

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 2026	Work Statement for Year 2 2027	Work Statement for Year 3 2028	Work Statement for Year 4 2029	Work Statement for Year 5 2030
	WESTDALE (OH005000003)	\$54,003.00	\$75,000.00	\$406,000.00	\$500,000.00	\$350,000.00
	WENTWORTH (OH005000002)	\$364,002.00		\$941,853.44	\$500,000.00	\$200,000.00
	WILKINSON PLAZA (OH005000006)	\$304,134.56	\$355,000.00	\$478,998.00	\$10,000.00	
	DESOTO BASS COURTS (OH005000007)	\$883,004.00	\$3,000,000.00	\$744,998.00	\$903,467.00	\$2,200,000.00
	DAYTON VIEW SENIOR VILLAGE AND COMMONS	\$535,454.44		\$480,000.00	\$50,000.00	\$1,000,000.00
	GRAND AVENUE (ELDERLY) (OH005000001)	\$17,548.30	\$500.00	\$1,051,044.12	\$3,951,531.00	
	PARK MANOR (OH005000005)	\$350,002.60	\$5,000.00	\$250,000.00	\$500,000.00	\$1,958,999.00
	WINDCLIFF VILLAGE (OH005000013)	\$572,310.70	\$31,254.00	\$60,001.00		
	MOUNT CREST (OH005000004)	\$1,032,003.00		\$749,353.44	\$500,000.00	\$1,300,000.00
	GERMANTOWN VILLAGE (OH005000014)	\$7,001.00				

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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 2026	Work Statement for Year 2 2027	Work Statement for Year 3 2028	Work Statement for Year 4 2029	Work Statement for Year 5 2030
	AUDUBON CROSSING (OH005000016)	\$22,001.00				
	SCATTERED SITES (H.O.) (OH005000010)	\$9,001.00				
	AUTHORITY-WIDE	\$3,191,799.40	\$3,548,245.00	\$1,690,751.00	\$1.00	
	TELFORD & CORONA (OH005071000)	\$1,001.00		\$162,000.00		
	PARKSIDE HOMES (OH005000008)				\$100,000.00	\$6,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year		1	2026	
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	WESTDALE (OH005000003)			\$54,003.00
ID0001933	Westdale: Balcony Railings, Handrails, Metal, Replace(Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc)	Balcony Railings, Handrails, Metal, Replace25270320LF		\$5,000.00
ID0001960	AMP 3: Contract Administration(Contract Administration (1480)-Audit,Contract Administration (1480)-Contingency,Contract Administration (1480)-Other,Contract Administration (1480)-Other Fees and Costs,Contract Administration (1480)-Relocation)	Contract Administration		\$1,000.00
ID0001980	AMP 3: Disposition Costs (Dwelling Unit-Development (1480)-Other)	Costs related to disposition for properties as identified in GDPM's redevelopment plan.		\$5,000.00
ID0001987	AMP 3 RAD Investment, Predevelopment and HAP(RAD Investment Activity (1504))	GDPM has a Portfolio RAD CHAP Award - item includes all costs associated with the RAD including, but not limited to, soft costs, hard construction costs. Further includes funding needed and approved by HUD post-RAD closing		\$1.00
ID0002017	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.		\$8,000.00
ID0002031	AMP 3: RAD Investment Activities (RAD Investment Activity (1504))	AMP 3: RAD Investment Activities Commitment of CFP Funds for RAD redevelopment work		\$1.00

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year 1 2026</b>				
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002046	AMP 3: Housing Hazards Work(Housing Related Hazards (1480)-Clearance Examinations-Pest Infestation,Housing Related Hazards (1480)-Clearance Examinations-Radon,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Asbestos,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Carbon Monoxide,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Fire Hazard(s),Housing Related Hazards (1480)-Evaluation/Risk Assessment-Lead-Based Paint,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Mold,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Other,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Pest Infestation,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Radon,Housing Related Hazards (1480)-Hazard Controls-Asbestos,Housing Related Hazards (1480)-Hazard Controls-Carbon Monoxide,Housing Related Hazards (1480)-Hazard Controls-Fire Hazard(s),Housing Related Hazards (1480)-Hazard Controls-Lead-Based Paint,Housing Related Hazards (1480)-Hazard Controls-Mold,Housing Related Hazards (1480)-Hazard Controls-Other,Housing Related Hazards (1480)-Hazard Controls-Pest Infestation,Housing Related Hazards (1480)-Hazard Controls-Radon,Housing Related Hazards (1480)-Inspections-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Asbestos,Housing Related Hazards (1480)-Relocation-Carbon Monoxide,Housing Related Hazards (1480)-Relocation-Fire Hazard(s),Housing Related Hazards (1480)-Relocation-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Mold,Housing Related Hazards (1480)-Relocation-Other,Housing Related Hazards (1480)-Relocation-Pest Infestation,Housing Related Hazards (1480)-Relocation-Radon,Housing Related Hazards (1480)-Clearance Examinations-Asbestos,Housing Related Hazards (1480)-Clearance Examinations-Carbon Monoxide,Housing Related Hazards (1480)-Clearance Examinations-Fire Hazard(s),Housing Related Hazards (1480)-Clearance Examinations-Lead-Based Paint,Housing Related Hazards (1480)-Clearance Examinations-Mold ,Housing Related Hazards (1480)-Clearance Examinations-Other)	Repairs for any items at the properties that fall under the category of life and safety.		\$20,000.00
ID0002052	AMP 3 RAD HAP(RAD (1503))	HAP Contract		\$10,000.00
ID0002059	AMP 3 RAD Post Conversion Costs Activities(RAD (1503))	As the Authority is on the short list of receiving CHAPS for our portfolio, money \$20,000.00 will be used for RAD conversions.		\$5,000.00
ID0002066	AMP 3 RAD HAP(RAD (1503))	HAP Payment		\$1.00

## Capital Fund Program - Five-Year Action Plan

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b>		<b>1</b>	<b>2026</b>	
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
	WENTWORTH (OH005000002)			\$364,002.00
ID0001935	Wentworth/Caliph Court/Cornell Ridge/ Riverside: Ceiling & Wall Repair & Replace(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other)	Repair and replace, as necessary, Gypsum Board, drywall, Prep & Paint, Replace for both dwelling and non-dwelling units		\$10,000.00
ID0001936	Wentworth/Cornell Ridge/Caliph Court/Riverside: Site Work & Landscaping(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Dumpsters and Enclosures,Dwelling Unit-Site Work (1480)-Fence Painting,Dwelling Unit-Site Work (1480)-Fencing,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Playground Areas - Equipment,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Signage,Dwelling Unit-Site Work (1480)-Striping,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter,Non-Dwelling Site Work (1480)-Dumpster and Enclosures,Non-Dwelling Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting,Non-Dwelling Site Work (1480)-Playground Areas - Equipment,Non-Dwelling Site Work (1480)-Signage,Non-Dwelling Site Work (1480)-Site Utilities,Non-Dwelling Site Work (1480)-Storm Drainage)	This includes exterior site work such as replacing/repairing playgrounds, sidewalks, mailboxes, fences, landscaping, building façade, including siding and brickwork, exterior lighting and other common area site work.		\$10,000.00
ID0001959	AMP 2: Contract Administration(Contract Administration (1480)-Audit,Contract Administration (1480)-Contingency,Contract Administration (1480)-Other,Contract Administration (1480)-Other Fees and Costs,Contract Administration (1480)-Relocation)	Contract Administration		\$2,000.00
ID0001994	Wentworth/Caliph Court/Cornell Ridge/ Riverside: Parking Lot Replacement, repair and striping(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking)	Parking Lot, Parking Lot, Repair and Replacement: mill and overlay, wheel wells, sealing, striping, ramps, and items necessary to repair and /or replace a parking lot		\$10,000.00
ID0001995	Wentworth/Cornell Ridge/Caliph Court/Riverside/Winston Woods: Window Replacement(Dwelling Unit-Exterior (1480)-Windows)	This incudes single pane/ double pane/ all varieties of windows, shutters and screens and work necessary to replace the windows		\$12,000.00

Capital Fund Program - Five-Year Action Plan

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year		1	2026	
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0002030	AMP 2: RAD Investment Activities (RAD Investment Activity (1504))	AMP 2: RAD Investment Activities Commitment of CFP Funds for RAD redevelopment work		\$1.00
ID0002042	AMP 2 RAD Investment, Predevelopment(RAD Funds Pre Closing (1480))	GDPM has a Portfolio RAD CHAP Award - item includes all costs associated with the RAD including, but not limited to, soft costs (architectural, legal, application fees), hard construction costs, acquisition, disposition. Further includes funding needed and approved by HUD post-RAD closing		\$300,000.00
ID0002045	AMP 2: Housing Hazards Work (Housing Related Hazards (1480)-Clearance Examinations-Asbestos,Housing Related Hazards (1480)-Clearance Examinations-Carbon Monoxide,Housing Related Hazards (1480)-Clearance Examinations-Fire Hazard(s),Housing Related Hazards (1480)-Clearance Examinations-Lead-Based Paint,Housing Related Hazards (1480)-Clearance Examinations-Mold ,Housing Related Hazards (1480)-Clearance Examinations-Other,Housing Related Hazards (1480)-Clearance Examinations-Pest Infestation,Housing Related Hazards (1480)-Clearance Examinations-Radon,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Asbestos,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Carbon Monoxide,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Fire Hazard(s),Housing Related Hazards (1480)-Evaluation/Risk Assessment-Lead-Based Paint,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Mold,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Other,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Pest Infestation,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Radon,Housing Related Hazards (1480)-Hazard Controls-Asbestos,Housing Related Hazards (1480)-Hazard Controls-Carbon Monoxide,Housing Related Hazards (1480)-Hazard Controls-Fire Hazard(s),Housing Related Hazards (1480)-Hazard Controls-Lead-Based Paint,Housing Related Hazards (1480)-Hazard Controls-Mold,Housing Related Hazards (1480)-Hazard Controls-Other,Housing Related Hazards (1480)-Hazard Controls-Pest Infestation,Housing Related Hazards (1480)-Hazard Controls-Radon,Housing Related Hazards (1480)-Inspections-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Asbestos,Housing Related Hazards (1480)-Relocation-Carbon Monoxide,Housing Related Hazards (1480)-Relocation-Fire Hazard(s),Housing Related Hazards (1480)-Relocation-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Mold,Housing Related Hazards (1480)-Relocation-Other,Housing Related Hazards (1480)-Relocation-Pest Infestation,Housing Related Hazards (1480)-Relocation-Radon)	Repairs for any items at the properties that fall under the category of life and safety.		\$5,000.00
ID0002051	AMP 2 RAD HAP(RAD (1503))	HAP Contract		\$10,000.00

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b>				
1		2026		
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002058	AMP 2 Post-Conversion Costs Activities(RAD (1503))	As the Authority is on the short list of receiving CHAPS for our portfolio, money \$20,000.00 will be used for RAD conversions.		\$5,000.00
ID0002065	Amp 2 RAD HAP(RAD (1503))	HAP payment		\$1.00
	WILKINSON PLAZA (OH005000006)			\$304,134.56
ID0001937	Wilkinson: Plumbing & Water Heater, Replace(Dwelling Unit-Interior (1480)-Plumbing)	This includes repair and/or replacement of water heaters, toilets, tubs, sewer lines, pipes, and scoping in dwelling and non-dwelling units		\$5,000.00
ID0001963	AMP 6: Contract Administration(Contract Administration (1480)-Audit,Contract Administration (1480)-Contingency,Contract Administration (1480)-Other,Contract Administration (1480)-Other Fees and Costs,Contract Administration (1480)-Relocation)	Contract Administration		\$2,000.00
ID0001971	Wilkinson Ceiling & Wall Repair & Replace(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other)	Repair and replace, as necessary, Gypsum Board, drywall, Prep & Paint, Replace for both dwelling and non-dwelling units		\$1,146.56
ID0001972	Wilkinson: Parking Lot Replacement, repair and striping(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking)	Parking Lot, Parking Lot, Repair and Replacement: mill and overlay, wheel wells, sealing, striping, ramps, and items necessary to repair and /or replace a parking lot		\$1,000.00

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<b>Work Statement for Year</b>				
1	2026			
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ID0001974	Wilkinson: Repair & Replace HVAC(Non-Dwelling Interior (1480)-Community Building,Non-Dwelling Interior (1480)-Mechanical)	This includes condensers, air chillers, boilers, furnaces, heat pumps, fan coils and equipment needed to repair or replace the HVAC at each development in both the dwelling and non-dwelling units		\$5,000.00
ID0001975	Wilkinson: Replace Flooring & Cove Base(Dwelling Unit-Interior (1480)-Flooring (non routine))	Replace flooring including LVT, VCT, carpet, covebase, sound barriers, and subflooring in dwelling and non-dwelling units		\$5,000.00
ID0001976	Wilkinson: Window Replacement(Dwelling Unit-Exterior (1480)-Windows)	This includes single pane/ double pane/ all varieties of windows, shutters and screens and work necessary to replace the windows		\$14,987.00
ID0001977	Wilkinson: Site Work & Landscaping(Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Building Slab,Dwelling Unit-Exterior (1480)-Canopies,Dwelling Unit-Exterior (1480)-Carports -Surface Garage,Dwelling Unit-Exterior (1480)-Columns and Porches,Dwelling Unit-Exterior (1480)-Decks and Patios,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Exterior Stairwells - Fire Escape,Dwelling Unit-Exterior (1480)-Foundations,Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Landings and Railings,Dwelling Unit-Exterior (1480)-Mail Facilities,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Stairwells - Fire Escapes,Dwelling Unit-Exterior (1480)-Tuck-Pointing,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)-Stairwells and Fire Escapes,Non-Dwelling Exterior (1480)-Tuck Pointing,Non-Dwelling Exterior (1480)-Mail Facilities,Non-Dwelling Exterior (1480)-Other,Non-Dwelling Exterior (1480)-Paint and Caulking,Non-Dwelling Exterior (1480)-Siding)	This includes exterior site work such as replacing/repairing playgrounds, sidewalks, mailboxes, fences, landscaping, building façade, including siding and brickwork, waterproofing, exterior lighting and other common area site work.		\$5,000.00
ID0001978	Wilkinson: 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.		\$5,000.00

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<b>Work Statement for Year 1 2026</b>				
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002022	AMP 6: Housing Hazards Work(Housing Related Hazards (1480)-Clearance Examinations-Asbestos,Housing Related Hazards (1480)-Clearance Examinations-Carbon Monoxide,Housing Related Hazards (1480)-Clearance Examinations-Fire Hazard(s),Housing Related Hazards (1480)-Clearance Examinations-Lead-Based Paint,Housing Related Hazards (1480)-Clearance Examinations-Mold ,Housing Related Hazards (1480)-Clearance Examinations-Other,Housing Related Hazards (1480)-Clearance Examinations-Pest Infestation,Housing Related Hazards (1480)-Clearance Examinations-Radon,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Asbestos,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Carbon Monoxide,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Fire Hazard(s),Housing Related Hazards (1480)-Evaluation/Risk Assessment-Lead-Based Paint,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Mold,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Other,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Pest Infestation,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Radon,Housing Related Hazards (1480)-Hazard Controls-Asbestos,Housing Related Hazards (1480)-Hazard Controls-Carbon Monoxide,Housing Related Hazards (1480)-Hazard Controls-Fire Hazard(s),Housing Related Hazards (1480)-Hazard Controls-Lead-Based Paint,Housing Related Hazards (1480)-Hazard Controls-Mold,Housing Related Hazards (1480)-Hazard Controls-Other,Housing Related Hazards (1480)-Hazard Controls-Pest Infestation,Housing Related Hazards (1480)-Hazard Controls-Radon,Housing Related Hazards (1480)-Inspections-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Asbestos,Housing Related Hazards (1480)-Relocation-Carbon Monoxide,Housing Related Hazards (1480)-Relocation-Fire Hazard(s),Housing Related Hazards (1480)-Relocation-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Mold,Housing Related Hazards (1480)-Relocation-Other,Housing Related Hazards (1480)-Relocation-Pest Infestation,Housing Related Hazards (1480)-Relocation-Radon)	Repairs for any items at the properties that fall under the category of life and safety.		\$250,000.00
ID0002034	AMP 6: RAD Investment Activities(RAD Investment Activity (1504))	AMP 6: RAD Investment Activities Commitment of CFP Funds of RAD redevelopment work		\$1.00
ID0002055	AMP 6 RAD HAP(RAD (1503))	HAP contract		\$5,000.00
ID0002062	AMP 6 Post Conversion Costs Activities(RAD (1503))	As the Authority is on the short list of receiving CHAPS for our portfolio, money \$20,000.00 will be used for RAD conversions.		\$5,000.00

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<b>Work Statement for Year 1 2026</b>				
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	DESOTO BASS COURTS (OH005000007)			\$883,004.00
ID0001941	Desoto and Mellissa Bess: Window Replacement(Dwelling Unit-Exterior (1480)-Windows)	This includes single pane/ double pane/ all varieties of windows, shutters and screens and work necessary to replace the windows		\$400,000.00
ID0001942	AMP 7: Disposition Costs (Dwelling Unit-Development (1480)-Other)	Costs related to disposition for properties as identified in GDPM's redevelopment plan.		\$100,000.00
ID0001948	DeSoto Bass and Mellissa Bess: Life Safety Equipment & Devices Installation & Remediation(Dwelling Unit-Interior (1480)-Mechanical)	Repair, replace, and/or installation of life safety equipment and devices including fire suppression systems, ADA compliance upgrades, lighting, air quality devices, security equipment, limited access systems, radon detection/mitigation systems, and related equipment and devices.		\$1,000.00
ID0001964	AMP 7: Contract Administration(Contract Administration (1480)-Audit,Contract Administration (1480)-Contingency,Contract Administration (1480)-Other,Contract Administration (1480)-Other Fees and Costs,Contract Administration (1480)-Relocation)	Contract Administration		\$2,000.00
ID0001999	Desoto and Mellissa Bess: Parking Lot Replacement, repair and striping(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking)	Parking Lot, Parking Lot, Repair and Replacement: mill and overlay, wheel wells, sealing, striping, ramps, and items necessary to repair and /or replace a parking lot		\$125,000.00

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
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1	2026			
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ID0002000	Desoto and Mellissa Bess: Roof Replacement(Dwelling Unit-Exterior (1480)-Roofs,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 and everything needed for a full roof replacement		\$50,000.00
ID0002001	Desoto and Mellissa Bess: Repair & Replace HVAC(Non-Dwelling Interior (1480)-Community Building,Non-Dwelling Interior (1480)-Mechanical)	This includes condensers, air chillers, boilers, furnaces, heat pumps, fan coils and equipment needed to repair or replace the HVAC at each development in both the dwelling and non-dwelling units		\$100,000.00
ID0002002	Desoto and Melissa Bess : Site Work & Landscaping(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Dumpsters and Enclosures,Dwelling Unit-Site Work (1480)-Fencing,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Other,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Playground Areas - Equipment,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Sewer Lines - Mains,Dwelling Unit-Site Work (1480)-Signage,Dwelling Unit-Site Work (1480)-Storm Drainage,Dwelling Unit-Site Work (1480)-Striping,Dwelling Unit-Site Work (1480)-Water Lines/Mains,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter,Non-Dwelling Site Work (1480)-Dumpster and Enclosures,Non-Dwelling Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting,Non-Dwelling Site Work (1480)-Playground Areas - Equipment,Non-Dwelling Site Work (1480)-Signage,Non-Dwelling Site Work (1480)-Site Utilities,Non-Dwelling Site Work (1480)-Storm Drainage)	This includes exterior site work such as replacing/repairing playgrounds, sidewalks, mailboxes, fences, landscaping, building façade, including siding and brickwork, waterproofing,exterior lighting and other common area site work.		\$100,000.00
ID0002035	AMP 7: RAD Investment Activities(RAD Investment Activity (1504))	AMP 7: RAD Investment Activities Commitment of CFP Funds of RAD redevelopment work		\$1.00
ID0002043	AMP 7 RAD Investment, Predevelopment, and HAP(RAD Investment Activity (1504))	GDPM has a Portfolio RAD CHAP Award - item includes all costs associated with the RAD including, but not limited to, soft costs, hard construction costs. Further includes funding needed and approved by HUD post-RAD closing		\$1.00

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b>				
1	2026			
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002056	AMP 7 RAD HAP(RAD (1503))	HAP Contract		\$5,000.00
ID0002063	AMP 7 Post Conversions Costs Activities (RAD (1503))	As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions.		\$1.00
ID0002069	AMP 7 RAD HAP(RAD (1503))	HAP payment		\$1.00
	DAYTON VIEW SENIOR VILLAGE AND COMMONS (OH005000011)			\$535,454.44
ID0001943	Daytonview Commons/ Sr. Village: Repair & Replace HVAC(Non-Dwelling Interior (1480)-Community Building,Non-Dwelling Interior (1480)-Mechanical)	This includes condensers, air chillers, boilers, furnaces, heat pumps, fan coils and equipment needed to repair or replace the HVAC at each development in both the dwelling and non-dwelling units		\$5,000.00
ID0001944	Daytonview Commons/ Sr. Village: Plumbing & Water Heater, Replace(Dwelling Unit-Interior (1480)-Plumbing)	This includes repair and/or replacement of water heaters, toilets, tubs, sewer lines, pipes, and scoping in dwelling and non-dwelling units		\$6,000.00
ID0001945	Daytonview Commons/ Sr. Village: Ceiling & Wall Repair & Replace(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other)	Repair and replace, as necessary, Gypsum Board, drywall, Prep & Paint, Replace for both dwelling and non-dwelling units		\$190,853.44

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<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b>				
	1	2026		
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0001949	Daytonview Commons/ Sr. Village: Life Safety Equipment & Devices Installation & Remediation(Non-Dwelling Exterior (1480)-Gutters - Downspouts,Non-Dwelling Exterior (1480)-Roofs,Non-Dwelling Exterior (1480)-Soffits)	Repair, replace, and/or installation of life safety equipment and devices including fire suppression systems, ADA compliance upgrades, lighting, air quality devices, security equipment, limited access systems, radon detection/mitigation systems, and related equipment and devices.		\$200.00
ID0001956	Daytonview Commons/ Sr. Village: Misc. Interior Repairs(Dwelling Unit-Interior (1480)-Other,Non-Dwelling Interior (1480)-Other)	misc interior replacements not covered by major category including, but not limited to insulation, stair replacement, tread replacement,		\$1,000.00
ID0001965	AMP 11: Contract Administration(Contract Administration (1480)-Audit,Contract Administration (1480)-Contingency,Contract Administration (1480)-Other,Contract Administration (1480)-Other Fees and Costs,Contract Administration (1480)-Relocation)	Contract Administration		\$2,000.00
ID0002006	Daytonview Commons/ Sr. Village: Parking Lot Replacement, repair and striping(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking)	Parking Lot, Parking Lot, Repair and Replacement: mill and overlay, wheel wells, sealing, striping, ramps, and items necessary to repair and /or replace a parking lot		\$5,000.00
ID0002007	Daytonview Commons/ Sr. Village:Electrical Service & Devices Repair & Replacement(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other,Non-Dwelling Interior (1480)-Electrical,Non-Dwelling Interior (1480)-Mechanical,Non-Dwelling Interior (1480)-Other)	This includes distribution system, wires, panels, circuits, all related devices, and items needed to replace and or repair each development's electrical system in dwelling and non-dwelling units		\$5,000.00
ID0002008	Daytonview Commons/ Sr. Village: Site Work & Landscaping(Dwelling Unit-Exterior (1480)-Carports -Surface Garage,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Canopies,Dwelling Unit-Exterior (1480)-Columns and Porches,Dwelling Unit-Exterior (1480)-Decks and Patios,Dwelling Unit-Exterior (1480)-Exterior Doors,Non-Dwelling Site Work (1480)-Dumpster and Enclosures,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Exterior (1480)-Foundations,Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Mail Facilities,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter,Non-Dwelling Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting,Non-Dwelling Site Work (1480)-Playground Areas - Equipment,Non-Dwelling Site Work (1480)-Signage,Non-Dwelling Site Work (1480)-Fence Painting)	This includes exterior site work such as replacing/repairing playgrounds, sidewalks, mailboxes, fences, landscaping, exterior lighting, and other common area site work.		\$5,000.00

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<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>					
<b>Work Statement for Year</b>		<b>1</b>	<b>2026</b>		
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>		<b>Quantity</b>	<b>Estimated Cost</b>
ID0002013	Daytonview Commons / Sr Village: Concrete work(Dwelling Unit-Exterior (1480)-Building Slab,Dwelling Unit-Exterior (1480)-Foundations,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Other,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Seal Coat)	The repair and replacement of any and all concrete work at Daytonview			\$400.00
ID0002014	Daytonview Commons/Sr Village: UFAS Updates(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Call-for-Aid Systems,Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers)	Any and all updates related to UFAS units and UFAS items such as grab bars, lower bathtubs and counter tops and accessible doors.			\$5,000.00
ID0002024	AMP 11: Housing Hazards Work(Housing Related Hazards (1480)-Clearance Examinations-Other,Housing Related Hazards (1480)-Clearance Examinations-Pest Infestation,Housing Related Hazards (1480)-Clearance Examinations-Radon,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Asbestos,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Carbon Monoxide,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Fire Hazard(s),Housing Related Hazards (1480)-Evaluation/Risk Assessment-Lead-Based Paint,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Mold,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Other,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Pest Infestation,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Radon,Housing Related Hazards (1480)-Hazard Controls-Asbestos,Housing Related Hazards (1480)-Hazard Controls-Carbon Monoxide,Housing Related Hazards (1480)-Hazard Controls-Fire Hazard(s),Housing Related Hazards (1480)-Hazard Controls-Lead-Based Paint,Housing Related Hazards (1480)-Hazard Controls-Mold,Housing Related Hazards (1480)-Hazard Controls-Other,Housing Related Hazards (1480)-Hazard Controls-Pest Infestation,Housing Related Hazards (1480)-Hazard Controls-Radon,Housing Related Hazards (1480)-Clearance Examinations-Lead-Based Paint,Housing Related Hazards (1480)-Inspections-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Asbestos,Housing Related Hazards (1480)-Relocation-Carbon Monoxide,Housing Related Hazards (1480)-Relocation-Fire Hazard(s),Housing Related Hazards (1480)-Relocation-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Mold,Housing Related Hazards (1480)-Relocation-Other,Housing Related Hazards (1480)-Relocation-Pest Infestation,Housing Related Hazards (1480)-Relocation-Radon,Housing Related Hazards (1480)-Clearance Examinations-Mold ,Housing Related Hazards (1480)-Clearance Examinations-Asbestos,Housing Related Hazards (1480)-Clearance Examinations-Carbon Monoxide,Housing Related Hazards (1480)-Clearance Examinations-Fire Hazard(s))	Repairs for any items at the properties that fall under the category of life and safety.			\$306,000.00
ID0002037	AMP 11: RAD Investment Activities(RAD Investment Activity (1504))	AMP 11: RAD Investment Activities Commitment of CFP Funds of RAD redevelopment work			\$1.00

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<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b>				
1	2026			
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002048	Daytonview Commons/ Sr Village Masonry (Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Tuck-Pointing)	Daytonview Masonry repair/replace		\$4,000.00
	GRAND AVENUE (ELDERLY) (OH005000001)			\$17,548.30
ID0001947	Grand/Metropolitan/Short Helena/Triangleview: Life Safety Equipment & Devices Installation & Remediation(Non-Dwelling Exterior (1480)-Gutters - Downspouts,Non-Dwelling Exterior (1480)-Roofs,Non-Dwelling Exterior (1480)-Soffits)	Repair, replace, and/or installation of life safety equipment and devices including fire suppression systems, ADA compliance upgrades, lighting, air quality devices, security equipment, limited access systems, radon detection/mitigation systems, and related equipment and devices.		\$5,000.00
ID0001950	Grand/Metropolitan/Short Helena/Triangleview: Misc Interior Work(Dwelling Unit-Interior (1480)-Other,Non-Dwelling Interior (1480)-Other)	misc interior replacements not covered by major category including, but not limited to insulation, stair replacement, tread replacement,		\$1,000.00
ID0001958	AMP 1: Contract Administration(Contract Administration (1480)-Audit,Contract Administration (1480)-Contingency,Contract Administration (1480)-Other,Contract Administration (1480)-Other Fees and Costs,Contract Administration (1480)-Relocation)	Contract administration		\$1,000.00
ID0002029	AMP 1: RAD Investment Activities (RAD Investment Activity (1504))	AMP 1: RAD Investment Activities Commitment of CFP funds for RAD redevelopment work		\$1.00
ID0002050	AMP 1 RAD HAP(RAD (1503))	HAP Contract		\$1.00

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year 1 2026</b>				
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002057	AMP 1 RAD Post-Conversion Costs Activities(RAD (1503))	As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions.		\$10,000.00
ID0002064	AMP 1 RAD HAP(RAD (1503))	HAP payment		\$1.00
ID0002195	Grand/Helena/Metropolitan(Dwelling Unit-Exterior (1480)-Building Slab,Dwelling Unit-Exterior (1480)-Decks and Patios,Dwelling Unit-Exterior (1480)-Foundations)	Masonry repair and replacement		\$545.30
	PARK MANOR (OH005000005)			\$350,002.60
ID0001955	Park Manor/Hilgeford/Modena Limestone/Imperial: Misc. Interior Repair(Dwelling Unit-Interior (1480)-Other,Non-Dwelling Interior (1480)-Other)	misc interior replacements not covered by major category including, but not limited to insulation, stair replacement, tread replacement,		\$1,000.00
ID0001962	AMP 5: Contract Administration(Contract Administration (1480)-Audit,Contract Administration (1480)-Contingency,Contract Administration (1480)-Other,Contract Administration (1480)-Other Fees and Costs,Contract Administration (1480)-Relocation)	Contract Administration		\$2,000.00
ID0001969	Park Manor Elevator(Non-Dwelling Construction - Mechanical (1480)-Elevator)	Repair & Replace Elevator System		\$2,000.00

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<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b>				
1		2026		
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0001997	Park Manor/ Hilgefard/Modena Limestone/Imperial: Roof Replacement(Dwelling Unit-Exterior (1480)-Roofs,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 and everything needed for a full roof replacement		\$5,000.00
ID0001998	Park Manor/ Hilgefard/Modena Limestone/Imperial: Window Replacement(Dwelling Unit-Exterior (1480)-Windows)	This includes single pane/ double pane/ all varieties of windows, shutters and screens and work necessary to replace the windows		\$25,000.00
ID0002005	AMP 5: Disposition Costs (Dwelling Unit-Development (1480)-Other)	Costs related to disposition for properties as identified in GDPM's redevelopment plan.		\$15,000.00
ID0002009	Copy of AMP 5: Disposition Costs (Dwelling Unit-Development (1480)-Other)	Costs related to disposition for properties as identified in GDPM's redevelopment plan.		\$14,998.60
ID0002010	Park Manor/ Hilgefard/Modena Limestone/Imperial: Life Safety Equipment & Devices Installation and Remediation(Dwelling Unit-Exterior (1480)-Building Slab,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Interior (1480)-Call-for-Aid Systems,Dwelling Unit-Interior (1480)-Electrical)	Repair, replace, and/or installation of life safety equipment and devices including fire suppression systems, ADA compliance upgrades, lighting, air quality devices, security equipment, limited access systems, radon detection/mitigation systems, and related equipment and devices.		\$25,000.00
ID0002012	AMP 5 RAD Investment, Predevelopment and HAP(RAD Investment Activity (1504))	GDPM has a Portfolio RAD CHAP Award - item includes all costs associated with the RAD including, but not limited to, soft costs, hard construction costs. Further includes funding needed and approved by HUD post-RAD closing		\$1.00
ID0002018	AMP 5 RAD Investment, Predevelopment and HAP(RAD Investment Activity (1504))	GDPM has a Portfolio RAD CHAP Award - item includes all costs associated with the RAD including, but not limited to, soft costs, hard construction costs. Further includes funding needed and approved by HUD post-RAD closing		\$1.00

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year 1 2026</b>				
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002021	AMP 5: Housing Hazards Work(Housing Related Hazards (1480)-Clearance Examinations-Mold ,Housing Related Hazards (1480)-Clearance Examinations-Other,Housing Related Hazards (1480)-Clearance Examinations-Asbestos,Housing Related Hazards (1480)-Clearance Examinations-Pest Infestation,Housing Related Hazards (1480)-Clearance Examinations-Radon,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Asbestos,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Carbon Monoxide,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Fire Hazard(s),Housing Related Hazards (1480)-Evaluation/Risk Assessment-Lead-Based Paint,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Mold,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Other,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Pest Infestation,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Radon,Housing Related Hazards (1480)-Hazard Controls-Asbestos,Housing Related Hazards (1480)-Hazard Controls-Carbon Monoxide,Housing Related Hazards (1480)-Hazard Controls-Fire Hazard(s),Housing Related Hazards (1480)-Hazard Controls-Lead-Based Paint,Housing Related Hazards (1480)-Clearance Examinations-Lead-Based Paint,Housing Related Hazards (1480)-Hazard Controls-Mold,Housing Related Hazards (1480)-Hazard Controls-Other,Housing Related Hazards (1480)-Hazard Controls-Pest Infestation,Housing Related Hazards (1480)-Clearance Examinations-Carbon Monoxide,Housing Related Hazards (1480)-Clearance Examinations-Fire Hazard(s),Housing Related Hazards (1480)-Hazard Controls-Radon,Housing Related Hazards (1480)-Inspections-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Asbestos,Housing Related Hazards (1480)-Relocation-Carbon Monoxide,Housing Related Hazards (1480)-Relocation-Fire Hazard(s),Housing Related Hazards (1480)-Relocation-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Mold,Housing Related Hazards (1480)-Relocation-Other,Housing Related Hazards (1480)-Relocation-Pest Infestation,Housing Related Hazards (1480)-Relocation-Radon)	Repairs for any items at the properties that fall under the category of life and safety.		\$250,000.00
ID0002033	AMP 5: RAD Investment Activities(RAD Investment Activity (1504))	AMP 5: RAD Investment Activities  Commitment of CFP Funds of RAD redevelopment work		\$1.00
ID0002054	AMP 5 RAD HAP(RAD (1503))	HAP Contract		\$5,000.00
ID0002061	AMP 5 Post Conversion Costs Activities(RAD (1503))	As the Authority is on the short list of receiving CHAPS for our portfolio, money \$20,000.00 will be used for RAD conversions.		\$5,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year		1	2026	
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0002068	AMP 5 RAD HAP(RAD (1503))	HAP Payment		\$1.00
	WINDCLIFF VILLAGE (OH005000013)			\$572,310.70
ID0001957	Windcliff Village: Misc. Interior (Dwelling Unit-Interior (1480)-Other,Non-Dwelling Interior (1480)-Other)	misc interior replacements not covered by major category including, but not limited to insulation, stair replacement, tread replacement,		\$1,000.00
ID0001966	AMP 13: Contract Administration(Contract Administration (1480)-Other Fees and Costs,Contract Administration (1480)-Relocation,Contract Administration (1480)-Audit,Contract Administration (1480)-Contingency,Contract Administration (1480)-Other)	Contract Administration		\$2,000.00
ID0002003	Windcliff: Electrical Service & Devices Repair & Replacement(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other,Non-Dwelling Interior (1480)-Electrical,Non-Dwelling Interior (1480)-Mechanical,Non-Dwelling Interior (1480)-Other)	This includes distribution system, wires, panels, circuits, all related devices, and items needed to replace and or repair each development's electrical system in dwelling and non-dwelling units		\$125,000.00
ID0002004	Windcliff: Window Replacement(Dwelling Unit-Exterior (1480)-Windows)	This includes single pane/ double pane/ all varieties of windows, shutters and screens and work necessary to replace the windows		\$125,000.00
ID0002025	AMP 13: Housing Hazards Work(Housing Related Hazards (1480)-Clearance Examinations-Fire Hazard(s),Housing Related Hazards (1480)-Clearance Examinations-Lead-Based Paint,Housing Related Hazards (1480)-Clearance Examinations-Mold ,Housing Related Hazards (1480)-Clearance Examinations-Other,Housing Related Hazards (1480)-Clearance Examinations-Pest Infestation,Housing Related Hazards (1480)-Clearance Examinations-Radon,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Asbestos,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Carbon Monoxide,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Fire	Repairs for any items at the properties that fall under the category of life and safety.		\$319,309.70

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 1 2026				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	Housing Related Hazards (1480)-Evaluation/Risk Assessment-Lead-Based Paint,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Mold,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Other,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Pest Infestation,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Radon,Housing Related Hazards (1480)-Hazard Controls-Asbestos,Housing Related Hazards (1480)-Hazard Controls-Carbon Monoxide,Housing Related Hazards (1480)-Hazard Controls-Fire Hazard(s),Housing Related Hazards (1480)-Hazard Controls-Lead-Based Paint,Housing Related Hazards (1480)-Hazard Controls-Mold,Housing Related Hazards (1480)-Hazard Controls-Other,Housing Related Hazards (1480)-Hazard Controls-Pest Infestation,Housing Related Hazards (1480)-Hazard Controls-Radon,Housing Related Hazards (1480)-Inspections-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Asbestos,Housing Related Hazards (1480)-Relocation-Carbon Monoxide,Housing Related Hazards (1480)-Relocation-Fire Hazard(s),Housing Related Hazards (1480)-Relocation-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Mold,Housing Related Hazards (1480)-Relocation-Other,Housing Related Hazards (1480)-Relocation-Pest Infestation,Housing Related Hazards (1480)-Relocation-Radon,Housing Related Hazards (1480)-Clearance Examinations-Asbestos,Housing Related Hazards (1480)-Clearance Examinations-Carbon Monoxide)			
ID0002038	AMP 13: RAD Investment Activities(RAD Investment Activity (1504))	AMP 13: RAD Investment Activities Commitment of CFP Funds of RAD redevelopment work		\$1.00
	MOUNT CREST (OH005000004)			\$1,032,003.00
ID0001961	AMP 4: Contract Administration(Contract Administration (1480)-Contingency,Contract Administration (1480)-Other,Contract Administration (1480)-Audit,Contract Administration (1480)-Other Fees and Costs,Contract Administration (1480)-Relocation)	Contract Administration		\$2,000.00
ID0001981	AMP 4: Disposition Costs (Dwelling Unit-Development (1480)-Other)	Costs related to disposition for properties as identified in GDPM's redevelopment plan.		\$1,000,000.00

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<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year 1 2026</b>				
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002019	AMP 4 RAD Investment, Predevelopment and HAP (RAD Investment Activity (1504))	GDPM has a Portfolio RAD CHAP Award - item includes all costs associated with the RAD Conversion		\$1.00
ID0002032	AMP 4: RAD Investment Activities(RAD Investment Activity (1504))	AMP 4: RAD Investment Activities Commitment of CFP Funds for RAD redevelopment work		\$1.00
ID0002047	AMP 4: Housing Hazards Work(Housing Related Hazards (1480)-Clearance Examinations-Asbestos,Housing Related Hazards (1480)-Clearance Examinations-Carbon Monoxide,Housing Related Hazards (1480)-Clearance Examinations-Fire Hazard(s),Housing Related Hazards (1480)-Clearance Examinations-Lead-Based Paint,Housing Related Hazards (1480)-Clearance Examinations-Mold ,Housing Related Hazards (1480)-Clearance Examinations-Other,Housing Related Hazards (1480)-Clearance Examinations-Pest Infestation,Housing Related Hazards (1480)-Clearance Examinations-Radon,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Asbestos,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Carbon Monoxide,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Fire Hazard(s),Housing Related Hazards (1480)-Evaluation/Risk Assessment-Lead-Based Paint,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Mold,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Other,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Pest Infestation,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Radon,Housing Related Hazards (1480)-Hazard Controls-Asbestos,Housing Related Hazards (1480)-Hazard Controls-Carbon Monoxide,Housing Related Hazards (1480)-Hazard Controls-Fire Hazard(s),Housing Related Hazards (1480)-Hazard Controls-Lead-Based Paint,Housing Related Hazards (1480)-Hazard Controls-Mold,Housing Related Hazards (1480)-Hazard Controls-Other,Housing Related Hazards (1480)-Hazard Controls-Pest Infestation,Housing Related Hazards (1480)-Hazard Controls-Radon,Housing Related Hazards (1480)-Inspections-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Asbestos,Housing Related Hazards (1480)-Relocation-Carbon Monoxide,Housing Related Hazards (1480)-Relocation-Fire Hazard(s),Housing Related Hazards (1480)-Relocation-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Mold,Housing Related Hazards (1480)-Relocation-Other,Housing Related Hazards (1480)-Relocation-Pest Infestation,Housing Related Hazards (1480)-Relocation-Radon)	Repairs for any items at the properties that fall under the category of life and safety.		\$20,000.00
ID0002053	AMP 4 RAD HAP(RAD (1503))	HAP Contract		\$5,000.00

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Work Statement for Year 1 2026				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0002060	AMP 4 RAD Post Conversion Costs Activities(RAD (1503))	As the Authority is on the short list of receiving CHAPS for our portfolio, money will be used for RAD conversions.		\$5,000.00
ID0002067	AMP 4 RAD HAP (RAD (1503))	HAP payment		\$1.00
	GERMANTOWN VILLAGE (OH005000014)			\$7,001.00
ID0001967	AMP 14: Contract Administration(Contract Administration (1480)-Audit,Contract Administration (1480)-Contingency,Contract Administration (1480)-Other,Contract Administration (1480)-Other Fees and Costs,Contract Administration (1480)-Relocation)	Contract Administration		\$2,000.00
ID0002026	AMP 14: Housing Hazards Work(Housing Related Hazards (1480)-Clearance Examinations-Asbestos,Housing Related Hazards (1480)-Clearance Examinations-Carbon Monoxide,Housing Related Hazards (1480)-Clearance Examinations-Fire Hazard(s),Housing Related Hazards (1480)-Clearance Examinations-Mold ,Housing Related Hazards (1480)-Clearance Examinations-Other,Housing Related Hazards (1480)-Clearance Examinations-Pest Infestation,Housing Related Hazards (1480)-Clearance Examinations-Radon,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Asbestos,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Carbon Monoxide,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Fire Hazard(s),Housing Related Hazards (1480)-Evaluation/Risk Assessment-Lead-Based Paint,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Mold,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Other,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Pest Infestation,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Radon,Housing Related Hazards (1480)-Hazard Controls-Asbestos,Housing Related Hazards (1480)-Hazard Controls-Carbon Monoxide,Housing Related Hazards (1480)-Hazard Controls-Fire Hazard(s),Housing Related Hazards (1480)-Hazard Controls-Lead-Based Paint,Housing Related Hazards (1480)-Hazard Controls-Mold,Housing Related Hazards (1480)-Hazard Controls-Other,Housing Related Hazards (1480)-Hazard Controls-Pest Infestation,Housing Related Hazards (1480)-Clearance Examinations-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Carbon Monoxide,Housing Related Hazards (1480)-Hazard Controls-Radon,Housing Related Hazards	Repairs for any items at the properties that fall under the category of life and safety.		\$5,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
1	2026			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	(1480)-Inspections-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Asbestos,Housing Related Hazards (1480)-Relocation-Fire Hazard(s),Housing Related Hazards (1480)-Relocation-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Mold,Housing Related Hazards (1480)-Relocation-Other,Housing Related Hazards (1480)-Relocation-Pest Infestation,Housing Related Hazards (1480)-Relocation-Radon)			
ID0002039	AMP 14: RAD Investment Activities(RAD Investment Activity (1504))	AMP 14: RAD Investment Activities Commitment of CFP Funds of RAD redevelopment work		\$1.00
	AUDUBON CROSSING (OH005000016)			\$22,001.00
ID0001968	AMP 16: Contract Administration(Contract Administration (1480)-Audit,Contract Administration (1480)-Contingency,Contract Administration (1480)-Other,Contract Administration (1480)-Other Fees and Costs,Contract Administration (1480)-Relocation)	Contract Administration		\$2,000.00
ID0002027	AMP 16: Housing Hazards Work(Housing Related Hazards (1480)-Relocation-Fire Hazard(s),Housing Related Hazards (1480)-Relocation-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Mold,Housing Related Hazards (1480)-Relocation-Other,Housing Related Hazards (1480)-Relocation-Pest Infestation,Housing Related Hazards (1480)-Relocation-Radon,Housing Related Hazards (1480)-Clearance Examinations-Asbestos,Housing Related Hazards (1480)-Clearance Examinations-Carbon Monoxide,Housing Related Hazards (1480)-Clearance Examinations-Fire Hazard(s),Housing Related Hazards (1480)-Clearance Examinations-Lead-Based Paint,Housing Related Hazards (1480)-Clearance Examinations-Mold ,Housing Related Hazards (1480)-Clearance Examinations-Other,Housing Related Hazards (1480)-Clearance Examinations-Pest Infestation,Housing Related Hazards (1480)-Clearance Examinations-Radon,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Asbestos,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Carbon Monoxide,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Fire Hazard(s),Housing Related Hazards (1480)-Evaluation/Risk Assessment-Mold,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Other,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Pest Infestation,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Radon,Housing Related Hazards (1480)-Hazard Controls-Asbestos,Housing Related Hazards (1480)-Hazard Controls-Carbon Monoxide,Housing Related Hazards (1480)-Hazard Controls-Fire Hazard(s),Housing Related Hazards (1480)-Hazard Controls-Lead-Based Paint,Housing Related Hazards (1480)-Hazard Controls-Mold,	Repairs for any items at the properties that fall under the category of life and safety.		\$20,000.00

Capital Fund Program - Five-Year Action Plan

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b>				
1	2026			
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
	Housing Related Hazards (1480)-Hazard Controls-Other,Housing Related Hazards (1480)-Hazard Controls-Pest Infestation,Housing Related Hazards (1480)-Hazard Controls-Radon,Housing Related Hazards (1480)-Inspections-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Asbestos,Housing Related Hazards (1480)-Relocation-Carbon Monoxide,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Lead-Based Paint)			
ID0002040	AMP 16: RAD Investment Activities(RAD Investment Activity (1504))	AMP 16: RAD Investment Activities Commitment of CFP Funds of RAD redevelopment work		\$1.00
	SCATTERED SITES (H.O.) (OH005000010)			\$9,001.00
ID0001979	H.O. Units: Site Work & Landscaping(Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Decks and Patios,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Mail Facilities,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter,Non-Dwelling Site Work (1480)-Dumpster and Enclosures,Non-Dwelling Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting,Non-Dwelling Site Work (1480)-Playground Areas - Equipment,Non-Dwelling Site Work (1480)-Signage,Non-Dwelling Site Work (1480)-Site Utilities,Non-Dwelling Site Work (1480)-Storm	This includes exterior site work such as replacing/repairing playgrounds, dumpster enclosures, sidewalks, mailboxes, fences, landscaping, building façade, including siding and brickwork, waterproofing, exterior lighting, and other common area site work.		\$5,000.00
ID0001982	5H HO Units Misc Repair/Replacement/Disposition Costs(Dwelling Unit-Development (1480)-Other)	All capital costs incurred prior to disposition		\$4,000.00
ID0002036	AMP 10: RAD Investment Activities(RAD Investment Activity (1504))	AMP 10: RAD Investment Activities Commitment of CFP Funds of RAD redevelopment work		\$1.00

Capital Fund Program - Five-Year Action Plan

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year 1 2026</b>				
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
	AUTHORITY-WIDE (NAWASD)			\$3,191,799.40
ID0001983	Management Improvements(Management Improvement (1408)-Empowerment Activities,Management Improvement (1408)-Staff Training,Management Improvement (1408)-System Improvements)	Training, systems, empowerment activities		\$1,000.00
ID0001993	Administration(Administration (1410)-Salaries,Administration (1410)-Sundry,Administration (1410)-Other)	Program administration		\$687,391.30
ID0002011	Operations 1406 2025(Operations (1406))	AMP operations		\$200,000.00
ID0002015	Direct Payoff of CFFP(Debt Service Bond Payment-Paid by PHA (1501))	Payoff of CFFP - 2021		\$1,803,407.10
ID0002016	RAD HAP(RAD (1503))	RAD HAP		\$1.00
ID0002020	Operations 1406 2025(Operations (1406))	AMP operations		\$500,000.00

Capital Fund Program - Five-Year Action Plan

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year 1 2026</b>				
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
	TELFORD & CORONA (OH005071000)			\$1,001.00
ID0002028	T+C: Housing Hazards Work(Housing Related Hazards (1480)-Hazard Controls-Other,Housing Related Hazards (1480)-Hazard Controls-Pest Infestation,Housing Related Hazards (1480)-Hazard Controls-Radon,Housing Related Hazards (1480)-Inspections-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Asbestos,Housing Related Hazards (1480)-Relocation-Carbon Monoxide,Housing Related Hazards (1480)-Relocation-Fire Hazard(s),Housing Related Hazards (1480)-Relocation-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Mold,Housing Related Hazards (1480)-Relocation-Other,Housing Related Hazards (1480)-Relocation-Pest Infestation,Housing Related Hazards (1480)-Relocation-Radon,Housing Related Hazards (1480)-Clearance Examinations-Asbestos,Housing Related Hazards (1480)-Clearance Examinations-Carbon Monoxide,Housing Related Hazards (1480)-Clearance Examinations-Fire Hazard(s),Housing Related Hazards (1480)-Clearance Examinations-Lead-Based Paint,Housing Related Hazards (1480)-Clearance Examinations-Mold ,Housing Related Hazards (1480)-Clearance Examinations-Other,Housing Related Hazards (1480)-Clearance Examinations-Pest Infestation,Housing Related Hazards (1480)-Clearance Examinations-Radon,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Asbestos,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Carbon Monoxide,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Fire Hazard(s),Housing Related Hazards (1480)-Evaluation/Risk Assessment-Lead-Based Paint,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Mold,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Other,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Pest Infestation,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Radon,Housing Related Hazards (1480)-Hazard Controls-Asbestos,Housing Related Hazards (1480)-Hazard Controls-Carbon Monoxide,Housing Related Hazards (1480)-Hazard Controls-Fire Hazard(s),Housing Related Hazards (1480)-Hazard Controls-Lead-Based Paint,Housing Related Hazards (1480)-Hazard Controls-Mold)	Repairs for any items at the properties that fall under the category of life and safety.		\$1,000.00
ID0002041	AMP Telford and Corona: RAD Investment Activities(RAD Investment Activity (1504))	AMP Telford and Corona: RAD Investment Activities Commitment of CFP Funds of RAD redevelopment work		\$1.00
	Subtotal of Estimated Cost			\$7,343,266.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year		2027		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	WILKINSON PLAZA (OH005000006)			\$355,000.00
ID0001934	Wilkinson Plaza: Elevator(Non-Dwelling Construction - Mechanical (1480)-Elevator)	Elevator Shaft, Concrete Cast-in-Place, Renovate5046423947SF\$41.76 \$1,000,027		\$250,000.00
ID0002073	AMP 6 RAD Investment, Predevelopment(RAD Funds Pre Closing (1480))	GDPM has a Portfolio RAD CHAP Award - item includes all costs associated with the RAD including, but not limited to, soft costs, hard construction costs. Further includes funding needed and approved by HUD post-RAD closing		\$100,000.00
ID0002076	Wilkinson/Red Bluff/Gov Square: Replace Interior and Exterior Doors(Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Interior (1480)-Interior Doors)	Replacement off all interior doors and exterior doors including screen doors in dwelling and non-dwelling units		\$5,000.00
	PARK MANOR (OH005000005)			\$5,000.00
ID0001996	Park Manor/ Hilgeford/Modena Limestone/Imperial: Replace Interior and Exterior Doors(Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Interior (1480)-Interior Doors)	Replacement off all interior doors and exterior doors including screen doors in dwelling and non-dwelling units		\$5,000.00
	AUTHORITY-WIDE (NAWASD)			\$3,548,245.00

Capital Fund Program - Five-Year Action Plan

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b>				
	2	2027		
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002070	Administration(Administration (1410)-Other,Administration (1410)-Salaries,Administration (1410)-Sundry)	Program administration		\$752,146.30
ID0002072	Resident Relocation & Mobility Counseling(Contract Administration (1480)-Relocation)	Money will be used for relocation cost for RAD, UFAS improvements, development, and modernization.		\$900,000.00
ID0002078	Administration(Administration (1410)-Salaries,Administration (1410)-Other,Administration (1410)-Sundry)	program administrative costs		\$700,000.00
ID0002079	Operations 1406 2027(Operations (1406))	AMP operations		\$200,000.00
ID0002080	Environmental Testing, Mitigation & Remediation(Housing Related Hazards (1480)-Hazard Controls-Radon,Housing Related Hazards (1480)-Inspections-Lead-Based Paint,Housing Related Hazards (1480)-Clearance Examinations-Carbon Monoxide,Housing Related Hazards (1480)-Clearance Examinations-Fire Hazard(s),Housing Related Hazards (1480)-Clearance Examinations-Lead-Based Paint,Housing Related Hazards (1480)-Clearance Examinations-Mold ,Housing Related Hazards (1480)-Clearance Examinations-Other,Housing Related Hazards (1480)-Clearance Examinations-Pest Infestation,Housing Related Hazards (1480)-Clearance Examinations-Radon,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Asbestos,Housing Related Hazards (1480)-Clearance Examinations-Asbestos,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Carbon Monoxide,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Fire Hazard(s),Housing Related Hazards (1480)-Evaluation/Risk Assessment-Lead-Based Paint,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Mold,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Other,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Pest Infestation,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Radon,Housing Related Hazards (1480)-Hazard Controls-Asbestos,Housing Related Hazards (1480)-Hazard Controls-Carbon Monoxide,Housing Related Hazards (1480)-Hazard Controls-Fire Hazard(s),Housing Related Hazards (1480)-Hazard Controls-Lead-Based Paint,Housing Related Hazards (1480)-Hazard Controls-Mold,Housing Related Hazards (1480)-Hazard Controls-Other,Housing Related Hazards (1480)-Hazard Controls-	All costs related to environmental testing, mitigation and remediation (lead, mold, radon etc.).		\$319,996.00

Capital Fund Program - Five-Year Action Plan

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year		2027		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	Pest Infestation)			
ID0002081	Direct Payoff of CFFP -2023(Debt Service Bond Payment-Paid by PHA (1501))	2023 payoff CFFP		\$676,096.85
ID0002082	RAD HAP(RAD (1503))	RAD HAP		\$5.85
	DESOTO BASS COURTS (OH005000007)			\$3,000,000.00
ID0002071	AMP 7: Desoto Bass Demolision Costs(Dwelling Unit-Development (1480)-Other)	All costs associated with demolition including planning, testing, remediation, excavation, etc.		\$3,000,000.00
	WESTDALE (OH005000003)			\$75,000.00
ID0002074	Westdale/Friden Whitmore/Malden Hollencamp/Olive Hills/Riverview: Plumbing & Water Heater, Replace(Dwelling Unit-Interior (1480)-Plumbing)	This incudes repair and/or replacement of water heaters, toilets, tubs, sewer lines, pipes, and scoping in dwelling and non-dwelling units		\$25,000.00

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b>				
	2	2027		
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002075	Westdale/Friden Whitmore/Malden Hollencamp/Olive Hills/Riverview: Repair & Replace HVAC(Non-Dwelling Interior (1480)-Mechanical,Non-Dwelling Interior (1480)-Community Building)	This includes condensers, air chillers, boilers, furnaces, heat pumps, fan coils and equipment needed to repair or replace the HVAC at each development in both the dwelling and non-dwelling units		\$50,000.00
	WINDCLIFF VILLAGE (OH005000013)			\$31,254.00
ID0002077	Windcliff: Parking Lot Replacement, repair and striping(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking)	Parking Lot, Parking Lot, Repair and Replacement: mill and overlay, wheel wells, sealing, striping, ramps, and items necessary to repair and /or replace a parking lot		\$31,254.00
	GRAND AVENUE (ELDERLY) (OH005000001)			\$500.00
ID0002194	Grand Ave, metropolitan, Central, Triangleview, Helena: HVAC work(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)-Heating Equipment - System)	Any work pertaining to Chillers, Boilers, Duct work, HVAC systems, furnaces and AC units including the purchasing of heating units and AC window units		\$500.00
	Subtotal of Estimated Cost			\$7,014,999.00

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b> 3		2028		
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
	WILKINSON PLAZA (OH005000006)			\$478,998.00
ID0001938	Wilkinson: Electrical Service & Devices Repair & Replacement(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other,Non-Dwelling Interior (1480)-Electrical,Non-Dwelling Interior (1480)-Mechanical)	This includes distribution system, wires, panels, circuits, all related devices, and items needed to replace and or repair each development's electrical system in dwelling and non-dwelling units		\$250,000.00
ID0001973	Wilkinson Roof Replacement(Dwelling Unit-Exterior (1480)-Roofs,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 and everything needed for a full roof replacement		\$227,998.00
ID0002089	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.		\$1,000.00
	DESOTO BASS COURTS (OH005000007)			\$744,998.00
ID0001939	Desoto and Melissa Bess: Ceiling & Wall Repair & Replace(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other)	Repair and replace, as necessary, Gypsum Board, drywall, Prep & Paint, Replace for both dwelling and non-dwelling units		\$29,999.00
ID0001940	Desoto and Melissa Bess: Electrical Service & devices Repair & Replacement(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Mechanical,Non-Dwelling Interior (1480)-Day Care Center,Non-Dwelling Interior (1480)-Electrical,Non-Dwelling Interior (1480)-Mechanical,Non-Dwelling Interior (1480)-Other,Non-Dwelling Interior (1480)-Shop,Non-Dwelling Interior (1480)-Storage Area)	This includes distribution system, wires, panels, circuits, all related devices, and items needed to replace and or repair each development's electrical system in dwelling and non-dwelling units		\$250,000.00

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b> 3		2028		
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002090	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.		\$19,999.00
ID0002102	DeSoto Bass and Mellissa Bess: Attic Insulation, Upgrade(Dwelling Unit-Interior (1480)-Other)	This provides for replacement of attic insulation.ECM, Attic Insulation Levels, Upgrade000149500SF		\$20,000.00
ID0002104	DeSoto Bass and Mellissa Bess: 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		\$100,000.00
ID0002142	Desoto and Mellissa Bess: Replace Interior and Exterior Doors(Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Interior (1480)-Interior Doors)	Replacement off all interior doors and exterior doors including screen doors in dwelling and non-dwelling units		\$100,000.00
ID0002143	Desoto and Mellissa Bess: Replace Flooring & Cove Base(Dwelling Unit-Interior (1480)-Flooring (non routine))	Replace flooring including LVT, VCT, carpet, covebase, sound barriers, and subflooring in dwelling and non-dwelling units		\$125,000.00
ID0002171	Desoto and Mellissa Bess: Site Work & Landscaping(Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Other,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Playground Areas - Equipment,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Sewer Lines - Mains,Dwelling Unit-Site Work (1480)-Signage,Dwelling Unit-Site Work (1480)-Storm Drainage,Dwelling Unit-Site Work (1480)-Striping,Dwelling Unit-Site Work (1480)-Water Lines/Mains,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Fencing,Dwelling Unit-Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting,Non-Dwelling Site Work (1480)-Playground Areas - Equipment,Non-Dwelling Site Work (1480)-Signage,Non-Dwelling Site Work (1480)-Site Utilities,Non-Dwelling Site Work (1480)-Storm Drainage,Non-Dwelling Site Work (1480)-Dumpster and Enclosures,Non-Dwelling Site Work (1480)-	This includes exterior site work such as replacing/repairing playgrounds, sidewalks, mailboxes, fences, landscaping, building façade, including siding and brickwork, waterproofing and other common area site work.		\$100,000.00

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year 3 2028</b>				
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
	WESTDALE (OH005000003)			\$406,000.00
ID0001946	Westdale Replace & Repair Elevators(Non-Dwelling Construction - Mechanical (1480)-Elevator)	Replace/Repair elevator systems		\$50,000.00
ID0001953	Westdale/Friden Whitmore/Malden Hollencamp/Olive Hills/Riverview: Misc. Interior Repairs(Dwelling Unit-Interior (1480)-Other,Non-Dwelling Interior (1480)-Other)	misc interior replacements not covered by major category including, but not limited to insulation, stair replacement, tread replacement,		\$1,000.00
ID0002086	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.		\$100,000.00
ID0002093	AMP 3:Demolition(Dwelling Unit - Demolition (1480))	Demolish Westdale as it relates to RAD and potential redevelopment.		\$50,000.00
ID0002103	Olive Hills / Offices/Daycare: Furnace, Replace(Non-Dwelling Interior (1480)-Mechanical)	Normal wear observed.Furnace, Gas, 151 to 200 MBH, Replace201731EA		\$5,000.00
ID0002116	Westdale/Friden Whitmore/Malden Hollencamp/Olive Hills/Riverview: Replace Interior and Exterior Doors(Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Interior (1480)-Interior Doors)	Replacement off all interior doors and exterior doors including screen doors in dwelling and non-dwelling units		\$25,000.00

## Capital Fund Program - Five-Year Action Plan

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b> 3		2028		
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002117	Westdale/Friden Whitmore/Malden Hollencamp/Olive Hills/Riverview: Ceiling & Wall Repair & Replace(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other)	Repair and replace, as necessary, Gypsum Board, drywall, Prep & Paint, Replace for both dwelling and non-dwelling units		\$25,000.00
ID0002118	Westdale/Friden Whitmore/Malden Hollencamp/Olive Hills/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.		\$25,000.00
ID0002119	Westdale/Friden Whitmore/Malden Hollencamp/Olive Hills/Riverview: Parking Lot Replacement, repair and striping(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking)	Parking Lot, Parking Lot, Repair and Replacement: mill and overlay, wheel wells, sealing, striping, ramps, and items necessary to repair and /or replace a parking lot		\$25,000.00
ID0002120	Westdale/Friden Whitmore/Malden Hollencamp/Olive Hills/Riverview: Electrical Service & Devices Repair & Replacement(Dwelling Unit-Interior (1480)-Electrical,Non-Dwelling Interior (1480)-Electrical,Non-Dwelling Interior (1480)-Mechanical)	This includes distribution system, wires, panels, circuits, all related devices, and items needed to replace and or repair each development's electrical system in dwelling and non-dwelling units		\$25,000.00
ID0002121	Westdale/Friden Whitmore/Malden Hollencamp/Olive Hills/Riverview: Roof Replacement(Non-Dwelling Exterior (1480)-Gutters - Downspouts,Non-Dwelling Exterior (1480)-Roofs,Non-Dwelling Exterior (1480)-Soffits,Dwelling Unit-Exterior (1480)-Roofs)	This includes all roof repairs, soffits, eaves, vents, caps, gutters, sheathing, felt, ice guards, vents, caps, flashing, and downspouts and everything needed for a full roof replacement		\$25,000.00
ID0002122	Westdale/Friden Whitmore/Malden Hollencamp/Olive Hills/Riverview: Replace Flooring & Cove Base(Dwelling Unit-Interior (1480)-Flooring (non routine))	Replace flooring including LVT, VCT, carpet, covebase, sound barriers, and subflooring in dwelling and non-dwelling units		\$25,000.00
ID0002123	Westdale/Friden Whitmore/Malden Hollencamp/Olive Hills/Riverview: Site Work & Landscaping(Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Non-Dwelling Exterior (1480)-Balconies and Railings,Non-Dwelling Exterior (1480)-Canopies,Non-Dwelling Exterior (1480)-Doors,Non-Dwelling Exterior (1480)-Gutters - Downspouts,Non-Dwelling Exterior (1480)-Landings and Railings,Non-Dwelling Exterior (1480)-Lighting,Non-Dwelling Exterior (1480)-Mail Facilities,Non-Dwelling Exterior (1480)-Other,Non-Dwelling Exterior (1480)-Siding,Non-Dwelling Exterior (1480)-Stairwells and Fire	This includes exterior site work such as replacing/repairing playgrounds, sidewalks, mailboxes, fences, landscaping, building façade, including siding and brickwork, exterior lighting and other common area site work.		\$25,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year		3	2028	
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost

Dwelling Exterior (1480)-Tuck Pointing,Dwelling Unit-Exterior (1480)-Mail Facilities)

	WENTWORTH (OH005000002)			\$941,853.44
ID0001951	Wentworth/Cornell/Caliph Court/Riverside: Roof Replacement(Dwelling Unit-Exterior (1480)-Roofs,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 and everything needed for a full roof replacement		\$250,000.00
ID0001952	Wentworth/Caliph Court/Cornell Ridge/ Riverside: Misc Interior Repairs(Dwelling Unit-Interior (1480)-Other,Non-Dwelling Interior (1480)-Other)	misc interior replacements not covered by major category including, but not limited to insulation, stair replacement, tread replacement,		\$1,000.00
ID0001970	Wentworth Roof Replacement(Dwelling Unit-Exterior (1480)-Roofs,Non-Dwelling Exterior (1480)-Gutters - Downspouts,Non-Dwelling Exterior (1480)-Roofs,Non-Dwelling Exterior (1480)-Soffits)	All costs related to the total roof system replacement at Wentworth highrise		\$25,000.00
ID0001984	Wentworth/Caliph Court/Cornell Ridge/ Riverside: Life Safety Equipment & Devices Installation & Remediation(Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Interior (1480)-Call-for-Aid Systems,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Other)	Repair, replace, and/or installation of life safety equipment and devices including fire suppression systems, ADA compliance upgrades, lighting, air quality devices, security equipment, limited access systems, radon detection/mitigation systems, and related equipment and devices.		\$60,000.00
ID0001992	Amp 2: Debt Services(Debt Service Bond Payment-Paid by PHA (1501))	Pay CFP debt		\$265,853.44

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b> 3		2028		
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002085	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.		\$25,000.00
ID0002092	AMP 2:Demolition(Non-Dwelling Construction-New Construction (1480)-New Construction Demolition)	Demolish Wentworth as it relates to RAD and potential redevelopment.		\$50,000.00
ID0002111	Wentworth/Caliph Court/Cornell Ridge/ Riverside: Replace Interior and Exterior Doors(Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Interior (1480)-Interior Doors)	Replacement off all interior doors and exterior doors including screen doors in dwelling and non-dwelling units		\$50,000.00
ID0002112	Wentworth/Caliph Court/Cornell Ridge/ Riverside: 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.		\$50,000.00
ID0002113	Wentworth/Caliph Court/Cornell Ridge/ Riverside: Plumbing & Water Heater, Replace(Dwelling Unit-Interior (1480)-Plumbing)	This incudes repair and/or replacement of water heaters, toilets, tubs, sewer lines, pipes, and scoping in dwelling and non-dwelling units		\$50,000.00
ID0002114	Wentworth/Caliph Court/Cornell Ridge/ Riverside: Electrical Devices & Service Repair & Replacement(Non-Dwelling Construction - Mechanical (1480)-Security - Fire Alarm,Dwelling Unit-Interior (1480)-Electrical,Non-Dwelling Construction - Mechanical (1480)-Unit Sub-panels,Non-Dwelling Construction - Mechanical (1480)-Electric Distribution)	This includes distribution system, wires, panels, circuits, all related devices, and items needed to replace and or repair each development's electrical system in dwelling and non-dwelling units		\$50,000.00
ID0002154	AMP 2 : Disposition Costs (Dwelling Unit-Development (1480)-Other)	Costs related to disposition for properties as identified in GDPM's redevelopment plan.		\$15,000.00

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b>				
3	2028			
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002170	Wentworth/Cornell Ridge/Caliph Court/Riverside/Winston Woods: Replace Flooring & Cove Base(Dwelling Unit-Interior (1480)-Flooring (non routine))	Replace flooring including LVT, VCT, carpet, covebase, sound barriers, and subflooring in dwelling and non-dwelling units		\$10,000.00
ID0002198	Wentworth/Caliph Court/ Cornell Ridge/ Riverside HVAC(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)-Other)	All HVAC work related to AMP 2 properties		\$40,000.00
	MOUNT CREST (OH005000004)			\$749,353.44
ID0001954	Mt. Crest/Rosemont/Smithville Monarch/Wilmington/Woodview: Misc. Interior(Dwelling Unit-Interior (1480)-Other,Non-Dwelling Interior (1480)-Other)	misc interior replacements not covered by major category including, but not limited to insulation, stair replacement, tread replacement,		\$1,000.00
ID0001991	AMP 4: Debt Services(Debt Service Bond Payment-Paid by PHA (1501))	Pay CFP debt		\$265,853.44
ID0002087	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.		\$100,000.00
ID0002098	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

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b>				
	3	2028		
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002124	Mt. Crest/Rosemont/Smithville Monarch/Wilmington/Woodview: Life Safety Equipment & Device Installation & Remediation (Dwelling Unit-Exterior (1480)-Building Slab,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Interior (1480)-Call-for-Aid Systems,Dwelling Unit-Interior (1480)-Electrical)	Repair, replace, and/or installation of life safety equipment and devices including fire suppression systems, ADA compliance upgrades, lighting, air quality devices, security equipment, limited access systems, radon detection/mitigation systems, and related equipment and devices.		\$125,000.00
ID0002125	Mt. Crest/Rosemont/Smithville Monarch/Wilmington/Woodview: Ceiling & Wall Repair & Replace(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other)	Repair and replace, as necessary, Gypsum Board, drywall, Prep & Paint, Replace for both dwelling and non-dwelling units		\$25,000.00
ID0002126	Mt. Crest/Rosemont/Smithville Monarch/Wilmington/Woodview: 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.		\$25,000.00
ID0002127	Mt. Crest/Rosemont/Smithville Monarch/Wilmington/Woodview: Parking Lot Replacement, repair and striping(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking)	Parking Lot, Parking Lot, Repair and Replacement: mill and overlay, wheel wells, sealing, striping, ramps, and items necessary to repair and /or replace a parking lot		\$25,000.00
ID0002128	Mt. Crest/Rosemont/Smithville Monarch/Wilmington/Woodview: Plumbing & Water Heater, Replace(Dwelling Unit-Interior (1480)-Plumbing)	This incudes repair and/or replacement of water heaters, toilets, tubs, sewer lines, pipes, and scoping in dwelling and non-dwelling units		\$25,000.00
ID0002129	Mt. Crest/Rosemont/Smithville Monarch/Wilmington/Woodview: Electrical Service & DevicesRepair & Replacement(Dwelling Unit-Interior (1480)-Electrical,Non-Dwelling Construction - Mechanical (1480)-Electric Distribution)	This includes distribution system, wires, panels, circuits, all related devices, and items needed to replace and or repair each development's electrical system in dwelling and non-dwelling units		\$25,000.00
ID0002130	Mt. Crest/Rosemont/Smithville Monarch/Wilmington/Woodview: Roof Replacement(Dwelling Unit-Exterior (1480)-Siding,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 and everything needed for a full roof replacement		\$25,000.00

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<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b>				
3	2028			
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002131	Mt. Crest/Rosemont/Smithville Monarch/Wilmington/Woodview: Repair & Replace HVAC(Non-Dwelling Interior (1480)-Community Building,Non-Dwelling Interior (1480)-Mechanical)	This includes condensers, air chillers, boilers, furnaces, heat pumps, fan coils and equipment needed to repair or replace the HVAC at each development in both the dwelling and non-dwelling units		\$25,000.00
ID0002132	Mt. Crest/Rosemont/Smithville Monarch/Wilmington/Woodview:Replace Flooring & Cove Base(Dwelling Unit-Interior (1480)-Flooring (non routine))	Replace flooring including LVT, VCT, carpet, covebase, sound barriers, and subflooring in dwelling and non-dwelling units		\$25,000.00
ID0002133	Mt. Crest/Rosemont/Smithville Monarch/Wilmington/Woodview: Window Replacement(Dwelling Unit-Exterior (1480)-Windows)	This includes single pane/ double pane/ all varieties of windows, shutters and screens and work necessary to replace the windows		\$25,000.00
ID0002134	Mt. Crest/Rosemont/Smithville Monarch/Wilmington/Woodview: Site Work & Landscaping(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Dumpsters and Enclosures,Dwelling Unit-Site Work (1480)-Fencing,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Other,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Playground Areas - Equipment,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Sewer Lines - Mains,Dwelling Unit-Site Work (1480)-Signage,Dwelling Unit-Site Work (1480)-Striping,Dwelling Unit-Site Work (1480)-Water Lines/Mains,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter,Non-Dwelling Site Work (1480)-Dumpster and Enclosures,Non-Dwelling Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting,Non-Dwelling Site Work (1480)-Playground Areas - Equipment,Non-Dwelling Site Work (1480)-Signage,Non-Dwelling Site Work (1480)-Site Utilities,Non-Dwelling Site Work (1480)-Storm Drainage)	This includes exterior site work such as replacing/repairing playgrounds, sidewalks, mailboxes, fences, landscaping, building façade, including siding and brickwork, waterproofing,exterior lighting and other common area site work.		\$25,000.00
	AUTHORITY-WIDE (NAWASD)			\$1,690,751.00

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<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year 3 2028</b>				
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002083	UFAS & 504(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Appliances,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.		\$525,000.00
ID0002110	Replace Playgrounds -Across AMPs(Dwelling Unit-Site Work (1480)-Playground Areas - Equipment)	Replace Playgrounds		\$100,000.00
ID0002174	Site Acquisition(Dwelling Unit-Development (1480)-Site Acquisition)	Various		\$300,000.00
ID0002175	Site work(Non-Dwelling Site Work (1480)-Fence Painting,Non-Dwelling Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Playground Areas - Equipment,Non-Dwelling Site Work (1480)-Signage,Non-Dwelling Site Work (1480)-Site Utilities)	Playgrounds, fencing, signage		\$500,000.00
ID0002177	Appliances(Dwelling Unit-Interior (1480)-Appliances)	Appliance replacement -		\$65,750.00
ID0002179	Operations 1406 2028(Operations (1406))	AMP operations		\$200,000.00

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b>				
3	2028			
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002180	RAD HAP(RAD (1503))	RAD HAP		\$1.00
	GRAND AVENUE (ELDERLY) (OH005000001)			\$1,051,044.12
ID0002084	AMP 1 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.		\$100,000.00
ID0002091	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.		\$50,000.00
ID0002094	AMP 1 RAD Investment, Predevelopment(RAD Funds Pre Closing (1480))	GDPM has a Portfolio RAD CHAP Award - item includes all costs associated with the RAD including, but not limited to, soft costs, hard construction costs. Further includes funding needed and approved by HUD post-RAD closing		\$200,000.00
ID0002096	Grand/Metropolitan/Short Helena/Triangleview: Roof Replacement(Dwelling Unit-Exterior (1480)-Roofs,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 and everything needed for a full roof replacement		\$25,000.00
ID0002097	Grand/Triangleview/Short Helena/Metropolitan Replace Interior and Exterior Doors(Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Interior (1480)-Interior Doors)	Replacement off all interior doors and exterior doors including screen doors in dwelling and non-dwelling units		\$25,000.00

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b> 3		2028		
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002099	Grand/Triangleview/Short Helena/Metropolitan Ceiling & Wall Repair & Replace(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other)	Repair and replace, as necessary, Gypsum Board, drywall, Prep & Paint, Replace for both dwelling and non-dwelling units		\$10,000.00
ID0002100	Grand/Triangleview/Short Helena/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)-Tubs and Showers,Dwelling Unit-Interior (1480)-Other)	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.		\$100,000.00
ID0002105	Grand/Triangleview/Short Helena/Metropolitan: Parking Lot Replacement, repair and striping(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking)	Parking Lot, Parking Lot, Repair and Replacement: mill and overlay, wheel wells, sealing, striping, ramps, and items necessary to repair and /or replace a parking lot		\$100,000.00
ID0002106	Grand/Triangleview/Short Helena/Metropolitan Replace Flooring & Cove Base(Dwelling Unit-Interior (1480)-Flooring (non routine))	Replace flooring including LVT, VCT, carpet, covebase, sound barriers, and subflooring in dwelling and non-dwelling units		\$100,000.00
ID0002107	Grand/Triangleview/Short Helena/Metropolitan Plumbing & Water Heater, Replace(Dwelling Unit-Interior (1480)-Plumbing)	This incudes repair and/or replacement of water heaters, toilets, tubs, sewer lines, pipes, and scoping in dwelling and non-dwelling units		\$100,000.00
ID0002108	Grand/Triangleview/Short Helena/Metropolitan Window Replacement(Dwelling Unit-Exterior (1480)-Windows)	This incudes single pane/ double pane/ all varieties of windows and screens and work necessary to replace the windows		\$50,000.00
ID0002109	Grand/Triangleview/Short Helena/Metropolitan: Electrical Service & DevicesRepair & Replacement(Dwelling Unit-Interior (1480)-Electrical,Non-Dwelling Construction - Mechanical (1480)-Electric Distribution,Non-Dwelling Construction - Mechanical (1480)-Security - Fire Alarm,Non-Dwelling Construction - Mechanical (1480)-Unit Sub-panels)	This includes distribution system, wires, panels, circuits, all related devices, and items needed to replace and or repair each development's electrical system in dwelling and non-dwelling units		\$50,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 3 2028				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0002115	Grand/Triangleview/Short Helena/Metropolitan: Site Work & Landscaping(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Dumpsters and Enclosures,Dwelling Unit-Site Work (1480)-Fencing,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Other,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Playground Areas - Equipment,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Signage,Dwelling Unit-Site Work (1480)-Striping,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter,Non-Dwelling Site Work (1480)-Dumpster and Enclosures,Non-Dwelling Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting,Non-Dwelling Site Work (1480)-Playground Areas - Equipment,Non-Dwelling Site Work (1480)-Signage,Non-Dwelling Site Work (1480)-Site Utilities,Non-Dwelling Site Work (1480)-Storm Drainage)	This includes exterior site work such as replacing/repairing playgrounds, sidewalks, mailboxes, fences, landscaping, exterior lighting, and other common area site work.		\$25,000.00
ID0002152	AMP 1: Disposition Costs (Dwelling Unit-Development (1480)-Other)	Costs related to disposition for properties as identified in GDPM's redevelopment plan.		\$10,000.00
ID0002178	Grand/Triangleview/Short Helena/Metropolitan Plumbing & Water Heater, Replace(Dwelling Unit-Interior (1480)-Plumbing)	This includes repair and/or replacement of water heaters, toilets, tubs, sewer lines, pipes, and scoping in dwelling and non-dwelling units		\$100,000.00
ID0002196	Grand/Helena/metropolitan/Triangleview UFAS(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Call-for-Aid Systems,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers)	UFAS updates. Any updates related to accessibility in units		\$6,044.12
	PARK MANOR (OH005000005)			\$250,000.00
ID0002088	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

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<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year 3 2028</b>				
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002135	Park Manor/ Hilgefod/Modena Limestone/Imperial: Ceiling & Wall Repair & Replace(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other)	Repair and replace, as necessary, Gypsum Board, drywall, Prep & Paint, Replace for both dwelling and non-dwelling units		\$15,000.00
ID0002136	Park Manor/ Hilgefod/Modena Limestone/Imperial: Parking Lot Replacement, repair and striping(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking)	Parking Lot, Parking Lot, Repair and Replacement: mill and overlay, wheel wells, sealing, striping, ramps, and items necessary to repair and /or replace a parking lot		\$25,000.00
ID0002137	Park Manor/ Hilgefod/Modena Limestone/Imperial: Plumbing & Water Heater, Replace(Dwelling Unit-Interior (1480)-Plumbing)	This incudes repair and/or replacement of water heaters, toilets, tubs, sewer lines, pipes, and scoping in dwelling and non-dwelling units		\$25,000.00
ID0002138	Park Manor/ Hilgefod/Modena Limestone/Imperial: Electrical Service & DevicesRepair & Replacement(Dwelling Unit-Interior (1480)-Electrical,Non-Dwelling Interior (1480)-Electrical)	This includes distribution system, wires, panels, circuits, all related devices, and items needed to replace and or repair each development's electrical system in dwelling and non-dwelling units		\$15,000.00
ID0002139	Park Manor/ Hilgefod/Modena Limestone/Imperial: Repair & Replace HVAC(Non-Dwelling Interior (1480)-Community Building,Non-Dwelling Interior (1480)-Mechanical)	This includes condensers, air chillers, boilers, furnaces, heat pumps, fan coils and equipment needed to repair or replace the HVAC at each development in both the dwelling and non-dwelling units		\$25,000.00
ID0002140	Park Manor/ Hilgefod/Modena Limestone/Imperial: Replace Flooring & Cove Base(Dwelling Unit-Interior (1480)-Flooring (non routine))	Replace flooring including LVT, VCT, carpet, covebase, sound barriers, and subflooring in dwelling and non-dwelling units		\$10,000.00
ID0002141	Park Manor/ Hilgefod/Modena Limestone/Imperial: Site Work & Landscaping(Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Carports -Surface Garage,Dwelling Unit-Exterior (1480)-Columns and Porches,Dwelling Unit-Exterior (1480)-Decks and Patios,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Exterior Stairwells - Fire Escape,Dwelling Unit-Exterior (1480)-Foundations,Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Landings and Railings,Dwelling Unit-	This includes exterior site work such as replacing/repairing playgrounds, sidewalks, mailboxes, fences, landscaping, building façade, including siding and brickwork, waterproofing, exterior lighting and other common area site work.		\$100,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year		2028		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	Exterior (1480)-Mail Facilities,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter,Non-Dwelling Site Work (1480)-Dumpster and Enclosures,Non-Dwelling Site Work (1480)-Fence Painting,Non-Dwelling Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting,Non-Dwelling Site Work (1480)-Playground Areas - Equipment,Non-Dwelling Site Work (1480)-Signage,Non-Dwelling Site Work (1480)-Site Utilities,Non-Dwelling Site Work (1480)-Storm Drainage)			
ID0002151	Park Manor/ Hilgeford/Modena Limestone/Imperial: 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.		\$25,000.00
	WINDCLIFF VILLAGE (OH005000013)			\$60,001.00
ID0002095	Windcliff Village: Residential Appliances, Dishwasher, Replace(Dwelling Unit-Interior (1480)-Appliances)	From PNA: Condition: Fair, Priority Score: 35.1764, Quantity: 25 EA, Age 8, Lifespan 10, Remaining Life 2		\$5,000.00
ID0002101	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
ID0002144	Windcliff: Replace Interior and Exterior Doors(Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Interior (1480)-Interior Doors)	Replacement off all interior doors and exterior doors including screen doors in dwelling and non-dwelling units		\$5,000.00

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b> 3		2028		
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002145	Windcliff: Ceiling & Wall Repair & Replace(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other)	Repair and replace, as necessary, Gypsum Board, drywall, Prep & Paint, Replace for both dwelling and non-dwelling units		\$5,000.00
ID0002146	Windcliff: Plumbing & Water Heater, Replace(Dwelling Unit-Interior (1480)-Plumbing)	This includes repair and/or replacement of water heaters, toilets, tubs, sewer lines, pipes, and scoping in dwelling and non-dwelling units		\$5,000.00
ID0002147	Windcliff: Roof Replacement(Non-Dwelling Exterior (1480)-Roofs,Non-Dwelling Exterior (1480)-Soffits,Non-Dwelling Exterior (1480)-Gutters - Downspouts)	This includes all roof repairs, soffits, eaves, vents, caps, gutters, sheathing, felt, ice guards, vents, caps, flashing, and downspouts and everything needed for a full roof replacement		\$5,000.00
ID0002148	Windcliff: Repair & Replace HVAC(Dwelling Unit-Exterior (1480)-Roofs,Non-Dwelling Interior (1480)-Community Building,Non-Dwelling Interior (1480)-Mechanical)	This includes condensers, air chillers, boilers, furnaces, heat pumps, fan coils and equipment needed to repair or replace the HVAC at each development in both the dwelling and non-dwelling units		\$5,000.00
ID0002149	Windcliff: Replace Flooring & Cove Base(Dwelling Unit-Interior (1480)-Flooring (non routine))	Replace flooring including LVT, VCT, carpet, covebase, sound barriers, and subflooring in dwelling and non-dwelling units		\$5,000.00
ID0002150	Windcliff: Site Work & Landscaping(Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Building Slab,Dwelling Unit-Exterior (1480)-Canopies,Dwelling Unit-Exterior (1480)-Carports -Surface Garage,Dwelling Unit-Exterior (1480)-Columns and Porches,Dwelling Unit-Exterior (1480)-Decks and Patios,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Exterior (1480)-Foundations,Dwelling Unit-Exterior (1480)-Landings and Railings,Dwelling Unit-Exterior (1480)-Mail Facilities,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter,Non-Dwelling Site Work (1480)-Dumpster and Enclosures,Non-Dwelling Site Work (1480)-Fence Painting,Non-Dwelling Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting,Non-Dwelling Site Work (1480)-Playground Areas - Equipment,Non-Dwelling Site Work (1480)-Signage,Non-Dwelling Site Work (1480)-Site Utilities,Non-Dwelling Site Work (1480)-Storm	This includes exterior site work such as replacing/repairing playgrounds, dumpster enclosures, sidewalks, mailboxes, fences, landscaping, building façade, including siding and brickwork, waterproofing, exterior lighting, and other common area site work.		\$5,000.00

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b>				
3	2028			
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002153	AMP 13 RAD Investment, Predevelopment, and HAP(RAD Investment Activity (1504))	GDPM has a Portfolio RAD CHAP Award - item includes all costs associated with the RAD including, but not limited to, soft costs, hard construction costs. Further includes funding needed and approved by HUD post-RAD closing		\$1.00
ID0002176	Windcliff Village: Life Safety Equipment Replace, install and remediation(Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Exterior (1480)-Foundations,Dwelling Unit-Interior (1480)-Call-for-Aid Systems)	Repair, replace, and/or installation of life safety equipment and devices including fire suppression systems, ADA compliance upgrades, lighting, air quality devices, security equipment, limited access systems, radon detection/mitigation systems, and related equipment and devices.		\$10,000.00
	DAYTON VIEW SENIOR VILLAGE AND COMMONS (OH005000011)			\$480,000.00
ID0002155	Daytonview Commons/ Sr. Village: Roof Replacement(Dwelling Unit-Exterior (1480)-Roofs,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 and everything needed for a full roof replacement		\$125,000.00
ID0002156	Daytonview Commons/ Sr. Village: Replace Interior and Exterior Doors(Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Interior (1480)-Interior Doors)	Replacement off all interior doors and exterior doors including screen doors in dwelling and non-dwelling units		\$55,000.00
ID0002157	Daytonview Commons/ Sr. Village: Kitchen & Bathroom Modernization(Dwelling Unit-Interior (1480)-Tubs and Showers,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)	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.		\$125,000.00
ID0002158	Daytonview Commons/ Sr. Village: Replace Flooring & Cove Base(Dwelling Unit-Interior (1480)-Flooring (non routine))	Replace flooring including LVT, VCT, carpet, covebase, sound barriers, and subflooring in dwelling and non-dwelling units		\$50,000.00

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<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b> 3		2028		
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002159	Daytonview Commons/ Sr. Village: Window Replacement(Dwelling Unit-Exterior (1480)-Windows)	This includes single pane/ double pane/ all varieties of windows and screens and work necessary to replace the windows		\$125,000.00
	TELFORD & CORONA (OH005071000)			\$162,000.00
ID0002160	Telford-Corona: Roof Replacement(Dwelling Unit-Exterior (1480)-Roofs,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 and everything needed for a full roof replacement		\$1,000.00
ID0002161	Telford-Corona: : Replace Interior and Exterior Doors(Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Interior (1480)-Interior Doors)	Replacement off all interior doors and exterior doors including screen doors in dwelling and non-dwelling units		\$1,000.00
ID0002162	Telford-Corona: 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 Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Interior (1480)-Kitchen Cabinets)	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
ID0002163	Telford-Corona: Repair & Replace HVAC(Non-Dwelling Interior (1480)-Mechanical,Non-Dwelling Interior (1480)-Community Building)	This includes condensers, air chillers, boilers, furnaces, heat pumps, fan coils and equipment needed to repair or replace the HVAC at each development in both the dwelling and non-dwelling units		\$1,000.00
ID0002164	Telford-Corona: Parking Lot Replacement, repair and striping(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking)	Parking Lot, Parking Lot, Repair and Replacement: mill and overlay, wheel wells, sealing, striping, ramps, and items necessary to repair and /or replace a parking lot		\$1,000.00

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<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b> 3		2028		
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002165	Telford-Corona: Replace Flooring & Cove Base(Dwelling Unit-Interior (1480)-Flooring (non routine))	Replace flooring including LVT, VCT, carpet, covebase, sound barriers, and subflooring in dwelling and non-dwelling units		\$1,000.00
ID0002166	Telford-Corona: Window Replacement(Dwelling Unit-Exterior (1480)-Windows)	This includes single pane/ double pane/ all varieties of windows and screens and work necessary to replace the windows		\$50,000.00
ID0002167	Telford-Corona: Electrical Service & Devices Repair & Replacement(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other,Non-Dwelling Interior (1480)-Electrical,Non-Dwelling Interior (1480)-Mechanical,Non-Dwelling Interior (1480)-Other)	This includes distribution system, wires, panels, circuits, all related devices, and items needed to replace and or repair each development's electrical system in dwelling and non-dwelling units		\$25,000.00
ID0002168	Telford-Corona: Site Work & Landscaping(Non-Dwelling Site Work (1480)-Site Utilities,Non-Dwelling Site Work (1480)-Storm Drainage,Non-Dwelling Site Work (1480)-Dumpster and Enclosures,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Dumpsters and Enclosures,Dwelling Unit-Site Work (1480)-Fencing,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Other,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Sewer Lines - Mains,Dwelling Unit-Site Work (1480)-Signage,Dwelling Unit-Site Work (1480)-Storm Drainage,Dwelling Unit-Site Work (1480)-Striping,Dwelling Unit-Site Work (1480)-Water Lines/Mains,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter,Non-Dwelling Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting,Non-Dwelling Site Work (1480)-Signage)	This includes exterior site work such as replacing/repairing playgrounds, sidewalks, mailboxes, fences, landscaping, and other common area site work.		\$1,000.00
ID0002169	Telford-Corona: Ceiling & Wall Repair & Replace(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other)	Repair and replace, as necessary, Gypsum Board, drywall, Prep & Paint, Replace for both dwelling and non-dwelling units		\$1,000.00
ID0002172	Telford-Corona: Life Safety Equipment & Devices Installation & Remediation(Dwelling Unit-Interior (1480)-Call-for-Aid Systems,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Site Work (1480)-Lighting)	Repair, replace, and/or installation of life safety equipment and devices including fire suppression systems, ADA compliance upgrades, lighting, air quality devices, security equipment, limited access systems, radon detection/mitigation systems, and related equipment and devices.		\$30,000.00



Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year		2029		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	DESOTO BASS COURTS (OH005000007)			\$903,467.00
ID0002181	Desoto and Mellissa Bess: Plumbing & Water Heater, Replace(Dwelling Unit-Interior (1480)-Plumbing)	This includes repair and/or replacement of water heaters, toilets, tubs, sewer lines, pipes, and scoping in dwelling and non-dwelling units		\$303,467.00
ID0002189	AMP 7: Desoto Bass Exterior Site Work(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Dumpsters and Enclosures,Dwelling Unit-Site Work (1480)-Electric Distribution,Dwelling Unit-Site Work (1480)-Fence Painting,Dwelling Unit-Site Work (1480)-Fencing,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Other,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Playground Areas - Equipment,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Sewer Lines - Mains,Dwelling Unit-Site Work (1480)-Signage,Dwelling Unit-Site Work (1480)-Storm Drainage,Dwelling Unit-Site Work (1480)-Striping,Dwelling Unit-Site Work (1480)-Water Lines/Mains)	Replace/repair site - monument sign, fencing, playgrounds, dumpster enclosure, parking lots, storm runoff, lighting, sewer, curb work etc.		\$500,000.00
ID0002192	AMP 7 Hilltop Landscaping (Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting)	landscaping and green space upkeep		\$100,000.00
	GRAND AVENUE (ELDERLY) (OH005000001)			\$3,951,531.00
ID0002182	AMP 1: Housing Hazards Work(Housing Related Hazards (1480)-Evaluation/Risk Assessment-Other,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Pest Infestation,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Radon,Housing Related Hazards (1480)-Hazard Controls-Carbon Monoxide,Housing Related Hazards (1480)-Hazard Controls-Fire Hazard(s),Housing Related Hazards (1480)-Hazard Controls-Lead-Based Paint,Housing Related Hazards (1480)-Hazard Controls-Mold,Housing Related Hazards (1480)-Hazard Controls-Other,Housing Related Hazards (1480)-Hazard Controls-Pest Infestation,Housing Related Hazards (1480)-Hazard Controls-Radon,Housing Related Hazards (1480)-Inspections-Lead-Based Paint,Housing Related Hazards (1480)-	Repairs for any items at the properties that fall under the category of life and safety.		\$3,451,531.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 4 2029				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	Relocation-Asbestos,Housing Related Hazards (1480)-Relocation-Carbon Monoxide,Housing Related Hazards (1480)-Relocation-Fire Hazard(s),Housing Related Hazards (1480)-Relocation-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Mold,Housing Related Hazards (1480)-Relocation-Other,Housing Related Hazards (1480)-Relocation-Pest Infestation,Housing Related Hazards (1480)-Relocation-Radon,Housing Related Hazards (1480)-Clearance Examinations-Carbon Monoxide,Housing Related Hazards (1480)-Clearance Examinations-Fire Hazard(s),Housing Related Hazards (1480)-Clearance Examinations-Lead-Based Paint,Housing Related Hazards (1480)-Clearance Examinations-Asbestos,Housing Related Hazards (1480)-Clearance Examinations-Mold ,Housing Related Hazards (1480)-Clearance Examinations-Other,Housing Related Hazards (1480)-Clearance Examinations-Pest Infestation,Housing Related Hazards (1480)-Clearance Examinations-Radon,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Asbestos,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Carbon Monoxide,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Fire Hazard(s),Housing Related Hazards (1480)-Evaluation/Risk Assessment-Lead-Based Paint,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Mold			
ID0002183	AMP 1 Grand, Metropolitan, Triangleview Replace Exterior Site Work(Dwelling Unit-Exterior (1480)-Decks and Patios,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Exterior (1480)-Exterior Stairwells - Fire Escape,Dwelling Unit-Exterior (1480)-Foundations,Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Landings and Railings,Dwelling Unit-Exterior (1480)-Mail Facilities,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Roofs,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Soffits,Dwelling Unit-Exterior (1480)-Stairwells - Fire Escapes,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Dwelling Unit-Exterior (1480)-Windows,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc.,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Building Slab,Dwelling Unit-Exterior (1480)-Canopies,Dwelling Unit-Exterior (1480)-Carports - Surface Garage,Dwelling Unit-Exterior (1480)-Columns and Porches)	Replace/repair site - monument sign, fencing, playgrounds, dumpster enclosure, parking lots, storm runoff, lighting, sewer, curb work etc.		\$500,000.00
	WENTWORTH (OH005000002)			\$500,000.00
ID0002184	AMP 2: Wenworth, Calpith Court, Cornell, Riverside Exterior Site Work(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Dumpsters and Enclosures,Dwelling Unit-Site Work (1480)-Electric Distribution,Dwelling Unit-Site Work (1480)-Fence Painting,Dwelling Unit-Site Work (1480)-Fencing,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Other,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Playground Areas - Equipment,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Sewer Lines - Mains,Dwelling Unit-Site Work (1480)-Signage,Dwelling Unit-Site Work (1480)-Storm Drainage,Dwelling Unit-Site Work (1480)-Striping,Dwelling Unit-Site Work (1480)-Water	Replace/repair site - monument sign, fencing, playgrounds, dumpster enclosure, parking lots, storm runoff, lighting, sewer, curb work etc.		\$500,000.00

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<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b>				
	4	2029		
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
	WESTDALE (OH005000003)			\$500,000.00
ID0002185	AMP 3 Westdale, Friden Whitmore, Malden Hollencmap, Olive Hills, Riverview, Exterior work (Dwelling Unit-Site Work (1480)-Electric Distribution,Dwelling Unit-Site Work (1480)-Fence Painting,Dwelling Unit-Site Work (1480)-Fencing,Dwelling Unit-Site Work (1480)-Dumpsters and Enclosures,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Other,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Playground Areas - Equipment,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Sewer Lines - Mains,Dwelling Unit-Site Work (1480)-Signage,Dwelling Unit-Site Work (1480)-Storm Drainage,Dwelling Unit-Site Work (1480)-Striping,Dwelling Unit-Site Work (1480)-Water	Replace/repair site - monument sign, fencing, playgrounds, dumpster enclosure, parking lots, storm runoff, lighting, sewer, curb work etc.		\$500,000.00
	MOUNT CREST (OH005000004)			\$500,000.00
ID0002186	AMP 4: Mount Crest, Rosemont, Smithville Monarch, Watervliet, Wilmington, Woodview(Dwelling Unit-Site Work (1480)-Sewer Lines - Mains,Dwelling Unit-Site Work (1480)-Signage,Dwelling Unit-Site Work (1480)-Storm Drainage,Dwelling Unit-Site Work (1480)-Striping,Dwelling Unit-Site Work (1480)-Water Lines/Mains,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Dumpsters and Enclosures,Dwelling Unit-Site Work (1480)-Electric Distribution,Dwelling Unit-Site Work (1480)-Fence Painting,Dwelling Unit-Site Work (1480)-Fencing,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Other,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Playground Areas -	Replace/repair site - monument sign, fencing, playgrounds, dumpster enclosure, parking lots, storm runoff, lighting, sewer, curb work etc.		\$500,000.00
	PARK MANOR (OH005000005)			\$500,000.00
ID0002187	AMP 5: Park Manor, Modena Limestone, Exterior Site Improvements(Dwelling Unit-Site Work (1480)-Striping,Dwelling Unit-Site Work (1480)-Water Lines/Mains,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Dumpsters and Enclosures,Dwelling Unit-Site Work (1480)-Electric Distribution,Dwelling Unit-Site Work (1480)-Fence Painting,Dwelling Unit-Site Work (1480)-	Replace/repair site - monument sign, fencing, playgrounds, dumpster enclosure, parking lots, storm runoff, lighting, sewer, curb work etc.		\$500,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year		2029		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Other,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Playground Areas - Equipment,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Sewer Lines - Mains,Dwelling Unit-Site Work (1480)-Signage,Dwelling Unit-Site Work (1480)-Storm Drainage)			
	WILKINSON PLAZA (OH005000006)			\$10,000.00
ID0002188	AMP 6: Wilkinson Exterior Site Work(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Dumpsters and Enclosures,Dwelling Unit-Site Work (1480)-Electric Distribution,Dwelling Unit-Site Work (1480)-Fence Painting,Dwelling Unit-Site Work (1480)-Fencing,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Other,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Playground Areas - Equipment,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Sewer Lines - Mains,Dwelling Unit-Site Work (1480)-Signage,Dwelling Unit-Site Work (1480)-Storm Drainage,Dwelling Unit-Site Work (1480)-Striping)	Replace/repair site - monument sign, fencing, playgrounds, dumpster enclosure, parking lots, storm runoff, lighting, sewer, curb work etc.		\$10,000.00
	DAYTON VIEW SENIOR VILLAGE AND COMMONS (OH005000011)			\$50,000.00
ID0002190	AMP 11: Dayton View Exterior Site Work(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Dumpsters and Enclosures,Dwelling Unit-Site Work (1480)-Electric Distribution,Dwelling Unit-Site Work (1480)-Fence Painting,Dwelling Unit-Site Work (1480)-Fencing,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Lighting,Dwelling Unit-Site Work (1480)-Other,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Playground Areas - Equipment,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Sewer Lines - Mains,Dwelling Unit-Site Work (1480)-Signage,Dwelling Unit-Site Work (1480)-Storm Drainage,Dwelling Unit-Site Work (1480)-Striping,Dwelling Unit-Site Work (1480)-Water Lines/Mains)	Replace/repair site - monument sign, fencing, playgrounds, dumpster enclosure, parking lots, storm runoff, lighting, sewer, curb work etc.		\$50,000.00
	PARKSIDE HOMES (OH005000008)			\$100,000.00



Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 5 2030				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	WESTDALE (OH005000003)			\$350,000.00
ID0001985	Westdale/Friden Whitmore/Malden Hollencamp/Olive Hills/Riverview: Life Safety Equipment & Devices Install, Replace and Remediation(Housing Related Hazards (1480)-Clearance Examinations-Asbestos,Housing Related Hazards (1480)-Clearance Examinations-Fire Hazard(s),Housing Related Hazards (1480)-Clearance Examinations-Lead-Based Paint,Housing Related Hazards (1480)-Clearance Examinations-Radon,Housing Related Hazards (1480)-Hazard Controls-Carbon Monoxide,Housing Related Hazards (1480)-Hazard Controls-Radon,Dwelling Unit-Interior (1480)-Call-for-Aid Systems,Non-Dwelling Construction - Mechanical (1480)-Elevator,Non-Dwelling Construction - Mechanical (1480)-Fire Suppression System,Non-Dwelling Construction - Mechanical (1480)-Other,Non-Dwelling Construction - Mechanical (1480)-Security - Fire Alarm,Non-Dwelling Construction - Mechanical (1480)-Smoke/Fire Detection,Non-Dwelling Interior (1480)-Security)	Repair, replace, and/or installation of life safety equipment and devices including fire suppression systems, ADA compliance upgrades, lighting, air quality devices, security equipment, limited access systems, radon detection/mitigation systems, and related equipment and devices.		\$50,000.00
ID0002201	Westdale/Olive Hills/Riverview/Winters Masonry(Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Building Slab,Dwelling Unit-Exterior (1480)-Other)	Any masonry work associated with AMP 3		\$100,000.00
ID0002202	Westdale/Olive Hills/Riverview/Winters/ Malden hollencamp/ Friden Whitmore Windows(Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Dwelling Unit-Exterior (1480)-Windows)	AMP 3 work related to replacement of windows.		\$100,000.00
ID0002203	Westdale/Olive Hills/Riverview/Winters/ Malden hollencamp/ Friden Whitmore UFAS Updates(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Call-for-Aid Systems,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other)	AMP 3 work related to UFAS units and accessibility		\$100,000.00
	PARKSIDE HOMES (OH005000008)			\$6,000.00

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b> 5		2030		
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0001986	AMP 8 Disposition Costs(Dwelling Unit-Development (1480)-Other)	Costs related to disposition of vacant land within AMP 8 (Dunbar Manor, Arlington Courts, etc.)		\$6,000.00
	DESOTO BASS COURTS (OH005000007)			\$2,200,000.00
ID0001988	DeSoto Bass and Mellissa Bess: Kitchen & Bathroom Modernization(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Appliances,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.		\$200,000.00
ID0002023	AMP 7: Housing Hazards Work(Housing Related Hazards (1480)-Clearance Examinations-Asbestos,Housing Related Hazards (1480)-Clearance Examinations-Carbon Monoxide,Housing Related Hazards (1480)-Clearance Examinations-Fire Hazard(s),Housing Related Hazards (1480)-Clearance Examinations-Lead-Based Paint,Housing Related Hazards (1480)-Clearance Examinations-Mold ,Housing Related Hazards (1480)-Clearance Examinations-Other,Housing Related Hazards (1480)-Clearance Examinations-Pest Infestation,Housing Related Hazards (1480)-Clearance Examinations-Radon,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Asbestos,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Carbon Monoxide,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Fire Hazard(s),Housing Related Hazards (1480)-Evaluation/Risk Assessment-Lead-Based Paint,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Mold,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Other,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Pest Infestation,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Radon,Housing Related Hazards (1480)-Hazard Controls-Asbestos,Housing Related Hazards (1480)-Hazard Controls-Carbon Monoxide,Housing Related Hazards (1480)-Hazard Controls-Fire Hazard(s),Housing Related Hazards (1480)-Hazard Controls-Lead-Based Paint,Housing Related Hazards (1480)-Hazard Controls-Mold,Housing Related Hazards (1480)-Hazard Controls-Other,Housing Related Hazards (1480)-Hazard Controls-Pest Infestation,Housing Related Hazards (1480)-Hazard Controls-Radon,Housing Related Hazards (1480)-Inspections-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Asbestos,Housing Related Hazards (1480)-Relocation-Carbon Monoxide,Housing Related Hazards (1480)-Relocation-Fire Hazard(s),Housing Related Hazards (1480)-Relocation-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Mold,Housing Related Hazards (1480)-Relocation-Other,Housing Related Hazards (1480)-Relocation-Pest Infestation,Housing Related Hazards (1480)-Relocation-Radon)	Repairs for any items at the properties that fall under the category of life and safety.		\$2,000,000.00

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<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year 5 2030</b>				
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
	PARK MANOR (OH005000005)			\$1,958,999.00
ID0001990	AMP 5: Debt Services(Debt Service Bond Payment-Paid by PHA (1501))	Pay CFP Debt		\$258,999.00
ID0002208	AMP 5: Demolition(Dwelling Unit - Demolition (1480))	AMP 5 services as it relates to demolition		\$1,000,000.00
ID0002209	AMP 5: UFAS Units(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Call-for-Aid Systems,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers)	UFAS work for accessibility for AMP 5		\$500,000.00
ID0002210	AMP 5: Masonry Work(Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Building Slab,Dwelling Unit-Exterior (1480)-Decks and Patios,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Siding,Dwelling Unit-Exterior (1480)-Tuck-Pointing)	Masonry work as it relates to AMP 5		\$200,000.00
	MOUNT CREST (OH005000004)			\$1,300,000.00
ID0002044	AMP 4 RAD Investment, Predevelopment (RAD Funds Pre Closing (1480))	GDPM has a Portfolio RAD CHAP Award - item includes all costs associated with the RAD including, but not limited to, soft costs (architectural, legal, application fees), hard construction costs, acquisition, disposition. Further includes funding needed and approved by HUD post-RAD closing		\$400,000.00

Capital Fund Program - Five-Year Action Plan

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b>				
	5	2030		
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0002205	AMP 4: UFAS Units(Dwelling Unit-Interior (1480)-Call-for-Aid Systems,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)	Work related to AMP 4 UFAS and accessibility		\$200,000.00
ID0002206	AMP 5: Masonry Work(Non-Dwelling Exterior (1480)-Balconies and Railings,Non-Dwelling Exterior (1480)-Foundation,Non-Dwelling Exterior (1480)-Gutters - Downspouts,Non-Dwelling Exterior (1480)-Landings and Railings,Non-Dwelling Exterior (1480)-Lighting,Non-Dwelling Exterior (1480)-Mail Facilities,Non-Dwelling Exterior (1480)-Other,Non-Dwelling Exterior (1480)-Paint and Caulking)	Masonry work as it relates to AMP 5		\$200,000.00
ID0002207	AMP 4: Demolition(Dwelling Unit - Demolition (1480))	AMP 4 work as it relates to demolition		\$500,000.00
	DAYTON VIEW SENIOR VILLAGE AND COMMONS (OH005000011)			\$1,000,000.00
ID0002049	Daytonview Commons/ Sr Village: Environmental Testing(Housing Related Hazards (1480)-Clearance Examinations-Asbestos,Housing Related Hazards (1480)-Clearance Examinations-Carbon Monoxide,Housing Related Hazards (1480)-Clearance Examinations-Fire Hazard(s),Housing Related Hazards (1480)-Clearance Examinations-Lead-Based Paint,Housing Related Hazards (1480)-Clearance Examinations-Mold ,Housing Related Hazards (1480)-Clearance Examinations-Other,Housing Related Hazards (1480)-Clearance Examinations-Pest Infestation,Housing Related Hazards (1480)-Clearance Examinations-Radon,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Asbestos,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Carbon Monoxide,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Fire Hazard(s),Housing Related Hazards (1480)-Evaluation/Risk Assessment-Lead-Based Paint,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Mold,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Other,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Pest Infestation,Housing Related Hazards (1480)-Evaluation/Risk Assessment-Radon,Housing Related Hazards (1480)-Hazard Controls-Asbestos,Housing Related Hazards (1480)-Hazard Controls-Carbon Monoxide,Housing Related Hazards (1480)-Hazard Controls-Fire Hazard(s),Housing Related Hazards (1480)-Hazard Controls-Lead-Based Paint,Housing Related Hazards (1480)-Hazard Controls-Mold,Housing Related Hazards (1480)-Hazard Controls-Other,Housing Related Hazards (1480)-Hazard Controls-Pest Infestation,Housing Related Hazards (1480)-Hazard Controls-Radon,Housing Related Hazards (1480)-Inspections-Lead-Based	Radon, Mold, Lead, and general ER abatement and removal.		\$1,000,000.00

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b>				
5	2030			
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
	Paint,Housing Related Hazards (1480)-Relocation-Asbestos,Housing Related Hazards (1480)-Relocation-Carbon Monoxide,Housing Related Hazards (1480)-Relocation-Fire Hazard(s),Housing Related Hazards (1480)-Relocation-Lead-Based Paint,Housing Related Hazards (1480)-Relocation-Mold,Housing Related Hazards (1480)-Relocation-Other,Housing Related Hazards (1480)-Relocation-Pest Infestation,Housing Related Hazards (1480)-Relocation-Radon)			
	WENTWORTH (OH005000002)			\$200,000.00
ID0002199	Wentworth/Caliph Court/ Cornell Ridge/ Riverside Masonry Work(Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Building Slab,Dwelling Unit-Exterior (1480)-Columns and Porches,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking,Non-Dwelling Exterior (1480)-Other)	Masonry work as it relates to the AMP 2 developments		\$100,000.00
ID0002200	Wentworth/Caliph Court/ Cornell Ridge/ Riverside UFAS Work(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-Site Work (1480)-Other)	UFAS work and work relating to the accessibility of units		\$100,000.00
	Subtotal of Estimated Cost			\$7,014,999.00

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<b>Part III: Supporting Pages - Management Needs Work Statements (s)</b>	
<b>Work Statement for Year</b> 1	2026
<b>Development Number/Name General Description of Major Work Categories</b>	<b>Estimated Cost</b>
Housing Authority Wide	
Management Improvements(Management Improvement (1408)-Empowerment Activities,Management Improvement (1408)-Staff Training,Management Improvement (1408)-System Improvements)	\$1,000.00
Administration(Administration (1410)-Salaries,Administration (1410)-Sundry,Administration (1410)-Other)	\$687,391.30
Operations 1406 2025(Operations (1406))	\$200,000.00
Direct Payoff of CFFP(Debt Service Bond Payment-Paid by PHA (1501))	\$1,803,407.10
RAD HAP(RAD (1503))	\$1.00
Operations 1406 2025(Operations (1406))	\$500,000.00

<b>Part III: Supporting Pages - Management Needs Work Statements (s)</b>	
<b>Work Statement for Year</b> 1	2026
<b>Development Number/Name</b> <b>General Description of Major Work Categories</b>	<b>Estimated Cost</b>
Subtotal of Estimated Cost	\$3,191,799.40

<b>Part III: Supporting Pages - Management Needs Work Statements (s)</b>	
<b>Work Statement for Year</b> 2	2027
<b>Development Number/Name General Description of Major Work Categories</b>	<b>Estimated Cost</b>
Housing Authority Wide	
Administration(Administration (1410)-Other,Administration (1410)-Salaries,Administration (1410)-Sundry)	\$752,146.30
Resident Relocation & Mobility Counseling(Contract Administration (1480)-Relocation)	\$900,000.00
Administration(Administration (1410)-Salaries,Administration (1410)-Other,Administration (1410)-Sundry)	\$700,000.00
Operations 1406 2027(Operations (1406))	\$200,000.00
Environmental Testing, Mitigation & Remediation(Housing Related Hazards (1480)-Hazard Controls-Radon,Housing Related Hazards (1480)-Inspections-Lead-Based Paint,Housing Related Hazards (1480)-Clearance Examinations-Carbon Monoxide,Housing Related Hazards (1480)-Clearance Examinations-Fire Hazard(s),Housing Related Hazards (1480)-Clearance Examinations-Lead-Based Paint,Housing Related Hazards (1480)-Clearance Examinations-Mold ,Housing Related Hazards (1480)-Clearance Examinations-Other,Housing Related Hazards (1480)-Clearance Examinations-Pest Infestation,Housing Related Hazards (1480)-Clearance Examinations-	\$319,996.00
Direct Payoff of CFFP -2023(Debt Service Bond Payment-Paid by PHA (1501))	\$676,096.85

<b>Part III: Supporting Pages - Management Needs Work Statements (s)</b>	
<b>Work Statement for Year</b> 2	2027
<b>Development Number/Name General Description of Major Work Categories</b>	<b>Estimated Cost</b>
RAD HAP(RAD (1503))	\$5.85
Subtotal of Estimated Cost	\$3,548,245.00

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<b>Part III: Supporting Pages - Management Needs Work Statements (s)</b>	
<b>Work Statement for Year</b> 3	2028
<b>Development Number/Name General Description of Major Work Categories</b>	<b>Estimated Cost</b>
Housing Authority Wide	
UFAS & 504(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Appliances,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)-	\$525,000.00
Replace Playgrounds -Across AMPs(Dwelling Unit-Site Work (1480)-Playground Areas - Equipment)	\$100,000.00
Site Acquisition(Dwelling Unit-Development (1480)-Site Acquisition)	\$300,000.00
Site work(Non-Dwelling Site Work (1480)-Fence Painting,Non-Dwelling Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Playground Areas - Equipment,Non-Dwelling Site Work (1480)-Signage,Non-Dwelling Site Work (1480)-Site Utilities)	\$500,000.00
Appliances(Dwelling Unit-Interior (1480)-Appliances)	\$65,750.00
Operations 1406 2028(Operations (1406))	\$200,000.00

<b>Part III: Supporting Pages - Management Needs Work Statements (s)</b>	
<b>Work Statement for Year</b> 3	2028
<b>Development Number/Name General Description of Major Work Categories</b>	<b>Estimated Cost</b>
RAD HAP(RAD (1503))	\$1.00
Subtotal of Estimated Cost	\$1,690,751.00

<b>Part III: Supporting Pages - Management Needs Work Statements (s)</b>	
<b>Work Statement for Year</b> 4	2029
<b>Development Number/Name General Description of Major Work Categories</b>	<b>Estimated Cost</b>
Housing Authority Wide	
RAD HAP(RAD (1503))	\$1.00
Subtotal of Estimated Cost	\$1.00