill & Overlay, Seal & Stripe(Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter) | Some areas of the concrete pavement were deteriorated or the joints were not aligned, creating a potential hazard. These areas require immediate attention. Roadways, Concrete Pavement, Repair0002000SF | | \$3,900.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|--|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0978 | AMP 3: Water Heater, Replace(Dwelling Unit-Interior (1480)-Plumbing) | Hawthorn VillageWater Heater, Condensing Style, High Efficiency, 30 to 52 GAL, Replace WintersWater Heater, Condensing Style, High Efficiency, 30 to 52 GAL, Replace Friden/WhitmoreAsset appeared to be significantly worn and deteriorated. Based on observed condition, recommend replacement as noted.Water Heater, Electric, Residential, 30 to 52 GAL, Replace 138 GettysburgExisting natural gas, 30-gallon hot water heaters are high efficiency.Water Heater, Gas, Residential, 30 to 50 GAL, Replace WestdaleWater Heater, Gas, Residential, 30 to 50 GAL, Replace WestdaleWater Heater, Gas, Residential, 30 to 50 GAL, Replace WestdaleWater Heater, Gas, Residential, 30 to 50 GAL, Replace WestdaleWater Heater, Gas, Residential, 51 to 120 GAL, Replace | | \$8,175.52 |
| ID0987 | Westdale: External Windows, Replace(Dwelling Unit-Exterior (1480)-Windows) | Window, Aluminum Double-Glazed 12 SF, 1-2 Stories, Replace30282399EA | | \$8,175.52 |
| ID0988 | Friden/Whitmore: External Windows, Replace(Dwelling Unit-Exterior (1480)-Windows) | Metal Windows at 2 Bedroom Units appear to be exceedingly aged. Some were difficult to operate, and did not appear to provide a uniform seal. Recommend replacement.Window, Vinyl-Clad Double-Glazed 12 SF, 1-2 Stories, Replace30291144EA | | \$8,175.52 |
| ID0989 | Riverview: External Windows, Replace(Dwelling Unit-Exterior (1480)-Windows) | Asset appeared to be significantly worn and has exceeded its recommended useful life. Some windows were difficult to operate, and were missing components. Based on observed condition, recommend replacement as noted.Window, Vinyl-Clad Double-Glazed 12 SF, 1-2 Stories, Replace30291375EA | | \$8,175.52 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|---|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 1 | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1046 | Amp 3 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$100,000.00 |
| ID1067 | Malden/HollencampScreen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Malden/HollencampScreen Door, Plain/Anodized Aluminum, Replace106442EA | | \$20,000.00 |
| ID1103 | Malden/HollencampInterior Floor Finish, Carpet Standard-Commercial Medium-Traffic, Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Malden/HollencampInterior Floor Finish, Carpet Standard-Commercial Medium-Traffic, Replace106412495SF | | \$90,000.00 |
| ID1104 | WestdaleInterior Floor Finish, Carpet Residential-Grade Nylon, Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | WestdaleInterior Floor Finish, Carpet Residential-Grade Nylon, Replace7346960 SF | | \$36,122.00 |
| ID1174 | AMP 3 RAD HAP (RAD (1503)) | HAP Contract | | \$20,000.00 |
| ID1175 | AMP 3 RAD HAP (RAD (1503)) | HAP Contract | | \$8,175.52 |
| ID1176 | AMP 3 RAD HAP (RAD (1503)) | HAP Contract | | \$20,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|---|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 1 | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1216 | Amp 3 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$8,175.52 |
| ID1217 | Amp 3 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$8,175.52 |
| ID1218 | Amp 3 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$8,175.52 |
| | GRAND AVENUE (ELDERLY) (OH005000001) | | | \$593,349.68 |
| ID0094 | Grand Ave: Replace Boilers & Hot Water Tanks(Non-Dwelling Construction - Mechanical (1480)-Central Boiler,Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters) | Replace boilers and domestic hot water tanks at Grand, The Metropolitan, and Hallmark. Each building has one of each. | | \$8,175.52 |
| ID0144 | AMP 1 RAD Post-Conversion Costs Activities(RAD (1503)) | Hallmark-Meridian, Metropolitan, Bruce, Norman, Redwood, Niagara, Holt, Theodore, and Hudson-Cherry. Expend Capital Funds on materials and services (provided 2 CFR Part 200 is followed as to the procurement of these materials and services) related to the Project's development and preliminary development work. PHA's may expend up to \$100,000 | | \$8,175.52 |
| ID0163 | AMP 1 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|---|-----------------|-----------------------|
| Work Statement for Year 1 | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0168 | AMP 1 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$8,175.52 |
| ID0169 | AMP 1 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$20,000.00 |
| ID0171 | AMP 1 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$8,175.52 |
| ID0188 | AMP 1 RAD HAP(RAD (1503)) | RAD HAP | | \$8,175.52 |
| ID0191 | AMP 1 RAD Post-Conversion Costs Activities(RAD (1503)) | Hallmark-Meridian, Metropolitan, Bruce, Norman, Redwood, Niagara, Holt, Theodore, and Hudson-Cherry. Expend Capital Funds on materials and services (provided 2 CFR Part 200 is followed as to the procurement of these materials and services) related to the Project's development and preliminary development work. PHA's may expend up to \$100,000 | | \$8,175.52 |
| ID0377 | Olive Hills / Apartment Buildings: Roof, Asphalt Shingle, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | This includes all roof repairs, soffits, eaves, vents, caps, gutters, sheathing, felt, ice guards, vents, caps, flashing, and downspouts | | \$8,175.52 |
| ID0383 | Triangle View Apartments / Community Building: Roof, Asphalt Shingle, Replace(Non-Dwelling Exterior (1480)-Gutters - Downspouts,Non-Dwelling Exterior (1480)-Roofs,Non-Dwelling Exterior (1480)-Soffits) | This includes all roof repairs, soffits, eaves, vents, caps, gutters, sheathing, felt, ice guards, vents, caps, flashing, and downspouts | | \$8,175.52 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|--|-----------------|-----------------------|
| Work Statement for Year 1 | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0412 | Triangle View Apartments / Apartment Buildings: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Screen Door, Plain/Anodized Aluminum, Replace. Significant deterioration. 1064100EA | | \$8,175.52 |
| ID0487 | Triangle View Apartments / Apartment Buildings: Interior Ceiling Repair(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other) | Interior Ceiling Finish, Gypsum Board, Prep & Paint, Replace 106410603SF | | \$8,175.52 |
| ID0488 | Triangle View Apartments / Community Building: Interior Ceiling Repair(Non-Dwelling Interior (1480)-Common Area Painting) | Interior Ceiling Finish, Gypsum Board, Prep & Paint, Replace 106446104SF | | \$8,175.52 |
| ID0567 | Short Helena: Replace Interior Doors(Dwelling Unit-Interior (1480)-Interior Doors) | Interior Door, Wood Hollow-Core, Replace20164140EA | | \$8,175.52 |
| ID0628 | Triangle View Apartments / Apartment Buildings: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$8,175.52 |
| ID0658 | Olive Hills: Circulation Pump Replace(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Plumbing) | Circulation Pump, Heating Water, 3 HP, Replace2016418EA Circulator Pump, 0.5 HP, Replace1511410EA | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year 1 2023 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0659 | Triangle View Apartments / Community Building: Condenser, Replace(Non-Dwelling Interior (1480)-Community Building,Non-Dwelling Interior (1480)-Mechanical) | Condenser, Air-Cooled, 3 Ton, Replace151141EA Condenser, Air-Cooled, 5 Ton, Replace151141EA | | \$8,175.52 |
| ID0660 | Short Helena: Condenser, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Condensing Unit, Split System, 2 Ton, Replace1514114EA | | \$8,175.52 |
| ID0766 | Wilkinson: Fan Coil Unit, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Fan Coil Unit, 3.5 to 5 Ton, Replace1543028EA | | \$8,175.52 |
| ID0779 | Triangle View Apartments / Community Building: Furnace, Replace(Non-Dwelling Interior (1480)-Community Building,Non-Dwelling Interior (1480)-Mechanical) | Could not be observed directly due to stored materials blocking access to the floor hatch. POC reported on size, age, and condition.Furnace, Electric, 51 to 75 MBH, Replace201642EA | | \$8,175.52 |
| ID0872 | Grand Ave.: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | Parking Lot, Parking Lot, Repair517* 018050 | | \$8,175.52 |
| ID0925 | Grand Ave.: Residential Appliances, Range, Electric, Replace(Dwelling Unit-Interior (1480)-Appliances) | Range, Gas, Residential,1517* 076EA | | \$8,175.52 |
| ID0932 | Grand Ave.: Residential Appliances, Refrigerator, 14-18 CF, Replace(Dwelling Unit-Interior (1480)-Appliances) | Refrigerator, Residential, 14-18 CF,1517* 076EA | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|--|----------|----------------|
| Work Statement for Year 1 | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0969 | Grand Ave: Replace Flooring Common Halls & Areas(Non-Dwelling Interior (1480)-Common Area Flooring) | The interior finishes in the common areas vary in condition. The carpeting is generally poor. Based on the estimated Remaining Useful Life (RUL), the common area carpet will require replacement during the assessment period.Floor Finishings, Standard Commercial, Medium Traffic, Replace1017* 010800SF | | \$8,175.52 |
| ID0970 | Grand Ave.: Replace Flooring & Cove Base(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Floor Finishings, , Replace1517* 02400SF Floor Finishings, , Replace1517* 07125SF Floor Finishings, , Replace151412400SF Floor Finishings, Nylon, Residential Grade, Replace717* 028500SF | | \$8,175.52 |
| ID0976 | AMP 1: Water Heater, Replace(Dwelling Unit-Interior (1480)-Plumbing) | Triangle View Apartments / Community BuildingNormal wear observed. Bruce Avenue Theodore Grand Ave. Bruce Avenue Holt Street Hudson/Cherry Redwood Avenue Redwood Avenue Short HelenaObserved aged and leaking water heaters. These older units should be replaced. Theodore Triangle View Apartments / Apartment BuildingsUnits are old and beyond their EUL. No deficiencies noted. Plan to replace. Norman Hallmark-Meridian | | \$8,175.52 |
| ID0986 | The Metropolitan: External Windows, Replace(Dwelling Unit-Exterior (1480)-Windows) | Damaged paneWindow, Steel Fixed 24 SF, 1-2 Stories, Repair303001EA | | \$8,175.52 |
| ID1012 | Grand: Chiller, Air-Cooled, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Chiller, Air-Cooled, 201 to 300 Ton, Replace Distribution Pump, Chiller & Condenser Water, 20 to 25 HP, Replace | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 1 | 2023 | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1044 | Amp 1 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$8,175.52 |
| ID1074 | The MetropolitanInterior Door, Wood Hollow-Core, Replace(Dwelling Unit-Interior (1480)-Interior Doors) | The MetropolitanInterior Door, Wood Hollow-Core, Replace20164149EA | | \$88,000.00 |
| ID1080 | Hallmark-MeridianInterior Wall Finish, Gypsum Board/Plaster/Metal, Prep & Paint(Dwelling Unit-Interior (1480)-Interior Painting (non routine)) | Hallmark-MeridianInterior Wall Finish, Gypsum Board/Plaster/Metal, Prep & Paint84432558SF | | \$46,000.00 |
| ID1085 | The Metropolitan Interior Wall Finish, Gypsum Board/Plaster/Metal, Prep & Paint(Dwelling Unit-Interior (1480)-Interior Painting (non routine)) | The MetropolitanInterior Wall Finish, Gypsum Board/Plaster/Metal, Prep & Paint84412690SF | | \$18,000.00 |
| ID1086 | Triangle View Interior Wall Finish, Gypsum Board/Plaster/Metal, Prep & Paint(Dwelling Unit-Interior (1480)-Interior Painting (non routine)) | Triangle View Apartments / Apartment BuildingsInterior Wall Finish, Gypsum Board/Plaster/Metal, Prep & Paint84431807SF | | \$8,175.52 |
| ID1112 | Triangle View Apartments / Apartment BuildingsKitchen Cabinet, Base and Wall Section, Wood, Replace(Dwelling Unit-Interior (1480)-Kitchen Cabinets) | Triangle View Apartments / Apartment BuildingsKitchen Cabinet, Base and Wall Section, Wood, Replace2016450LF | | \$23,382.00 |
| ID1167 | AMP 1 RAD HAP(RAD (1503)) | RAD HAP | | \$8,175.52 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|---|-----------------|-----------------------|
| Work Statement for Year 1 2023 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1168 | AMP 1 RAD HAP(RAD (1503)) | RAD HAP | | \$8,175.52 |
| ID1169 | AMP 1 RAD HAP(RAD (1503)) | RAD HAP | | \$20,000.00 |
| ID1195 | Amp 1 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$8,175.52 |
| ID1200 | Amp 1 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$8,175.52 |
| ID1201 | Amp 1 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$100,000.00 |
| ID1224 | Triangle View - Replace Playgrounds(Dwelling Unit-Site Work (1480)-Playground Areas - Equipment) | Replace playgrounds at Triangleview | | \$8,175.52 |
| | DESOTO BASS COURTS (OH005000007) | | | \$386,437.88 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| | 1 | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0103 | DeSoto Bass Courts: Replace HVAC(Non-Dwelling Construction - Mechanical (1480)-Cooling Equipment - Systems,Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System,Non-Dwelling Construction - Mechanical (1480)-Other) | Replace or upgrade HVAC at DeSoto Bass Courts at six buildings over 60 units. | | \$8,175.52 |
| ID0143 | DeSoto Bass Courts: Modernize 904 Building for use of Jobs Plus Program(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)-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)-Other,Non-Dwelling Construction - Mechanical (1480)-Security - Fire Alarm,Non-Dwelling Construction - Mechanical (1480)-Smoke/Fire Detection,Non-Dwelling Construction - Mechanical (1480)-Unit Sub-panels,Non-Dwelling Construction - Mechanical (1480)-Water Distribution,Non-Dwelling Exterior (1480)-Balconies and Railings,Non-Dwelling Exterior (1480)-Canopies,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)-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)-Community Building,Non-Dwelling Interior (1480)-Mechanical,Non-Dwelling Interior (1480)-Other,Non-Dwelling Interior (1480)-Security) | Currently the 904 Building on the site is the site location for the Jobs Plus program. The building will continue to go through modernization. | | \$8,175.52 |
| ID0144 | DeSoto Bass Courts & Hilltop Homes: Replace Concrete & Asphalt(Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter) | The two sites need asphalt and concrete repaired throughout. | | \$8,175.52 |
| ID0839 | DeSoto Bass: Interior Floor Finish, Ceramic Tile, Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | This provides for replacement of ceramic tile flooring per report.Interior Floor Finish, Ceramic Tile, Replace5050012390SF | | \$8,175.52 |
| ID0840 | Hilltop: Interior Floor Finish, Ceramic Tile, Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | This is to provide for ceramic tile replacement as per report.Interior Floor Finish, Ceramic Tile, Replace505006580SF | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|--|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0842 | Hilltop: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | This is to provide for ceramic tile replacement as per report. Interior Floor Finish, Ceramic Tile, Replace505006580SF | | \$8,175.52 |
| ID0982 | AMP 7: Water Heater, Replace(Dwelling Unit-Interior (1480)-Plumbing) | Desota BassThis provides for electric commercial water heaters as per report. Water Heater, Electric, Commercial, 101 to 120 GAL, Replace HilltopThis is to provide a electric commercial water heater as per report. Water Heater, Electric, Commercial, 101 to 120 GAL, Replace Desota BassThis provides for electric residential water heaters as per report. Water Heater, Electric, Residential, 30 to 52 GAL, Replace HilltopThis is to provide electric residential water heaters as per report. Water Heater, Electric, Residential, 30 to 52 GAL, Replace | | \$8,175.52 |
| ID1025 | AMP 7 RAD HAP(RAD (1503)) | HAP Contract | | \$8,175.52 |
| ID1026 | AMP 7 RAD Post-Conversion Costs Activities(RAD (1503)) | DeSoto Bass Expend Capital Funds on materials and services (provided 2 CFR Part 200 is followed as to the procurement of these materials and services) related to the Project's development and preliminary development work. PHA's may expend up to \$100,000 | | \$8,175.52 |
| ID1027 | AMP 7 RAD Post-Conversion Costs Activities(RAD (1503)) | DeSoto Bass Expend Capital Funds on materials and services (provided 2 CFR Part 200 is followed as to the procurement of these materials and services) related to the Project's development and preliminary development work. PHA's may expend up to \$100,000 | | \$20,000.00 |
| ID1028 | AMP 7 RAD Post-Conversion Costs Activities(RAD (1503)) | DeSoto Bass Expend Capital Funds on materials and services (provided 2 CFR Part 200 is followed as to the procurement of these materials and services) related to the Project's development and preliminary development work. PHA's may expend up to \$100,000 | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|---|-----------------|-----------------------|
| Work Statement for Year 1 2023 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1040 | AMP 7 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$8,175.52 |
| ID1041 | AMP 7 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$8,175.52 |
| ID1042 | AMP 7 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$8,175.52 |
| ID1043 | AMP 7 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$20,000.00 |
| ID1050 | Amp 7 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$8,175.52 |
| ID1065 | DeSoto Bass Pedestrian Gate, Wrought Iron, Refinish(Dwelling Unit-Exterior (1480)-Exterior Doors) | DeSoto BassPedestrian Gate, Wrought Iron, Refinish106496EA | | \$5,000.00 |
| ID1115 | DeSoto BassParking Lots, Asphalt Pavement, Seal & Stripe(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | DeSoto BassParking Lots, Asphalt Pavement, Seal & Stripe5141SF | | \$46,103.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|--|-----------------|-----------------------|
| Work Statement for Year 1 2023 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1116 | DeSoto Bass & Hilltop pedestrian Pavement, Sidewalk, Concrete Large Areas, Replace302645000 SF(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping) | DeSoto BassPedestrian Pavement, Sidewalk, Concrete Large Areas, Replace302645000SF HilltopPedestrian Pavement, Sidewalk, Concrete Large Areas, Replace302644000 SF | | \$120,000.00 |
| ID1188 | AMP 7 RAD HAP(RAD (1503)) | HAP Contract | | \$8,175.52 |
| ID1189 | AMP 7 RAD HAP(RAD (1503)) | HAP Contract | | \$8,175.52 |
| ID1190 | AMP 7 RAD HAP(RAD (1503)) | HAP Contract | | \$20,000.00 |
| ID1196 | Amp 7 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$8,175.52 |
| ID1197 | Amp 7 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$8,175.52 |
| ID1198 | Amp 7 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|---|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | WILKINSON PLAZA (OH005000006) | | | \$860,739.04 |
| ID0107 | Wilkinson Plaza: Replace & Upgrade Electrical(Dwelling Unit-Interior (1480)-Electrical) | Upgrade electrical service to the panel/breaker box from 100 to 200 AMPs at Madrid | | \$8,175.52 |
| ID0121 | Amp 6: Demolition(Non-Dwelling Construction-New Construction (1480)-New Construction Demolition) | Demolish Wilkinson Plaza as it relates to RAD and potential redevelopment | | \$108,175.52 |
| ID0135 | Wilkinson: Roof Replacement(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | Install new 25-year roof, as well as gutters, downspouts, and soffits; Wilkinson and Shroyer. | | \$400,000.00 |
| ID0147 | AMP 6 RAD Post-Conversion Costs Activities(RAD (1503)) | Wilkinson. Expend Capital Funds on materials and services (provided 2 CFR Part 200 is followed as to the procurement of these materials and services) related to the Project's development and preliminary development work. PHA's may expend up to \$100,000 | | \$8,175.52 |
| ID0164 | AMP 6 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$8,175.52 |
| ID0180 | AMP 6 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$20,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|---|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 1 | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0181 | AMP 6 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$8,175.52 |
| ID0183 | AMP 6 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$8,175.52 |
| ID0200 | AMP 6 RAD HAP(RAD (1503)) | HAP Contract | | \$8,175.52 |
| ID0203 | AMP 6 RAD Post-Conversion Costs Activities(RAD (1503)) | Wilkinson. Expend Capital Funds on materials and services (provided 2 CFR Part 200 is followed as to the procurement of these materials and services) related to the Project's development and preliminary development work. PHA's may expend up to \$100,000 | | \$8,175.52 |
| ID0406 | Red Bluff: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Screen Door, Plain/Anodized Aluminum, Replace. Significant deterioration. 10644EA | | \$8,175.52 |
| ID0481 | Red Bluff: Interior Ceiling Repair(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other) | Interior Ceiling Finish, Gypsum Board, Prep & Paint, Replace 10734046SF | | \$8,175.52 |
| ID0491 | Governors Square: Interior Ceiling Repair(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other) | Interior Ceiling Finish, Gypsum Board, Prep & Paint, Replace 106446104SF | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|---|----------|----------------|
| Work Statement for Year | | 1 | 2023 | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0506 | Wilkinson Plaza: Electrical Distribution System, Multi-Family, Upgrade(Dwelling Unit-Interior (1480)-Electrical) | A full modernization/upgrade is recommended to the aging interior electrical infrastructure. In addition to the component-by-component replacements.It is my recommendation to upgrade the electrical distribution systems. This is to provide for wiring, conduit, meter bases and distribution equipment as per report. 404001SF | | \$8,175.52 |
| ID0562 | Red Bluff: Replace Interior Doors(Dwelling Unit-Interior (1480)-Interior Doors) | Interior Door, Wood Hollow-Core Sliding, Replace1511416EA | | \$8,175.52 |
| ID0572 | Wilkinson Plaza: Replace Interior Doors(Dwelling Unit-Interior (1480)-Interior Doors) | Interior Door, Wood Hollow-Core, Replace2016* 4601EA | | \$8,175.52 |
| ID0619 | Red Bluff: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$8,175.52 |
| ID0654 | Wilkinson Plaza: Building/Main Switchgear, Replace(Dwelling Unit-Site Work (1480)-Electric Distribution) | Switchgear - 6000 Amp 120/208V 3 phase 4 wireBuilding/Main Switchgear, 480 Y, 277 V, 6,000 Amp, Replace304301EA | | \$8,175.52 |
| ID0756 | Wilkinson Plaza: Exterior Wall, Aluminum Faced Insulated Panel System, Replace(Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Soffits) | Exterior Wall, Aluminum Faced Insulated Panel System, Replace404303360SF | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|--|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0856 | Wilkinson Plaza: Load Center, Single Phase Residential, Replace(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Site Work (1480)-Electric Distribution) | All units have 125 amp - STAB-LOK Breaker PanelsLoad Center, 120 / 240 V, 125 Amp to 225 Amp, Single Phase Residential, Replace30430200EA | | \$8,175.52 |
| ID0865 | Wilkinson Plaza: Air Conditioner, Replace(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other) | Packaged Terminal Air Conditioner (PTAC), 6,000 to 12,000 BTUH, Replace10 430147EA Packaged Terminal Air Conditioner (PTAC), 6,000 to 12,000 BTUH, Replace10 20064EA | | \$8,175.52 |
| ID0931 | Wilkinson Plaza: Receptacle, Ground Fault Circuit Interrupter (GFCI)(Dwelling Unit-Interior (1480)-Electrical) | Missing GFCI outlets at kitchens and bathroomsReceptacle, Ground Fault Circuit Interrupter (GFCI), 15-20 Amp, Replace2020170400EA | | \$8,175.52 |
| ID0973 | Wilkinson Plaza: Electrical Secondary Switchgear, Replace(Dwelling Unit-Interior (1480)-Electrical) | Secondary Switchgear, 208 Y, 120 V, 1,200 Amp, Replace304301EA | | \$8,175.52 |
| ID0981 | AMP 6: Water Heater, Replace(Dwelling Unit-Interior (1480)-Plumbing) | Red Bluff4500 watt.Water Heater, Electric, Commercial, 40 GAL, Replace ShroyerWater Heater, Gas, Residential, 29 GAL, Replace 1907 Shroyer Rd.Water heater is leaking and secondary drain pan is full.Water Heater, Gas, Residential, 30 GAL, Replace Indian TrailsUnits are significantly past their EUL. To ensure reliable operation it is recommended the assets be replaced.Water Heater, Gas, Residential, 30 GAL, Replace Indian TrailsQuantity assumed based on extrapolation of 25% of units observed. Water Heater, Gas, Residential, 30 to 50 GAL, Replace 1907 Shroyer Rd.Water Heater, Gas, Residential, 40 GAL, Replace Indian TrailsWater Heater, Gas, Residential, 40 GAL, Replace | | \$8,175.52 |
| ID1049 | Amp 6 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$100,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|---|-----------------|-----------------------|
| Work Statement for Year 1 2023 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1184 | AMP 6 RAD HAP(RAD (1503)) | HAP Contract | | \$8,175.52 |
| ID1185 | AMP 6 RAD HAP(RAD (1503)) | HAP Contract | | \$8,175.52 |
| ID1186 | AMP 6 RAD HAP(RAD (1503)) | HAP Contract | | \$20,000.00 |
| ID1220 | Amp 6 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$8,175.52 |
| ID1221 | Amp 6 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$8,175.52 |
| ID1222 | Amp 6 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$8,175.52 |
| | WINDCLIFF VILLAGE (OH005000013) | | | \$103,909.56 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|--|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0145 | Windcliff Village: Roadways, Asphalt Pavement, Seal & Stripe(Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving) | ComponentRoadways AttributesAsphalt Pavement ActionSeal & Stripe Uniformat CodeG2012 Master Cost ID23215 Uniformat Code Level 1 DescriptionG - Building Sitework ConditionFair Priority Score35.6183 Location DescriptionParking Lots Unit Cost\$ 0.38 Quantity10000 SF SubTotal\$ 3,795.00 Total Markup\$ 0.00 Total With Markup\$ 3,795.00 Year Observed2017 Age4 Lifespan5 Remaining Life1 Next Action Required2019 | | \$8,175.52 |
| ID0220 | Windcliff Village: Interior Wall Finish, Gypsum Board/Plaster/Metal, Prep & Paint(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other) | ComponentInterior Wall Finish AttributesGypsum Board/Plaster/Metal ActionPrep & Paint Uniformat CodeC3012 Master Cost ID19964 Uniformat Code Level 1 DescriptionC - Interiors ConditionFair Priority Score35.2644 Location DescriptionApartment Interiors Unit Cost\$ 1.42 Quantity89000 SF SubTotal\$ 126,664.80 Total Markup\$ 0.00 Total With Markup\$ 126,664.80 Year Observed2017 Age4 Lifespan8 Remaining Life4 Next Action Required2022 | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|--|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0843 | Windcliff Village: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Vinyl Tile (VCT), Replace151232000SF Interior Floor Finish, Vinyl Tile (VCT), Replace151235480SF | | \$35,000.00 |
| ID0952 | Windcliff Village: Roadways, Asphalt & Concrete Pavement, Curb & Gutter, Mill & Overlay, Seal & Stripe(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping) | Roadways, Asphalt Pavement, Seal & Stripe54110000SF | | \$3,795.00 |
| ID0983 | AMP 13: Water Heater, Replace(Dwelling Unit-Interior (1480)-Plumbing) | Windcliff VillageWater Heater, Gas, Residential, 30 to 50 GAL, Replace108212 EA | | \$8,175.52 |
| ID1107 | Windcliff VillageCondensing Unit/Heat Pump, Split System, 2 Ton, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Windcliff VillageCondensing Unit/Heat Pump, Split System, 2 Ton, Replace1511413EA | | \$40,588.00 |
| | SCATTERED SITES (H.O.) (OH005000010) | | | \$367,898.40 |
| ID0230 | 2005 Val Vista Court: Roof, Asphalt Shingle, Replace(Dwelling Unit-Exterior (1480)-Roofs) | ComponentRoof AttributesAsphalt Shingle ActionReplace Uniformat CodeB3011 Master Cost ID19693 Uniformat Code Level 1 DescriptionB - Shell ConditionFair Priority Score44.9014 Location DescriptionMain roof Unit Cost\$ 3.42 Quantity1025 SF SubTotal\$ 3,506.01 Total Markup\$ 0.00 | | \$8,175.52 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|---|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Total With Markup\$ 3,506.01 Year Observed2017 Age16 Lifespan20 Remaining Life4 Next Action Required2022 Roof will need to be replaced due to age | | |
| ID0231 | 2005 Val Vista Court: Interior Floor Finish, Carpet Residential-Grade Nylon, Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | ComponentInterior Floor Finish AttributesCarpet Residential-Grade Nylon ActionReplace Uniformat CodeC3025 Master Cost ID20084 Uniformat Code Level 1 DescriptionC - Interiors ConditionFair Priority Score44.3538 Location DescriptionLiving Room, Stairs, 1st floor Bedroom, (4) 2nd floor bedrooms and hallway. Unit Cost\$ 5.19 Quantity1000 SF SubTotal\$ 5,191.30 Total Markup\$ 0.00 Total With Markup\$ 5,191.30 Year Observed2017 Age3 Lifespan7 Remaining Life4 Next Action Required2022 Replace carpet based on normal life cycle. | | \$8,175.52 |
| ID0232 | 2005 Val Vista Court: Shower, Fiberglass, Replace(Dwelling Unit-Interior (1480)-Tubs and Showers) | ComponentShower AttributesFiberglass ActionReplace Uniformat CodeD2017 Master Cost ID20274 Uniformat Code Level 1 DescriptionD - Services ConditionFair Priority Score44.4513 Location Description1st Floor Bathroom Unit Cost\$ 2,599.44 Quantity1 EA SubTotal\$ 2,599.44 Total Markup\$ 0.00 | | \$8,175.52 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|--|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Total With Markup\$ 2,599.44 Year Observed2017 Age16 Lifespan20 Remaining Life4 Next Action Required2022 Replace shower and enclosure based on life cycle. | | |
| ID0233 | 2005 Val Vista Court: Sump Pump, 3 HP, Replace(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Plumbing) | ComponentSump Pump Attributes3 HP ActionReplace Uniformat CodeD2043 Master Cost ID20711 Uniformat Code Level 1 DescriptionD - Services ConditionFair Priority Score44.54 Location DescriptionBasement Unit Cost\$ 2,062.81 Quantity1 EA SubTotal\$ 2,062.81 Total Markup\$ 0.00 Total With Markup\$ 2,062.81 Year Observed2017 Age11 Lifespan15 Remaining Life4 Next Action Required2022 Replace Sump Pump due to normal life cycle | | \$8,175.52 |
| ID0234 | 2005 Val Vista Court: Residential Appliances, Garbage Disposal, Replace(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Plumbing) | ComponentResidential Appliances AttributesGarbage Disposal ActionReplace Uniformat CodeE1094 Master Cost ID23148 Uniformat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFair Priority Score44.1773 Location DescriptionKitchen Unit Cost\$ 509.92 Quantity1 EA SubTotal\$ 509.92 Total Markup\$ 0.00 Total With Markup\$ 509.92 | | \$8,175.52 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|--|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Year Observed2017 Age6 Lifespan10 Remaining Life4 Next Action Required2022 Disposal will need replaced based on life cycle. | | |
| ID0235 | 2005 Val Vista Court: Kitchen Counter, Plastic Laminate, Postformed, Replace(Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets) | ComponentKitchen Counter AttributesPlastic Laminate, Postformed ActionReplace Uniformat CodeE2012 Master Cost ID23159 Uniformat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFair Priority Score44.1773 Location DescriptionKitchen Unit Cost\$ 43.90 Quantity10 LF SubTotal\$ 438.96 Total Markup\$ 0.00 Total With Markup\$ 438.96 Year Observed2017 Age6 Lifespan10 Remaining Life4 Next Action Required2022 Replace counter tops based on normal life cycle | | \$8,175.52 |
| ID0252 | 2056 Hickorydale: Exterior Door, Steel Insulated, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | ComponentExterior Door AttributesSteel Insulated ActionReplace Uniformat CodeB2032 Master Cost ID19583 Uniformat Code Level 1 DescriptionB - Shell ConditionFair Priority Score80.7258 Location DescriptionOne entry door on the West side of the home. The second entry door is on the North side of the hoom Unit Cost\$ 1,577.53 Quantity2 EA SubTotal\$ 3,155.06 Total Markup\$ 0.00 Total With Markup\$ 3,155.06 | | \$8,175.52 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|---|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Year Observed2017 Age21 Lifespan25 Remaining Life4 Next Action Required2022 Both exterior doors show signs of damage. The casing of the doors are also show cracking and age. | | |
| ID0253 | 2056 Hickorydale: Exterior Wall, Vinyl Siding, 1-2 Stories, Replace(Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Soffits) | ComponentExterior Wall AttributesVinyl Siding, 1-2 Stories ActionReplace Uniformat CodeB2011 Master Cost ID19306 Uniformat Code Level 1 DescriptionB - Shell ConditionFair Priority Score44.9022 Location Description Unit Cost\$ 7.81 Quantity500 SF SubTotal\$ 3,904.55 Total Markup\$ 0.00 Total With Markup\$ 3,904.55 Year Observed2017 Age21 Lifespan25 Remaining Life4 Next Action Required2022 Siding will need to be replaced due to normal life cycle. | | \$8,175.52 |
| ID0254 | 2056 Hickorydale: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | ComponentInterior Floor Finish AttributesVinyl Tile (VCT) ActionReplace Uniformat CodeC3024 Master Cost ID20068 Uniformat Code Level 1 DescriptionC - Interiors ConditionFair Priority Score44.36 Location DescriptionEntry, Kitchen and bathroom Unit Cost\$ 4.80 Quantity200 SF SubTotal\$ 960.12 Total Markup\$ 0.00 Total With Markup\$ 960.12 | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|---|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Year Observed2017 Age11 Lifespan15 Remaining Life4 Next Action Required2022 Vinyl flooring will need to be replaced based on standard life cycle | | |
| ID0255 | 2056 Hickorydale: Kitchen Counter, Plastic Laminate, Postformed, Replace(Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets) | ComponentKitchen Counter AttributesPlastic Laminate, Postformed ActionReplace Unifomat CodeE2012 Master Cost ID23159 Unifomat Code Level 1 DescriptionE - Equipment & Furnishings ConditionGood Priority Score44.1773 Location Description Unit Cost\$ 43.90 Quantity1 LF SubTotal\$ 43.90 Total Markup\$ 0.00 Total With Markup\$ 43.90 Year Observed2017 Age6 Lifespan10 Remaining Life4 Next Action Required2022 | | \$8,175.52 |
| ID0256 | 2056 Hickorydale: Residential Appliances, Garbage Disposal, Replace(Dwelling Unit-Interior (1480)-Appliances) | ComponentResidential Appliances AttributesRange, Electric ActionReplace Unifomat CodeE1094 Master Cost ID23151 Unifomat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFair Priority Score44.18 Location DescriptionKitchen Unit Cost\$ 665.09 Quantity1 EA SubTotal\$ 665.09 Total Markup\$ 0.00 Total With Markup\$ 665.09 Year Observed2017 | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|---|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Age11 Lifespan15 Remaining Life4 Next Action Required2022 Range is aged. | | |
| ID0257 | 2056 Hickorydale: Residential Appliances, Refrigerator, 14-18 CF, Replace(Dwelling Unit-Interior (1480)-Appliances) | ComponentResidential Appliances AttributesRefrigerator, 14-18 CF ActionReplace Uniformat CodeE1094 Master Cost ID23153 Uniformat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFair Priority Score44.18 Location DescriptionKitchen Unit Cost\$ 956.04 Quantity1 EA SubTotal\$ 956.04 Total Markup\$ 0.00 Total With Markup\$ 956.04 Year Observed2017 Age11 Lifespan15 Remaining Life4 Next Action Required2022 | | \$8,175.52 |
| ID0260 | 4826 Burkhardt: Roof, Asphalt Shingle, Replace(Dwelling Unit-Exterior (1480)-Roofs) | ComponentRoof AttributesAsphalt Shingle ActionReplace Uniformat CodeB3011 Master Cost ID19693 Uniformat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score44.9014 Location DescriptionMain roof Unit Cost\$ 3.42 Quantity760 SF SubTotal\$ 2,599.58 Total Markup\$ 0.00 Total With Markup\$ 2,599.58 Year Observed2017 | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|---|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Age21 Lifespan20 Remaining Life0 Next Action Required2018 Roof needs to be replaced due to age | | |
| ID0266 | 4826 Burkhardt: Residential Appliances, Range, Electric, Replace(Dwelling Unit-Interior (1480)-Appliances) | ComponentResidential Appliances AttributesRange, Electric ActionReplace Uniformat CodeE1094 Master Cost ID23151 Uniformat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFailed Priority Score80.1836 Location DescriptionKitchen Unit Cost\$ 665.09 Quantity1 EA SubTotal\$ 665.09 Total Markup\$ 0.00 Total With Markup\$ 665.09 Year Observed2017 Age11 Lifespan15 Remaining Life4 Next Action Required2022 No range present in the home | | \$8,175.52 |
| ID0272 | 4826 Burkhardt: Exterior Wall, Vinyl Siding, 1-2 Stories, Replace(Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Soffits) | ComponentExterior Wall AttributesVinyl Siding, 1-2 Stories ActionReplace Uniformat CodeB2011 Master Cost ID19306 Uniformat Code Level 1 DescriptionB - Shell ConditionFair Priority Score44.9022 Location Description Unit Cost\$ 7.81 Quantity500 SF SubTotal\$ 3,904.55 Total Markup\$ 0.00 Total With Markup\$ 3,904.55 Year Observed2017 | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|---|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Age21 Lifespan25 Remaining Life4 Next Action Required2022 Siding will need to be replaced due to normal life cycle. | | |
| ID0273 | 4826 Burkhardt: Water Heater, Electric, Residential, 30 to 52 GAL, Replace(Dwelling Unit-Interior (1480)-Plumbing) | ComponentWater Heater AttributesElectric, Residential, 30 to 52 GAL ActionReplace Uniformat CodeD2023 Master Cost ID20581 Uniformat Code Level 1 DescriptionD - Services ConditionFair Priority Score44.63 Location DescriptionKitchen Unit Cost\$ 1,738.90 Quantity1 EA SubTotal\$ 1,738.90 Total Markup\$ 0.00 Total With Markup\$ 1,738.90 Year Observed2017 Age11 Lifespan15 Remaining Life4 Next Action Required2022 Replace due to normal life cycle. | | \$8,175.52 |
| ID0274 | 4826 Burkhardt: Bathtub & Shower Enclosure, Fiberglass, Replace(Dwelling Unit-Interior (1480)-Tubs and Showers) | ComponentBathtub & Shower Enclosure AttributesFiberglass ActionReplace Uniformat CodeD2015 Master Cost ID20266 Uniformat Code Level 1 DescriptionD - Services ConditionFair Priority Score44.3613 Location DescriptionBathroom 1 Unit Cost\$ 1,785.27 Quantity1 EA SubTotal\$ 1,785.27 Total Markup\$ 0.00 Total With Markup\$ 1,785.27 Year Observed2017 | | \$8,175.52 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|--|----------|----------------|
| Work Statement for Year 1 2023 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Age16 Lifespan20 Remaining Life4 Next Action Required2022 Replace tub and shower based on life cycle | | |
| ID0275 | 4826 Burkhardt: Residential Appliances, Garbage Disposal, Replace(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Plumbing) | ComponentResidential Appliances AttributesGarbage Disposal ActionReplace Uniformat CodeE1094 Master Cost ID23148 Uniformat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFair Priority Score44.1773 Location DescriptionKitchen Unit Cost\$ 509.92 Quantity1 EA SubTotal\$ 509.92 Total Markup\$ 0.00 Total With Markup\$ 509.92 Year Observed2017 Age6 Lifespan10 Remaining Life4 Next Action Required2022 Disposal will need replaced based on life cycle. | | \$8,175.52 |
| ID0297 | 1617 Liscum Drive: Exterior Wall, Vinyl Siding, 1-2 Stories, Replace(Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Soffits) | ComponentExterior Wall AttributesVinyl Siding, 1-2 Stories ActionReplace Uniformat CodeB2011 Master Cost ID19306 Uniformat Code Level 1 DescriptionB - Shell ConditionFair Priority Score44.9022 Location Description Unit Cost\$ 7.81 Quantity500 SF SubTotal\$ 3,904.55 Total Markup\$ 0.00 Total With Markup\$ 3,904.55 Year Observed2017 | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|--|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Age21 Lifespan25 Remaining Life4 Next Action Required2022 Siding will need to be replaced due to normal life cycle. | | |
| ID0298 | 1617 Liscum Drive: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | ComponentInterior Floor Finish AttributesVinyl Tile (VCT) ActionReplace Uniformat CodeC3024 Master Cost ID20068 Uniformat Code Level 1 DescriptionC - Interiors ConditionFair Priority Score44.36 Location DescriptionEntry, Kitchen and bathroom Unit Cost\$ 4.80 Quantity200 SF SubTotal\$ 960.12 Total Markup\$ 0.00 Total With Markup\$ 960.12 Year Observed2017 Age11 Lifespan15 Remaining Life4 Next Action Required2022 Vinyl flooring will need to be replaced based on standard life cycle | | \$8,175.52 |
| ID0299 | 1617 Liscum Drive: Shower, Fiberglass, Replace(Dwelling Unit-Interior (1480)-Tubs and Showers) | ComponentShower AttributesFiberglass ActionReplace Uniformat CodeD2017 Master Cost ID20274 Uniformat Code Level 1 DescriptionD - Services ConditionFair Priority Score44.4513 Location Description1st Floor Bathroom Unit Cost\$ 2,599.44 Quantity1 EA SubTotal\$ 2,599.44 Total Markup\$ 0.00 Total With Markup\$ 2,599.44 Year Observed2017 | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|--|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Age16 Lifespan20 Remaining Life4 Next Action Required2022 Replace shower and enclosure based on life cycle. | | |
| ID0300 | 1617 Liscum Drive: Furnace, Electric, 26 to 40 MBH, Replace(Dwelling Unit-Interior (1480)-Mechanical) | ComponentFurnace AttributesElectric, 26 to 40 MBH ActionReplace Uniformat CodeD3051 Master Cost ID22023 Uniformat Code Level 1 DescriptionD - Services ConditionFair Priority Score44.5414 Location DescriptionKitchen Unit Cost\$ 3,274.56 Quantity1 EA SubTotal\$ 3,274.56 Total Markup\$ 0.00 Total With Markup\$ 3,274.56 Year Observed2017 Age16 Lifespan20 Remaining Life4 Next Action Required2022 <u>Replace furnace based on normal life cycle</u> | | \$8,175.52 |
| ID0301 | 1617 Liscum Drive: Bathtub & Shower Enclosure, Fiberglass, Replace(Dwelling Unit-Interior (1480)-Tubs and Showers) | ComponentBathtub & Shower Enclosure AttributesFiberglass ActionReplace Uniformat CodeD2015 Master Cost ID20266 Uniformat Code Level 1 DescriptionD - Services ConditionFair Priority Score44.3613 Location DescriptionBathroom 1 Unit Cost\$ 1,785.27 Quantity1 EA SubTotal\$ 1,785.27 Total Markup\$ 0.00 Total With Markup\$ 1,785.27 Year Observed2017 | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|--|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Age16 Lifespan20 Remaining Life4 Next Action Required2022 Replace tub and shower based on life cycle | | |
| ID0302 | 1617 Liscum Drive: Kitchen Cabinet, Base and Wall Section, Wood, Replace(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks) | ComponentBathroom Vanity Cabinet AttributesWood, with Cultured Marble Sink Top, 24 to 30" ActionReplace Uniformat CodeE2012 Master Cost ID24020 Uniformat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFair Priority Score44.1813 Location Description(2) Bathrooms Unit Cost\$ 1,082.84 Quantity2 EA SubTotal\$ 2,165.68 Total Markup\$ 0.00 Total With Markup\$ 2,165.68 Year Observed2017 Age16 Lifespan20 Remaining Life4 Next Action Required2022 Units showing wear. Will need to be replaced based on life cycle | | \$8,175.52 |
| ID0303 | 1617 Liscum Drive: Residential Appliances, Range, Electric, Replace(Dwelling Unit-Interior (1480)-Appliances) | ComponentResidential Appliances AttributesRange, Electric ActionReplace Uniformat CodeE1094 Master Cost ID23151 Uniformat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFailed Priority Score80.1836 Location DescriptionKitchen Unit Cost\$ 665.09 Quantity1 EA SubTotal\$ 665.09 Total Markup\$ 0.00 Total With Markup\$ 665.09 Year Observed2017 | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|---|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Age11 Lifespan15 Remaining Life4 Next Action Required2022 No range present in the home | | |
| ID0304 | 1617 Liscum Drive: Residential Appliances, Refrigerator, 14-18 CF, Replace(Dwelling Unit-Interior (1480)-Appliances) | ComponentResidential Appliances AttributesRefrigerator, 14-18 CF ActionReplace Uniformat CodeE1094 Master Cost ID23153 Uniformat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFair Priority Score44.18 Location DescriptionKitchen Unit Cost\$ 956.04 Quantity1 EA SubTotal\$ 956.04 Total Markup\$ 0.00 Total With Markup\$ 956.04 Year Observed2017 Age11 Lifespan15 Remaining Life4 Next Action Required2022 | | \$8,175.52 |
| ID0305 | 1617 Liscum Drive: Bathroom Vanity Cabinet, Wood, with Cultured Marble Sink Top, 24 to 30", Replace(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks) | ComponentBathroom Vanity Cabinet AttributesWood, with Cultured Marble Sink Top, 24 to 30" ActionReplace Uniformat CodeE2012 Master Cost ID24020 Uniformat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFair Priority Score44.1813 Location Description(2) Bathrooms Unit Cost\$ 1,082.84 Quantity2 EA SubTotal\$ 2,165.68 Total Markup\$ 0.00 Total With Markup\$ 2,165.68 Year Observed2017 | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|--|----------|----------------|
| Work Statement for Year | | | | |
| 1 | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Age16 Lifespan20 Remaining Life4 Next Action Required2022 Units showing wear. Will need to be replaced based on life cycle | | |
| ID0316 | 3000 Germantown Street: Exterior Door, Steel Insulated, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | ComponentExterior Door AttributesSteel Insulated ActionReplace Uniformat CodeB2032 Master Cost ID19583 Uniformat Code Level 1 DescriptionB - Shell ConditionFair Priority Score80.7258 Location DescriptionOne entry door on the West side of the home. The second entry door is on the North side of the room Unit Cost\$ 1,577.53 Quantity2 EA SubTotal\$ 3,155.06 Total Markup\$ 0.00 Total With Markup\$ 3,155.06 Year Observed2017 Age21 Lifespan25 Remaining Life4 Next Action Required2022 Both exterior doors show signs of damage. The casing of the doors are also show cracking and age. | | \$8,175.52 |
| ID0317 | 3000 Germantown Street: Roof, Asphalt Shingle, Replace(Dwelling Unit-Exterior (1480)-Roofs) | ComponentRoof AttributesAsphalt Shingle ActionReplace Uniformat CodeB3011 Master Cost ID19693 Uniformat Code Level 1 DescriptionB - Shell ConditionFair Priority Score44.9014 Location DescriptionMain roof Unit Cost\$ 3.42 Quantity1025 SF SubTotal\$ 3,506.01 Total Markup\$ 0.00 | | \$8,175.52 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|--|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Total With Markup\$ 3,506.01 Year Observed2017 Age16 Lifespan20 Remaining Life4 Next Action Required2022 Roof will need to be replaced due to age | | |
| ID0318 | 3000 Germantown Street: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | ComponentInterior Floor Finish AttributesVinyl Tile (VCT) ActionReplace Uniformat CodeC3024 Master Cost ID20068 Uniformat Code Level 1 DescriptionC - Interiors ConditionFair Priority Score44.36 Location DescriptionEntry, Kitchen and bathroom Unit Cost\$ 4.80 Quantity200 SF SubTotal\$ 960.12 Total Markup\$ 0.00 Total With Markup\$ 960.12 Year Observed2017 Age11 Lifespan15 Remaining Life4 Next Action Required2022 Vinyl flooring will need to be replaced based on standard life cycle | | \$8,175.52 |
| ID0319 | 3000 Germantown Street: Bathtub & Shower Enclosure, Fiberglass, Replace(Dwelling Unit-Interior (1480)-Tubs and Showers) | ComponentBathtub & Shower Enclosure AttributesFiberglass ActionReplace Uniformat CodeD2015 Master Cost ID20266 Uniformat Code Level 1 DescriptionD - Services ConditionFair Priority Score44.3613 Location DescriptionBathroom 1 Unit Cost\$ 1,785.27 Quantity1 EA SubTotal\$ 1,785.27 Total Markup\$ 0.00 Total With Markup\$ 1,785.27 | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|--|----------|----------------|
| Work Statement for Year 1 2023 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Year Observed2017 Age16 Lifespan20 Remaining Life4 Next Action Required2022 Replace tub and shower based on life cycle | | |
| ID0320 | 3000 Germantown Street: Kitchen Counter, Plastic Laminate, Postformed, Replace(Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets) | ComponentKitchen Counter AttributesPlastic Laminate, Postformed ActionReplace Unifomat CodeE2012 Master Cost ID23159 Unifomat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFair Priority Score44.1773 Location DescriptionKitchen Unit Cost\$ 43.90 Quantity10 LF SubTotal\$ 438.96 Total Markup\$ 0.00 Total With Markup\$ 438.96 Year Observed2017 Age6 Lifespan10 Remaining Life4 Next Action Required2022 Replace counter tops based on normal life cycle | | \$8,175.52 |
| ID0333 | 1822 Ditzel Avenue: Roof, Asphalt Shingle, Replace(Dwelling Unit-Exterior (1480)-Roofs) | ComponentRoof AttributesAsphalt Shingle ActionReplace Unifomat CodeB3011 Master Cost ID19693 Unifomat Code Level 1 DescriptionB - Shell ConditionFair Priority Score44.9014 Location DescriptionMain roof Unit Cost\$ 3.42 Quantity1025 SF SubTotal\$ 3,506.01 Total Markup\$ 0.00 Total With Markup\$ 3,506.01 Year Observed2017 | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|---|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Age16 Lifespan20 Remaining Life4 Next Action Required2022 Roof will need to be replaced due to age | | |
| ID0334 | 1822 Ditzel Avenue: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | ComponentInterior Floor Finish AttributesVinyl Tile (VCT) ActionReplace Uniformat CodeC3024 Master Cost ID20068 Uniformat Code Level 1 DescriptionC - Interiors ConditionFair Priority Score44.36 Location DescriptionEntry, Kitchen and bathroom Unit Cost\$ 4.80 Quantity200 SF SubTotal\$ 960.12 Total Markup\$ 0.00 Total With Markup\$ 960.12 Year Observed2017 Age11 Lifespan15 Remaining Life4 Next Action Required2022 <i>Vinyl flooring will need to be replaced based on standard life cycle</i> | | \$8,175.52 |
| ID0335 | 1822 Ditzel Avenue: Residential Appliances, Garbage Disposal, Replace(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Plumbing) | ComponentResidential Appliances AttributesGarbage Disposal ActionReplace Uniformat CodeE1094 Master Cost ID23148 Uniformat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFair Priority Score44.1773 Location DescriptionKitchen Unit Cost\$ 509.92 Quantity1 EA SubTotal\$ 509.92 Total Markup\$ 0.00 Total With Markup\$ 509.92 Year Observed2017 | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|---|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Age6 Lifespan10 Remaining Life4 Next Action Required2022 Disposal will need replaced based on life cycle. | | |
| ID0336 | 1822 Ditzel Avenue: Kitchen Cabinet, Base and Wall Section, Wood, Replace(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks) | ComponentBathroom Vanity Cabinet AttributesWood, with Cultured Marble Sink Top, 24 to 30" ActionReplace Uniformat CodeE2012 Master Cost ID24020 Uniformat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFair Priority Score44.1813 Location Description(2) Bathrooms Unit Cost\$ 1,082.84 Quantity2 EA SubTotal\$ 2,165.68 Total Markup\$ 0.00 Total With Markup\$ 2,165.68 Year Observed2017 Age16 Lifespan20 Remaining Life4 Next Action Required2022 Units showing wear. Will need to be replaced based on life cycle. | | \$8,175.52 |
| ID0337 | 1822 Ditzel Avenue: Residential Appliances, Range, Electric, Replace(Dwelling Unit-Interior (1480)-Appliances) | ComponentResidential Appliances AttributesRange, Electric ActionReplace Uniformat CodeE1094 Master Cost ID23151 Uniformat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFailed Priority Score80.1836 Location DescriptionKitchen Unit Cost\$ 665.09 Quantity1 EA SubTotal\$ 665.09 Total Markup\$ 0.00 Total With Markup\$ 665.09 Year Observed2017 | | \$8,175.52 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|---|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Age11 Lifespan15 Remaining Life4 Next Action Required2022 No range present in the home | | |
| ID0338 | 1822 Ditzel Avenue: Residential Appliances, Refrigerator, 14-18 CF, Replace(Dwelling Unit-Interior (1480)-Appliances) | ComponentResidential Appliances AttributesRefrigerator, 14-18 CF ActionReplace Uniformat CodeE1094 Master Cost ID23153 Uniformat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFair Priority Score44.18 Location DescriptionKitchen Unit Cost\$ 956.04 Quantity1 EA SubTotal\$ 956.04 Total Markup\$ 0.00 Total With Markup\$ 956.04 Year Observed2017 Age11 Lifespan15 Remaining Life4 Next Action Required2022 | | \$8,175.52 |
| ID0339 | 1822 Ditzel Avenue: Bathroom Vanity Cabinet, Wood, with Cultured Marble Sink Top, 24 to 30", Replace(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks) | ComponentBathroom Vanity Cabinet AttributesWood, with Cultured Marble Sink Top, 24 to 30" ActionReplace Uniformat CodeE2012 Master Cost ID24020 Uniformat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFair Priority Score44.1813 Location Description(2) Bathrooms Unit Cost\$ 1,082.84 Quantity2 EA SubTotal\$ 2,165.68 Total Markup\$ 0.00 Total With Markup\$ 2,165.68 Year Observed2017 | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|--|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Age16 Lifespan20 Remaining Life4 Next Action Required2022 Units showing wear. Will need to be replaced based on life cycle | | |
| ID0356 | 1706 Hannibal Court: Roof, Asphalt Shingle, Replace(Dwelling Unit-Exterior (1480)-Roofs) | ComponentRoof AttributesAsphalt Shingle ActionReplace Uniformat CodeB3011 Master Cost ID19693 Uniformat Code Level 1 DescriptionB - Shell ConditionFair Priority Score44.9014 Location DescriptionMain roof Unit Cost\$ 3.42 Quantity1025 SF SubTotal\$ 3,506.01 Total Markup\$ 0.00 Total With Markup\$ 3,506.01 Year Observed2017 Age16 Lifespan20 Remaining Life4 Next Action Required2022 Roof will need to be replaced due to age | | \$8,175.52 |
| ID0357 | 1706 Hannibal Court: Shower, Fiberglass, Replace(Dwelling Unit-Interior (1480)-Tubs and Showers) | ComponentShower AttributesFiberglass ActionReplace Uniformat CodeD2017 Master Cost ID20274 Uniformat Code Level 1 DescriptionD - Services ConditionFair Priority Score44.4513 Location Description1st Floor Bathroom Unit Cost\$ 2,599.44 Quantity1 EA SubTotal\$ 2,599.44 Total Markup\$ 0.00 Total With Markup\$ 2,599.44 Year Observed2017 | | \$8,175.52 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|--|----------|----------------|
| Work Statement for Year | | 2023 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Age16 Lifespan20 Remaining Life4 Next Action Required2022 Replace shower and enclosure based on life cycle. | | |
| ID0358 | 1706 Hannibal Court: Residential Appliances, Garbage Disposal, Replace(Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Mechanical) | ComponentResidential Appliances AttributesGarbage Disposal ActionReplace Uniformat CodeE1094 Master Cost ID23148 Uniformat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFair Priority Score44.1773 Location DescriptionKitchen Unit Cost\$ 509.92 Quantity1 EA SubTotal\$ 509.92 Total Markup\$ 0.00 Total With Markup\$ 509.92 Year Observed2017 Age6 Lifespan10 Remaining Life4 Next Action Required2022 Disposal will need replaced based on life cycle. | | \$8,175.52 |
| ID0359 | 1706 Hannibal Court: Kitchen Counter, Plastic Laminate, Postformed, Replace(Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets) | ComponentKitchen Counter AttributesPlastic Laminate, Postformed ActionReplace Uniformat CodeE2012 Master Cost ID23159 Uniformat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFair Priority Score44.1773 Location DescriptionKitchen Unit Cost\$ 43.90 Quantity10 LF SubTotal\$ 438.96 Total Markup\$ 0.00 Total With Markup\$ 438.96 Year Observed2017 | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|--|----------|----------------|
| Work Statement for Year 1 2023 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Age6 Lifespan10 Remaining Life4 Next Action Required2022 Replace counter tops based on normal life cycle | | |
| ID0360 | 1706 Hannibal Court: Residential Appliances, Range, Electric, Replace(Dwelling Unit-Interior (1480)-Appliances) | ComponentResidential Appliances AttributesRange, Electric ActionReplace Uniformat CodeE1094 Master Cost ID23151 Uniformat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFailed Priority Score80.1836 Location DescriptionKitchen Unit Cost\$ 665.09 Quantity1 EA SubTotal\$ 665.09 Total Markup\$ 0.00 Total With Markup\$ 665.09 Year Observed2017 Age11 Lifespan15 Remaining Life4 Next Action Required2022 No range present in the home | | \$8,175.52 |
| ID0361 | 1706 Hannibal Court: Residential Appliances, Refrigerator, 14-18 CF, Replace(Dwelling Unit-Interior (1480)-Appliances) | ComponentResidential Appliances AttributesRefrigerator, 14-18 CF ActionReplace Uniformat CodeE1094 Master Cost ID23153 Uniformat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFair Priority Score44.18 Location DescriptionKitchen Unit Cost\$ 956.04 Quantity1 EA SubTotal\$ 956.04 Total Markup\$ 0.00 Total With Markup\$ 956.04 Year Observed2017 | | \$8,175.52 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|----------------------------|--|----------|-----------------|
| Work Statement for Year 1 2023 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Age11 Lifespan15 Remaining Life4 Next Action Required2022 | | |
| | Subtotal of Estimated Cost | | | \$11,773,956.38 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|--|-----------------|-----------------------|
| Work Statement for Year 2 2024 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | AUTHORITY-WIDE (NAWASD) | | | \$2,215,349.42 |
| ID0037 | Operations(Operations (1406)) | Operating Expenses | | \$1,374,782.60 |
| ID0157 | Contingency(Contract Administration (1480)-Contingency) | Contingency for projects that may have some unforeseen cost that may arise during the contract. | | \$5,000.00 |
| ID1158 | Administration(Administration (1410)-Salaries) | Program administration | | \$687,391.30 |
| ID1160 | Fees and Cost(Contract Administration (1480)-Other Fees and Costs,Contract Administration (1480)-Other) | Money for Architect and Engineering , inspection cost, sundry, environmental, and other reviews as it relates to work activity projects. | | \$100,000.00 |
| ID1161 | Resident Relocation & Mobility Counseling(Contract Administration (1480)-Relocation) | Money will be used for relocation cost for RAD, UFAS improvements, development, and modernization. | | \$8,175.52 |
| ID1162 | RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$20,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year 2 | | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1166 | RAD HAP(RAD (1503)) | HAP Payment | | \$20,000.00 |
| | GRAND AVENUE (ELDERLY) (OH005000001) | | | \$327,295.52 |
| ID0189 | AMP 1 RAD HAP(RAD (1503)) | HAP Contract | | \$8,175.52 |
| ID0512 | The Metropolitan: Elevator(Dwelling Unit-Interior (1480)-Mechanical) | Update elevator, cab , doors, cluster, floors, hydraulic, and other modernization. | | \$23,000.00 |
| ID0514 | Grand Ave.: Elevator(Dwelling Unit-Interior (1480)-Mechanical) | Update elevator, cab , doors, cluster, floors, hydraulic, and other modernization. | | \$24,000.00 |
| ID0645 | Grand Ave.: Air Handler, Replace(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other) | Air Handler, Multizone, 1,301 to 2,500 CFM, Replace201821EA Air Handler, Multizone, 2,501 to 4,000 CFM, Replace201821EA | | \$22,785.00 |
| ID1123 | Short Helena: Furnace, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Furnace, Gas, 26 to 40 MBH, Replace2016414EA | | \$31,884.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|--|-----------------|-----------------------|
| Work Statement for Year 2 | | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1124 | Metropolitan: A/C - Furnace, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Packaged Terminal Air Conditioner (PTAC), 6,000 to 12,000 BTUH, Replace106439EA | | \$20,000.00 |
| ID1134 | Metropolitan: Exterior Door, Steel, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Exterior Door, Steel, Replace2521411EA | | \$10,451.00 |
| ID1141 | Triangleview: Bathtub & Shower Enclosure, Fiberglass, Replace(Dwelling Unit-Interior (1480)-Tubs and Showers) | Bathtub & Shower Enclosure, Fiberglass, Replace2016450EA | | \$20,000.00 |
| ID1142 | Hallmark-Meridian: Domestic Circulator or Booster Pump, 0.5 HP, Replace(Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Mechanical) | Domestic Circulator or Booster Pump, 0.5 HP, Replace201644EA\$3,414.40 Domestic Circulator or Booster Pump, 1/6 HP, Replace201644EA\$3,414.40 | | \$27,000.00 |
| ID1150 | Triangle View Apartments: Roadways, Asphalt & Concrete Pavement, Curb & Gutter, Mill & Overlay, Seal & Stripe(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping) | Roadways, Asphalt Pavement, Mill & Overlay2521441015SF | | \$20,000.00 |
| ID1191 | AMP 1 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$20,000.00 |
| ID1202 | Amp 1 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$100,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|---|-----------------|-----------------------|
| Work Statement for Year 2 | | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | WESTDALE (OH005000003) | | | \$776,803.00 |
| ID0197 | AMP 3 RAD HAP(RAD (1503)) | HAP Contract | | \$20,000.00 |
| ID0456 | Hawthorn Village: Gutters & Downspouts, Aluminum w/ Fittings, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts) | Gutters & Downspouts, Aluminum w/ Fittings, Replace108* 21500LF | | \$12,089.00 |
| ID0463 | Westdale: Gutters & Downspouts, Aluminum w/ Fittings, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts) | Gutters & Downspouts, Aluminum w/ Fittings, Replace102201060LF | | \$9,000.00 |
| ID0468 | Westdale: Intercom Master Station, Replace(Dwelling Unit-Site Work (1480)-Other) | Intercom Master Station, Replace202701EA | | \$3,814.00 |
| ID0483 | Riverview: Interior Ceiling Repair(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other) | Interior Ceiling Finish, Gypsum Board, Prep & Paint, Replace 1015* 045219SF | | \$20,000.00 |
| ID0495 | Caliph Court: ECM, Inefficient Furnace System, Replace(Dwelling Unit-Interior (1480)-Mechanical) | update and/or replace furnaces, including air conditioner replacement. 202003EA | | \$4,418.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|---|----------|----------------|
| Work Statement for Year 2 2024 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0496 | Malden/Hollencamp: ECM, Inefficient Furnace System, Replace(Dwelling Unit-Interior (1480)-Mechanical) | update and/or replace furnaces, including air conditioner replacement. 202006EA | | \$20,000.00 |
| ID0497 | Misty Lane / Buildings: ECM, Inefficient Furnace System, Replace(Dwelling Unit-Interior (1480)-Mechanical) | update and/or replace furnaces, including air conditioner replacement. 202006EA | | \$20,000.00 |
| ID0499 | Riverview: ECM, Inefficient Furnace System, Replace(Dwelling Unit-Interior (1480)-Mechanical) | update and/or replace furnaces, including air conditioner replacement. 1010048EA | | \$20,000.00 |
| ID0520 | Hawthorn Village: Exterior Wall, Prep & Paint(Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking) | Exterior Wall, Painted Surface, 1-2 Stories, Prep & Paint 109110000SF | | \$28,000.00 |
| ID0566 | Riverview: Replace Interior Doors(Dwelling Unit-Interior (1480)-Interior Doors) | Interior Door, Wood Solid-Core, Replace20182450EA | | \$20,000.00 |
| ID0600 | Friden/Whitmore: Interior Floor Finish, Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Some areas were deeply stained and wear patters were visible. Based on observed condition, recommend replacement as noted.Interior Floor Finish, Carpet Standard-Commercial Medium-Traffic, Replace101002159SF Interior Floor Finish, Carpet Standard-Commercial Medium-Traffic, Replace10645038SF | | \$50,000.00 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|--|----------|----------------|
| Work Statement for Year | | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0601 | Olive Hills / Offices/Daycare: Interior Floor Finish, Replace(Non-Dwelling Interior (1480)-Common Area Flooring) | Carpet worn and stained.Interior Floor Finish, Carpet Standard-Commercial Medium-Traffic, Replace101001650SF | | \$11,000.00 |
| ID0631 | Westdale: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$20,000.00 |
| ID0649 | Westdale: Balcony Railings, Handrails, Metal, Replace(Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc) | Balcony Railings, Handrails, Metal, Replace25270320LF | | \$16,000.00 |
| ID0650 | Friden/Whitmore: Baseboard Heater, Electric, Replace(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Mechanical) | Asset appeared to be significantly worn and deteriorated. Based on observed condition, recommend replacement as noted.Baseboard Heater, Electric, 6', 1500 Watts, Replace25250100EA | | \$23,958.00 |
| ID0673 | Olive Hills / Apartment Buildings: Distribution Panel, Replace(Dwelling Unit-Interior (1480)-Electrical) | No deficiencies noted but the panels are beyond their EUL. Plan to replace. Distribution Panel, 208 Y, 120 V, 100 Amp, Replace30291100EA No deficiencies noted but the panels are beyond their EUL. Plan to replace. Distribution Panel, 208 Y, 120 V, 100 Amp, Replace3029110EA | | \$20,000.00 |
| ID0674 | Riverview: Distribution Panel, Replace(Dwelling Unit-Interior (1480)-Electrical) | ? Aproximately 25% of the unit circuit breaker panels are mostly original 1970 components. The electrical service is reportedly adequate for the facility's needs. However, due to the age of the panels and increasing difficulty of obtaining replacement parts over time. Recommend replacement.Distribution Panel, 208 Y, 120 V, 100 Amp, Replace3045* 015EA | | \$76,199.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|--|----------|----------------|
| Work Statement for Year | | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0677 | Westdale: Domestic Boiler, Replace(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Plumbing) | Domestic Boiler, Gas, 260 to 500 MBH, Replace222802EA | | \$20,000.00 |
| ID0684 | Olive Hills: Dumpster Accessories, Replace(Dwelling Unit-Site Work (1480)-Dumpsters and Enclosures) | Cracking, damage, and deterioration observed.Dumpster Accessories, Concrete Pad, Replace252418400SF Damage, deterioration, and poor joints observed.Dumpster Accessories, Enclosures, Masonry, 8' High, Replace35341180LF | | \$20,000.00 |
| ID0709 | Riverview: Attic Insulation, Upgrade(Dwelling Unit-Interior (1480)-Other) | ECM, Attic Insulation Levels, Upgrade2525022610SF | | \$19,445.00 |
| ID0712 | 138 Gettysburg : Air Conditioner, Replace(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other) | ECM, Existing Air Conditioners with Energy Star Air Conditioners, Replace1515 * 05EA | | \$10,605.00 |
| ID0719 | Malden/Hollencamp: Water Heater,Replace(Dwelling Unit-Interior (1480)-Plumbing) | ECM, Existing Water Heater With New Energy Efficient Units, Replace1818021 EA | | \$28,862.00 |
| ID0720 | Riverview: Water Heater,Replace(Dwelling Unit-Interior (1480)-Plumbing) | ECM, Existing Water Heater With New Energy Efficient Units, Replace1818060 EA | | \$20,000.00 |
| ID0747 | Friden/Whitmore: Stair/Ramp Rails, Replace(Non-Dwelling Exterior (1480)-Balconies and Railings) | Concrete steps are sloped and require replacement.Exterior Stairs & Ramps, Concrete (per LF of Nosing), Replace2525020LF | | \$1,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|--|----------|----------------|
| Work Statement for Year | | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0785 | Westdale: Furnace, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Furnace, Gas, 51 to 100 MBH, Replace2022026EA | | \$20,000.00 |
| ID0786 | Olive Hills / Offices/Daycare: Furnace, Replace(Non-Dwelling Interior (1480)-Mechanical) | Normal wear observed.Furnace, Gas, 151 to 200 MBH, Replace201731EA | | \$7,067.00 |
| ID0821 | Olive Hills / Apartment Buildings: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Damaged and worn tiles observed.Interior Floor Finish, Vinyl Tile (VCT), Replace1515056670SF | | \$20,000.00 |
| ID0826 | Winters: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Vinyl Tile (VCT), Replace158* 73600SF | | \$18,000.00 |
| ID1000 | Riverview: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. Address the repairs for the emergency water line repair as needed. | | \$10,000.00 |
| ID1147 | Malden/Hollencamp: Air Conditioner, Replace(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other) | Condenser, Air-Cooled, 3 Ton, Replace1511413EA | | \$35,817.00 |
| ID1148 | Riverview: Air Conditioner, Replace(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other) | Condenser, Air-Cooled, 2 Ton, Replace1511416EA Condenser, Air-Cooled, 2 Ton, Replace1511444EA | | \$20,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|---|----------|----------------|
| Work Statement for Year | | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1153 | Malden/Hollencamp: Exterior Stairs, Wood, Replace(Dwelling Unit-Exterior (1480)-Exterior Stairwells - Fire Escape) | Exterior Stairs & Ramps, Concrete (per LF of Nosing), Replace25214300LF | | \$11,529.00 |
| ID1193 | AMP 3 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$20,000.00 |
| ID1219 | Amp 3 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$100,000.00 |
| | DESOTO BASS COURTS (OH005000007) | | | \$456,351.04 |
| ID0426 | Desoto Bass: Exterior Door, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Exterior Door, Steel, Replace25250700EA | | \$8,175.52 |
| ID0428 | Hilltop: Exterior Door, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Exterior Door, Steel, Replace25250700EA | | \$8,175.52 |
| ID0503 | DeSoto Bass: Electrical Distribution System, Multi-Family, Upgrade(Dwelling Unit-Interior (1480)-Electrical) | A full modernization/upgrade is recommended to the aging interior electrical infrastructure. In addition to the component-by-component replacements.It is my recommendation to upgrade the electrical distribution systems. This is to provide for wiring, conduit, meter bases and distribution equipment as per report. 404001SF | | \$20,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|---|----------|----------------|
| Work Statement for Year | | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0504 | Hilltop: Electrical Distribution System, Multi-Family, Upgrade(Dwelling Unit-Interior (1480)-Electrical) | A full modernization/upgrade is recommended to the aging interior electrical infrastructure. In addition to the component-by-component replacements.It is my recommendation to upgrade the electrical distribution systems. This is to provide for wiring, conduit, meter bases and distribution equipment as per report. 404001SF | | \$20,000.00 |
| ID0614 | DeSoto Bass: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$20,000.00 |
| ID0615 | Hilltop: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$20,000.00 |
| ID0646 | Hilltop: Attic Insulation, Install(Dwelling Unit-Exterior (1480)-Other) | This is to provide for attic insulation as per report.Attic Insulation, Blanket Type, Achieve Full R-38 Value, ~ 12" Thick, Install505001SF | | \$20,000.00 |
| ID0647 | DeSoto Bass: Awning, Metal, Replace(Dwelling Unit-Exterior (1480)-Canopies) | Replacement of awnings per report.Awning, Metal, Replace40400354SF | | \$20,000.00 |
| ID0648 | Hilltop: Awning, Metal, Replace(Dwelling Unit-Exterior (1480)-Canopies) | Replacement of awnings per report.Awning, Metal, Replace40400354SF | | \$20,000.00 |
| ID0670 | Hilltop: Condenser, Replace(Dwelling Unit-Interior (1480)-Mechanical) | This is to provide for heat pumps / condensers, 1 to 5 ton, as per report. Condensing Unit/Heat Pump, Split System, 2.5 Ton, Replace15150152EA | | \$20,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--------------------------------|---|-----------------|-----------------------|
| Work Statement for Year 2 | | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |

| | | | | |
|--------|--|---|--|-------------|
| ID0671 | DeSoto Bass: Condenser, Replace(Dwelling Unit-Interior (1480)-Mechanical) | This provides for replacement of heat pump / condensers, 1 to 5 ton, as per report. Condensing Unit/Heat Pump, Split System, Replace15150158EA | | \$20,000.00 |
| ID0681 | DeSoto Bass: Ductless Split System Air Conditioners, Replace(Dwelling Unit-Interior (1480)-Mechanical) | This provides replacement of ductless mini-split systems as per report.Ductless Split System Air Conditioners, Multi Zone (per 1 to 2 Ton Fan Coil Unit), Replace15150218EA | | \$20,000.00 |
| ID0706 | DeSoto Bass: Attic Insulation, Upgrade(Dwelling Unit-Interior (1480)-Other) | This provides for replacement of attic insulation.ECM, Attic Insulation Levels, Upgrade000149500SF | | \$20,000.00 |
| ID0762 | Hilltop: Exterior Wall, Stucco, Repair(Dwelling Unit-Exterior (1480)-Other) | This provides for stucco to be replaced with cement board siding, soffit replacement as well as wood trim to be replaced with PVC as per report.Exterior Wall, Stucco, 1-2 Stories, Replace202001SF | | \$20,000.00 |
| ID0974 | Hilltop: Security/Surveillance System, Cameras and CCTV, Install(Management Improvement (1408)-Security Improvements (not police or guard-non-physical)) | This is to provide for surveillance equipment.Security/Surveillance System, Cameras and CCTV, Install101001SF | | \$20,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|---|----------|----------------|
| Work Statement for Year | | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0998 | DeSoto Bass: External Windows, Replace(Dwelling Unit-Exterior (1480)-Windows) | <p>This includes window and security screen replacement, window removal in bathtub per report as well as 100 SF of storefront windows. This also provides for mini-blinds.Window, Aluminum Double-Glazed 12 SF, 1-2 Stories, Replace303001EA</p> <p>This includes repairs for steel window lintels.Window, Steel, Repair0001634EA This provides for replacement of wood trim with PVC as per report.Wood Trim, Exterior Building Envelope Penetrations, Potential LBP Hazardous Materials Handling/Disposal, Replace3030029550LF</p> | | \$20,000.00 |
| ID0999 | Hilltop: External Windows, Replace(Dwelling Unit-Exterior (1480)-Windows) | This is to provide for window and security screen replacement as per report. Window, Aluminum Double-Glazed 12 SF, 1-2 Stories, Replace303001EA | | \$20,000.00 |
| ID1024 | AMP 7 RAD HAP(RAD (1503)) | HAP Contract | | \$20,000.00 |
| ID1039 | AMP 7 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$20,000.00 |
| ID1199 | Amp 7 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$100,000.00 |
| | PARK MANOR (OH005000005) | | | \$842,814.58 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|--|-----------------|-----------------------|
| Work Statement for Year 2 | | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0469 | 137 Imperial Court: Interior Carpet Floor Finish, Carpet Tile Commercial-Grade, Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Deteriorated, trip hazzard in dwelling unit replace Interior Carpet Floor Finish, Carpet Tile Commercial-Grade, Replace1010* 0300 SF | | \$12,332.62 |
| ID0501 | Smithville-Monarch and Rosemont / Rosemont: ECM, Inefficient Furnace System, Replace(Dwelling Unit-Interior (1480)-Mechanical) | update and/or replace furnaces, including air conditioner replacement. 202008EA | | \$20,000.00 |
| ID0585 | Channingway: Interior Floor Finish(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Carpet Residential-Grade Nylon, Replace76114400SF | | \$20,000.00 |
| ID0586 | Fisher Drive / Wayne Meadows/Hilgeford / Apartment Units: Interior Floor Finish(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Carpets are wrinkled.Interior Floor Finish, Carpet Residential-Grade Nylon, Replace79* 08320SF | | \$20,000.00 |
| ID0587 | Misty Lane / Buildings: Interior Floor Finish(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Carpet Residential-Grade Nylon, Replace7522400SF | | \$1,200.00 |
| ID0588 | Pompano / Apartments: Interior Floor Finish(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Carpet is showing signs of wear and will require replacement.Interior Floor Finish, Carpet Residential-Grade Nylon, Replace7613720SF Carpet in bedrooms is showing signs of wear and will require replacement.Interior Floor Finish, Carpet Residential-Grade Nylon, Replace7613720SF | | \$20,000.00 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 2 | | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0605 | Park Manor: Interior Floor Finish, Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Carpet, Carpet Residential-Grade Nylon, Replace75212250 SF Interior Floor Finish, Carpet, Hi-Rise Apartment Units, Carpet Residential-Grade Nylon, Replace76124500SF | | \$20,000.00 |
| ID0616 | Fisher Drive / Wayne Meadows/Hilgefod / Apartment Units: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$8,175.52 |
| ID0623 | Park Manor: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$20,000.00 |
| ID0666 | 149 Imperial Court / Apartment Building: Condenser, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Condensing Unit/Heat Pump, Split System, 1 Ton, Replace151236EA | | \$12,714.00 |
| ID0686 | Fitch/Hawthorne: Attic Insulation, Upgrade(Dwelling Unit-Interior (1480)-Other) | Additional insulation is neededECM - Attic Insulation, Attic Insulation Levels, Upgrade2525* 03600SF | | \$4,896.00 |
| ID0687 | Quitman: Attic Insulation, Upgrade(Dwelling Unit-Interior (1480)-Other) | Additional insulation is needed.ECM - Attic Insulation, Attic Insulation Levels, Upgrade2525* 03000SF | | \$4,000.00 |
| ID0690 | Hoch: ECM, Inefficient Furnace System, Replace(Dwelling Unit-Interior (1480)-Mechanical) | ECM - Furnace, Inefficient Furnace System, Replace2020* 06EA | | \$8,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|---|----------|----------------|
| Work Statement for Year | | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0692 | Fitch/Hawthorne: ECM, Inefficient Furnace System, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Replace split system, furnaces and external condensing unitsECM - Furnace, Inefficient Furnace System, Replace2020* 06EA | | \$29,000.00 |
| ID0693 | Quitman: ECM, Inefficient Furnace System, Replace(Dwelling Unit-Interior (1480)-Mechanical) | ECM - Furnace, Inefficient Furnace System, Replace2020* 06EA | | \$8,000.00 |
| ID0695 | Fitch/Hawthorne: Water Heater,Replace(Dwelling Unit-Interior (1480)-Plumbing) | Replace with high efficiency typeECM - Water Heaters, Existing Water Heater With New Energy Efficient Units, Replace1818* 06EA\$6,960 | | \$7,000.00 |
| ID0703 | Hoch: Water Heater,Replace(Dwelling Unit-Interior (1480)-Plumbing) | Replace with high efficiency type. \$8617 total investment costECM water heater, Existing Water Heater With New Energy Efficient Units, Replace1818* 06EA | | \$8,616.00 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year 2 | | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0723 | 149 Imperial Court: Water Heater, Replace (Dwelling Unit-Interior (1480)-Plumbing) | ECM, Existing Water Heater With New Energy Efficient Units, Replace 181806 EA | | \$6,000.00 |
| ID0791 | Fisher Drive / Wayne Meadows/Hilgeford / Apartment Units: Heat Pump System (Dwelling Unit-Interior (1480)-Mechanical) | EHeat Pump, 1.5 to 2 Ton, Replace 1513216EA | | \$80,491.00 |
| ID0908 | Misty Lane: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop (Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving, Dwelling Unit-Site Work (1480)-Parking) | There is water ponding occurring at the concrete walkway and landscaped areas adjacent to the building containing unit 5529. The affected areas must be graded to direct storm water toward the paved areas and to the storm water system. Pedestrian Pavement, Sidewalk, Concrete, Replace 3030075SF ? The concrete walkways between the buildings also have areas of settlement, surface wear possibly due to the use of salts or other ice-melting agents, as well as cracking and spalling concrete Pedestrian Pavement, Sidewalk, Concrete, Replace 30282225SF Pedestrian Pavement, Sidewalk, Concrete, Replace 3019* 11675SF | | \$8,775.00 |
| ID0911 | Willow: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop (Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving, Dwelling Unit-Site Work (1480)-Parking) | Deteriorated Parking Lots Asphalt, Asphalt Pavement, Mill & Overlay 252501500 SF Deteriorated, missing Parking Lots Seal and Stripe, Asphalt Pavement, Seal & Stripe 5501500SF cracked in a few places Pedestrian Sidewalk Pavement, Sidewalk, Concrete, Replace 30273200SF | | \$7,200.00 |
| ID0949 | Modena/Limestone: Roadways, Asphalt & Concrete Pavement, Curb & Gutter, Mill & Overlay, Seal & Stripe (Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving, Dwelling Unit-Site Work (1480)-Curb and Gutter, Dwelling Unit-Site Work (1480)-Seal Coat, Dwelling Unit-Site Work (1480)-Striping) | Roadways, Asphalt Pavement, Mill & Overlay 2521414350SF | | \$20,000.00 |
| ID0968 | Channingway: Fire Suppression/Alarm System, Multi-Family, Install (Dwelling Unit-Interior (1480)-Other) | Fire Suppression/Alarm System, Multi-Family, Install 2020* 024960SF | | \$20,000.00 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| | 2 | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0971 | 149 Imperial Court: Replace Flooring & Cove Base(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Floor Finishings, , Replace15123600SF Floor Finishings, , Replace159* 650SF Carpet rippling and worn.Floor Finishings, Nylon, Residential Grade, Replace780 480SF Floor Finishings, Nylon, Residential Grade, Replace7522400SF Floor Finishings, Standard Commercial, Medium Traffic, Replace1091200SF | | \$20,000.00 |
| ID1020 | AMP 5 RAD HAP(RAD (1503)) | HAP Contract | | \$20,000.00 |
| ID1035 | AMP 5 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$20,000.00 |
| ID1127 | Quitman: A/C - Furnace System, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Air Conditioner, Window/Thru-Wall, 1 Ton, Replace10646EA | | \$6,587.00 |
| ID1132 | Misty Lane: Exterior Wall Work(Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking) | Exterior Wall, Painted Surface, 1-2 Stories, Prep & Paint10642000SF Exterior Wall, Painted Surface, 1-2 Stories, Prep & Paint104* 63000SF | | \$13,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|---|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 2 | | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1135 | Quitman: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Screen Door, Plain/Anodized Aluminum, Replace10646EA | | \$2,988.00 |
| ID1136 | Fitch/Hawthorn: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Screen Door, Plain/Anodized Aluminum, Replace106412EA | | \$5,977.00 |
| ID1138 | Fitch/Hawthorne: Roof, Gutters & Downspouts, Aluminum w/ Fittings, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | B3016Gutters & Downspouts, Aluminum w/ Fittings, Replace1064240LF | | \$2,009.00 |
| ID1152 | Quitman: Pedestrian Pavement, Sidewalk, Concrete Large Areas, Replace302645000SF(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping) | Pedestrian Concrete Pavement, Sidewalk, Concrete, Replace30264700SF | | \$20,000.00 |
| ID1155 | Amp 5: Debt Services(Loan Debt Obligation (9002)) | Pay debt bond | | \$265,853.44 |
| ID1211 | Amp 5 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$100,000.00 |
| | WILKINSON PLAZA (OH005000006) | | | \$363,358.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 2 | 2024 | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0477 | Governors Square: Interior Ceiling Repair(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other) | Interior Ceiling Finish, Gypsum Board, Prep & Paint, Replace 10734175SF | | \$8,000.00 |
| ID0492 | Wilkinson Plaza: Interior Ceiling Repair(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other) | Interior Ceiling Finish, Gypsum Board, Prep & Paint, Replace 0002000SF | | \$30,000.00 |
| ID0502 | Winters: ECM, Inefficient Furnace System, Replace(Dwelling Unit-Interior (1480)-Mechanical) | update and/or replace furnaces, including air conditioner replacement. 202004EA | | \$17,000.00 |
| ID0511 | Wilkinson Plaza: Elevator(Dwelling Unit-Interior (1480)-Mechanical) | Update elevator, cab , doors, cluster, floors, hydraulic, and other modernization. | | \$16,000.00 |
| ID0525 | Governors Square: Exterior Wall, Prep & Paint(Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking) | Exterior Wall, Painted Surface, 1-2 Stories, Prep & Paint 1073398SF | | \$2,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 2 | | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0590 | Red Bluff: Interior Floor Finish(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Carpet Residential-Grade Nylon, Replace761100SF | | \$600.00 |
| ID0595 | Wilkinson Plaza: Interior Floor Finish(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Carpet Residential-Grade Nylon, Replace717050000SF | | \$20,000.00 |
| ID0620 | Governors Square: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$10,000.00 |
| ID0634 | Wilkinson Plaza: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$20,000.00 |
| ID0669 | Red Bluff: Condenser, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Condensing Unit/Heat Pump, Split System, 1.5 Ton, Replace151324EA\$3,122.18 | | \$12,489.00 |
| ID0680 | Wilkinson Plaza: Domestic Boiler, Replace(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Plumbing) | Domestic Circulator or Booster Pump, 10 HP, Replace204301EA | | \$12,404.00 |
| ID0967 | Wilkinson Plaza: Fire Pump, Replace(Dwelling Unit-Interior (1480)-Other) | Fire Pump, 30 HP Electric, Replace204301EA | | \$34,865.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|---|----------|----------------|
| Work Statement for Year | | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1129 | Wilkinson Plaza: Elevator(Dwelling Unit-Interior (1480)-Mechanical) | Elevator Shaft, Concrete Cast-in-Place, Renovate5046423947SF\$41.76 \$1,000,027 | | \$20,000.00 |
| ID1154 | Wilkinson Plaza: Plumbing System, Sanitary Waste, Replace(Dwelling Unit-Interior (1480)-Plumbing) | Sanitary Sewer Piping and Manholes, Replace504648240LF | | \$20,000.00 |
| ID1187 | AMP 6 RAD HAP(RAD (1503)) | HAP Contract | | \$20,000.00 |
| ID1194 | AMP 6 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$20,000.00 |
| ID1223 | Amp 6 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$100,000.00 |
| | WENTWORTH (OH005000002) | | | \$886,960.48 |
| ID0482 | Riverside: Interior Ceiling Repair(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other) | Interior Ceiling Finish, Gypsum Board, Prep & Paint, Replace 107347200SF | | \$9,100.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year 2 | | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0490 | Wolf Creek: Interior Ceiling Repair(Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Interior Painting (non routine)) | Interior Ceiling Finish, Gypsum Board, Prep & Paint, Replace 10731363SF | | \$2,600.00 |
| ID0493 | 138 Gettysburg: ECM, Inefficient Furnace System, Replace(Dwelling Unit-Interior (1480)-Mechanical) | update and/or replace furnaces, including air conditioner replacement. 2020* 036EA4457.79 | | \$8,175.52 |
| ID0513 | Wentworth: Elevator(Dwelling Unit-Interior (1480)-Mechanical) | Update elevator, cab , doors, cluster, floors, hydraulic, and other modernization. | | \$23,000.00 |
| ID0519 | Riverside: Exterior Wall, Prep & Paint(Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking) | Exterior Wall, Painted Surface, 1-2 Stories, Prep & Paint 10739700SF | | \$27,846.00 |
| ID0530 | Wentworth: Fire Alarm Control Panel, Addressable, Replace(Dwelling Unit-Interior (1480)-Other) | Fire Alarm Control Panel, Addressable, Replace 151701EA | | \$20,298.00 |
| ID0536 | Winston Woods: Fire Alarm Control Panel, Addressable, Replace(Dwelling Unit-Interior (1480)-Other) | The building is not protected by fire alarm system. Due to its construction date, the facility most likely was not required to have a fire alarm system in place at the time. EMG recommends a full fire alarm system retrofit.Fire Alarm System, Office Building, Install202001SF | | \$7,500.00 |
| ID0537 | Wolf Creek: Fire Alarm Control Panel, Addressable, Replace(Dwelling Unit-Interior (1480)-Other) | Fire Alarm System, Office Building, Install201731363SF | | \$3,200.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|--|----------|----------------|
| Work Statement for Year | | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0599 | Winston Woods: Interior Floor Finish, Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Carpet in some units is in poor condition with cigarette burns, stains and worn patches. Recommend replacement. Photo is of Unit # 1832 - family photos obscured for privacy. Interior Floor Finish, Carpet Standard-Commercial Medium-Traffic, Replace101001383SF Interior Floor Finish, Carpet Standard-Commercial Medium-Traffic, Replace107327279SF | | \$8,175.52 |
| ID0637 | Winston Woods: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$30,000.00 |
| ID0640 | Frederick: Air Conditioner, Replace(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other) | Air Conditioner, Window, 1 Ton, Replace10736EA | | \$11,987.00 |
| ID0676 | Wentworth: Distribution Pump, Replace(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Plumbing) | Distribution Pump, Chiller & Condenser Water, 12.5 to 15 HP, Replace201732EA | | \$13,000.00 |
| ID0691 | Cornell Ridge: ECM, Inefficient Furnace System, Replace(Dwelling Unit-Interior (1480)-Mechanical) | It is determined to be cost effective to replace the largest furnaces as part of an ECM.ECM - Furnace Replacement, Inefficient Furnace System, Replace202004EA | | \$20,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|---|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 2 | 2024 | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0705 | Caliph Court: Attic Insulation, Upgrade(Dwelling Unit-Interior (1480)-Other) | ECM, Attic Insulation Levels, Upgrade2525023500SF | | \$20,445.00 |
| ID0708 | Riverside: Attic Insulation, Upgrade(Dwelling Unit-Interior (1480)-Other) | ECM, Attic Insulation Levels, Upgrade2525026200SF | | \$22,794.00 |
| ID0713 | Fredrick: Terminal Heat Pump System(Dwelling Unit-Interior (1480)-Mechanical) | ECM, Existing Baseboard Electric Heater And AirConditioners With Package Terminal Heat Pump System, Replace202006EA | | \$12,000.00 |
| ID0715 | Riverside: Terminal Heat Pump System(Dwelling Unit-Interior (1480)-Mechanical) | ECM, Existing Heat Pumps With Energy Efficient Heat Pumps, Replace2020* 040EA | | \$20,000.00 |
| ID0716 | Frederick: Water Heater,Replace(Dwelling Unit-Interior (1480)-Plumbing) | ECM, Existing Water Heater With New Energy Efficient Units,181806EA | | \$8,280.00 |
| ID0717 | Caliph Court: Water Heater,Replace(Dwelling Unit-Interior (1480)-Plumbing) | Manufacture date 1996ECM, Existing Water Heater With New Energy Efficient Units, Replace1818036EA | | \$41,760.00 |
| ID0718 | Riverside: Water Heater,Replace(Dwelling Unit-Interior (1480)-Plumbing) | Manufacture date 1996ECM, Existing Water Heater With New Energy Efficient Units, Replace1818* 040EA | | \$20,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year 2 | | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0815 | Wentworth: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Vinyl Tile (VCT), Replace1517058740SF Interior Floor Finish, Vinyl Tile (VCT), Replace151704935SF Interior Floor Finish, Vinyl Tile (VCT), Replace151706345SF | | \$20,000.00 |
| ID0890 | Wolf Creek: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving) | Parking space lines are very faded, many asphalt surface areas appeared to have severe alligating.Parking Lots, Asphalt Pavement, Seal & Stripe521* 035000SF | | \$13,283.00 |
| ID0966 | Wentworth: Fire Pump, Replace(Dwelling Unit-Interior (1480)-Other) | Fire Pump, 25 HP, Replace201821EA | | \$23,730.00 |
| ID1125 | Cornell Ridge: Furnace Replace(Dwelling Unit-Interior (1480)-Mechanical) | Furnace, Gas, 26 to 40 MBH, Replace2016428EA Furnace, Gas, 51 to 100 MBH, Replace201644EA | | \$78,000.00 |
| ID1126 | Winston Woods: A/C - Furnace Replace(Dwelling Unit-Interior (1480)-Mechanical) | Air Conditioner, Window/Thru-Wall, 1 Ton, Replace10646EA | | \$6,587.00 |
| ID1133 | Wentworth: Exterior Wall Work(Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Other) | Exterior Wall, Masonite Panel, Replace201641000SF | | \$6,997.00 |
| ID1146 | Wolf Creek: Water Heater,Replace(Dwelling Unit-Interior (1480)-Plumbing) | Water Heater, Gas, Residential, 30 to 50 GAL, Replace10641EA | | \$2,349.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|---|-----------------|-----------------------|
| Work Statement for Year 2 2024 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1157 | Amp 2: Debt Services(Loan Debt Obligation (9002)) | Pay debt bond | | \$265,853.44 |
| ID1173 | AMP 2 RAD HAP(RAD (1503)) | HAP Contract | | \$20,000.00 |
| ID1192 | AMP 2 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$20,000.00 |
| ID1215 | Amp 2 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$100,000.00 |
| | MOUNT CREST (OH005000004) | | | \$986,805.44 |
| ID0498 | Mount Crest Ct.: ECM, Inefficient Furnace System, Replace(Dwelling Unit-Interior (1480)-Mechanical) | update and/or replace furnaces, including air conditioner replacement. 202004EA | | \$4,500.00 |
| ID0523 | Woodview: Exterior Wall, Prep & Paint(Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking) | Exterior Wall, Painted Surface, 1-2 Stories, Prep & Paint 109121025SF | | \$20,000.00 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|--|----------|----------------|
| Work Statement for Year | | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0531 | Wilmington: Fire Alarm Control Panel, Multiplex, Replace(Dwelling Unit-Interior (1480)-Other) | Fire Alarm Control Panel, Addressable, Replace 151321EA | | \$4,284.00 |
| ID0584 | Woodview: Interior Floor Finish(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Carpet Residential-Grade Nylon, Replace75221660SF | | \$20,000.00 |
| ID0602 | Smithville-Monarch and Rosemontn: Interior Floor Finish, Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Carpet Standard-Commercial Medium-Traffic, Replace1064675SF Interior Floor Finish, Carpet Standard-Commercial Medium-Traffic, Replace10641200SF | | \$12,000.00 |
| ID0603 | Wilmington Hi-Rise / Apartment Building: Interior Floor Finish, Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Carpet Standard-Commercial Medium-Traffic, Replace107317471SF | | \$20,000.00 |
| ID0624 | Smithville-Monarch and Rosemont: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$22,000.00 |
| ID0625 | Superba: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$20,000.00 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 2 | 2024 | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0629 | Watervliet: Kitchen & Bathroom Modernization(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Appliances,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) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$10,000.00 |
| ID0635 | Wilmington Hi-Rise / Apartment Building: Kitchen & Bathroom Modernization(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),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,Dwelling Unit-Interior (1480)-Appliances) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$65,000.00 |
| ID0665 | Mount Crest Ct.: Condenser, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Not used.Condensing Unit/Heat Pump, Split System, 2 Ton, Replace151501EA Condensing Unit/Heat Pump, Split System, 2.5 Ton, Replace151321EA Condensing Unit/Heat Pump, Split System, 2.5 Ton, Replace151321EA DeterioratedCurb concrete, Concrete Curb & Gutter, Replace25241200LF | | \$15,000.00 |
| ID0694 | Huffman/Parnell: Water Heater,Replace(Dwelling Unit-Interior (1480)-Plumbing) | Replace with high efficiency typeECM - Water Heater, Existing Water Heater With New Energy Efficient Units, Replace018* 012EA | | \$14,000.00 |
| ID0698 | Superba: Attic Insulation, Upgrade(Dwelling Unit-Interior (1480)-Other) | Additional insulation is neededECM Attic Insulation, Attic Insulation Levels, Upgrade252509600SF | | \$7,000.00 |
| ID0700 | Huffman/Parnell: ECM, Inefficient Furnace System, Replace(Dwelling Unit-Interior (1480)-Mechanical) | ECM Furnace, Inefficient Furnace System, Replace2020* 012EA\$16,704 | | \$16,704.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|---|----------|----------------|
| Work Statement for Year 2 2024 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0701 | Superba: ECM, Inefficient Furnace System, Replace(Dwelling Unit-Interior (1480)-Mechanical) | ECM Furnace, Inefficient Furnace System, Replace2020024EA | | \$27,426.00 |
| ID0704 | Superba: Water Heater,Replace(Dwelling Unit-Interior (1480)-Plumbing) | Replace with high efficiency type. \$8617 total investment costECM water heater, Existing Water Heater With New Energy Efficient Units, Replace1818* 06EA | | \$27,840.00 |
| ID0710 | Smithville-Monarch and Rosemont: Attic Insulation, Upgrade(Dwelling Unit-Interior (1480)-Other) | ECM, Attic Insulation Levels, Upgrade2525012000SF ECM, Attic Insulation Levels, Upgrade252507500SF | | \$16,000.00 |
| ID0711 | Wolf Creek: Attic Insulation, Upgrade(Dwelling Unit-Interior (1480)-Other) | ECM, Attic Insulation Levels, Upgrade2523230000SF | | \$40,800.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|---|----------|----------------|
| Work Statement for Year 2 2024 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0721 | Mount Crest Ct.: Water Heater,Replace(Dwelling Unit-Interior (1480)-Plumbing) | ECM, Existing Water Heater With New Energy Efficient Units, Replace1818048 EA | | \$49,362.00 |
| ID0722 | Smithville-Monarch and Rosemont: Water Heater,Replace(Dwelling Unit-Interior (1480)-Plumbing) | ECM, Existing Water Heater With New Energy Efficient Units, Replace1818028 EA ECM, Existing Water Heater With New Energy Efficient Units, Replace181801 EA ECM, Existing Water Heater With New Energy Efficient Units, Replace181801 EA | | \$55,258.00 |
| ID0903 | Watervliet: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving) | Parking Lot seal and stripe, Asphalt Pavement, Seal & Stripe541800SF | | \$1,000.00 |
| ID1030 | AMP 4 RAD Investment Activities(RAD Investment Activity (1504)) | As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions. | | \$20,000.00 |
| ID1128 | Huffman/Parnell: Exterior Stairs, Concrete, Replace(Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc) | Exterior Stairs, Concrete, Replace5046425SF\$48.94 Exterior Stairs, Concrete, Replace5046430SF\$48.94 | | \$2,700.00 |
| ID1130 | Huffman/Parnell: Exterior Wall Work(Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Other) | Exterior Wall Paint, Painted Surface, 1-2 Stories, Prep & Paint1064800SF | | \$1,657.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 2 | | 2024 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1137 | Watervliet: Roof Replacement(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | Roof, Asphalt Shingle, Replace201643700SF | | \$11,176.00 |
| ID1140 | Watervliet: Roof, Gutters & Downspouts, Aluminum w/ Fittings, Replace(Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Soffits) | Gutters & Downspouts, Aluminum w/ Fittings, Replace1064300LF | | \$1,912.00 |
| ID1144 | Watervliet: Water Heater,Replace(Dwelling Unit-Interior (1480)-Plumbing) | Water Heater, Gas, Residential, 30 to 50 GAL, Replace10644EA | | \$9,398.00 |
| ID1145 | Wilmington Hi-Rise: Water Heater,Replace(Dwelling Unit-Interior (1480)-Plumbing) | Water Heater, Condensing Style, High Efficiency, 71 to 120 GAL, Replace10644EA | | \$63,859.00 |
| ID1149 | Smithville-Monarch and Rosemont: Circulation Pump Replace(Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Mechanical) | Circulation Pump, Heating Water, 5 HP, Replace201644EA | | \$22,076.00 |
| ID1156 | AMP 4: Debt Services(Loan Debt Obligation (9002)) | Pay debt bond | | \$265,853.44 |
| ID1180 | AMP 4 RAD HAP (RAD (1503)) | HAP Contract | | \$20,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 2 | 2024 | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1206 | Amp 4 RAD Pre Closing Activity(RAD Funds Pre Closing (1480)) | PHAs may use up to \$100,000 in public housing funds for RAD pre-development expenses without prior approval from HUD | | \$100,000.00 |
| | WINDCLIFF VILLAGE (OH005000013) | | | \$18,175.52 |
| ID0596 | Windcliff Village: Interior Floor Finish(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Carpet Residential-Grade Nylon, Replace75219180SF | | \$8,175.52 |
| ID0636 | Windcliff Village: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$10,000.00 |
| | Subtotal of Estimated Cost | | | \$6,873,913.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 3 | 2025 | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | GRAND AVENUE (ELDERLY) (OH005000001) | | | \$1,783,339.04 |
| ID0044 | Hallmark-Meridian: Roof Replacement(Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits,Dwelling Unit-Exterior (1480)-Gutters - Downspouts) | Install new 25-year roof, as well as gutters, downspouts, and soffits at two buildings. | | \$12,098.00 |
| ID0046 | Grand Ave: Update Climate Control System(Non-Dwelling Construction - Mechanical (1480)-Cooling Equipment - Systems,Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System) | Install a new up-to-date climate control system for one building housing 95 units. | | \$9,901.00 |
| ID0136 | AMP I Security Improvements(Management Improvement (1408)-Security Improvements (not police or guard-non-physical)) | Add, update, or improve CCT, intercom, and other security features that will deter crime and improve safety. | | \$10,000.00 |
| ID0148 | AMP 1:Demolition(Non-Dwelling Construction-New Construction (1480)-New Construction Demolition) | Demolish Hallmark-Meridian, Metropolitan, Bruce, Norman, Redwood, Niagara, Holt, Theodore, Hudson-Cherry as it relates to RAD and potential redevelopment. | | \$10,000.00 |
| ID0369 | Grand Ave.: Roof, Asphalt Shingle, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | This includes all roof repairs, soffits, eaves, vents, caps, gutters, sheathing, felt, ice guards, vents, caps, flashing, and downspouts | | \$8,175.52 |
| ID0381 | Short Helena: Roof, Asphalt Shingle, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | This includes all roof repairs, soffits, eaves, vents, caps, gutters, sheathing, felt, ice guards, vents, caps, flashing, and downspouts | | \$22,233.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| | 3 | 2025 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0385 | Hallmark-Meridian: Roof, Asphalt Shingle, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | This includes all roof repairs, soffits, eaves, vents, caps, gutters, sheathing, felt, ice guards, vents, caps, flashing, and downspouts | | \$10,000.00 |
| ID0390 | The Metropolitan: Roof, Asphalt Shingle, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | This includes all roof repairs, soffits, eaves, vents, caps, gutters, sheathing, felt, ice guards, vents, caps, flashing, and downspouts | | \$20,000.00 |
| ID0417 | Triangle View Apartments / Apartment Buildings: Exterior Door, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Exterior Door, Metal, Repaint10100100EA | | \$8,700.00 |
| ID0418 | Short Helena: Exterior Door, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Exterior Door, Metal, Replace108214EA | | \$10,000.00 |
| ID0423 | Triangle View Apartments / Community Building: Exterior Door, Replace(Non-Dwelling Exterior (1480)-Doors) | Exterior Door, Steel Insulated, Replace252504EA | | \$6,000.00 |
| ID0432 | Hallmark-Meridian: Exterior Door, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Exterior Door, Wood Solid-Core, Replace2536075EA | | \$10,000.00 |
| ID0439 | Hallmark-Meridian: Exterior Wall, Repair(Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Tuck-Pointing) | Repair of exterior masonry wall and brick veneer.Exterior Wall, Brick or Brick Veneer, 1-2 Stories, Repair 256602000SF | | \$10,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|---|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 3 | 2025 | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0442 | Triangle View Apartments / Apartment Buildings: Exterior Wall, Repair(Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Tuck-Pointing) | Repair of exterior masonry wall and brick veneer.Exterior Wall, Brick or Brick Veneer, 1-2 Stories, Repair 4040* 01920SF | | \$10,000.00 |
| ID0443 | Triangle View Apartments / Community Building: Exterior Wall, Repair(Non-Dwelling Exterior (1480)-Tuck Pointing) | Repair of exterior masonry wall and brick veneer.Exterior Wall, Brick or Brick Veneer, 1-2 Stories, Repair 4040* 020SF | | \$1,000.00 |
| ID0461 | Short Helena: Gutters & Downspouts, Aluminum w/ Fittings, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts) | Gutters & Downspouts, Aluminum w/ Fittings, Replace1082920LF | | \$7,000.00 |
| ID0462 | Triangle View Apartments / Community Building: Gutters & Downspouts, Aluminum w/ Fittings, Replace(Non-Dwelling Exterior (1480)-Gutters - Downspouts,Non-Dwelling Exterior (1480)-Soffits) | Many areas of damage observedGutters & Downspouts, Aluminum w/ Fittings, Replace10100226LF | | \$2,000.00 |
| ID0467 | The Metropolitan: Intercom Master Station, Replace(Dwelling Unit-Site Work (1480)-Other) | Intercom Master Station, Replace202701EA | | \$3,814.00 |
| ID0505 | Short Helena: Electrical Distribution System, Multi-Family, Upgrade(Dwelling Unit-Interior (1480)-Electrical) | A full modernization/upgrade is recommended to the aging interior electrical infrastructure. In addition to the component-by-component replacements.It is my recommendation to upgrade the electrical distribution systems. This is to provide for wiring, conduit, meter bases and distribution equipment as per report. 404001SF | | \$10,000.00 |
| ID0510 | Hallmark-Meridian: Elevator(Dwelling Unit-Interior (1480)-Mechanical) | Update elevator, cab , doors, cluster, floors, hydraulic, and other modernization. | | \$10,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|---|-----------------|-----------------------|
| Work Statement for Year 3 2025 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0529 | Triangle View Apartments / Community Building: Fire Alarm Control Panel, Addressable, Replace(Non-Dwelling Interior (1480)-Other) | Fire Alarm Control Panel, Addressable, Replace 151321EA | | \$4,500.00 |
| ID0532 | Grand Ave.: Fire Alarm System, , Replace(Dwelling Unit-Interior (1480)-Other) | Fire Alarm System, , Replace20182100EA | | \$16,413.00 |
| ID0533 | Grand Ave.: Fire Alarm System, Multi-Family, Install(Dwelling Unit-Interior (1480)-Other) | POC noted plans for future installation of fire alarm systems throughout the remaining units that do not currently have fire alarm systems. Quantity assumed based on extrapolation of 25% of units observed.Fire Alarm System, Multi-Family, Install2020035451SF | | \$20,000.00 |
| ID0544 | Grand Ave.: Replace Interior Doors(Dwelling Unit-Interior (1480)-Interior Doors) | Interior Door, Hollow Core, Painted/Stained, Interior Door, Replace20182190EA | | \$10,000.00 |
| ID0546 | Hallmark-Meridian: Replace Interior Doors(Dwelling Unit-Interior (1480)-Interior Doors) | Interior Door, Wood Hollow-Core, Replace20360402EA | | \$239,803.00 |
| ID0568 | The Metropolitan: Replace Interior Doors(Dwelling Unit-Interior (1480)-Interior Doors) | Interior Door, Wood Hollow-Core Sliding, Replace15150376EA | | \$478,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 3 | 2025 | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0579 | Short Helena: Interior Floor Finish(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Carpet Residential-Grade Nylon, Replace76112000SF | | \$10,000.00 |
| ID0580 | The Metropolitan: Interior Floor Finish(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Carpet Residential-Grade Nylon, Replace77032160SF | | \$8,175.52 |
| ID0597 | Hallmark-Meridian: Interior Floor Finish, Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Carpet Standard-Commercial Medium-Traffic, Replace103608624SF | | \$62,578.00 |
| ID0621 | Short Helena: Kitchen & Bathroom Modernization(Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),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,Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$54,000.00 |
| ID0626 | The Metropolitan: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$10,000.00 |
| ID0643 | Hallmark-Meridian: Air Conditioner, Replace(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other) | Air Conditioner, Window/Thru-Wall, Replace1020030EA Air Conditioner, Window/Thru-Wall, Replace1010045EA | | \$10,000.00 |
| ID0653 | Hallmark-Meridian: Building/Main Switchgear, Replace(Dwelling Unit-Site Work (1480)-Electric Distribution) | Building/Main Switchgear, 208 Y, 120 V, 600 Amp, Replace303602EA | | \$10,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year 3 | | 2025 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0655 | Grand Ave.: Ceiling Replace(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other) | Ceilings, , Replace2018213200SF Interior Ceiling Finish, Suspended Acoustical Tile (ACT), Replace | | \$41,065.00 |
| ID0657 | Grand Ave.: Circulation Pump Replace(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Plumbing) | Circulation Pump, Chiller & Condenser Water, 20 to 25 HP, Replace201822EA Circulation Pump, Hot Water, 20 to 25 HP, Replace201822EA | | \$10,000.00 |
| ID0662 | The Metropolitan: Condenser, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Condensing Unit/Heat Pump, Split System, 1 Ton, Replace152201EA Condensing Unit/Heat Pump, Split System, 6 to 7.5 Ton, Replace | | \$25,000.00 |
| ID0664 | Hallmark-Meridian: Condenser, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Condensing Unit/Heat Pump, Split System, Replace151702EA | | \$7,157.00 |
| ID0678 | The Metropolitan: Domestic Boiler, Replace(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Plumbing) | Domestic Boiler, Gas, 501 to 800 MBH, Replace222801EA | | \$38,000.00 |
| ID0685 | Triangle View: Dumpster Accessories, Replace(Dwelling Unit-Site Work (1480)-Dumpsters and Enclosures) | Brick deteriorating and mortar joints cracked/missing mortar.Dumpster Accessories, Enclosures, Masonry, 8' High, Replace353232LF | | \$6,800.00 |
| ID0728 | Short Helena: External Windows, Replace(Dwelling Unit-Exterior (1480)-Windows) | Wooden windows are deteriorated and replacement with higher efficiency windows is recommended.ECM, External Windows, Replace2525024EA | | \$14,857.00 |

| 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 |
| ID0729 | Triangle View Apartments / Apartment Buildings: External Windows, Replace(Dwelling Unit-Exterior (1480)-Windows) | Windows are old, single pane, inefficient units. Recommend upgrading to double pane, insulated, energy star windows.ECM, External Windows, Replace25250256 EA | | \$10,000.00 |
| ID0730 | Triangle View Apartments / Community Buildings: External Windows, Replace(Non-Dwelling Exterior (1480)-Windows) | Windows are old, single pane, inefficient units. Recommend upgrading to double pane, insulated, energy star windows.ECM, External Windows, Replace25250256 EA | | \$2,000.00 |
| ID0736 | Grand: Replace Boilers(Non-Dwelling Construction - Mechanical (1480)-Central Boiler) | ECM, Inefficient Heating Plant,017* 02EA | | \$10,000.00 |
| ID0740 | Hallmark-Meridian: Stair/Ramp Rails, Replace(Non-Dwelling Exterior (1480)-Balconies and Railings) | Exterior Stairs & Ramps, Handrails, Metal, Modify25360560LF Exterior Stairs & Ramps, Handrails, Metal, Replace25360200LF | | \$10,000.00 |
| ID0753 | Grand Avenue: Exterior Wall, Stucco, Repair(Dwelling Unit-Exterior (1480)-Other) | Exterior Wall, Stucco, 1-2 Stories, Repair ComponentStucco Exterior Wall AttributesPainted, Exterior, 1-2 Stories ActionRepair Uniformat CodeB2011 Master Cost ID19295 Uniformat Code Level 1 DescriptionB - Shell ConditionFair Priority Score35.9045 Location DescriptionExterior Walls Unit Cost\$ 18.20 Quantity300 SF SubTotal\$ 5,458.86 Total Markup\$ 0.00 Total With Markup\$ 5,458.86 Year Observed2017 Age18 | | \$5,743.00 |

Capital Fund Program - Five-Year Action Plan

| 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 |
| | | Lifespan0 Remaining Life0 Next Action Required2018 | | |
| ID0754 | Grand Avenue: Exterior Wall, Prep & Paint(Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking) | Exterior Wall Paint, 1-2 Stories, Repair1017* 0850SF | | \$2,440.00 |
| ID0760 | Metropolitan: Exterior Wall, Masonite Panel, Replace(Dwelling Unit-Exterior (1480)-Other) | Exterior Wall, Masonite Panel, Replace202702300SF | | \$16,000.00 |
| ID0765 | Grand: Fan Coil Unit, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Fan Coil Unit, 1 to 1.5 Ton, Replace1517* 095EA Fan Coil Unit, 1 to 1.5 Ton, Replace151327EA | | \$10,000.00 |
| ID0770 | Grand Ave.: Fences & Gates, Replace(Non-Dwelling Site Work (1480)-Fencing) | Fencing20182140LF | | \$8,638.00 |
| ID0780 | The Metropolitan: Furnace, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Furnace, Gas, 251 to 300 MBH, Replace202002EA | | \$28,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|---|-----------------|-----------------------|
| Work Statement for Year 3 2025 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0784 | Grand Ave.: Furnace, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Garage Door Opener, Belt Drive, 0.5 HP, Replace151501EA | | \$1,000.00 |
| ID0794 | Hallmark-Meridian: Interior Ceiling Finish, Suspended Acoustical Tile (ACT), Replace(Dwelling Unit-Interior (1480)-Other) | Interior Ceiling Finish, Suspended Acoustical Tile (ACT), Replace203608034SF | | \$24,994.00 |
| ID0796 | The Metropolitan: Interior Ceiling Finish, Suspended Acoustical Tile (ACT), Replace(Dwelling Unit-Interior (1480)-Other) | Interior Ceiling Finish, Suspended Acoustical Tile (ACT), Replace201826383SF | | \$20,000.00 |
| ID0797 | Wentworth: Interior Ceiling Finish, Suspended Acoustical Tile (ACT), Replace(Dwelling Unit-Interior (1480)-Other) | Interior Ceiling Finish, Suspended Acoustical Tile (ACT), Replace201738820SF | | \$27,000.00 |
| ID0798 | Grand Ave.: Kitchen Countertop, Replace(Dwelling Unit-Interior (1480)-Kitchen Cabinets) | Kitchen Countertop, Plastic Laminate, Postformed, Replace1017* 0760LF | | \$33,361.00 |
| ID0801 | Hallmark-Meridian: Interior Floor Finish, Metal Grating, Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Metal Grating, Replace30360160SF | | \$2,222.00 |
| ID0802 | Hallmark-Meridian: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Vinyl Tile (VCT), Replace153603000 Interior Floor Finish, Vinyl Tile (VCT), Replace151506800 Interior Floor Finish, Vinyl Tile (VCT), Replace153606000 | | \$10,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
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| Work Statement for Year | | | | |
| 3 | 2025 | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0809 | Short Helena: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Observed damaged and mismatched vinyl tiles. Age accelerated for the fact that same for same is unavailable.Interior Floor Finish, Vinyl Tile (VCT), Replace15150840SF | | \$4,000.00 |
| ID0810 | The Metropolitan: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Vinyl Tile (VCT), Replace151702625SF Interior Floor Finish, Vinyl Tile (VCT), Replace151703375SF Interior Floor Finish, Vinyl Tile (VCT), Replace152705550SF | | \$10,000.00 |
| ID0812 | Triangle View Apartments / Apartment Buildings: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Heavy wear, damaged and mismatched tiles observed.Interior Floor Finish, Vinyl Tile (VCT), Replace1514131807SF | | \$10,000.00 |
| ID0813 | Triangle View Apartments / Community Building: Interior Floor Finish, Vinyl Tile (VCT), Replace(Non-Dwelling Interior (1480)-Common Area Flooring) | Normal wear observed.Interior Floor Finish, Vinyl Tile (VCT), Replace151142422SF | | \$11,627.00 |
| ID0845 | Triangle View Apartments / Apartment Buildings: Interior Stair/Ramp Rails, Wood, Refinish(Dwelling Unit-Interior (1480)-Other) | Finishes damaged and worn.Interior Stair/Ramp Rails, Wood, Refinish5501650 LF | | \$1,806.00 |
| ID0851 | Hallmark-Meridian: Load Center, Single Phase Residential, Replace(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Site Work (1480)-Electric Distribution) | Load Center, 120 / 240 V, 50 Amp to 100 Amp, Single Phase Residential, Replace3036075EA | | \$10,000.00 |
| ID0852 | Short Helena: Load Center, Single Phase Residential, Replace(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Site Work (1480)-Electric Distribution) | Observed aged and painted over electrical distribution panels with aluminum wiring to the main lugs and also to the range.Load Center, 120 / 240 V, 50 Amp to 100 Amp, Single Phase Residential, Replace3048014EA | | \$10,000.00 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
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| Work Statement for Year 3 | | 2025 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0862 | The Metropolitan: Air Conditioner, Replace(Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Mechanical) | Packaged Terminal Air Conditioner (PTAC), 6,000 to 12,000 BTUH, Replace1017039EA | | \$10,000.00 |
| ID0863 | Hallmark-Meridian: Air Conditioner, Replace(Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Mechanical) | Packaged Unit (RTU), 5 Ton, Replace152303EA | | \$33,718.00 |
| ID0870 | Hallmark-Meridian: Plumbing System, Domestic Supply, Replace(Dwelling Unit-Interior (1480)-Plumbing) | Plumbing System, Domestic Supply, Replace4066076665SF | | \$20,000.00 |
| ID0874 | Triangle View Apartments / Site: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | Cut out and replace damaged areas of asphalt pavement that have excessive cracking and/or settling.Parking Lots, Asphalt Pavement, Full Depth (includes sub-base), Repair020010254SF Recommend sealing and striping to maintain the integrity of the paving.Parking Lots, Asphalt Pavement, Seal & Stripe55* 051269SF Cracking, surface deterioration, and settlement observed. Replace damaged areas. Pedestrian Pavement, Sidewalk, Concrete, Replace303001305SF | | \$10,000.00 |
| ID0877 | Hallmark-Meridian: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | Exceedingly agedParking Lots, Asphalt Pavement, Overlay253603000SF DamagedParking Lots, Concrete Pavement, Repair0170100SF Pedestrian Pavement, Sidewalk, Concrete Large Areas, Replace303602415SF | | \$10,000.00 |
| ID0878 | The Metropolitan: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | Parking Lots, Asphalt Pavement, Overlay2527012000SF Parking Lots, Asphalt Pavement, Seal & Stripe527012000SF Parking Lots, Wheel Stop, Concrete or Plastic, Replace2027033EA Pedestrian Pavement, Sidewalk, Concrete Sections/Small Areas, Replace30300250SF Pipe & Fittings, Cast Iron, 6", Replace50482350LF | | \$10,000.00 |

| 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 |
| ID0883 | Short Helena: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | Observed normal wear and tear. Recommend asphalt sealing and striping.Parking Lots, Asphalt Pavement, Seal & Stripe5505600SF | | \$21,125.00 |
| ID0930 | Short Helena: Receptacle, Ground Fault Circuit Interrupter (GFCI)(Dwelling Unit-Interior (1480)-Electrical) | Receptacle, Ground Fault Circuit Interrupter (GFCI), 15-20 Amp, Replace2016470EA | | \$6,000.00 |
| ID0938 | Triangle View Apartments: Roadways, Asphalt & Concrete Pavement, Curb & Gutter, Mill & Overlay, Seal & Stripe(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping) | Damaged, cracked, and shifted areas of curb observed. Repair these areas. Roadways, Concrete Curb & Gutter, Repair000100LF | | \$2,400.00 |
| ID0953 | Grand Ave.: Water Softener, Replace(Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Other) | Water Softener, 1,001 to 2,500 GAL, Replace2047* 01EA | | \$9,705.00 |
| ID0954 | The Metropolitan: Water Storage Tank, Replace(Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Plumbing) | Water Storage Tank, 1,001 to 2,500 GAL, Replace204701EA | | \$9,705.00 |
| ID0955 | Hallmark-Meridian: Water Storage Tank, Replace(Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Plumbing) | Water Storage Tank, 151 to 250 GAL, Replace203601EA | | \$2,778.00 |
| ID0958 | Grand Ave.: ECM, Existing Motors With High Efficiency Motors, Replace(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Plumbing) | ECM, Existing Motors With High Efficiency Motors,017* 04EA | | \$7,431.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|---|-----------------|-----------------------|
| Work Statement for Year 3 2025 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0963 | Grand Ave.: Fire Pump, Replace(Dwelling Unit-Interior (1480)-Other) | Fire Pump, 0.5 HP, Replace201821EA | | \$46,000.00 |
| ID0964 | The Metropolitan: Fire Pump, Replace(Dwelling Unit-Interior (1480)-Other) | Fire Pump, 25 HP, Replace201821EA | | \$23,000.00 |
| ID0965 | Triangle View Apartments: Fire Pump, Replace(Dwelling Unit-Interior (1480)-Other) | Fire Suppression System, Wet Chemical, Replace151321EA | | \$3,489.00 |
| ID0975 | Grand Ave.: Water Pumps, High Efficiency, 7.5 HP, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Water Pumps, High Efficiency, 7.5 HP, Replace201821EA | | \$11,887.00 |
| | WESTDALE (OH005000003) | | | \$953,574.00 |
| ID0059 | Hawthorn Village: Replace Staircases(Dwelling Unit-Interior (1480)-Other) | Replace interior staircases at 6 units across 7 buildings; excluding one dwelling building on site. | | \$10,000.00 |
| ID0091 | Malden/Hollencamp: Replace HVAC(Non-Dwelling Construction - Mechanical (1480)-Cooling Equipment - Systems,Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System) | Replace HVAC, heater and ac, at 21 buildings across the 21 dwelling units. | | \$8,755.48 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|---|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 3 | | 2025 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0104 | Westdale: Replace & Upgrade Electrical(Dwelling Unit-Interior (1480)-Electrical) | Upgrade electrical service to the panel/breaker box from 100 to 200 AMPs at Friden/Whitmore, Malden/Hollencamp, 138 Gettysburg, Winters, Hawthorne Village. | | \$20,000.00 |
| ID0115 | Westdale: Roof Replacement(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | Install new 25-year roof, as well as gutters, downspouts, and soffits at Friden/Whitmore and 138 Gettysburg. | | \$10,000.00 |
| ID0139 | AMP 3 Security Improvements(Management Improvement (1408)-Security Improvements (not police or guard-non-physical)) | Add, update, or improve CCT, intercom, and other security features that will deter crime and improve safety. | | \$10,000.00 |
| ID0150 | AMP 3:Demolition(Dwelling Unit - Demolition (1480)) | Demolish Westdale as it relates to RAD and potential redevelopment. | | \$20,000.00 |
| ID0153 | Amp 3: Signage, Lighting & Landscaping(Dwelling Unit-Site Work (1480)-Signage) | Update, replace, or create signage, lighting, and landscaping Authority Wide. | | \$15,000.00 |
| ID0373 | Friden/Whitmore: Roof, Asphalt Shingle, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | This includes all roof repairs, soffits, eaves, vents, caps, gutters, sheathing, felt, ice guards, vents, caps, flashing, and downspouts | | \$10,000.00 |
| ID0389 | Westdale: Roof, Asphalt Shingle, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | This includes all roof repairs, soffits, eaves, vents, caps, gutters, sheathing, felt, ice guards, vents, caps, flashing, and downspouts | | \$10,000.00 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
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| Work Statement for Year | | | | |
| 3 | | 2025 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0396 | Friden/Whitmore: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Screen Door, Plain/Anodized Aluminum, Replace. Significant deterioration. 109132EA | | \$15,000.00 |
| ID0404 | Olive Hills / Apartment Buildings: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Screen Door, Plain/Anodized Aluminum, Replace. Significant deterioration. 1010080EA | | \$10,000.00 |
| ID0413 | Westdale: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Screen Door, Plain/Anodized Aluminum, Replace. Significant deterioration. 108268EA | | \$10,000.00 |
| ID0421 | Olive Hills / Apartment Buildings: Exterior Door, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Exterior Door, Steel Insulated, Replace2524190EA | | \$10,000.00 |
| ID0422 | Riverview: Exterior Door, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Riverview | | \$10,000.00 |
| ID0431 | Friden/Whitmore Exterior Door, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Exterior Door, Wood Solid-Core w/ Safety Glass, Replace2524132EA | | \$61,000.00 |
| ID0450 | 138 Gettysburg: Gutters & Downspouts, Aluminum w/ Fittings, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts) | Gutters & Downspouts, Aluminum w/ Fittings, Replace10100200LF | | \$2,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 3 | | 2025 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0465 | Winters: Gutters & Downspouts, Aluminum w/ Fittings, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts) | Gutters & Downspouts, Aluminum w/ Fittings, Replace109* 1400LF | | \$3,349.00 |
| ID0542 | Friden/Whitmore: Replace Interior Doors(Dwelling Unit-Interior (1480)-Interior Doors) | Asset appeared to be significantly worn and has exceeded its recommended useful life. Based on observed condition, recommend replacement as noted.Interior Door, Wood Hollow-Core, Replace20191144EA | | \$85,899.00 |
| ID0558 | Olive Hills / Apartment Buildings: Replace Interior Doors(Dwelling Unit-Interior (1480)-Interior Doors) | Heavy wear and some damage observed.Interior Door, Wood Solid-Core, Replace 2020079EA | | \$112,000.00 |
| ID0571 | Westdale: Replace Interior Doors(Dwelling Unit-Interior (1480)-Interior Doors) | Interior Door, Wood Hollow-Core, Replace20182500 | | \$10,000.00 |
| ID0581 | Westdale: Interior Floor Finish(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Carpet Residential-Grade Nylon, Replace7706960SF Interior Floor Finish, Carpet Residential-Grade Nylon, Replace7436960SF | | \$10,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
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| Work Statement for Year | | 3 | 2025 | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0733 | Olive Hills / Apartment Buildings: External Windows, Replace(Dwelling Unit-Exterior (1480)-Windows) | Existing windows are old and in poor condition. Replace with energy efficient windows.ECM, External Windows, Replace25250223EA | | \$151,000.00 |
| ID0746 | Malden/Hollencamp: Stair/Ramp Rails, Replace(Non-Dwelling Exterior (1480)-Balconies and Railings) | Exterior Stair/Ramp Rails, Metal, Replace40373200LF | | \$9,999.00 |
| ID0751 | Malden/Hollencamp: Exterior Stairs, Wood, Replace(Dwelling Unit-Exterior (1480)-Exterior Stairwells - Fire Escape) | Asset appeared to be significantly worn and deteriorated. The spacing of the balusters and bottom rail is greater than four inches and presents a safety hazard to small children and others and does not comply with current standards. Recommend immediate replacement.Exterior Stairs, Wood, Replace15160200SF | | \$7,386.00 |
| ID0758 | Olive Hills / Apartment Buildings: Exterior Wall, Fiber Cement Siding, 1-2 Stories, Replace(Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Soffits) | Existing wood and vinyl siding is in poor condition and highly weathered with areas of damage as well. Recommend replacing with cement board siding as was done at the newly renovated buildings.Exterior Wall, Fiber Cement Siding, 1-2 Stories, Replace3030013134SF | | \$10,000.00 |
| ID0761 | Westdale: Exterior Wall, Masonite Panel, Replace(Dwelling Unit-Exterior (1480)-Other) | Exterior Wall, Masonite Panel, Replace202707560SF Exterior Wall, Metal/Insulated Sandwich Panels, 2" Thick, Replace40420150SF | | \$10,000.00 |
| ID0763 | Olive Hills / Apartment Buildings: Exterior Wall, Stucco, Repair(Dwelling Unit-Exterior (1480)-Other) | Cracks and deterioration observed.Exterior Wall, Stucco, 1-2 Stories, Replace202003503SF | | \$10,000.00 |
| ID0771 | Riverview: Fences & Gates, Replace(Non-Dwelling Site Work (1480)-Fencing) | Fences & Gates, Chain Link, 6' High, Replace30282300LF | | \$11,261.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
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| Work Statement for Year | | 2025 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0818 | 138 Gettysburg: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Vinyl Tile (VCT), Replace1513* 23750SF | | \$18,000.00 |
| ID0819 | Friden/Whitmore: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Asset appeared to be significantly worn and has exceeded its recommended useful life. Based on observed condition, recommend replacement as noted.Interior Floor Finish, Vinyl Tile (VCT), Replace151414837SF Interior Floor Finish, Vinyl Tile (VCT), Replace1511411286SF | | \$77,000.00 |
| ID0820 | Hawthorn Village: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Vinyl Tile (VCT), Replace158* 73500SF | | \$16,802.00 |
| ID0822 | Olive Hills / Offices/Daycare: Interior Floor Finish, Vinyl Tile (VCT), Replace(Non-Dwelling Interior (1480)-Common Area Flooring) | Damage and worn tiles observed.Interior Floor Finish, Vinyl Tile (VCT), Replace 151413400SF | | \$16,322.00 |
| ID0823 | Riverview: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Asset appeared to be significantly worn and has exceeded its recommended useful life. Based on observed condition, recommend replacement as noted.Interior Floor Finish, Vinyl Tile (VCT), Replace1521* 044315SF | | \$10,000.00 |
| ID0824 | Westdale: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Vinyl Tile (VCT), Replace152202400SF Interior Floor Finish, Vinyl Tile (VCT), Replace151703400SF Interior Floor Finish, Vinyl Tile (VCT), Replace151703790SF Interior Floor Finish, Vinyl Tile (VCT), Replace151704600SF | | \$10,000.00 |
| ID0825 | Westdale: Interior Floor Finish, Wood Strip, Refinish(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Wood Strip, Refinish101705500SF Interior Floor Finish, Wood Strip, Refinish10734750SF | | \$37,000.00 |

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| Work Statement for Year 3 2025 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0844 | Riverview: Interior Stair Treads, Raised Rubber Tile, Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Vinyl stair coverings at interior wood stairs appear to be significantly worn, exposing the wood tread below. The deteriorated presents a hazardous condition, where possibly injury may occur. Recommend immediate replacement.Interior Stair Treads, Raised Rubber Tile, Replace1821* 02500SF | | \$10,000.00 |
| ID0847 | Olive Hills / Apartment Buildings: Interior Stair/Ramp Rails, Wood, Refinish(Dwelling Unit-Interior (1480)-Other) | Damaged and deteriorated finish observed.Interior Stairs, Wood, Refinish541 3000SF | | \$3,606.00 |
| ID0849 | Malden/Hollencamp: Interior Stair/Ramp Rails, Wood, Refinish(Dwelling Unit-Interior (1480)-Other) | The open riser design may be hazardous to young children. The spacing of the balusters and bottom rail is greater than four inches and presents a safety hazard to small children and others and does not comply with current standards. Recommend immediate replacement.Interior Stairs, Wood, Replace30440200SF | | \$9,019.00 |
| ID0854 | Friden/Whitmore: Load Center, Single Phase Residential, Replace(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Site Work (1480)-Electric Distribution) | Asset appeared to be significantly worn and deteriorated. Based on observed condition, recommend replacement as noted.Load Center, 120 / 240 V, 50 Amp to 100 Amp, Single Phase Residential, Replace3030016EA | | \$10,000.00 |
| ID0864 | Westdale: Air Conditioner, Replace(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other) | Packaged Terminal Air Conditioner (PTAC), 12,001 to 15,000 BTUH, Replace10 13040EA Packaged Terminal Air Conditioner (PTAC), 12,001 to 15,000 BTUH, Replace10 13020EA Packaged Terminal Air Conditioner (PTAC), 12,001 to 15,000 BTUH, Replace10 27096EA Packaged Unit (RTU), 4 Ton, Replace151901EA Packaged Unit (RTU), 4 Ton, Replace151321EA | | \$10,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
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| Work Statement for Year | | 2025 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0891 | 138 Gettysburg: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving) | Parking Lots, Asphalt Pavement, Seal & Stripe5412625SF | | \$1,000.00 |
| ID0892 | Malden/Hollencamp: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving) | Parking Lots, Asphalt Pavement, Cut & Patch25214500SF Driveways do not appear to have been seal coated. Recommend application of seal coat to all driveways.Parking Lots, Asphalt Pavement, Seal & Stripe510010000SF Displaced concrete requires replacement.Pedestrian Pavement, Sidewalk, Concrete, Replace3030* 0100SF | | \$6,000.00 |
| ID0893 | Olive Hills : Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | Significant areas of cracking, damage, and heavy wear observed.Parking Lots, Asphalt Pavement, Mill & Overlay2524168450SF Parking Lots, Asphalt Pavement, Seal & Stripe54168450SF Cracking, surface deterioration, and settling observed.Pedestrian Pavement, Sidewalk, Concrete, Replace302911102SF | | \$8,175.52 |
| ID0894 | Riverview: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | Asphalt drive and parking areas were extensively deteriorated, with top and base courses crumbling in some areas. Based on observed condition, recommend replacement as noted.Parking Lots, Asphalt Pavement, Mill & Overlay252502500SF | | \$8,000.00 |
| ID0896 | Winters: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | Parking Lots, Asphalt Pavement, Mill & Overlay252321500SF Parking Lots, Asphalt Pavement, Seal & Stripe55* 01500SF Shifted pavement, cracksPedestrian Pavement, Sidewalk, Concrete, Replace3018* 121000SF | | \$10,000.00 |
| ID0923 | Olive Hills: Baseboard Heater, Electric, Replace(Non-Dwelling Interior (1480)-Electrical,Non-Dwelling Interior (1480)-Mechanical,Non-Dwelling Interior (1480)-Other) | Radiator, Hydronic Baseboard (per LF), Replace50500200LF Radiator, Hydronic Baseboard (per LF), Replace504642000LF | | \$20,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
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| Work Statement for Year | | | | |
| 3 | | 2025 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1008 | Westdale: Utility Room Reconfiguration(Dwelling Unit-Interior (1480)-Other) | At the Westdale cottages, utility rooms need to be widen/enlarged to accommodate future furnace and water heater work. | | \$10,000.00 |
| | MOUNT CREST (OH005000004) | | | \$631,133.96 |
| ID0062 | Wilmington Hi-Rise: Replace Flooring Common Halls & Areas(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Replace flooring common halls and areas for the one building housing 64 units. | | \$20,000.00 |
| ID0065 | Superba: Replace Flooring & Cove Base(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Install new flooring and cove base in 24 housing units in 2 buildings. | | \$10,000.00 |
| ID0112 | Mt Crest: Roof Replacement(Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits,Dwelling Unit-Exterior (1480)-Gutters - Downspouts) | Install new 25-year roof, as well as gutters, downspouts, and soffits at Rosemont, Smithville-Monarch, and Watervliet. | | \$10,000.00 |
| ID0132 | Smithville: Modernize Bathrooms(Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks) | Modernize units at Smithville. | | \$10,000.00 |
| ID0133 | Smithville: Modernize Kitchens(Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets) | Modernize unites at site | | \$10,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|--|----------|----------------|
| Work Statement for Year | | 3 | 2025 | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0140 | AMP 4 Security Improvements(Management Improvement (1408)-Security Improvements (not police or guard-non-physical)) | Add, update, or improve CCT, intercom, and other security features that will deter crime and improve safety. | | \$10,000.00 |
| ID0154 | Amp 4: Signage, Lighting & Landscaping(Dwelling Unit-Site Work (1480)-Signage) | Update, replace, or create signage, lighting, and landscaping Authority Wide. | | \$15,000.00 |
| ID0411 | Woodview: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Screen Door, Plain/Anodized Aluminum, Replace. Significant deterioration. 108258EA | | \$10,000.00 |
| ID0438 | Woodview: Exterior Wall, Repair(Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Tuck-Pointing) | Repair of exterior masonry wall and brick veneer.Exterior Wall, Brick or Brick Veneer, 1-2 Stories, Repair 00010SF | | \$500.00 |
| ID0460 | Mount Crest Ct.: Gutters & Downspouts, Aluminum w/ Fittings, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts) | Gutters & Downspouts, Aluminum w/ Fittings, Replace10732400LF | | \$20,000.00 |
| ID0464 | Wilmington Hi-Rise / Apartment Building: Gutters & Downspouts, Aluminum w/ Fittings, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts) | Gutters & Downspouts, Aluminum w/ Fittings, Replace1073900LF | | \$7,500.00 |
| ID0553 | Huffman/Parnell: Replace Interior Doors(Dwelling Unit-Interior (1480)-Interior Doors) | Scatched, deteriorated doorsInterior Door, Wood Hollow-Core, Replace2018248 EA | | \$28,633.00 |

| 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 |
| ID0574 | Huffman/Parnell: Interior Floor Finish(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Worn, agedInterior Floor Finish VCT, Vinyl Tile (VCT), Replace15132700SF | | \$3,360.00 |
| ID0583 | Smithville-Monarch and Rosemont: Interior Floor Finish(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Carpet Residential-Grade Nylon, Replace7436000SF Interior Floor Finish, Carpet Residential-Grade Nylon, Replace7436000SF | | \$10,000.00 |
| ID0737 | Smithville-Monarch and Rosemont: Replace Boilers(Non-Dwelling Construction - Mechanical (1480)-Central Boiler) | ECM, Inefficient Heating Plant, Replace252501EA ECM, Inefficient Heating Plant, Replace252501EA | | \$40,000.00 |
| ID0748 | Huffman/Parnell: Stair/Ramp Rails, Replace(Non-Dwelling Exterior (1480)-Balconies and Railings) | Failed, missing, a hazardous conditionExterior Stair Rails, Metal, Replace4040* 05LF | | \$1,000.00 |
| ID0750 | Watervliet: Replace Concrete & Asphalt(Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter) | Deteriorated, crackedExterior Stairs, Concrete, Replace50473110SF | | \$6,000.00 |
| ID0755 | Watervliet: Exterior Wall, Prep & Paint(Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking) | Paint is peeling off in seen areasExterior Wall Paint, Painted Surface, 1-2 Stories, Prep & Paint1091400SF | | \$1,000.00 |

| 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 |
| ID0778 | Mount Crest Ct.: Foundation Wall, Concrete or CMU w/ Continuous Footings(Dwelling Unit-Exterior (1480)-Building Slab,Dwelling Unit-Exterior (1480)-Foundations) | At failed foundation areasFoundation Wall, Concrete or CMU w/ Continuous Footings5050050LF | | \$5,000.00 |
| ID0787 | Mount Crest Ct.: Furnace, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Far beyond expected life.Furnace, Gas, 101 to 150 MBH, Replace202701EA Far beyond expected life.Furnace, Gas, 101 to 150 MBH, Replace2027* 01EA | | \$10,000.00 |
| ID0827 | Mount Crest Ct.: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Vinyl Tile (VCT), Replace1514137500SF | | \$20,000.00 |
| ID0828 | Smithville-Monarch and Rosemont: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Vinyl Tile (VCT), Replace151232750SF | | \$13,202.00 |
| ID0829 | Wilmington Hi-Rise / Apartment Building: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Vinyl Tile (VCT), Replace1513* 251000SF | | \$20,000.00 |
| ID0871 | Smithville-Monarch and Rosemont: Plumbing System, Domestic Supply, Replace(Dwelling Unit-Interior (1480)-Plumbing) | Estimated 50% of 12,000 SFPlumbing System, Domestic Supply & Sanitary, Multi-Family, Upgrade403646000SF Estimated 50% of 7,500 SFPlumbing System, Domestic Supply & Sanitary, Multi-Family, Upgrade403643750SF | | \$10,000.00 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|---|-----------------|-----------------------|
| Work Statement for Year | | | | |
| | 3 | 2025 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0898 | Huffman/Parnell: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | Parking Lot - Seal and Stripe, Asphalt Pavement, Seal & Stripe5502500SF DeterioratedParking Lot Asphalt Mill and Iverlay, Asphalt Pavement, Mill & Overlay252502500SF | | \$8,500.00 |
| ID0899 | Mount Crest Ct.: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | Filled with potholes and cracksParking Lots, Asphalt Pavement, Mill & Overlay 2525050000SF Shifted pavement, cracksPedestrian Pavement, Sidewalk, Concrete, Replace30300 14000SF | | \$8,175.52 |
| ID0901 | Smithville-Monarch and Rosemont: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving) | Parking Lots, Asphalt Pavement, Seal & Stripe54113200SF Two rear catch basinsParking Lots, Asphalt Pavement, Cut & Patch2524125SF Parking Lots, Asphalt Pavement, Seal & Stripe5419000SF | | \$9,000.00 |
| ID0902 | Superba: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | Deteriorated asphalt - to be accomplished after mill and overlay of the parking areasParking Lots, Asphalt Pavement, Seal & Stripe5412000SF | | \$1,000.00 |
| ID0904 | Wilmington Hi-Rise / Site: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | Faded striping. No evidence of any seal coating since installationParking Lots, Asphalt Pavement, Seal & Stripe55020000SF Shifted pavement, cracksPedestrian Pavement, Sidewalk, Concrete, Replace3013* 172500SF | | \$30,000.00 |
| ID0946 | Huffman/Parnell: Roadways, Asphalt & Concrete Pavement, Curb & Gutter, Mill & Overlay, Seal & Stripe(Dwelling Unit-Site Work (1480)-Striping,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Seal Coat) | deteriorated, failedRoadway asphalt, Asphalt Pavement, Mill & Overlay2525* 0 250SF DeterioratedRoadways Curb, Concrete Curb & Gutter, Replace2525010LF | | \$1,000.00 |
| ID0957 | Superba: Roadways, Asphalt & Concrete Pavement, Curb & Gutter, Mill & Overlay, Seal & Stripe(Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping) | Concrete Curb, Concrete Curb & Gutter, Replace25232200LF DeterioratedConcrete curb, Concrete Curb & Gutter, Replace2523230LF DeterioratedConcrete Sidewalk, Sidewalk, Concrete, Replace30273600SF | | \$16,410.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|-------------------------|--|----------|----------------|
| Work Statement for Year 3 2025 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |

| | | | | |
|--------|---|--|--|--------------|
| ID1228 | AMP 4: Debt Services(Loan Debt Obligation (9002)) | Pay CPF Debt | | \$265,853.44 |
| | PARK MANOR (OH005000005) | | | \$788,278.12 |
| ID0106 | Park Manor: Replace & Upgrade Electrical(Dwelling Unit-Interior (1480)-Electrical) | Upgrade electrical service to the panel/breaker box from 100 to 200 AMPs at Willow and Quitman. | | \$10,000.00 |
| ID0113 | Park Manor: Roof Replacement(Dwelling Unit-Exterior (1480)-Roofs,Non-Dwelling Exterior (1480)-Roofs) | Install new 25-year roof, as well as gutters, downspouts, and soffits at Park Manor community room. | | \$179,266.68 |
| ID0134 | Limestone Modena: Replace Flooring & Cove Base(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Install new flooring and cove base in 24 housing units in 2 buildings. | | \$10,000.00 |
| ID0141 | AMP 5 Security Improvements(Management Improvement (1408)-Security Improvements (not police or guard-non-physical)) | Add, update, or improve CCT, intercom, and other security features that will deter crime and improve safety. | | \$10,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 3 | 2025 | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0155 | Amp 5: Signage, Lighting & Landscaping(Dwelling Unit-Site Work (1480)-Signage) | Update, replace, or create signage, lighting, and landscaping Authority Wide. | | \$15,000.00 |
| ID0395 | Fisher Drive / Wayne Meadows/Hilgeford / Apartment Units: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Screen Door, Plain/Anodized Aluminum, Replace. Significant deterioration. 108216EA | | \$8,000.00 |
| ID0401 | Misty Lane / Buildings: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Screen Door, Plain/Anodized Aluminum, Replace. Significant deterioration. 10738EA | | \$4,000.00 |
| ID0402 | Misty Lane I Apartments: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Screen Door, Plain/Anodized Aluminum, Replace. Significant deterioration. 106* 418EA | | \$8,900.00 |
| ID0425 | Park Manor / Park Manor: Exterior Door, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Exterior Door, Steel Insulated, Steel Insulated, Replace2526070EA | | \$67,075.00 |
| ID0444 | Park Manor: Exterior Wall, Repair(Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Tuck-Pointing) | Repair of exterior masonry wall and brick veneer.Exterior Wall, Brick or Brick Veneer, 1-2 Stories, Repair 101002000LF | | \$5,600.00 |
| ID0451 | Bellefontaine / Bellefontaine - Adm/Comm Bldg: Gutters & Downspouts, Aluminum w/ Fittings, Replace(Non-Dwelling Exterior (1480)-Gutters - Downspouts,Non-Dwelling Exterior (1480)-Soffits) | Gutters & Downspouts, Aluminum w/ Fittings, Replace106485LF | | \$1,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year 3 | | 2025 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0538 | 149 Imperial Court: Interior Door, , Replace(Dwelling Unit-Interior (1480)-Interior Doors) | Interior Door, , Replace151236EA | | \$4,500.00 |
| ID0575 | Bellefontaine / Bellefontaine - Apt Bldgs: Interior Floor Finish(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Bedrooms, Living Rooms, Carpet Residential-Grade Nylon, Replace76112500SF | | \$10,000.00 |
| ID0724 | Pompano: Water Heater,Replace(Dwelling Unit-Interior (1480)-Plumbing) | ECM, Existing Water Heater With New Energy Efficient Units, Replace1818031 EA | | \$35,000.00 |
| ID0772 | Willow: Fences & Gates, Replace(Non-Dwelling Site Work (1480)-Fencing) | Rusted, damagedFence chain link, Chain Link, 4' High, Replace3027380LF | | \$2,441.00 |
| ID0792 | Park Manor / Park Manor - HR&CB: Bathtub & Shower Enclosure, Fiberglass, Replace(Dwelling Unit-Interior (1480)-Tubs and Showers) | Hi-Rise Building's Apartment Units Bathtub & Ceramic Tile Shower Enclosure, Steel Tibs with porcelein finish and ceramic tile shower surround, Replace2014* 6169EA | | \$10,000.00 |
| ID0830 | Misty Lane: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Vinyl Tile (VCT), Replace151237000SF Interior Floor Finish, Vinyl Tile (VCT), Replace159* 615000SF | | \$10,000.00 |
| ID0831 | Modena/Limestone: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | No major deficiencies.Interior Floor Finish, Vinyl Tile (VCT), Replace15114 21320SF | | \$10,000.00 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|--|-----------------|-----------------------|
| Work Statement for Year 3 2025 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0832 | Park Manor - HR&CB: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, VCT, Hi-Rise Building Apartment Units, Vinyl Tile (VCT), Replace1513210500SF | | \$50,000.00 |
| ID0905 | 137 Imperial Court: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | Asphalt shows signs of crackingParking Lot seal and stripe, Asphalt Pavement, Seal & Stripe5322000SF | | \$1,000.00 |
| ID0906 | 149 Imperial Court / Site: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | Parking Lot, Parking Lot, Repair522* 03835SF Deteriorating asphalt at entrance driveParking Lot, Parking Lot, Replace2527* 080SF | | \$1,700.00 |
| ID0907 | Hoch: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | DeterioratedParking Lot Asphalt, Asphalt Pavement, Mill & Overlay252501000 SF Faded in areasParking Lot Seal and Stripe, Asphalt Pavement, Seal & Stripe5411000SF | | \$3,500.00 |
| ID0909 | Park Manor: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | Significant concrete cranking in parking area to rear of Hi-Rise BuildingParking Lots, Drive Aisle, Concrete Pavement, Replace30310250SF | | \$2,000.00 |
| ID0910 | Quitman: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving) | Deteriorated, crackedParking Lot Asphalt, Asphalt Pavement, Mill & Overlay252231200SF Deteriorated, crackedParking Lot wheel stop, Wheel Stop, Concrete or Plastic, Replace201916EA DeterioratedParking Lots Seal and Stripe, Asphalt Pavement, Seal & Stripe5411200SF | | \$5,000.00 |
| ID0913 | Fitch/Hawthorne: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving) | Parking Lots, Space or Stall Lines, Paint52312EA | | \$1,000.00 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 3 | | 2025 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0928 | Misty Lane: Receptacle, Ground Fault Circuit Interrupter (GFCI)(Dwelling Unit-Interior (1480)-Electrical) | The GFCI outlet in the bathroom of unit 5547 was observed to be discolored and appears to be in operable. Since this is a safety issue, immediate replacement of the outlet is recommended.Receptacle, Ground Fault Circuit Interrupter (GFCI), 15-20 Amp, Replace20200601EA | | \$100.00 |
| ID0929 | Olive Hills Receptacle, Ground Fault Circuit Interrupter (GFCI)(Dwelling Unit-Interior (1480)-Electrical) | GFCI outlets do not exist at approximatley 50% of the kitchens and bathrooms throughout the units.Receptacle, Ground Fault Circuit Interrupter (GFCI), 15-20 Amp, Replace20200100EA | | \$8,588.00 |
| ID0948 | Bellefontaine: Roadways, Asphalt & Concrete Pavement, Curb & Gutter, Mill & Overlay, Seal & Stripe(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping) | Roadway and parking areas, Asphalt Pavement, Seal & Stripe55018000SF | | \$6,800.00 |
| ID0950 | Channingway: Roadways, Asphalt & Concrete Pavement, Curb & Gutter, Mill & Overlay, Seal & Stripe(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping) | Roadways, Asphalt Pavement, Seal & Stripe53217150SF | | \$6,508.00 |
| ID0951 | Modena/Limestone: Roadways, Asphalt & Concrete Pavement, Curb & Gutter, Mill & Overlay, Seal & Stripe(Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving) | Asphalt seal and stripe appear worn and beyond their EUL.Roadways, Asphalt Pavement, Seal & Stripe52010014350SF | | \$5,446.00 |
| ID0960 | Bellefontaine: Fire Alarm/Suppression System, Install Fire Suppression System(Dwelling Unit-Interior (1480)-Other) | Fire Alarm/Suppression System, Multi-Family Life Safety System, Install Fire Suppression System2028030000SF | | \$20,000.00 |
| ID0972 | Park Manor: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Security Screen Door, Plain/Anodized Aluminum, Replace1010070EA | | \$10,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|--|-----------------|-----------------------|
| Work Statement for Year 3 2025 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID1227 | AMP 5: Debt Services(Loan Debt Obligation (9002)) | Pay CFP Debt | | \$265,853.44 |
| | WENTWORTH (OH005000002) | | | \$1,309,708.44 |
| ID0114 | Wentworth: Roof Replacement(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | Install new 25-year roof, as well as gutters, downspouts, Wolf Creek. | | \$10,000.00 |
| ID0138 | AMP 2 Security Improvements(Management Improvement (1408)-Security Improvements (not police or guard-non-physical)) | Add, update, or improve CCT, intercom, and other security features that will deter crime and improve safety. | | \$10,000.00 |
| ID0149 | AMP 2:Demolition(Non-Dwelling Construction-New Construction (1480)-New Construction Demolition) | Demolish Wentworth as it relates to RAD and potential redevelopment. | | \$10,000.00 |
| ID0152 | Amp 2: Signage, Lighting & Landscaping(Dwelling Unit-Site Work (1480)-Signage) | Update, replace, or create signage, lighting, and landscaping Authority Wide. | | \$15,000.00 |
| ID0368 | Frederick: Accessible Door, Threshold, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Accessible Door, Door, Threshold, Replace for safety. | | \$600.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year 3 | | 2025 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0371 | Caliph Court: Roof, Asphalt Shingle, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | This includes all roof repairs, soffits, eaves, vents, caps, gutters, sheathing, felt, ice guards, vents, caps, flashing, and downspouts | | \$10,000.00 |
| ID0388 | Wentworth: Roof, Asphalt Shingle, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | This includes all roof repairs, soffits, eaves, vents, caps, gutters, sheathing, felt, ice guards, vents, caps, flashing, and downspouts | | \$20,000.00 |
| ID0393 | Caliph Court: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Screen Door, Plain/Anodized Aluminum, Replace. Significant deterioration. 107372EA | | \$10,000.00 |
| ID0407 | Riverside: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Screen Door, Plain/Anodized Aluminum, Replace. Significant deterioration. 107380EA | | \$10,000.00 |
| ID0424 | Wolf Creek: Exterior Door, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Exterior Door, Steel Insulated, Replace2522372EA | | \$10,000.00 |
| ID0570 | Wentworth: Replace Interior Doors(Dwelling Unit-Interior (1480)-Interior Doors) | Interior Door, Wood Hollow-Core Sliding, Replace15132588EA | | \$747,892.00 |
| ID0618 | Frederick: Kitchen & Bathroom Modernization(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)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers) | Modernization and replacement of kitchen and bath in units including but not limited to counter tops, cabinets, stoves, refrigerator, floor, faucets, fixtures, tubs, showers, toilets, vanity, sink, etc. | | \$10,000.00 |

| 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 |
| ID0679 | Wentworth: Domestic Boiler, Replace(Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Mechanical) | Domestic Circulator or Booster Pump, 1 HP, Replace201732EA | | \$8,000.00 |
| ID0731 | Caliph Court: External Windows, Replace(Dwelling Unit-Exterior (1480)-Windows) | Majority of windows are single hung units. 14 units have sliding windows. All are vinyl frame and double glazed.ECM, External Windows, Replace25250176EA | | \$10,000.00 |
| ID0732 | Riverside: External Windows, Replace(Dwelling Unit-Exterior (1480)-Windows) | The windows are antiquated, energy-inefficient units with single-pane glazing. Window replacement is recommended.ECM, External Windows, Replace2532* 0224EA | | \$10,000.00 |
| ID0743 | Frederick: Stair/Ramp Rails, Replace(Non-Dwelling Exterior (1480)-Balconies and Railings) | Metal tread pans are rusted.Exterior Stair/Ramp, Painted, Exterior Railing, Repair 1022* 0200LF | | \$10,000.00 |
| ID0744 | Wentworth: Stair/Ramp Rails, Replace(Non-Dwelling Exterior (1480)-Balconies and Railings) | Exterior Stairs & Ramps, Concrete (per LF of Nosing), Replace2527040LF | | \$1,500.00 |
| ID0745 | Cornell Ridge: Stair/Ramp Rails, Replace(Non-Dwelling Exterior (1480)-Balconies and Railings) | The asset does not appear to ADA compliant. Recommend replacement with ADA compliant handrails on both sides of steps.Exterior Stairs & Ramps, Handrails, Metal, Replace2526* 0300LF | | \$15,000.00 |
| ID0759 | Cornell Ridge: Exterior Wall, Insulated Finishing System (EIFS), 1-2 Stories, Replace(Dwelling Unit-Exterior (1480)-Other) | Exterior Insulating Finish System appears to be greatly deteriorated. Cracks and open joints were observed. Recommend immediate repalcement.Exterior Wall, Insulated Finishing System (EIFS), 1-2 Stories, Replace3020* 1099999SF | | \$10,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 3 | | 2025 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0767 | Wentworth: Fan Coil Unit, Replace(Dwelling Unit-Interior (1480)-Mechanical) | Fan Coil Unit, 400 - 800 CFM, Replace15141147EA | | \$10,000.00 |
| ID0814 | Caliph Court: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Vinyl Tile (VCT), Replace1513247200SF | | \$10,000.00 |
| ID0816 | Winston Woods: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Vinyl Tile (VCT), Replace1512317058SF Interior Floor Finish, Vinyl Tile (VCT), Replace15123922SF Interior Floor Finish, Vinyl Tile (VCT), Replace15114922SF | | \$10,000.00 |
| ID0817 | Wolf Creek: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Observed deteriorated tiles, open joints and some areas badly stained, chipped or burned. Suggest replacement.Interior Floor Finish, Vinyl Tile (VCT), Replace151327130SF Interior Floor Finish, Vinyl Tile (VCT), Replace15123990SF | | \$38,000.00 |
| ID0846 | Cornell Ridge: Interior Stair/Ramp Rails, Wood, Refinish(Dwelling Unit-Interior (1480)-Other) | The basement stairs at the four, four bedroom units did not have balusters or side fall protection. Due to its construction date, the stairs most likely were not required to have fall protection along the sides. EMG recommends upgrading the handrails and adding balusters.Interior Stair/Ramp Rails, Wood, Replace2044* 0200LF | | \$2,583.00 |
| ID0853 | Wentworth: Load Center, Single Phase Residential, Replace(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Site Work (1480)-Electric Distribution) | Load Center, 120 / 240 V, 125 Amp to 225 Amp, Single Phase Residential, Replace30370147EA Load Center, 120 / 240 V, 125 Amp to 225 Amp, Single Phase Residential, Replace303708EA | | \$10,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|--|----------|----------------|
| Work Statement for Year 3 2025 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0886 | Frederick: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | Parking Lot, Parking Lot, Repair56* 05350SF | | \$2,000.00 |
| ID0887 | Caliph Court: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | Parking Lots, Asphalt Pavement, Seal & Stripe54120500SF | | \$7,780.00 |
| ID0934 | Wentworth: Retaining Wall(Dwelling Unit-Site Work (1480)-Other) | Repair stone wallRetaining Wall, Brick/Stone (per SF Face), Repair0450150SF | | \$2,000.00 |
| ID0935 | Cornell Ridge: Retaining Wall(Dwelling Unit-Site Work (1480)-Other) | The steep grade condition near Unit 2020 appears to be creating some erosion and some hazardous pedestrian conditions. A retaining wall and guard rail system may be required to mitigate the conditions.Retaining Wall, Cast-in-place Concrete (per SF Face), Repair044* 0500SF | | \$6,000.00 |
| ID0939 | Wolf Creek: Roadways, Asphalt & Concrete Pavement, Curb & Gutter, Mill & Overlay, Seal & Stripe(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping) | Roadways, Asphalt Pavement, Mill & Overlay2522* 335000SF | | \$10,000.00 |
| ID0940 | Cornell Ridge: Roadways, Asphalt & Concrete Pavement, Curb & Gutter, Mill & Overlay, Seal & Stripe(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping) | Pavement markings are indistinguishable.Roadways, Asphalt Pavement, Seal & Stripe516* 020000SF | | \$7,500.00 |
| ID1229 | AMP 2: Debt Services(Loan Debt Obligation (9002)) | Pay CFP Debt | | \$265,853.44 |

| 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 |
| | WILKINSON PLAZA (OH005000006) | | | \$167,855.00 |
| ID0142 | AMP 6 Security Improvements(Management Improvement (1408)-Security Improvements (not police or guard-non-physical)) | Add, update, or improve CCT, intercom, and other security features that will deter crime and improve safety. | | \$10,000.00 |
| ID0156 | Amp 6: Signage, Lighting & Landscaping(Dwelling Unit-Site Work (1480)-Signage) | Update, replace, or create signage, lighting, and landscaping Authority Wide. | | \$15,000.00 |
| ID0386 | Wilkinson Plaza: Roof, Asphalt Shingle, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | This includes all roof repairs, soffits, eaves, vents, caps, gutters, sheathing, felt, ice guards, vents, caps, flashing, and downspouts | | \$10,000.00 |
| ID0429 | Red Bluff: Exterior Door, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Exterior Door, Steel, Replace252501EA | | \$950.00 |
| ID0433 | Wilkinson Plaza: Exterior Door, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Exterior Door, Wood Solid-Core, Replace25430200EA | | \$10,000.00 |
| ID0446 | Wilkinson Plaza: Exterior Wall, Repair(Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Tuck-Pointing) | Exterior Wall, Concrete Block (CMU), 3+ Stories, Repoint254305000SF | | \$10,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|---|-----------------|-----------------------|
| Work Statement for Year 3 | | 2025 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0738 | Wilkinson Plaza: Bathtub & Shower Enclosure, Fiberglass, Replace(Dwelling Unit-Interior (1480)-Tubs and Showers) | Enameled Steel Tub with Ceramic Surround, , Replace20430200EA | | \$10,000.00 |
| ID0774 | Governors Square.: Fences & Gates, Replace(Non-Dwelling Site Work (1480)-Fencing) | Fences & Gates, Wood Board, Refinish107355SF | | \$1,000.00 |
| ID0795 | Wilkinson: Interior Ceiling Finish, Suspended Acoustical Tile (ACT), Replace(Dwelling Unit-Interior (1480)-Other) | Interior Ceiling Finish, Suspended Acoustical Tile (ACT), Replace202006500SF | | \$20,222.00 |
| ID0836 | Red Bluff: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Vinyl Tile (VCT), Replace151143641SF | | \$17,000.00 |
| ID0838 | Wilkinson Plaza: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | Interior Floor Finish, Vinyl Tile (VCT), Replace1520019000SF Interior Floor Finish, Vinyl Tile (VCT), Replace152005000SF Interior Floor Finish, Vinyl Tile (VCT), Replace1520020000SF | | \$10,000.00 |
| ID0857 | Red Bluff: Load Center, Single Phase Residential, Replace(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Site Work (1480)-Electric Distribution) | Stab-Lok panels are known to cause fires and it is highly recommended that these panels be replaced.Load Center, 120 / 240 V, 125 Amp, Single Phase Residential, Replace303004EA | | \$10,000.00 |
| ID0867 | Wilkinson Plaza: Plumbing System, Sanitary Waste, Replace(Dwelling Unit-Interior (1480)-Plumbing) | Replace domestic drain linesPlumbing System, Sanitary Waste, Replace40430180000SF | | \$20,000.00 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 3 | 2025 | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0869 | Wilkinson Plaza: Plumbing System, Domestic Supply, Replace(Dwelling Unit-Interior (1480)-Plumbing) | Replace domestic water supply linesPlumbing System, Domestic Supply, Replace 40430180000SF | | \$20,000.00 |
| ID0914 | Governors Square: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | Seal coat is worn and vegetative growth present in cracks.Parking Lots, Asphalt Pavement, Seal & Stripe5603200SF | | \$1,000.00 |
| ID0917 | Red Bluff: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | Seal coat is worn.Parking Lots, Asphalt Pavement, Seal & Stripe5507070SF | | \$2,683.00 |
| | DESOTO BASS COURTS (OH005000007) | | | \$256,675.52 |
| ID0143 | AMP 7 Security Improvements(Management Improvement (1408)-Security Improvements (not police or guard-non-physical)) | Add, update, or improve CCT, intercom, and other security features that will deter crime and improve safety. | | \$10,000.00 |
| ID0374 | Hilltop: Roof, Asphalt Shingle, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Soffits) | This includes all roof repairs, soffits, eaves, vents, caps, gutters, sheathing, felt, ice guards, vents, caps, flashing, and downspouts | | \$20,000.00 |
| ID0394 | Desoto Bass: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Screen Door, Plain/Anodized Aluminum, Replace. Significant deterioration. 10100618EA | | \$10,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|---|--|-----------------|-----------------------|
| Work Statement for Year 3 2025 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0397 | Hilltop: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Screen Door, Plain/Anodized Aluminum, Replace. Significant deterioration. 10100304EA | | \$10,000.00 |
| ID0434 | Hilltop: Exterior Door, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | Exterior Door, Wood Solid-Core, Replace2525044EA | | \$10,000.00 |
| ID0449 | DeSoto Bass: Exterior Wall, Repair(Dwelling Unit-Exterior (1480)-Other.Dwelling Unit-Exterior (1480)-Tuck-Pointing) | Cleaning of exterior masonry wall surface per report.Exterior Wall, Concrete/Masonry (CMU), 1-2 Stories, Repair10100254500SF | | \$10,000.00 |
| ID0541 | DeSoto Bass: Replace Interior Doors(Dwelling Unit-Interior (1480)-Interior Doors) | This includes replacement of interior passage / closet doors and frames as per report.Interior Door, Wood Solid-Core, Replace202002715EA | | \$10,000.00 |
| ID0548 | Hilltop: Replace Interior Doors(Dwelling Unit-Interior (1480)-Interior Doors) | This is to provide for interior passage and closet doors as per report.Interior Door, Wood Solid-Core, Replace202001430EA | | \$10,000.00 |
| ID0757 | DeSoto Bass: Exterior Wall, Fiber Cement Siding, 1-2 Stories, Replace(Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Soffits) | Replacement of exterior wall siding per report.Exterior Wall, Fiber Cement Siding, 1-2 Stories, Replace30300134200SF | | \$10,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|--|--|-----------------|-----------------------|
| Work Statement for Year | | | | |
| 3 | 2025 | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0776 | DeSoto Bass: Fences & Gates, Replace(Non-Dwelling Site Work (1480)-Fencing) | Provide for steel trash barrel and enclosure per report.Fences & Gates, Chain Link, 4' High, Replace30300354LF Replacement of wrought iron fence per report.Fences & Gates, Wrought Iron, 4' High, Replace30300700LF | | \$10,000.00 |
| ID0777 | Hilltop: Fences & Gates, Replace(Non-Dwelling Site Work (1480)-Fencing) | This is to provide corral and garbage receptacle as per report.Fences & Gates, Chain Link, 4' High, Replace30300152LF This is to provide a wrought iron fence as per report.Fences & Gates, Wrought Iron, 4' High, Replace303003550LF | | \$10,000.00 |
| ID0788 | DeSoto Bass: Furnace, Replace(Dwelling Unit-Interior (1480)-Mechanical) | This provides for replacement of residential furnaces / indoor air handlers and thermostats as per report.Furnace, Electric, 86 to 100 MBH, Replace20200158EA | | \$10,000.00 |
| ID0789 | Hilltop: Furnace, Replace(Dwelling Unit-Interior (1480)-Mechanical) | This provides for replacement of residential furnaces / indoor air handlers and thermostats as per report.Furnace, Electric, 86 to 100 MBH, Replace20200158EA | | \$10,000.00 |
| ID0841 | DeSoto Bass: Interior Floor Finish, Vinyl Tile (VCT), Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | This includes replacement of vinyl flooring, underlayment and vinyl cove base per report.Interior Floor Finish, Vinyl Tile (VCT), Replace151501SF | | \$10,000.00 |
| ID0848 | DeSoto Bass: Interior Stair/Ramp Rails, Wood, Refinish(Dwelling Unit-Interior (1480)-Other) | This provides for replacement of vinyl stair treads as per report.Interior Stairs, Wood, Replace303001SF | | \$10,000.00 |
| ID0858 | DeSoto Bass: Load Center, Single Phase Residential, Replace(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Site Work (1480)-Electric Distribution) | This is to provide for replacement of load center and branch wiring in units as per report.Load Center, 120 / 240 V, 50 Amp to 100 Amp, Single Phase Residential, Replace303001EA | | \$20,000.00 |

| 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 |
| ID0859 | Hilltop: Load Center, Single Phase Residential, Replace(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Site Work (1480)-Electric Distribution) | This is to provide replacement of load center and branch wiring as per report.Load Center, 120 / 240 V, 50 Amp to 100 Amp, Single Phase Residential, Replace303001EA | | \$20,000.00 |
| ID0921 | DeSoto Bass: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | This includes milling and paving of parking lots, repairs, signage, as well as curb and gutter work as per report.Parking Lots, Asphalt Pavement, Mill & Overlay252501SF This is to provide for repairs to wrought iron fencing as per report.Pedestrian Gate, Wrought Iron, Refinish1010096EA Replacement of concrete sidewalk per report.Pedestrian Pavement, Sidewalk, Concrete Large Areas, Replace303005000SF | | \$8,175.52 |
| ID0922 | Hilltop: Parking Lots, Asphalt & Concrete, Mill & Overlay, Seal & Stripe, Wheel Stop(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | This is to provide for replacement of concrete parking / drive areas as per report. Parking Lots, Concrete Pavement, Replace303001SF This provides for replacement of concrete sidewalks and handrails as per report. Pedestrian Pavement, Sidewalk, Concrete Large Areas, Replace303001SF | | \$10,000.00 |
| ID0926 | DeSoto Bass: Receptacle, Ground Fault Circuit Interrupter (GFCI)(Dwelling Unit-Interior (1480)-Electrical) | This is to provide for ground fault circuit interrupters throughout units as per report.Receptacle, Ground Fault Circuit Interrupter (GFCI), 15-20 Amp, Replace202001EA | | \$20,000.00 |
| ID0927 | Hilltop: Receptacle, Ground Fault Circuit Interrupter (GFCI)(Dwelling Unit-Interior (1480)-Electrical) | This is to provide GFCI's as per report.Receptacle, Ground Fault Circuit Interrupter (GFCI), 15-20 Amp, Replace20200796EA | | \$10,000.00 |

| 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 |
| ID0936 | Hilltop: Retaining Wall(Dwelling Unit-Site Work (1480)-Other) | This is to provide a modular retaining wall as per report.Retaining Wall, Concrete Masonry Unit (per SF Face), Replace404001SF | | \$8,500.00 |
| | WINDCLIFF VILLAGE (OH005000013) | | | \$63,049.62 |
| ID0157 | Amp 13: Signage, Lighting & Landscaping(Dwelling Unit-Site Work (1480)-Signage) | Update, replace, or create signage, lighting, and landscaping Authority Wide. | | \$10,000.00 |
| ID0212 | Windcliff Village: Fences & Gates, Vinyl, 6' High, Replace(Non-Dwelling Site Work (1480)-Fencing) | ComponentFences & Gates AttributesVinyl, 6' High ActionReplace Uniformat CodeG2041 Master Cost ID25552 Uniformat Code Level 1 DescriptionG - Building Sitework ConditionPoor Priority Score80.3649 Location DescriptionPlayground Unit Cost\$ 61.70 Quantity200 LF SubTotal\$ 12,340.00 Total Markup\$ 0.00 Total With Markup\$ 12,340.00 Year Observed2017 Age21 Lifespan20 Remaining Life0 Next Action Required2018 | | \$12,340.00 |
| ID0213 | Windcliff Village: Fences & Gates, Wood Board, Replace(Non-Dwelling Site Work (1480)-Fencing) | ComponentFences & Gates AttributesWood Board ActionReplace Uniformat CodeG2041 Master Cost ID23268 | | \$611.10 |

| 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 |
| | | Uniformat Code Level 1 DescriptionG - Building Sitework ConditionPoor Priority Score80.3663 Location DescriptionCommon area Unit Cost\$ 6.11 Quantity100 SF SubTotal\$ 611.10 Total Markup\$ 0.00 Total With Markup\$ 611.10 Year Observed2017 Age31 Lifespan30 Remaining Life0 Next Action Required2018 | | |
| ID0214 | Windcliff Village: ECM, Low Flow Shower Heads, Install(Dwelling Unit-Interior (1480)-Other) | ComponentECM AttributesLow Flow Shower Heads ActionInstall Uniformat CodeX103X Master Cost ID23535 Uniformat Code Level 1 DescriptionX - ECMs ConditionNA Priority Score71.18 Location DescriptionApartment bathrooms Unit Cost\$ 38.00 Quantity25 EA SubTotal\$ 950.00 Total Markup\$ 0.00 Total With Markup\$ 950.00 Year Observed2017 Age11 Lifespan10 Remaining Life0 Next Action Required2018 | | \$950.00 |
| ID0215 | Windcliff Village: Interior Floor Finish, Carpet Residential-Grade Nylon, Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | ComponentInterior Floor Finish AttributesCarpet Residential-Grade Nylon ActionReplace Uniformat CodeC3025 Master Cost ID20084 Uniformat Code Level 1 DescriptionC - Interiors ConditionFair Priority Score35.3529 | | \$8,175.52 |

| 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 |
| | | Location DescriptionApartment Living & Bedrooms Unit Cost\$ 5.19 Quantity19180 SF SubTotal\$ 99,569.13 Total Markup\$ 0.00 Total With Markup\$ 99,569.13 Year Observed2017 Age5 Lifespan7 Remaining Life2 Next Action Required2020 | | |
| ID0216 | Windcliff Village: Water Heater, Gas, Residential, 30 to 50 GAL, Replace(Dwelling Unit-Interior (1480)-Mechanical) | ComponentWater Heater AttributesGas, Residential, 30 to 50 GAL ActionReplace Uniformat CodeD2023 Master Cost ID20598 Uniformat Code Level 1 DescriptionD - Services ConditionFair Priority Score35.6264 Location DescriptionApartments - 1-Story townhomes Unit Cost\$ 2,349.48 Quantity12 EA SubTotal\$ 28,193.81 Total Markup\$ 0.00 Total With Markup\$ 28,193.81 Year Observed2017 Age8 Lifespan10 Remaining Life2 Next Action Required2020 | | \$10,000.00 |
| ID0217 | Windcliff Village: Kitchen Counter, Plastic Laminate, Postformed, Replace(Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets) | ComponentKitchen Counter AttributesPlastic Laminate, Postformed ActionReplace Uniformat CodeE2012 Master Cost ID23159 Uniformat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFair Priority Score35.1764 Location DescriptionApartment kitchens Unit Cost\$ 43.90 Quantity250 LF | | \$10,973.00 |

Capital Fund Program - Five-Year Action Plan

| 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 |
| | | SubTotal\$ 10,973.88 Total Markup\$ 0.00 Total With Markup\$ 10,973.88 Year Observed2017 Age8 Lifespan10 Remaining Life2 Next Action Required2020 | | |
| ID0218 | Windcliff Village: Residential Appliances, Dishwasher, Replace(Dwelling Unit-Interior (1480)-Appliances) | ComponentResidential Appliances AttributesDishwasher ActionReplace Uniformat CodeE1094 Master Cost ID23147 Uniformat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFair Priority Score35.1764 Location DescriptionApartment units Unit Cost\$ 820.94 Quantity25 EA SubTotal\$ 20,523.49 Total Markup\$ 0.00 Total With Markup\$ 20,523.49 Year Observed2017 Age8 Lifespan10 Remaining Life2 Next Action Required2020 | | \$10,000.00 |
| | AUTHORITY-WIDE (NAWASD) | | | \$687,391.30 |
| ID0208 | Administration(Administration (1410)-Salaries) | Program administration | | \$687,391.30 |

Capital Fund Program - Five-Year Action Plan

| 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 |
| | SCATTERED SITES (H.O.) (OH005000010) | | | \$223,908.00 |
| ID0221 | 2005 Val Vista Court: Gutters & Downspouts, Aluminum w/ Fittings, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts) | ComponentGutters & Downspouts AttributesAluminum w/ Fittings ActionReplace Uniformat CodeB3016 Master Cost ID19759 Uniformat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score44.7173 Location DescriptionMain roof Unit Cost\$ 8.37 Quantity110 LF SubTotal\$ 920.90 Total Markup\$ 0.00 Total With Markup\$ 920.90 Year Observed2017 Age20 Lifespan10 Remaining Life0 Next Action Required2018 | | \$920.00 |
| ID0222 | 2005 Val Vista Court: Exterior Door, Steel, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | ComponentExterior Door AttributesSteel ActionReplace Uniformat CodeB2032 Master Cost ID19581 Uniformat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score80.7258 Location DescriptionFront entrance & Storage door located on the north side of the home in the back Unit Cost\$ 950.12 Quantity1 EA SubTotal\$ 950.12 Total Markup\$ 0.00 Total With Markup\$ 950.12 Year Observed2017 | | \$950.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|--|----------|----------------|
| Work Statement for Year 3 2025 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Age26 Lifespan25 Remaining Life0 Next Action Required2018 Unifomat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score44.7173 Location DescriptionMain roof Unit Cost\$ 8.37 Quantity110 LF SubTotal\$ 920.90 Total Markup\$ 0.00 Total With Markup\$ 920.90 Year Observed2017 Age20 Lifespan10 Remaining Life0 Next Action Required2018 | | |
| ID0223 | 2005 Val Vista Court: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | ComponentScreen Door AttributesPlain/Anodized Aluminum ActionReplace Unifomat CodeB2039 Master Cost ID19667 Unifomat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score80.7209 Location DescriptionFront entrance Unit Cost\$ 498.08 Quantity1 EA SubTotal\$ 498.08 Total Markup\$ 0.00 Total With Markup\$ 498.08 Year Observed2017 Age26 Lifespan10 Remaining Life0 Next Action Required2018 | | \$500.00 |

Capital Fund Program - Five-Year Action Plan

| 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 |
| ID0224 | 2005 Val Vista Court: Window, Aluminum Double-Glazed 12 SF, 1-2 Stories, Replace(Dwelling Unit-Exterior (1480)-Windows) | ComponentWindow AttributesAluminum Double-Glazed 12 SF, 1-2 Stories ActionReplace Unifomat CodeB2021 Master Cost ID19443 Unifomat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score44.7227 Location Description Unit Cost\$ 584.21 Quantity\$ EA SubTotal\$ 4,673.65 Total Markup\$ 0.00 Total With Markup\$ 4,673.65 Year Observed2017 Age39 Lifespan30 Remaining Life0 Next Action Required2018 replace windows | | \$5,000.00 |
| ID0225 | 2005 Val Vista Court: Interior Wall Finish, Wood Paneling, Replace(Dwelling Unit-Interior (1480)-Other) | ComponentBaseboards AttributesWood Paneling ActionReplace Unifomat CodeC3012 Master Cost ID20017 Unifomat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.2713 Location Description Unit Cost\$ 23.73 Quantity80 SF SubTotal\$ 1,898.35 Total Markup\$ 0.00 Total With Markup\$ 1,898.35 Year Observed2017 Age39 Lifespan20 Remaining Life0 Next Action Required2018 replace baseboards | | \$2,000.00 |

| 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 |
| ID0226 | 2005 Val Vista Court: Interior Wall Finish, Gypsum Board/Plaster, Replace(Dwelling Unit-Interior (1480)-Other) | ComponentInterior Wall Finish AttributesGypsum Board/Plaster ActionReplace Unifomat CodeC3012 Master Cost ID19966 Unifomat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.2734 Location Description Unit Cost\$ 3.38 Quantity2000 SF SubTotal\$ 6,754.00 Total Markup\$ 0.00 Total With Markup\$ 6,754.00 Year Observed2017 Age39 Lifespan40 Remaining Life1 Next Action Required2019 replace drywall | | \$7,000.00 |
| ID0227 | 2005 Val Vista Court: Plumbing System, Sanitary Waste, Replace(Dwelling Unit-Interior (1480)-Plumbing) | ComponentPlumbing System AttributesSanitary Waste ActionReplace Unifomat CodeD2039 Master Cost ID25532 Unifomat Code Level 1 DescriptionD - Services ConditionPoor Priority Score44.5434 Location Description Unit Cost\$ 3.89 Quantity1000 SF SubTotal\$ 3,890.00 Total Markup\$ 0.00 Total With Markup\$ 3,890.00 Year Observed2017 Age39 Lifespan40 Remaining Life1 Next Action Required2019 replace plumbing sanitary drainage | | \$3,800.00 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|--|----------|----------------|
| Work Statement for Year 3 2025 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0228 | 2005 Val Vista Court: Plumbing System, Domestic Supply, Replace(Dwelling Unit-Interior (1480)-Plumbing) | ComponentPlumbing System AttributesDomestic Supply ActionReplace Uniformat CodeD2029 Master Cost ID25531 Uniformat Code Level 1 DescriptionD - Services ConditionPoor Priority Score44.6334 Location Description Unit Cost\$ 5.84 Quantity1000 SF SubTotal\$ 5,840.00 Total Markup\$ 0.00 Total With Markup\$ 5,840.00 Year Observed2017 Age39 Lifespan40 Remaining Life1 Next Action Required2019 replace plumbing domestic water supply | | \$5,800.00 |
| ID0229 | 2005 Val Vista Court: Parking Lots, Asphalt Pavement, Seal & Stripe(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | ComponentParking Lots AttributesAsphalt Pavement ActionSeal & Stripe Uniformat CodeG2022 Master Cost ID23230 Uniformat Code Level 1 DescriptionG - Building Sitework ConditionFair Priority Score44.6192 Location DescriptionDriveway on North side of home Unit Cost\$ 0.38 Quantity550 SF SubTotal\$ 208.73 Total Markup\$ 0.00 Total With Markup\$ 208.73 Year Observed2017 Age4 Lifespan5 Remaining Life1 Next Action Required2019 | | \$1,000.00 |

| 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 |
| Driveway is showing age. Needs sealed to maintain integrity. | | | | |
| ID0236 | 2056 Hickorydale: Gutters & Downspouts, Aluminum w/ Fittings, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts) | ComponentGutters & Downspouts AttributesAluminum w/ Fittings ActionReplace Uniformat CodeB3016 Master Cost ID19759 Uniformat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score44.7173 Location DescriptionMain roof Unit Cost\$ 8.37 Quantity160 LF SubTotal\$ 1,339.49 Total Markup\$ 0.00 Total With Markup\$ 1,339.49 Year Observed2017 Age20 Lifespan10 Remaining Life0 Next Action Required2018 Roof needs to be replaced due to age | | \$1,339.00 |
| ID0237 | 2056 Hickorydale: Exterior Door, Steel, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | ComponentExterior Door AttributesSteel ActionReplace Uniformat CodeB2032 Master Cost ID19581 Uniformat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score80.7258 Location DescriptionFront entrance Unit Cost\$ 950.12 Quantity1 EA SubTotal\$ 950.12 Total Markup\$ 0.00 Total With Markup\$ 950.12 Year Observed2017 | | \$950.00 |

| 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 |
| | | Age26 Lifespan25 Remaining Life0 Next Action Required2018 Replace damaged sliding door. Door does not seal properly. | | |
| ID0239 | 2056 Hickorydale: Window, Aluminum Double-Glazed 12 SF, 1-2 Stories, Replace(Dwelling Unit-Exterior (1480)-Windows) | ComponentWindow AttributesAluminum Double-Glazed 12 SF, 1-2 Stories ActionReplace Uniformat CodeB2021 Master Cost ID19443 Uniformat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score44.7227 Location Description Unit Cost\$ 584.21 Quantity10 EA SubTotal\$ 5,842.07 Total Markup\$ 0.00 Total With Markup\$ 5,842.07 Year Observed2017 Age39 Lifespan30 Remaining Life0 Next Action Required2018 replace windows | | \$6,000.00 |
| ID0240 | 2056 Hickorydale: Interior Wall Finish, Wood Paneling, Replace(Dwelling Unit-Interior (1480)-Other) | ComponentBaseboards AttributesWood Paneling ActionReplace Uniformat CodeC3012 Master Cost ID20017 Uniformat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.2713 Location Description Unit Cost\$ 23.73 Quantity85 SF SubTotal\$ 2,017.00 Total Markup\$ 0.00 Total With Markup\$ 2,017.00 Year Observed2017 | | \$2,000.00 |

| 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 |
| | | Age39 Lifespan20 Remaining Life0 Next Action Required2018 replace baseboards | | |
| ID0241 | 2056 Hickorydale: Interior Door, Wood Hollow-Core, Replace(Dwelling Unit-Interior (1480)-Interior Doors) | ComponentInterior Door AttributesWood Hollow-Core ActionReplace Uniformat CodeC1021 Master Cost ID19834 Uniformat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.3613 Location DescriptionBathroom and (1) Bedroom Door damaged Unit Cost\$ 596.52 Quantity2 EA SubTotal\$ 1,193.05 Total Markup\$ 0.00 Total With Markup\$ 1,193.05 Year Observed2017 Age21 Lifespan20 Remaining Life0 Next Action Required2018 2 Interior doors were found damaged. (1) bathroom door and (1) bedroom door. | | \$2,000.00 |
| ID0243 | 2056 Hickorydale: Interior Wall Finish, Generic Surface, Prep & Paint(Dwelling Unit-Interior (1480)-Other) | ComponentInterior Wall Finish AttributesGeneral Surface ActionPrep & Paint Uniformat CodeC3012 Master Cost ID26647 Uniformat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.2653 Location DescriptionInterior Unit Cost\$ 1.45 Quantity1000 SF SubTotal\$ 1,450.00 Total Markup\$ 0.00 Total With Markup\$ 1,450.00 Year Observed2017 | | \$1,500.00 |

| 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 |
| | | Age9 Lifespan8 Remaining Life0 Next Action Required2018 Walls of home need repainted due to wear, damage and mold | | |
| ID0244 | 2056 Hickorydale: Water Heater, Electric, Residential, 53 to 120 GAL, Replace(Dwelling Unit-Interior (1480)-Plumbing) | ComponentWater Heater AttributesElectric, Residential, 53 to 120 GAL ActionReplace Uniformat CodeD2023 Master Cost ID20582 Uniformat Code Level 1 DescriptionD - Services ConditionPoor Priority Score44.63 Location DescriptionBasement Unit Cost\$ 2,937.40 Quantity1 EA SubTotal\$ 2,937.40 Total Markup\$ 0.00 Total With Markup\$ 2,937.40 Year Observed2017 Age24 Lifespan15 Remaining Life0 Next Action Required2018 Based on water heater serial number MM94 the unit was manufactured in 1994 and is 23 years old | | \$3,000.00 |
| ID0245 | 2056 Hickorydale: Kitchen Cabinet, Base and Wall Section, Wood, Replace(Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets) | ComponentKitchen Cabinet AttributesBase and Wall Section, Wood ActionReplace Uniformat CodeE2012 Master Cost ID23156 Uniformat Code Level 1 DescriptionE - Equipment & Furnishings ConditionPoor Priority Score44.1813 Location DescriptionKitchen Unit Cost\$ 467.63 Quantity1 LF SubTotal\$ 467.63 Total Markup\$ 0.00 Total With Markup\$ 467.63 | | \$500.00 |

| 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 |
| | | Year Observed2017 Age21 Lifespan20 Remaining Life0 Next Action Required2018 Base cabinets showing excessive wear and tear. One drawer is damaged | | |
| ID0246 | 2056 Hickorydale: Landscaping, Mature Tree, Remove/Trim(Dwelling Unit-Site Work (1480)-Landscape) | ComponentLandscaping AttributesMature Tree ActionRemove/Trim Unifomat CodeG2055 Master Cost ID23307 Unifomat Code Level 1 DescriptionG - Building Sitework ConditionPoor Priority Score1 Location DescriptionOvergrown Brush/tree on the east side of the property Unit Cost\$ 1,239.70 Quantity1 EA SubTotal\$ 1,239.70 Total Markup\$ 0.00 Total With Markup\$ 1,239.70 Year Observed2017 Age21 Lifespan20 Remaining Life0 Next Action Required2018 Large overgrown shrub and tree behind home. Needs removed. | | \$1,200.00 |
| ID0247 | 2056 Hickorydale: Engineer, Environmental, Mold Remediation, Evaluate/Report(Dwelling Unit-Interior (1480)-Other) | ComponentEngineer AttributesEnvironmental, Mold Remediation ActionEvaluate/Report Unifomat CodeP000X Master Cost ID23485 Unifomat Code Level 1 DescriptionP - Follow-up Studies ConditionPoor Priority Score80.189 Location DescriptionMold found on basement wall as well in 2 bedrooms Unit Cost\$ 3,500.00 Quantity1 EA SubTotal\$ 3,500.00 Total Markup\$ 0.00 | | \$3,500.00 |

Capital Fund Program - Five-Year Action Plan

| 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 |
| | | Total With Markup\$ 3,500.00 Year Observed2017 Age1 Lifespan0 Remaining Life0 Next Action Required2018 Mold found in basement and 2 Bedrooms | | |
| ID0248 | 2056 Hickorydale: Interior Wall Finish, Gypsum Board/Plaster, Replace(Dwelling Unit-Interior (1480)-Other) | ComponentInterior Wall Finish AttributesGypsum Board/Plaster ActionReplace Uniformat CodeC3012 Master Cost ID19966 Uniformat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.2734 Location Description Unit Cost\$ 3.38 Quantity550 SF SubTotal\$ 1,857.35 Total Markup\$ 0.00 Total With Markup\$ 1,857.35 Year Observed2017 Age39 Lifespan40 Remaining Life1 Next Action Required2019 replace 1/2 of drywall | | \$2,000.00 |
| ID0249 | 2056 Hickorydale: Plumbing System, Sanitary Waste, Replace(Dwelling Unit-Interior (1480)-Plumbing) | ComponentPlumbing System AttributesSanitary Waste ActionReplace Uniformat CodeD2039 Master Cost ID25532 Uniformat Code Level 1 DescriptionD - Services ConditionPoor Priority Score44.5434 Location Description Unit Cost\$ 3.89 Quantity1250 SF SubTotal\$ 4,862.50 Total Markup\$ 0.00 Total With Markup\$ 4,862.50 | | \$4,800.00 |

| 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 |
| | | Year Observed2017 Age39 Lifespan40 Remaining Life1 Next Action Required2019 replace plumbing sanitary drainage | | |
| ID0250 | 2056 Hickorydale: Plumbing System, Domestic Supply, Replace(Dwelling Unit-Interior (1480)-Plumbing) | ComponentPlumbing System AttributesDomestic Supply ActionReplace Uniformat CodeD2029 Master Cost ID25531 Uniformat Code Level 1 DescriptionD - Services ConditionPoor Priority Score44.6334 Location Description Unit Cost\$ 5.84 Quantity1250 SF SubTotal\$ 7,300.00 Total Markup\$ 0.00 Total With Markup\$ 7,300.00 Year Observed2017 Age39 Lifespan40 Remaining Life1 Next Action Required2019 replace plumbing domestic water supply | | \$7,300.00 |
| ID0251 | 2056 Hickorydale: Parking Lots, Asphalt Pavement, Seal & Stripe(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | ComponentParking Lots AttributesAsphalt Pavement ActionSeal & Stripe Uniformat CodeG2022 Master Cost ID23230 Uniformat Code Level 1 DescriptionG - Building Sitework ConditionFair Priority Score44.6192 Location DescriptionAsphalt driveway Located on North side of the home Unit Cost\$ 0.38 Quantity650 SF SubTotal\$ 246.68 Total Markup\$ 0.00 Total With Markup\$ 246.68 Year Observed2017 | | \$500.00 |

| 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 |
| | | Age4 Lifespan5 Remaining Life1 Next Action Required2019 Asphalt is in need of sealing before damage occurs | | |
| ID0258 | 4826 Burkhardt: Gutters & Downspouts, Aluminum w/ Fittings, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts) | ComponentGutters & Downspouts AttributesAluminum w/ Fittings ActionReplace Uniformat CodeB3016 Master Cost ID19759 Uniformat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score44.7173 Location DescriptionMain roof Unit Cost\$ 8.37 Quantity130 LF SubTotal\$ 1,088.33 Total Markup\$ 0.00 Total With Markup\$ 1,088.33 Year Observed2017 Age20 Lifespan10 Remaining Life0 Next Action Required2018 Roof needs to be replaced due to age | | \$1,000.00 |
| ID0259 | 4826 Burkhardt: Exterior Door, Steel, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | ComponentExterior Door AttributesSteel ActionReplace Uniformat CodeB2032 Master Cost ID19581 Uniformat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score80.7258 Location DescriptionFront entrance Unit Cost\$ 950.12 Quantity1 EA SubTotal\$ 950.12 Total Markup\$ 0.00 Total With Markup\$ 950.12 Year Observed2017 | | \$950.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|--|----------|----------------|
| Work Statement for Year 3 2025 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Age26 Lifespan25 Remaining Life0 Next Action Required2018 Replace damaged sliding door. Door does not seal properly. | | |
| ID0261 | 4826 Burkhardt: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | ComponentScreen Door AttributesPlain/Anodized Aluminum ActionReplace Uniformat CodeB2039 Master Cost ID19667 Uniformat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score80.7209 Location DescriptionFront entrance Unit Cost\$ 498.08 Quantity1 EA SubTotal\$ 498.08 Total Markup\$ 0.00 Total With Markup\$ 498.08 Year Observed2017 Age26 Lifespan10 Remaining Life0 Next Action Required2018 Replace damaged sliding door. Door does not seal properly. | | \$500.00 |
| ID0262 | 4826 Burkhardt: Window, Aluminum Double-Glazed 12 SF, 1-2 Stories, Replace(Dwelling Unit-Exterior (1480)-Windows) | ComponentWindow AttributesAluminum Double-Glazed 12 SF, 1-2 Stories ActionReplace Uniformat CodeB2021 Master Cost ID19443 Uniformat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score44.7227 Location Description Unit Cost\$ 584.21 Quantity8 EA SubTotal\$ 4,673.65 Total Markup\$ 0.00 | | \$5,000.00 |

| 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 |
| | | Total With Markup\$ 4,673.65 Year Observed2017 Age39 Lifespan30 Remaining Life0 Next Action Required2018 replace windows | | |
| ID0263 | 4826 Burkhardt: Exterior Door, Fully-Glazed Aluminum-Framed Sliding, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | ComponentExterior Door AttributesFully-Glazed Aluminum-Framed Sliding ActionReplace Unifomat CodeB2031 Master Cost ID19556 Unifomat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score80.7258 Location DescriptionDining Room Unit Cost\$ 2,334.31 Quantity1 EA SubTotal\$ 2,334.31 Total Markup\$ 0.00 Total With Markup\$ 2,334.31 Year Observed2017 Age26 Lifespan25 Remaining Life0 Next Action Required2018 Replace damaged sliding door. Door does not seal properly. | | \$2,300.00 |
| ID0264 | 4826 Burkhardt: Interior Wall Finish, Wood Paneling, Replace(Dwelling Unit-Interior (1480)-Other) | ComponentBaseboards AttributesWood Paneling ActionReplace Unifomat CodeC3012 Master Cost ID20017 Unifomat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.2713 Location Description Unit Cost\$ 23.73 Quantity75 SF SubTotal\$ 1,779.71 Total Markup\$ 0.00 | | \$2,000.00 |

| 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 |
| | | Total With Markup\$ 1,779.71 Year Observed2017 Age39 Lifespan20 Remaining Life0 Next Action Required2018 replace baseboards | | |
| ID0265 | 4826 Burkhardt: Interior Floor Finish, Carpet Residential-Grade Nylon, Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | ComponentInterior Floor Finish AttributesCarpet Residential-Grade Nylon ActionReplace Uniformat CodeC3025 Master Cost ID20084 Uniformat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score1 Location DescriptionLiving room, dining room, hallway, (2) bedrooms. Unit Cost\$ 5.19 Quantity500 SF SubTotal\$ 2,595.65 Total Markup\$ 0.00 Total With Markup\$ 2,595.65 Year Observed2017 Age8 Lifespan7 Remaining Life0 Next Action Required2018 Replace carpet based on wear and tear. | | \$2,500.00 |
| ID0267 | 4826 Burkhardt: Interior Wall Finish, Gypsum Board/Plaster, Replace(Dwelling Unit-Interior (1480)-Other) | ComponentInterior Wall Finish AttributesGypsum Board/Plaster ActionReplace Uniformat CodeC3012 Master Cost ID19966 Uniformat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.2734 Location Description Unit Cost\$ 3.38 Quantity450 SF SubTotal\$ 1,519.65 Total Markup\$ 0.00 Total With Markup\$ 1,519.65 | | \$1,500.00 |

| 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 |
| | | Year Observed2017 Age39 Lifespan40 Remaining Life1 Next Action Required2019 replace 1/2 of drywall | | |
| ID0268 | 4826 Burkhardt: Plumbing System, Sanitary Waste, Replace(Dwelling Unit-Interior (1480)-Plumbing) | ComponentPlumbing System AttributesSanitary Waste ActionReplace Unifomat CodeD2039 Master Cost ID25532 Unifomat Code Level 1 DescriptionD - Services ConditionPoor Priority Score44.5434 Location Description Unit Cost\$ 3.89 Quantity1000 SF SubTotal\$ 3,890.00 Total Markup\$ 0.00 Total With Markup\$ 3,890.00 Year Observed2017 Age39 Lifespan40 Remaining Life1 Next Action Required2019 replace plumbing sanitary drainage | | \$3,800.00 |
| ID0269 | 4826 Burkhardt: Plumbing System, Domestic Supply, Replace(Dwelling Unit-Interior (1480)-Plumbing) | ComponentPlumbing System AttributesDomestic Supply ActionReplace Unifomat CodeD2029 Master Cost ID25531 Unifomat Code Level 1 DescriptionD - Services ConditionPoor Priority Score44.6334 Location Description Unit Cost\$ 5.84 Quantity1000 SF SubTotal\$ 5,840.00 Total Markup\$ 0.00 Total With Markup\$ 5,840.00 Year Observed2017 | | \$5,000.00 |

Capital Fund Program - Five-Year Action Plan

| 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 |
| | | Age39 Lifespan40 Remaining Life1 Next Action Required2019 replace plumbing domestic water supply | | |
| ID0270 | 4826 Burkhardt: Kitchen Counter, Plastic Laminate, Postformed, Replace(Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Kitchen Cabinets) | ComponentKitchen Counter AttributesPlastic Laminate, Postformed ActionReplace Uniformat CodeE2012 Master Cost ID23159 Uniformat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFair Priority Score44.1773 Location DescriptionKitchen Unit Cost\$ 43.90 Quantity10 LF SubTotal\$ 438.96 Total Markup\$ 0.00 Total With Markup\$ 438.96 Year Observed2017 Age6 Lifespan10 Remaining Life4 Next Action Required2022 Replace counter tops based on normal life cycle | | \$500.00 |
| ID0271 | 4826 Burkhardt: Interior Wall Finish, Generic Surface, Prep & Paint(Dwelling Unit-Interior (1480)-Other) | ComponentInterior Wall Finish AttributesGeneral Surface ActionPrep & Paint Uniformat CodeC3012 Master Cost ID26647 Uniformat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.2653 Location DescriptionInterior Unit Cost\$ 1.45 Quantity1000 SF SubTotal\$ 1,450.00 Total Markup\$ 0.00 Total With Markup\$ 1,450.00 | | \$1,500.00 |

| 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 |
| | | Year Observed2017 Age9 Lifespan8 Remaining Life0 Next Action Required2018 Walls of home need repainted due to wear, damage and mold | | |
| ID0278 | 1617 Liscum Drivet: Gutters & Downspouts, Aluminum w/ Fittings, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts) | ComponentGutters & Downspouts AttributesAluminum w/ Fittings ActionReplace Unifomat CodeB3016 Master Cost ID19759 Unifomat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score44.7173 Location DescriptionMain roof Unit Cost\$ 8.37 Quantity110 LF SubTotal\$ 920.90 Total Markup\$ 0.00 Total With Markup\$ 920.90 Year Observed2017 Age20 Lifespan10 Remaining Life0 Next Action Required2018 | | \$1,600.00 |
| ID0279 | 1617 Liscum Drive: Exterior Door, Steel, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | ComponentExterior Door AttributesSteel ActionReplace Unifomat CodeB2032 Master Cost ID19581 Unifomat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score80.7258 Location DescriptionFront entrance & Storage door located on the north side of the home in the back Unit Cost\$ 950.12 Quantity1 EA SubTotal\$ 950.12 Total Markup\$ 0.00 Total With Markup\$ 950.12 Year Observed2017 | | \$950.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|--|---|----------|----------------|
| Work Statement for Year 3 2025 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Age26 Lifespan25 Remaining Life0 Next Action Required2018 Unifomat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score44.7173 Location DescriptionMain roof Unit Cost\$ 8.37 Quantity110 LF SubTotal\$ 920.90 Total Markup\$ 0.00 Total With Markup\$ 920.90 Year Observed2017 Age20 Lifespan10 Remaining Life0 Next Action Required2018 | | |
| ID0280 | 1617 Liscum Drive: Roof, Asphalt Shingle, Replace(Dwelling Unit-Exterior (1480)-Roofs) | ComponentRoof AttributesAsphalt Shingle ActionReplace Unifomat CodeB3011 Master Cost ID19693 Unifomat Code Level 1 DescriptionB - Shell ConditionFair Priority Score44.9014 Location DescriptionMain roof Unit Cost\$ 3.42 Quantity1025 SF SubTotal\$ 3,506.01 Total Markup\$ 0.00 Total With Markup\$ 3,506.01 Year Observed2017 Age16 Lifespan20 Remaining Life4 Next Action Required2022 Roof will need to be replaced due to age | | \$3,500.00 |

| 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 |
| ID0281 | 1617 Liscum Drive: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | ComponentScreen Door AttributesPlain/Anodized Aluminum ActionReplace Unifomat CodeB2039 Master Cost ID19667 Unifomat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score80.7209 Location DescriptionFront entrance Unit Cost\$ 498.08 Quantity1 EA SubTotal\$ 498.08 Total Markup\$ 0.00 Total With Markup\$ 498.08 Year Observed2017 Age26 Lifespan10 Remaining Life0 Next Action Required2018 | | \$500.00 |
| ID0282 | 1617 Liscum Drive: Window, Aluminum Double-Glazed 12 SF, 1-2 Stories, Replace(Dwelling Unit-Exterior (1480)-Windows) | ComponentWindow AttributesAluminum Double-Glazed 12 SF, 1-2 Stories ActionReplace Unifomat CodeB2021 Master Cost ID19443 Unifomat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score44.7227 Location Description Unit Cost\$ 584.21 Quantity8 EA SubTotal\$ 4,673.65 Total Markup\$ 0.00 Total With Markup\$ 4,673.65 Year Observed2017 Age39 Lifespan30 Remaining Life0 Next Action Required2018 replace windows | | \$5,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|--|----------|----------------|
| Work Statement for Year | | | | |
| 3 | 2025 | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0283 | 1617 Liscum Drive: Exterior Door, Fully-Glazed Aluminum-Framed Sliding, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | ComponentExterior Door AttributesFully-Glazed Aluminum-Framed Sliding ActionReplace Unifomat CodeB2031 Master Cost ID19556 Unifomat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score80.7258 Location DescriptionDining Room Unit Cost\$ 2,334.31 Quantity1 EA SubTotal\$ 2,334.31 Total Markup\$ 0.00 Total With Markup\$ 2,334.31 Year Observed2017 Age26 Lifespan25 Remaining Life0 Next Action Required2018 Replace damaged sliding door. Door does not seal properly. | | \$2,300.00 |
| ID0285 | 1617 Liscum Drive: Interior Wall Finish, Wood Paneling, Replace(Dwelling Unit-Interior (1480)-Other) | ComponentBaseboards AttributesWood Paneling ActionReplace Unifomat CodeC3012 Master Cost ID20017 Unifomat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.2713 Location Description Unit Cost\$ 23.73 Quantity80 SF SubTotal\$ 1,898.35 Total Markup\$ 0.00 Total With Markup\$ 1,898.35 Year Observed2017 Age39 Lifespan20 Remaining Life0 Next Action Required2018 replace baseboards | | \$2,300.00 |

| 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 |
| ID0286 | 1617 Liscum Drive: Interior Door, Wood Hollow-Core, Replace(Dwelling Unit-Interior (1480)-Interior Doors) | ComponentInterior Door AttributesWood Hollow-Core ActionReplace Unifomat CodeC1021 Master Cost ID19834 Unifomat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.3613 Location DescriptionBathroom and (1) Bedroom Door damaged Unit Cost\$ 596.52 Quantity2 EA SubTotal\$ 1,193.05 Total Markup\$ 0.00 Total With Markup\$ 1,193.05 Year Observed2017 Age21 Lifespan20 Remaining Life0 Next Action Required2018 2 Interior doors were found damaged. (1) bathroom door and (1) bedroom door. | | \$2,300.00 |
| ID0287 | 1617 Liscum Drive: Interior Ceiling Finish, Gypsum Board/Plaster, Repair(Dwelling Unit-Interior (1480)-Other) | ComponentInterior Ceiling Finish AttributesGypsum Board/Plaster ActionRepair Unifomat CodeC3031 Master Cost ID20104 Unifomat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score80.279 Location DescriptionLiving Room Unit Cost\$ 7.32 Quantity1 SF SubTotal\$ 7.32 Total Markup\$ 0.00 Total With Markup\$ 7.32 Year Observed2017 Age1 Lifespan0 Remaining Life0 Next Action Required2018 Repair damaged living room ceiling. | | \$500.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|--|----------|----------------|
| Work Statement for Year | | | | |
| 3 | 2025 | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0288 | 1617 Liscum Drive: Interior Floor Finish, Carpet Residential-Grade Nylon, Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | ComponentInterior Floor Finish AttributesCarpet Residential-Grade Nylon ActionReplace Unifomat CodeC3025 Master Cost ID20084 Unifomat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.3538 Location DescriptionLiving room and Bedrooms Unit Cost\$ 5.19 Quantity500 SF SubTotal\$ 2,595.65 Total Markup\$ 0.00 Total With Markup\$ 2,595.65 Year Observed2017 Age8 Lifespan7 Remaining Life0 Next Action Required2018 Carpet is soiled and stained beyond repair. Needs replaced. | | \$2,500.00 |
| ID0289 | 1617 Liscum Drive: Interior Wall Finish, Generic Surface, Prep & Paint(Dwelling Unit-Interior (1480)-Other) | ComponentInterior Wall Finish AttributesGeneral Surface ActionPrep & Paint Unifomat CodeC3012 Master Cost ID26647 Unifomat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.2653 Location DescriptionInterior Unit Cost\$ 1.45 Quantity1000 SF SubTotal\$ 1,450.00 Total Markup\$ 0.00 Total With Markup\$ 1,450.00 Year Observed2017 Age9 Lifespan8 Remaining Life0 Next Action Required2018 Walls of home need repainted due to wear, damage and mold | | \$1,500.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|--|----------|----------------|
| Work Statement for Year | | | | |
| 3 | 2025 | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0290 | 1617 Liscum Drive: Water Heater, Electric, Residential, 30 to 52 GAL, Replace(Dwelling Unit-Interior (1480)-Plumbing) | ComponentWater Heater AttributesElectric, Residential, 30 to 52 GAL ActionReplace Unifomat CodeD2023 Master Cost ID20581 Unifomat Code Level 1 DescriptionD - Services ConditionFair Priority Score44.63 Location DescriptionKitchen Unit Cost\$ 1,738.90 Quantity1 EA SubTotal\$ 1,738.90 Total Markup\$ 0.00 Total With Markup\$ 1,738.90 Year Observed2017 Age11 Lifespan15 Remaining Life4 Next Action Required2022 Replace due to normal life cycle | | \$2,000.00 |
| ID0291 | 1617 Liscum Drive: Kitchen Counter, Plastic Laminate, Postformed, Replace(Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Kitchen Cabinets) | ComponentKitchen Counter AttributesPlastic Laminate, Postformed ActionReplace Unifomat CodeE2012 Master Cost ID23159 Unifomat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFair Priority Score44.1773 Location DescriptionKitchen Unit Cost\$ 43.90 Quantity10 LF SubTotal\$ 438.96 Total Markup\$ 0.00 Total With Markup\$ 438.96 Year Observed2017 Age6 Lifespan10 Remaining Life4 Next Action Required2022 Replace counter tops based on normal life cycle | | \$500.00 |

| 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 |
| ID0292 | 1617 Liscum Drive: Landscaping, Mature Tree, Remove/Trim(Dwelling Unit-Site Work (1480)-Landscape) | ComponentLandscaping AttributesMature Tree ActionRemove/Trim Unifomat CodeG2055 Master Cost ID23307 Unifomat Code Level 1 DescriptionG - Building Sitework ConditionPoor Priority Score1 Location DescriptionOvergrown Brush/tree on the east side of the property Unit Cost\$ 1,239.70 Quantity1 EA SubTotal\$ 1,239.70 Total Markup\$ 0.00 Total With Markup\$ 1,239.70 Year Observed2017 Age21 Lifespan20 Remaining Life0 Next Action Required2018 Large overgrown shrub and tree behind home. Needs removed. | | \$1,200.00 |
| ID0293 | 1617 Liscum Drive: Parking Lots, Asphalt Pavement, Seal & Stripe(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | ComponentParking Lots AttributesAsphalt Pavement ActionSeal & Stripe Unifomat CodeG2022 Master Cost ID23230 Unifomat Code Level 1 DescriptionG - Building Sitework ConditionFair Priority Score44.6192 Location DescriptionAsphalt driveway Located on North side of the home Unit Cost\$ 0.38 Quantity650 SF SubTotal\$ 246.68 Total Markup\$ 0.00 Total With Markup\$ 246.68 Year Observed2017 Age4 Lifespan5 Remaining Life1 Next Action Required2019 Asphalt is in need of sealing before damage occurs. | | \$500.00 |

| 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 |
| ID0294 | 1617 Liscum Drive: Interior Wall Finish, Gypsum Board/Plaster, Replace(Dwelling Unit-Interior (1480)-Other) | ComponentInterior Wall Finish AttributesGypsum Board/Plaster ActionReplace Unifomat CodeC3012 Master Cost ID19966 Unifomat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.2734 Location Description Unit Cost\$ 3.38 Quantity2000 SF SubTotal\$ 6,754.00 Total Markup\$ 0.00 Total With Markup\$ 6,754.00 Year Observed2017 Age39 Lifespan40 Remaining Life1 Next Action Required2019 replace drywall | | \$2,000.00 |
| ID0295 | 1617 Liscum Drive: Plumbing System, Sanitary Waste, Replace(Dwelling Unit-Interior (1480)-Plumbing) | ComponentPlumbing System AttributesSanitary Waste ActionReplace Unifomat CodeD2039 Master Cost ID25532 Unifomat Code Level 1 DescriptionD - Services ConditionPoor Priority Score44.5434 Location Description Unit Cost\$ 3.89 Quantity1000 SF SubTotal\$ 3,890.00 Total Markup\$ 0.00 Total With Markup\$ 3,890.00 Year Observed2017 Age39 Lifespan40 Remaining Life1 Next Action Required2019 replace plumbing sanitary drainage | | \$3,800.00 |

| 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 |
| ID0296 | 1617 Liscum Drive: Plumbing System, Domestic Supply, Replace(Dwelling Unit-Interior (1480)-Plumbing) | ComponentPlumbing System AttributesDomestic Supply ActionReplace Uniformat CodeD2029 Master Cost ID25531 Uniformat Code Level 1 DescriptionD - Services ConditionPoor Priority Score44.6334 Location Description Unit Cost\$ 5.84 Quantity1000 SF SubTotal\$ 5,840.00 Total Markup\$ 0.00 Total With Markup\$ 5,840.00 Year Observed2017 Age39 Lifespan40 Remaining Life1 Next Action Required2019 replace plumbing domestic water supply | | \$8,700.00 |
| ID0306 | 3000 Germantown Street: Gutters & Downspouts, Aluminum w/ Fittings, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts) | ComponentGutters & Downspouts AttributesAluminum w/ Fittings ActionReplace Uniformat CodeB3016 Master Cost ID19759 Uniformat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score44.7173 Location DescriptionMain roof Unit Cost\$ 8.37 Quantity110 LF SubTotal\$ 920.90 Total Markup\$ 0.00 Total With Markup\$ 920.90 Year Observed2017 Age20 Lifespan10 Remaining Life0 Next Action Required2018 | | \$1,800.00 |

| 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 |
| ID0307 | 3000 Germantown Street: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | ComponentScreen Door AttributesPlain/Anodized Aluminum ActionReplace Unifomat CodeB2039 Master Cost ID19667 Unifomat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score80.7209 Location DescriptionFront entrance Unit Cost\$ 498.08 Quantity1 EA SubTotal\$ 498.08 Total Markup\$ 0.00 Total With Markup\$ 498.08 Year Observed2017 Age26 Lifespan10 Remaining Life0 Next Action Required2018 | | \$996.00 |
| ID0308 | 3000 Germantown Street: Window, Aluminum Double-Glazed 12 SF, 1-2 Stories, Replace(Dwelling Unit-Exterior (1480)-Windows) | ComponentWindow AttributesAluminum Double-Glazed 12 SF, 1-2 Stories ActionReplace Unifomat CodeB2021 Master Cost ID19443 Unifomat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score44.7227 Location Description Unit Cost\$ 584.21 Quantity8 EA SubTotal\$ 4,673.65 Total Markup\$ 0.00 Total With Markup\$ 4,673.65 Year Observed2017 Age39 Lifespan30 Remaining Life0 Next Action Required2018 replace windows | | \$6,000.00 |

| 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 |
| ID0309 | 3000 Germantown Street: Interior Wall Finish, Wood Paneling, Replace(Dwelling Unit-Interior (1480)-Other) | ComponentBaseboards AttributesWood Paneling ActionReplace Unifomat CodeC3012 Master Cost ID20017 Unifomat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.2713 Location Description Unit Cost\$ 23.73 Quantity80 SF SubTotal\$ 1,898.35 Total Markup\$ 0.00 Total With Markup\$ 1,898.35 Year Observed2017 Age39 Lifespan20 Remaining Life0 Next Action Required2018 replace baseboards | | \$3,000.00 |
| ID0310 | 3000 Germantown Street: Interior Floor Finish, Carpet Residential-Grade Nylon, Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | ComponentInterior Floor Finish AttributesCarpet Residential-Grade Nylon ActionReplace Unifomat CodeC3025 Master Cost ID20084 Unifomat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.3538 Location DescriptionLiving room and Bedrooms Unit Cost\$ 5.19 Quantity500 SF SubTotal\$ 2,595.65 Total Markup\$ 0.00 Total With Markup\$ 2,595.65 Year Observed2017 Age8 Lifespan7 Remaining Life0 Next Action Required2018 Carpet is soiled and stained beyond repair. Needs replaced. | | \$2,500.00 |

| 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 |
| ID0311 | 3000 Germantown Street: Parking Lots, Asphalt Pavement, Seal & Stripe(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | ComponentParking Lots AttributesAsphalt Pavement ActionSeal & Stripe Uniformat CodeG2022 Master Cost ID23230 Uniformat Code Level 1 DescriptionG - Building Sitework ConditionFair Priority Score44.6192 Location DescriptionAsphalt driveway Located on North side of the home Unit Cost\$ 0.38 Quantity650 SF SubTotal\$ 246.68 Total Markup\$ 0.00 Total With Markup\$ 246.68 Year Observed2017 Age4 Lifespan5 Remaining Life1 Next Action Required2019 Asphalt is in need of sealing before damage occurs | | \$500.00 |
| ID0312 | 3000 Germantown Street: Interior Wall Finish, Gypsum Board/Plaster, Replace(Dwelling Unit-Interior (1480)-Other) | ComponentInterior Wall Finish AttributesGypsum Board/Plaster ActionReplace Uniformat CodeC3012 Master Cost ID19966 Uniformat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.2734 Location Description Unit Cost\$ 3.38 Quantity2000 SF SubTotal\$ 6,754.00 Total Markup\$ 0.00 Total With Markup\$ 6,754.00 Year Observed2017 Age39 Lifespan40 Remaining Life1 Next Action Required2019 replace drywall | | \$2,700.00 |

| 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 |
| ID0313 | 3000 Germantown Street: Interior Wall Finish, Generic Surface, Prep & Paint(Dwelling Unit-Interior (1480)-Other) | ComponentInterior Wall Finish AttributesGeneral Surface ActionPrep & Paint Unifomat CodeC3012 Master Cost ID26647 Unifomat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.2653 Location DescriptionInterior Unit Cost\$ 1.45 Quantity1000 SF SubTotal\$ 1,450.00 Total Markup\$ 0.00 Total With Markup\$ 1,450.00 Year Observed2017 Age9 Lifespan8 Remaining Life0 Next Action Required2018 Walls of home need repainted due to wear, damage and mold | | \$1,500.00 |
| ID0314 | 3000 Germantown Street: Plumbing System, Sanitary Waste, Replace(Dwelling Unit-Interior (1480)-Plumbing) | ComponentPlumbing System AttributesSanitary Waste ActionReplace Unifomat CodeD2039 Master Cost ID25532 Unifomat Code Level 1 DescriptionD - Services ConditionPoor Priority Score44.5434 Location Description Unit Cost\$ 3.89 Quantity1000 SF SubTotal\$ 3,890.00 Total Markup\$ 0.00 Total With Markup\$ 3,890.00 Year Observed2017 Age39 Lifespan40 Remaining Life1 Next Action Required2019 replace plumbing sanitary drainage | | \$6,800.00 |

| 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 |
| ID0315 | 3000 Germantown Street: Plumbing System, Domestic Supply, Replace(Dwelling Unit-Interior (1480)-Plumbing) | ComponentPlumbing System AttributesDomestic Supply ActionReplace Uniformat CodeD2029 Master Cost ID25531 Uniformat Code Level 1 DescriptionD - Services ConditionPoor Priority Score44.6334 Location Description Unit Cost\$ 5.84 Quantity1000 SF SubTotal\$ 5,840.00 Total Markup\$ 0.00 Total With Markup\$ 5,840.00 Year Observed2017 Age39 Lifespan40 Remaining Life1 Next Action Required2019 replace plumbing domestic water supply | | \$5,800.00 |
| ID0321 | 1822 Ditzel Avenue: Gutters & Downspouts, Aluminum w/ Fittings, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts) | ComponentGutters & Downspouts AttributesAluminum w/ Fittings ActionReplace Uniformat CodeB3016 Master Cost ID19759 Uniformat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score44.7173 Location DescriptionMain roof Unit Cost\$ 8.37 Quantity110 LF SubTotal\$ 920.90 Total Markup\$ 0.00 Total With Markup\$ 920.90 Year Observed2017 Age20 Lifespan10 Remaining Life0 Next Action Required2018 | | \$2,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|---|----------|----------------|
| Work Statement for Year 3 2025 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| ID0322 | 1822 Ditzel Avenue: Exterior Door, Steel, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | ComponentExterior Door AttributesSteel ActionReplace Unifomat CodeB2032 Master Cost ID19581 Unifomat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score80.7258 Location DescriptionFront entrance & Storage door located on the north side of the home in the back Unit Cost\$ 950.12 Quantity1 EA SubTotal\$ 950.12 Total Markup\$ 0.00 Total With Markup\$ 950.12 Year Observed2017 Age26 Lifespan25 Remaining Life0 Next Action Required2018 Unifomat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score44.7173 Location DescriptionMain roof Unit Cost\$ 8.37 Quantity110 LF SubTotal\$ 920.90 Total Markup\$ 0.00 Total With Markup\$ 920.90 Year Observed2017 Age20 Lifespan10 Remaining Life0 Next Action Required2018 | | \$950.00 |
| ID0323 | 1822 Ditzel Avenue: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | ComponentScreen Door AttributesPlain/Anodized Aluminum ActionReplace Unifomat CodeB2039 Master Cost ID19667 Unifomat Code Level 1 DescriptionB - Shell ConditionPoor | | \$500.00 |

Capital Fund Program - Five-Year Action Plan

| 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 |
| | | Priority Score80.7209 Location DescriptionFront entrance Unit Cost\$ 498.08 Quantity1 EA SubTotal\$ 498.08 Total Markup\$ 0.00 Total With Markup\$ 498.08 Year Observed2017 Age26 Lifespan10 Remaining Life0 Next Action Required2018 | | |
| ID0324 | 1822 Ditzel Avenue: Window, Aluminum Double-Glazed 12 SF, 1-2 Stories, Replace(Dwelling Unit-Exterior (1480)-Windows) | ComponentWindow AttributesAluminum Double-Glazed 12 SF, 1-2 Stories ActionReplace Unifomat CodeB2021 Master Cost ID19443 Unifomat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score44.7227 Location Description Unit Cost\$ 584.21 Quantity8 EA SubTotal\$ 4,673.65 Total Markup\$ 0.00 Total With Markup\$ 4,673.65 Year Observed2017 Age39 Lifespan30 Remaining Life0 Next Action Required2018 replace windows | | \$4,600.00 |
| ID0325 | 1822 Ditzel Avenue: Interior Wall Finish, Wood Paneling, Replace(Dwelling Unit-Interior (1480)-Other) | ComponentBaseboards AttributesWood Paneling ActionReplace Unifomat CodeC3012 Master Cost ID20017 Unifomat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.2713 Location Description | | \$3,000.00 |

| 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 |
| | | Unit Cost\$ 23.73 Quantity80 SF SubTotal\$ 1,898.35 Total Markup\$ 0.00 Total With Markup\$ 1,898.35 Year Observed2017 Age39 Lifespan20 Remaining Life0 Next Action Required2018 replace baseboards | | |
| ID0326 | 1822 Ditzel Avenue: Interior Wall Finish, Gypsum Board/Plaster, Replace(Dwelling Unit-Interior (1480)-Other) | ComponentInterior Wall Finish AttributesGypsum Board/Plaster ActionReplace Unifomat CodeC3012 Master Cost ID19966 Unifomat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.2734 Location Description Unit Cost\$ 3.38 Quantity2000 SF SubTotal\$ 6,754.00 Total Markup\$ 0.00 Total With Markup\$ 6,754.00 Year Observed2017 Age39 Lifespan40 Remaining Life1 Next Action Required2019 replace drywall | | \$2,000.00 |
| ID0327 | 1822 Ditzel Avenue: Interior Floor Finish, Wood Strip, Sand & Refinish(Dwelling Unit-Interior (1480)-Flooring (non routine)) | ComponentInterior Floor Finish AttributesWood Strip ActionRefinish Unifomat CodeC3024 Master Cost ID20075 Unifomat Code Level 1 DescriptionC - Interiors ConditionFair Priority Score1 Location DescriptionLiving room, dining room, hallway, (2) bedrooms. Unit Cost\$ 3.68 | | \$2,300.00 |

| 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 |
| | | Quantity650 SF SubTotal\$ 2,390.44 Total Markup\$ 0.00 Total With Markup\$ 2,390.44 Year Observed2017 Age9 Lifespan10 Remaining Life1 Next Action Required2019 Replace carpet based on wear and tear. | | |
| ID0328 | 1822 Ditzel Avenue: Plumbing System, Sanitary Waste, Replace(Dwelling Unit-Interior (1480)-Plumbing) | ComponentPlumbing System AttributesSanitary Waste ActionReplace Unifomat CodeD2039 Master Cost ID25532 Unifomat Code Level 1 DescriptionD - Services ConditionPoor Priority Score44.5434 Location Description Unit Cost\$ 3.89 Quantity1000 SF SubTotal\$ 3,890.00 Total Markup\$ 0.00 Total With Markup\$ 3,890.00 Year Observed2017 Age39 Lifespan40 Remaining Life1 Next Action Required2019 replace plumbing sanitary drainage | | \$6,200.00 |
| ID0330 | 1822 Ditzel Avenue: Kitchen Counter, Plastic Laminate, Postformed, Replace(Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Kitchen Cabinets) | ComponentKitchen Counter AttributesPlastic Laminate, Postformed ActionReplace Unifomat CodeE2012 Master Cost ID23159 Unifomat Code Level 1 DescriptionE - Equipment & Furnishings ConditionFair Priority Score44.1773 Location DescriptionKitchen Unit Cost\$ 43.90 Quantity10 LF | | \$500.00 |

Capital Fund Program - Five-Year Action Plan

| 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 |
| | | SubTotal\$ 438.96 Total Markup\$ 0.00 Total With Markup\$ 438.96 Year Observed2017 Age6 Lifespan10 Remaining Life4 Next Action Required2022 Replace counter tops based on normal life cycle | | |
| ID0331 | 1822 Ditzel Avenue: Interior Wall Finish, Generic Surface, Prep & Paint(Dwelling Unit-Interior (1480)-Other) | ComponentInterior Wall Finish AttributesGeneral Surface ActionPrep & Paint Uniformat CodeC3012 Master Cost ID26647 Uniformat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.2653 Location DescriptionInterior Unit Cost\$ 1.45 Quantity1000 SF SubTotal\$ 1,450.00 Total Markup\$ 0.00 Total With Markup\$ 1,450.00 Year Observed2017 Age9 Lifespan8 Remaining Life0 Next Action Required2018 Walls of home need repainted due to wear, damage and mold | | \$1,500.00 |
| ID0332 | 1822 Ditzel Avenue: Parking Lots, Asphalt Pavement, Seal & Stripe(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking) | ComponentParking Lots AttributesAsphalt Pavement ActionSeal & Stripe Uniformat CodeG2022 Master Cost ID23230 Uniformat Code Level 1 DescriptionG - Building Sitework ConditionFair Priority Score44.6192 Location DescriptionAsphalt driveway Located on North side of the home Unit Cost\$ 0.38 Quantity650 SF SubTotal\$ 246.68 | | \$500.00 |

Capital Fund Program - Five-Year Action Plan

| 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 |
| | | Total Markup\$ 0.00 Total With Markup\$ 246.68 Year Observed2017 Age4 Lifespan5 Remaining Life1 Next Action Required2019 Asphalt is in need of sealing before damage occurs | | |
| ID0340 | 1706 Hannibal Court: Gutters & Downspouts, Aluminum w/ Fittings, Replace(Dwelling Unit-Exterior (1480)-Gutters - Downspouts) | ComponentGutters & Downspouts AttributesAluminum w/ Fittings ActionReplace Uniformat CodeB3016 Master Cost ID19759 Uniformat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score44.7173 Location DescriptionMain roof Unit Cost\$ 8.37 Quantity110 LF SubTotal\$ 920.90 Total Markup\$ 0.00 Total With Markup\$ 920.90 Year Observed2017 Age20 Lifespan10 Remaining Life0 Next Action Required2018 | | \$853.00 |
| ID0342 | 1706 Hannibal Court: Exterior Door, Steel, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | ComponentExterior Door AttributesSteel ActionReplace Uniformat CodeB2032 Master Cost ID19581 Uniformat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score80.7258 Location DescriptionFront entrance & Storage door located on the north side of the home in the back Unit Cost\$ 950.12 Quantity1 EA SubTotal\$ 950.12 Total Markup\$ 0.00 | | \$950.00 |

| | | | | |
|---|--------------------------------|---|-----------------|-----------------------|
| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
| Work Statement for Year 3 | | 2025 | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |

Total With Markup\$ 950.12
 Year Observed2017
 Age26
 Lifespan25
 Remaining Life0
 Next Action Required2018
 Uniformat Code Level 1 DescriptionB - Shell
 ConditionPoor
 Priority Score44.7173
 Location DescriptionMain roof
 Unit Cost\$ 8.37
 Quantity110 LF
 SubTotal\$ 920.90
 Total Markup\$ 0.00
 Total With Markup\$ 920.90
 Year Observed2017
 Age20
 Lifespan10
 Remaining Life0
 Next Action Required2018

| | | | | |
|--------|--|--|--|----------|
| ID0343 | 1706 Hannibal Court: Screen Door, Plain/Anodized Aluminum, Replace(Dwelling Unit-Exterior (1480)-Exterior Doors) | ComponentScreen Door AttributesPlain/Anodized Aluminum ActionReplace Uniformat CodeB2039 Master Cost ID19667 Uniformat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score80.7209 Location DescriptionFront entrance Unit Cost\$ 498.08 Quantity1 EA SubTotal\$ 498.08 Total Markup\$ 0.00 Total With Markup\$ 498.08 Year Observed2017 Age26 Lifespan10 Remaining Life0 Next Action Required2018 | | \$500.00 |
|--------|--|--|--|----------|

Capital Fund Program - Five-Year Action Plan

| 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 |
| ID0344 | 1706 Hannibal Court: Window, Aluminum Double-Glazed 12 SF, 1-2 Stories, Replace(Dwelling Unit-Exterior (1480)-Windows) | ComponentWindow AttributesAluminum Double-Glazed 12 SF, 1-2 Stories ActionReplace Uniformat CodeB2021 Master Cost ID19443 Uniformat Code Level 1 DescriptionB - Shell ConditionPoor Priority Score44.7227 Location Description Unit Cost\$ 584.21 Quantity\$ EA SubTotal\$ 4,673.65 Total Markup\$ 0.00 Total With Markup\$ 4,673.65 Year Observed2017 Age39 Lifespan30 Remaining Life0 Next Action Required2018 replace windows | | \$4,600.00 |
| ID0345 | 1706 Hannibal Court: Interior Wall Finish, Wood Paneling, Replace(Dwelling Unit-Interior (1480)-Other) | ComponentBaseboards AttributesWood Paneling ActionReplace Uniformat CodeC3012 Master Cost ID20017 Uniformat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.2713 Location Description Unit Cost\$ 23.73 Quantity80 SF SubTotal\$ 1,898.35 Total Markup\$ 0.00 Total With Markup\$ 1,898.35 Year Observed2017 Age39 Lifespan20 Remaining Life0 Next Action Required2018 replace baseboards | | \$3,000.00 |

| 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 |
| ID0346 | 1706 Hannibal Court: Interior Door, Wood Hollow-Core, Replace(Dwelling Unit-Interior (1480)-Interior Doors) | ComponentInterior Door AttributesWood Hollow-Core ActionReplace Unifomat CodeC1021 Master Cost ID19834 Unifomat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.3613 Location DescriptionBathroom and (1) Bedroom Door damaged Unit Cost\$ 596.52 Quantity2 EA SubTotal\$ 1,193.05 Total Markup\$ 0.00 Total With Markup\$ 1,193.05 Year Observed2017 Age21 Lifespan20 Remaining Life0 Next Action Required2018 2 Interior doors were found damaged. (1) bathroom door and (1) bedroom door. | | \$600.00 |
| ID0347 | 1706 Hannibal Court: Interior Floor Finish, Carpet Residential-Grade Nylon, Replace(Dwelling Unit-Interior (1480)-Flooring (non routine)) | ComponentInterior Floor Finish AttributesCarpet Residential-Grade Nylon ActionReplace Unifomat CodeC3025 Master Cost ID20084 Unifomat Code Level 1 DescriptionC - Interiors ConditionFair Priority Score44.3538 Location DescriptionLiving Room, Stairs, 1st floor Bedroom, (4) 2nd floor bedrooms and hallway. Unit Cost\$ 5.19 Quantity1000 SF SubTotal\$ 5,191.30 Total Markup\$ 0.00 Total With Markup\$ 5,191.30 Year Observed2017 Age3 Lifespan7 Remaining Life4 Next Action Required2022 Replace carpet based on normal life cvcle. | | \$2,500.00 |

| 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 |
| ID0348 | 1706 Hannibal Court: Water Heater, Electric, Residential, 30 to 52 GAL, Replace(Dwelling Unit-Interior (1480)-Plumbing) | ComponentWater Heater AttributesElectric, Residential, 30 to 52 GAL ActionReplace Unifomat CodeD2023 Master Cost ID20581 Unifomat Code Level 1 DescriptionD - Services ConditionFair Priority Score44.63 Location DescriptionKitchen Unit Cost\$ 1,738.90 Quantity1 EA SubTotal\$ 1,738.90 Total Markup\$ 0.00 Total With Markup\$ 1,738.90 Year Observed2017 Age11 Lifespan15 Remaining Life4 Next Action Required2022 Replace due to normal life cycle. | | \$2,000.00 |
| ID0349 | 1706 Hannibal Court: 1617 Liscum Drive: Parking Lots, Asphalt Pavement, Seal & Stripe(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving) | ComponentRoadways AttributesConcrete Pavement ActionReplace Unifomat CodeG2012 Master Cost ID23218 Unifomat Code Level 1 DescriptionG - Building Sitework ConditionPoor Priority Score44.6327 Location DescriptionDriveway Apron Unit Cost\$ 8.00 Quantity175 SF SubTotal\$ 1,400.00 Total Markup\$ 0.00 Total With Markup\$ 1,400.00 Year Observed2017 Age31 Lifespan30 Remaining Life0 Next Action Required2018 Driveway needs sealed to maintain integrity. | | \$1,400.00 |

| 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 |
| ID0350 | 1706 Hannibal Court: Roadways, Concrete Pavement, Replace(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving) | ComponentRoadways AttributesConcrete Pavement ActionReplace Uniformat CodeG2012 Master Cost ID23218 Uniformat Code Level 1 DescriptionG - Building Sitework ConditionPoor Priority Score44.6327 Location DescriptionDriveway Apron Unit Cost\$ 8.00 Quantity175 SF SubTotal\$ 1,400.00 Total Markup\$ 0.00 Total With Markup\$ 1,400.00 Year Observed2017 Age31 Lifespan30 Remaining Life0 Next Action Required2018 Driveway needs sealed to maintain integrity. | | \$1,400.00 |
| ID0351 | 1706 Hannibal Court: Parking Lots, Asphalt Pavement, Seal & Stripe(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving.Dwelling Unit-Site Work (1480)-Parking) | ComponentParking Lots AttributesAsphalt Pavement ActionSeal & Stripe Uniformat CodeG2022 Master Cost ID23230 Uniformat Code Level 1 DescriptionG - Building Sitework ConditionFair Priority Score44.6192 Location DescriptionAsphalt driveway Located on North side of the home Unit Cost\$ 0.38 Quantity650 SF SubTotal\$ 246.68 Total Markup\$ 0.00 Total With Markup\$ 246.68 Year Observed2017 Age4 Lifespan5 Remaining Life1 Next Action Required2019 Asphalt is in need of sealing before damage occurs | | \$500.00 |

| 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 |
| ID0352 | 1706 Hannibal Court: Interior Wall Finish, Gypsum Board/Plaster, Replace(Dwelling Unit-Interior (1480)-Other) | ComponentInterior Wall Finish AttributesGypsum Board/Plaster ActionReplace Unifomat CodeC3012 Master Cost ID19966 Unifomat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.2734 Location Description Unit Cost\$ 3.38 Quantity2000 SF SubTotal\$ 6,754.00 Total Markup\$ 0.00 Total With Markup\$ 6,754.00 Year Observed2017 Age39 Lifespan40 Remaining Life1 Next Action Required2019 replace drywall | | \$2,500.00 |
| ID0353 | 1706 Hannibal Court: Plumbing System, Sanitary Waste, Replace(Dwelling Unit-Interior (1480)-Plumbing) | ComponentPlumbing System AttributesSanitary Waste ActionReplace Unifomat CodeD2039 Master Cost ID25532 Unifomat Code Level 1 DescriptionD - Services ConditionPoor Priority Score44.5434 Location Description Unit Cost\$ 3.89 Quantity1000 SF SubTotal\$ 3,890.00 Total Markup\$ 0.00 Total With Markup\$ 3,890.00 Year Observed2017 Age39 Lifespan40 Remaining Life1 Next Action Required2019 replace plumbing sanitary drainage | | \$5,600.00 |

| 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 |
| ID0354 | 1706 Hannibal Court: Plumbing System, Domestic Supply, Replace(Dwelling Unit-Interior (1480)-Plumbing) | ComponentPlumbing System AttributesDomestic Supply ActionReplace Unifomat CodeD2029 Master Cost ID25531 Unifomat Code Level 1 DescriptionD - Services ConditionPoor Priority Score44.6334 Location Description Unit Cost\$ 5.84 Quantity1000 SF SubTotal\$ 5,840.00 Total Markup\$ 0.00 Total With Markup\$ 5,840.00 Year Observed2017 Age39 Lifespan40 Remaining Life1 Next Action Required2019 replace plumbing domestic water supply | | \$8,400.00 |
| ID0355 | 1706 Hannibal Court: Interior Wall Finish, Generic Surface, Prep & Paint(Dwelling Unit-Interior (1480)-Other) | ComponentInterior Wall Finish AttributesGeneral Surface ActionPrep & Paint Unifomat CodeC3012 Master Cost ID26647 Unifomat Code Level 1 DescriptionC - Interiors ConditionPoor Priority Score44.2653 Location DescriptionInterior Unit Cost\$ 1.45 Quantity1000 SF SubTotal\$ 1,450.00 Total Markup\$ 0.00 Total With Markup\$ 1,450.00 Year Observed2017 Age9 Lifespan8 Remaining Life0 Next Action Required2018 | | \$1,700.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|----------------------------|---|----------|----------------|
| Work Statement for Year 3 2025 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | Walls of home need repainted due to wear, damage and mold | | |
| | Subtotal of Estimated Cost | | | \$6,864,913.00 |

Capital Fund Program - Five-Year Action Plan

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|---|----------|----------------|
| Work Statement for Year 4 2026 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | DESOTO BASS COURTS (OH005000007) | | | \$5,754,316.38 |
| ID1225 | Hilltop Homes Demolition(Dwelling Unit - Demolition (1480)) | The demolition and disposition of Hilltop Homes | | \$2,750,570.08 |
| ID1226 | Desoto Bass Conversion(RAD (1503)) | Desoto Bass RAD conversion | | \$3,003,746.30 |
| | PARK MANOR (OH005000005) | | | \$265,853.44 |
| ID1230 | AMP 5: Debt Services(Loan Debt Obligation (9002)) | Pay CFP Debt | | \$265,853.44 |
| | MOUNT CREST (OH005000004) | | | \$265,853.44 |
| ID1231 | AMP 4: Debt Services(Loan Debt Obligation (9002)) | Pay CFP debt | | \$265,853.44 |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development
 Office of Public and Indian Housing
 2577-0274
 02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|--|---|--|----------|----------------|
| Work Statement for Year | | 4 | 2026 | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | WENTWORTH (OH005000002) | | | \$26,585.44 |
| ID1232 | Amp 2: Debt Services(Loan Debt Obligation (9002)) | Pay CFP debt | | \$26,585.44 |
| | AUTHORITY-WIDE (NAWASD) | | | \$687,391.30 |
| ID1233 | Administration(Administration (1410)-Other,Administration (1410)-Salaries,Administration (1410)-Sundry) | Program administration | | \$687,391.30 |
| | Subtotal of Estimated Cost | | | \$7,000,000.00 |

| Part II: Supporting Pages - Physical Needs Work Statements (s) | | | | |
|---|-------------------------|--|----------|----------------|
| Work Statement for Year 5 2027 | | | | |
| Identifier | Development Number/Name | General Description of Major Work Categories | Quantity | Estimated Cost |
| | | | | |

| Part III: Supporting Pages - Management Needs Work Statements (s) | |
|---|-----------------------|
| Work Statement for Year 1 | 2023 |
| Development Number/Name General Description of Major Work Categories | Estimated Cost |
| Housing Authority Wide | |
| Administration(Administration (1410)-Salaries) | \$687,391.30 |
| Operations(Operations (1406)) | \$1,587,638.00 |
| Operations(Operations (1406)) | \$1,374,782.60 |
| RAD Post-Conversion Costs Activities(RAD (1503)) | \$1,088,078.48 |
| UFAS & 504(Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Electrical,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)-Tubs and Showers,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Non-Dwelling Exterior (1480)-Doors,Non-Dwelling Interior (1480)-Appliances,Non-Dwelling Interior (1480)- | \$8,175.52 |
| RAD Investment Activities(RAD Investment Activity (1504)) | \$24,527.26 |

| Part III: Supporting Pages - Management Needs Work Statements (s) | |
|---|-----------------------|
| Work Statement for Year 1 | 2023 |
| Development Number/Name General Description of Major Work Categories | Estimated Cost |
| Resident Relocation & Mobility Counseling(Contract Administration (1480)-Relocation) | \$8,175.52 |
| Resident Relocation & Mobility Counseling(Contract Administration (1480)-Relocation) | \$8,175.52 |
| Resident Relocation & Mobility Counseling(Contract Administration (1480)-Relocation) | \$8,175.52 |
| Fees and Cost(Contract Administration (1480)-Other,Contract Administration (1480)-Other Fees and Costs) | \$8,175.52 |
| Fees and Cost(Contract Administration (1480)-Other,Contract Administration (1480)-Other Fees and Costs) | \$100,000.00 |
| Contingency(Contract Administration (1480)-Contingency) | \$8,175.52 |
| Contingency(Contract Administration (1480)-Contingency) | \$8,175.52 |

| Part III: Supporting Pages - Management Needs Work Statements (s) | |
|---|-----------------------|
| Work Statement for Year 1 | 2023 |
| Development Number/Name General Description of Major Work Categories | Estimated Cost |
| Contingency(Contract Administration (1480)-Contingency) | \$8,175.52 |
| RAD Investment Activities(RAD Investment Activity (1504)) | \$8,175.52 |
| RAD Investment Activities(RAD Investment Activity (1504)) | \$488,573.54 |
| RAD Investment Activities(RAD Investment Activity (1504)) | \$8,175.52 |
| RAD HAP(RAD (1503)) | \$8,175.52 |
| RAD HAP(RAD (1503)) | \$8,175.52 |
| RAD Post-Conversion Costs Activities(RAD (1503)) | \$8,175.52 |

| Part III: Supporting Pages - Management Needs Work Statements (s) | |
|---|-----------------------|
| Work Statement for Year 1 | 2023 |
| Development Number/Name General Description of Major Work Categories | Estimated Cost |
| Fees and Cost(Contract Administration (1480)-Other,Contract Administration (1480)-Other Fees and Costs) | \$8,175.52 |
| Resident Relocation & Mobility Counseling(Contract Administration (1480)-Relocation) | \$8,175.52 |
| Copy of UFAS & 504(Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Electrical,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)-Tubs and Showers,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Non-Dwelling Exterior (1480)-Doors,Non-Dwelling Interior (1480)- | \$100,000.00 |
| RAD HAP(RAD (1503)) | \$8,175.52 |
| RAD HAP(RAD (1503)) | \$20,000.00 |
| Subtotal of Estimated Cost | \$5,601,799.50 |

| Part III: Supporting Pages - Management Needs Work Statements (s) | |
|---|-----------------------|
| Work Statement for Year 2 | 2024 |
| Development Number/Name General Description of Major Work Categories | Estimated Cost |
| Housing Authority Wide | |
| Operations(Operations (1406)) | \$1,374,782.60 |
| Contingency(Contract Administration (1480)-Contingency) | \$5,000.00 |
| Administration(Administration (1410)-Salaries) | \$687,391.30 |
| Fees and Cost(Contract Administration (1480)-Other Fees and Costs,Contract Administration (1480)-Other) | \$100,000.00 |
| Resident Relocation & Mobility Counseling(Contract Administration (1480)-Relocation) | \$8,175.52 |
| RAD Investment Activities(RAD Investment Activity (1504)) | \$20,000.00 |

| Part III: Supporting Pages - Management Needs Work Statements (s) | |
|---|-----------------------|
| Work Statement for Year 2 | 2024 |
| Development Number/Name General Description of Major Work Categories | Estimated Cost |
| RAD HAP(RAD (1503)) | \$20,000.00 |
| Subtotal of Estimated Cost | \$2,215,349.42 |

| Part III: Supporting Pages - Management Needs Work Statements (s) | |
|---|-----------------------|
| Work Statement for Year 3 | 2025 |
| Development Number/Name General Description of Major Work Categories | Estimated Cost |
| Housing Authority Wide | |
| Administration(Administration (1410)-Salaries) | \$687,391.30 |
| Subtotal of Estimated Cost | \$687,391.30 |

| Part III: Supporting Pages - Management Needs Work Statements (s) | |
|---|-----------------------|
| Work Statement for Year 4 | 2026 |
| Development Number/Name General Description of Major Work Categories | Estimated Cost |
| Housing Authority Wide | |
| Administration(Administration (1410)-Other,Administration (1410)-Salaries,Administration (1410)-Sundry) | \$687,391.30 |
| Subtotal of Estimated Cost | \$687,391.30 |