

Capital Fund Program - Five-Year Action Plan

Status: Draft

Approval Date:

Approved By:

Part I: Summary						
PHA Name : Lorain Metropolitan Housing Authority			Locality (City/County & State)			
PHA Number: OH012			<input checked="" type="checkbox"/> Original 5-Year Plan		<input type="checkbox"/> Revised 5-Year Plan (Revision No:)	
A.	Development Number and Name	Work Statement for Year 1 2022	Work Statement for Year 2 2023	Work Statement for Year 3 2024	Work Statement for Year 4 2025	Work Statement for Year 5 2026
	AUTHORITY-WIDE	\$635,000.00			\$297,749.00	
	LEAVITT HOMES (OH012000001)	\$795,379.00	\$1,564,903.00	\$879,653.00	\$843,453.00	
	LAKEVIEW PLAZA (OH012000002)	\$465,303.00	\$859,307.00	\$755,657.00	\$802,307.00	
	WILKES-VILLA (OH012000003)	\$1,183,390.00	\$675,435.00	\$611,736.00	\$617,786.00	
	OBERLIN HOMES (OH012000004)	\$784,034.00	\$591,676.00	\$1,325,425.00	\$1,102,676.00	
	OBERLIN HOMES LIHTC (OH012000005)	\$13,245.00	\$46,395.00	\$165,245.00	\$73,745.00	

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
1	2022			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	AUTHORITY-WIDE (NAWASD)			\$635,000.00
ID0035	Management Improvements Agency Wide - computer system improvements(Management Improvement (1408)-System Improvements)	Management Improvements Agency Wide - computer system improvements		\$80,000.00
ID0047	Capital Fund Financing 2022(Debt Service Bond Payment-Paid by PHA (1501))	Capital Fund Financing-Debt Service		\$500,000.00
ID0225	Install Emergency Generator for COCC; NAWSD(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Generator)	Install Emergency Generator for COCC; NAWSD		\$40,000.00
ID0498	Management Improvements - paperless applications, recertifications, inspections - COCC(Management Improvement (1408)-System Improvements)	Management Improvements - paperless applications, recertifications, inspections - COCC		\$15,000.00
	LEAVITT HOMES (OH012000001)			\$795,379.00
ID0057	Insulate Common Walls/Fire stops AMP 1/OH12-1 Leavitt Homes 198 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other)	Insulate Common Walls/Fire stops AMP 1/OH12-1 Leavitt Homes 198 units		\$50,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
1	2022			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0059	Parking Lot Resurface Seal Stripe AMP 1/OH12-12 Westgate Apts 1 bldg(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter)	Parking Lot Resurface/Seal & Stripe Westgate Apts 1 bldg		\$30,000.00
ID0060	Insulate Common Walls/Fire Walls AMP 1/OH12-2 Westview Terrace 143 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other)	Insulate Common Walls/Fire Walls AMP 1/OH12-2 Westview Terrace 143 units		\$30,000.00
ID0065	Replace Sump Pumps/Plumbing/Crocks in Existing Trenches AMP 1/OH12-120; 8 scattered site units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Site Work (1480)-Storm Drainage,Non-Dwelling Site Work (1480)-Storm Drainage)	Replace Sump Pumps/Plumbing/Crocks in Existing Trenches AMP 1/OH12-120; 8 scattered site units		\$2,400.00
ID0066	Floor Covering Replacement AMP 1/OH12-120 8 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Flooring (non routine))	Floor Covering Replacement AMP 1/OH12-120 8 Scattered Site Units		\$3,000.00
ID0067	Concrete install in Crawl Space AMP 1/OH12-120 8 Scattered Site Units(Dwelling Unit-Exterior (1480)-Building Slab,Dwelling Unit-Exterior (1480)-Foundations,Dwelling Unit-Interior (1480)-Other,Contract Administration (1480)-Other Fees and Costs)	Concrete install in Crawl Space AMP 1/OH12-120 8 Scattered Site Units		\$3,600.00
ID0093	504 Compliance-Accessible Sidewalks/Parking Areas/Accessible Common Area Improvements; AMP 1/OH12-1 Leavitt Homes property wide(Contract Administration (1480)-Other Fees and Costs,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)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Striping,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	504 Compliance-Accessible Sidewalks/Parking Areas/Accessible Common Area Improvements; AMP 1/OH12-1 Leavitt Homes property wide		\$20,000.00
ID0100	504 Compliance-Accessible Sidewalks/Parking Areas/Accessible Common Area Improvements AMP 1/OH12-2 Westview Terrace property wide(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Striping,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	504 Compliance-Accessible Sidewalks/Parking Areas/Accessible Common Area Improvements AMP 1/OH12-2 Westview Terrace property wide		\$20,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 1 2022				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0111	504 Compliance-Accessible Sidewalks/Parking Areas/Accessible Common Area Improvements AMP 1/OH12-12 Westgate Apts property wide(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Striping,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	504 Compliance-Accessible Sidewalks/Parking Areas/Accessible Common Area Improvements AMP 1/OH12-12 Westgate Apts property wide		\$1,000.00
ID0222	Replace Utility Room Doors AMP 1/OH12-1 Leavitt Homes 198 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Interior Doors)	Replace Utility Room Doors AMP 1/OH12-1 Leavitt Homes 198 units		\$89,100.00
ID0226	Replace Underground Utilities (water and gas supply lines) AMP 1/OH12-1 Leavitt Homes 198 units + 1 management building(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Site Work (1480)-Site Utilities)	Replace Underground Utilities (water and gas supply lines) AMP 1/OH12-1 Leavitt Homes 198 units + 1 management building		\$19,900.00
ID0227	Enlarge management office parking lot AMP 1/OH12-1 Leavitt Homes 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter)	Enlarge management office parking lot AMP 1/OH12-1 Leavitt Homes 1 bldg		\$40,000.00
ID0228	Stucco finish clean/patch/recoat AMP 1/OH12-1 Leavitt Homes 45 bldgs(Non-Dwelling Exterior (1480)-Paint and Caulking,Contract Administration (1480)-Other Fees and Costs)	Stucco finish clean/patch/recoat AMP 1/OH12-1 Leavitt Homes 45 bldgs		\$45,000.00
ID0230	Brick Tuck-point, Clean, & Seal AMP 1/OH12-1 Leavitt Homes 61 bldgs(Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Non-Dwelling Exterior (1480)-Paint and Caulking,Non-Dwelling Exterior (1480)-Tuck Pointing)	Brick Tuck-point, Clean, & Seal AMP 1/OH12-1 Leavitt Homes 61 bldgs		\$61,000.00
ID0232	Interior/Exterior lighting energy efficient (LED) AMP 1/OH12-1 Leavitt Homes 198 units(Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Site Work (1480)-Lighting,Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Lighting)	Upgrade interior/exterior lighting energy efficient (LED) AMP 1/OH12-1 Leavitt Homes 198 units		\$1,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
1	2022			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0236	Install Emergency Generator for Community Building AMP 1/OH12-2 Westview Terrace 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Generator)	Install Emergency Generator for Community Building AMP 1/OH12-2 Westview Terrace 1 bldg		\$15,000.00
ID0237	Replace Underground Utilities (water and gas supply lines) AMP 1/OH12-2 Westview Terrace property wide(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Other,Dwelling Unit-Site Work (1480)-Water Lines/Mains,Non-Dwelling Site Work (1480)-Site Utilities)	Replace Underground Utilities (water and gas supply lines) AMP 1/OH12-2 Westview Terrace property wide		\$20,000.00
ID0238	Replace Roofs/gutters/downspouts AMP 1/OH12-2 Westview Terrace property wide 40 bldgs(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs)	Replace Roofs/gutters/downspouts AMP 1/OH12-2 Westview Terrace property wide 40 buildings		\$170,391.00
ID0240	Interior/Exterior Lighting Energy Efficient (LED) AMP 1/OH12-2 Westview Terrace 143 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Site Work (1480)-Lighting)	Interior/Exterior Lighting Energy Efficient (LED or similar) AMP 1/OH12-2 Westview Terrace 143 units		\$1,000.00
ID0242	Install Emergency Generator AMP 1/OH12-12 Westgate Apts 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Generator)	Install Emergency Generator AMP 1/OH12-12 Westgate Apts 1 bldg		\$10,000.00
ID0243	Replace Roof AMP 1/OH12-12 Westgate Apts 1 bldg(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Roofs,Non-Dwelling Exterior (1480)-Roofs)	Replace Roof AMP 1/OH12-12 Westgate Apts 1 bldg		\$15,000.00
ID0247	Interior/Exterior Lighting Energy Efficient (LED) AMP 1/OH12-12 12 units(Dwelling Unit-Site Work (1480)-Lighting,Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Interior (1480)-Other)	Upgrade Interior/Exterior Lighting Energy Efficient (LED or similar) AMP 1/OH12-12 12 units		\$1,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
1	2022			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0249	Landscaping/Grading/drainage improvements in existing trenches AMP 1/OH 12-12 1 bldg(Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Storm Drainage,Dwelling Unit-Site Work (1480)-Storm Drainage,Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter)	Landscaping/Grading/drainage improvements in existing trenches AMP 1/OH 12-12 1 bldg		\$1,000.00
ID0252	Fence Replacement AMP 1/OH12-120 8 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Fencing)	Fence Replacement AMP 1/OH12-120 8 Scattered Site Units		\$800.00
ID0253	Roof Vent Replacement AMP 1/OH12-120 8 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Roofs)	Roof Vent Replacement AMP 1/OH12-120 8 Scattered Site Units		\$800.00
ID0255	Front Porch: Paint/Replace Wood AMP 1/OH12-120 8 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Columns and Porches,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking)	Front Porch: Paint/Replace Wood AMP 1/OH12-120 8 Scattered Site Units		\$800.00
ID0256	Site Improvements: Grading, Drainage in Existing Trenches & Resurfacing Pavement AMP 1/OH12-120 8 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Storm Drainage,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Storm Drainage)	Site Improvements: Grading, Drainage in Existing Trenches & Resurfacing Pavement AMP 1/OH12-120 8 Scattered Site Units		\$800.00
ID0257	Interior/Exterior Lighting Energy Efficient (LED) AMP 1/OH12-120 8 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Site Work (1480)-Lighting)	Upgrade Interior/Exterior Lighting Energy Efficient (LED or similar) AMP 1/OH12-120 8 Scattered Site Units		\$500.00
ID0416	CFP Management Fee AMP 1 361 units(Administration (1410)-Other)	CFP Management Fee AMP 1 361 units		\$93,653.00

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Work Statement for Year				
1	2022			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0499	Management Improvements - paperless applications, recertifications, inspections - AMP 1(Management Improvement (1408)-System Improvements)	Management Improvements - paperless applications, recertifications, inspections - AMP 1		\$15,000.00
ID0712	Transfer to Operations AMP 1 361 units(Operations (1406))	Transfer to Operations AMP1 361 units		\$20,000.00
ID0738	Bathroom Fan / Light Kit Replacement Amp1/OH12-1 Leavitt Homes 198 Units(Dwelling Unit-Interior (1480)-Electrical)	Bathroom Fan / Light Kit Replacement Leavitt Homes 198 Units		\$2,000.00
ID0739	Bathroom Fan / Light Kit Replacement Amp1/OH12-2 Westview Terrace 143 Units(Dwelling Unit-Interior (1480)-Electrical)	Bathroom Fan / Light Kit Replacement Westview Terrace 143 Units		\$1,500.00
ID0740	Chimney Removal Amp1/OH12-1 Leavitt Homes 198 Units(Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Roofs)	Chimney Removal Amp1/OH12-1 Leavitt Homes 198 Units		\$2,980.00
ID0741	Chimney Removal Amp1/OH12-2 Westview Terrace 143 Units(Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Roofs)	Chimney Removal Amp1/OH12-2 Westview Terrace 143 Units		\$2,155.00
ID0742	Entrance Door Replacement with New Fob Entry System AMP 1/OH12-12 Westgate Apts 1 Bldg(Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Exterior Doors)	Entrance Door Replacement with New Fob Entry System AMP 1/OH12-12 Westgate Apts 1 Bldg		\$5,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
	1	2022		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	LAKEVIEW PLAZA (OH012000002)			\$465,303.00
ID0068	Replace Bathroom Exhaust Fans- AMP 2/OH12-5 Kennedy Plaza; 32 Cottages(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Other)	Replace Bathroom Exhaust Fans- AMP 2/OH12-5 Kennedy Plaza; 32 Cottages		\$4,800.00
ID0070	Replace Sump Pumps/Plumbing/Crocks in Existing Trenches AMP 2/OH12-220; 10 scattered site units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Site Work (1480)-Other,Dwelling Unit-Site Work (1480)-Storm Drainage,Non-Dwelling Site Work (1480)-Storm Drainage)	Replace Sump Pumps/Plumbing/Crocks in Existing Trenches AMP 2/OH12-220; 10 scattered site units		\$3,000.00
ID0071	Floor covering replacement AMP 2/OH12-220 10 Scattered site units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Flooring (non routine))	Floor covering replacement AMP 2/OH12-220 10 Scattered site units		\$3,750.00
ID0072	Concrete install in Crawl Space AMP 2/OH12-220 10 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Building Slab,Dwelling Unit-Exterior (1480)-Foundations,Dwelling Unit-Interior (1480)-Other)	Concrete install in Crawl Space AMP 2/OH12-220 10 Scattered Site Units		\$4,500.00
ID0131	AMP Office/Maintenance Shop Modernization accessibility AMP 2/OH12-5 Kennedy Plaza 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Interior (1480)-Common Area Bathrooms,Non-Dwelling Interior (1480)-Common Area Finishes,Non-Dwelling Interior (1480)-Common Area Flooring,Non-Dwelling Interior (1480)-Common Area Painting)	AMP Office/Maintenance Shop Modernization accessibility AMP 2/OH12-5 Kennedy Plaza 1 bldg		\$3,000.00
ID0261	Alternative Energy Source: Roof top solar power or wind turbine AMP 2/OH12-5 Kennedy Plaza 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Other)	Alternative Energy Source: Roof top solar power or wind turbine AMP 2/OH12-5 Kennedy Plaza 1 bldg		\$17,500.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
1	2022			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0262	Construct Smoking Shelter AMP 2/OH12-5 Kennedy Plaza 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction-New Construction (1480)-Other)	Construct Smoking Shelter AMP 2/OH12-5 Kennedy Plaza 1 bldg		\$1,000.00
ID0265	Replace Underground Utilities (gas, water, electric supply) AMP 2/OH12-5 Kennedy Plaza 177 8 bldgs 32 Cottages(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Site Work (1480)-Site Utilities)	Replace Underground Utilities (gas, water, electric supply) AMP 2/OH12-5 Kennedy Plaza 177 8 bldgs 32 Cottages		\$32,000.00
ID0266	Install Gas Chillers/Duct Work Hirise AMP 2/OH12-5 Kennedy Plaza 143 units(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Central Chiller)	Install Gas Chillers/Duct Work Hirise AMP 2/OH12-5 Kennedy Plaza 143 units		\$14,000.00
ID0267	Replace Air Handlers AMP 2/OH12-5 Kennedy Plaza 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Other)	Replace Air Handlers AMP 2/OH12-5 Kennedy Plaza 1 bldg		\$5,000.00
ID0268	Abate ACMS Popcorn Ceilings, Pipe Coverings, Flooring & Mastic Replace AMP 2/OH12-5 Kennedy Plaza 9 bldgs/177 units + common areas(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Plumbing)	Abate ACMS Popcorn Ceilings, Pipe Coverings, Flooring & Mastic Replace AMP 2/OH12-5 Kennedy Plaza 9 bldgs/177 units + common areas		\$35,000.00
ID0269	Seal & Stripe Blacktop AMP 2/OH12-5 Kennedy Plaza 3 parking lots(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	Seal & Stripe Blacktop AMP 2/OH12-5 Kennedy Plaza 3 parking lots		\$7,222.00
ID0270	Maintenance Area-Install Employee Locker room Bathroom/Shower AMP 2/OH12-5 Kennedy Plaza 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Interior (1480)-Other,Non-Dwelling Interior (1480)-Shop)	Maintenance Area-Install Employee Locker room Bathroom/Shower AMP 2/OH12-5 Kennedy Plaza 1 bldg		\$1,000.00

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Work Statement for Year 1 2022				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0271	Replace Cottage Boilers/Water heaters AMP 2/OH12-5 Kennedy Plaza 8 bldgs(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Central Boiler,Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System,Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters,Non-Dwelling Construction - Mechanical (1480)-Other)	Replace Cottage Boilers/water heaters AMP 2/OH12-5 Kennedy Plaza 8 bldgs		\$36,000.00
ID0275	Site Improvements: Grading, Drainage in Existing Trenches & Resurfacing Disturbed Pavement AMP 2/OH12-5 Kennedy Plaza 9 bldgs(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Storm Drainage,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Storm Drainage)	Site Improvements: Grading, Drainage in Existing Trenches & Resurfacing Disturbed Pavement AMP 2/OH12-5 Kennedy Plaza 9 bldgs		\$9,000.00
ID0276	Install A/C Covers AMP 2/OH12-5 Kennedy Plaza 177 units(Dwelling Unit-Interior (1480)-Other)	Install A/C Covers AMP 2/OH12-5 Kennedy Plaza 177 units		\$1,770.00
ID0278	Interior/Exterior Lighting Energy Efficient (LED) AMP 2/OH12-5 Kennedy Plaza 177 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Site Work (1480)-Lighting)	Upgrade Interior/Exterior Lighting Energy Efficient (LED or similar) AMP 2/OH12-5 Kennedy Plaza 177 units		\$1,000.00
ID0280	Construct Smoking Shelter AMP 2/OH12-10 Lakeview Plaza 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction-New Construction (1480)-Other)	Construct Smoking Shelter AMP 2/OH12-10 Lakeview Plaza 1 bldg		\$1,000.00
ID0281	Replace Windows and/or failed panes AMP 2/OH12-10 Lakeview Plaza 209 units + common areas(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Windows,Non-Dwelling Exterior (1480)-Windows)	Replace Windows and/or failed panes AMP 2/OH12-10 Lakeview Plaza 209 units + common areas		\$20,000.00
ID0282	Add West Entrance Enclosure AMP 2/OH12-10 Lakeview Plaza 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction-New Construction (1480)-Other,Non-Dwelling Exterior (1480)-Doors)	Add West Entrance Enclosure AMP 2/OH12-10 Lakeview Plaza 1 bldg		\$1,000.00

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Work Statement for Year				
	1	2022		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0284	Alternative Energy Source: Roof top solar power or wind turbine AMP 2/OH12-10 Lakeview Plaza 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Other)	Alternative Energy Source: Roof top solar power or wind turbine AMP 2/OH12-10 Lakeview Plaza 1 bldg		\$17,500.00
ID0287	Install Gas Chillers/Duct Work Hirise AMP 2/OH12-10 Lakeview Plaza 209 units(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Central Chiller)	Install Gas Chillers/Duct Work Hirise AMP 2/OH12-10 Lakeview Plaza 209 units		\$14,000.00
ID0289	Abate ACMs Popcorn ceilings, Pipe Coverings, Flooring & Mastic AMP 2/OH12-10 Lakeview Plaza 209 units + common areas(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Other)	Abate ACMs Popcorn ceilings, Pipe Coverings, Flooring & Mastic AMP 2/OH12-10 Lakeview Plaza 209 units + common areas		\$35,000.00
ID0290	Install A/C Covers AMP 2/OH12-10 Lakeview Plaza 209 units (Dwelling Unit-Interior (1480)-Other)	Install A/C Covers AMP 2/OH12-10 Lakeview Plaza 209 units		\$2,004.00
ID0291	Interior/Exterior Lighting Energy Efficient (LED) AMP 2/OH12-10 Lakeview Plaza 209 units (Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Site Work (1480)-Lighting)	Upgrade Interior/Exterior Lighting Energy Efficient (LED or similar) AMP 2/OH12-10 Lakeview Plaza 209 units		\$1,000.00
ID0292	Site Improvements: Grading, Drainage in Existing Trenches & Resurfacing Disturbed Pavement AMP 2/OH12-10 Lakeview Plaza 1 bldg(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Storm Drainage,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Storm Drainage)	Site Improvements: Grading, Drainage in Existing Trenches & Resurfacing Disturbed Pavement AMP 2/OH12-10 Lakeview Plaza 1 bldg		\$2,000.00
ID0294	Fence Replacement AMP 2/OH12-220 10 Scattered Site Units(Dwelling Unit-Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Fencing,Contract Administration (1480)-Other Fees and Costs)	Fence Replacement AMP 2/OH12-220 10 Scattered Site Units		\$1,000.00

Capital Fund Program - Five-Year Action Plan

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
	1	2022		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0295	Roof Vent Replacement AMP 2/OH12-220 10 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Roofs)	Roof Vent Replacement AMP 2/OH12-220 10 Scattered Site Units		\$1,000.00
ID0296	Front Porch: Paint/Replace Wood AMP 2/OH12-220 10 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Columns and Porches,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking)	Front Porch: Paint/Replace Wood AMP 2/OH12-220 10 Scattered Site Units		\$1,000.00
ID0297	Site Improvements: Grading, Drainage in Existing Trenches & Resurfacing Disturbed Pavement AMP 2/OH12-220 10 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Storm Drainage,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Storm Drainage)	Site Improvements: Grading, Drainage in Existing Trenches & Resurfacing Disturbed Pavement AMP 2/OH12-220 10 Scattered Site Units		\$1,000.00
ID0298	Interior/Exterior Lighting Energy Efficient (LED) AMP 2/OH12-220 10 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Site Work (1480)-Lighting)	Upgrade Interior Lighting Energy Efficient (LED or similar) AMP 2/OH12-220 10 Scattered Site Units		\$500.00
ID0406	Transfer to Operations AMP 2 396 units(Operations (1406))	Transfer to Operations AMP 2 396 units		\$20,000.00
ID0420	CFP Management Fee AMP 2 396 units(Administration (1410)-Other)	CFP Management Fee AMP 2 396 units		\$102,757.00
ID0500	Management Improvements - paperless applications, recertifications, inspections - AMP 2(Management Improvement (1408)-System Improvements)	Management Improvements - paperless applications, recertifications, inspections - AMP 2		\$15,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 1		2022		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0669	Replace Windows/failed panes AMP 2/OH12-5 Kennedy Plaza 177 units + common areas(Dwelling Unit-Exterior (1480)-Windows,Non-Dwelling Exterior (1480)-Windows,Contract Administration (1480)-Other Fees and Costs)	Replace Windows/failed panes AMP 2/OH12-5 Kennedy Plaza 177 units + common areas		\$50,000.00
	WILKES-VILLA (OH012000003)			\$1,183,390.00
ID0076	Replace Sump Pumps/Plumbing/Crocks in Existing Trenches AMP 3/OH12-320; 14 scattered site units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Site Work (1480)-Storm Drainage,Non-Dwelling Site Work (1480)-Storm Drainage)	Replace Sump Pumps/Plumbing/Crocks in Existing Trenches AMP 3/OH12-320; 14 scattered site units		\$4,200.00
ID0077	Floor covering replacement AMP 3/OH12-320 14 Scattered site units(Dwelling Unit-Interior (1480)-Flooring (non routine),Contract Administration (1480)-Other Fees and Costs)	Floor covering replacement AMP 3/OH12-320 14 Scattered site units		\$5,250.00
ID0078	Concrete install in Crawl Space AMP 3/OH12-320 14 Scattered Site Units(Dwelling Unit-Exterior (1480)-Building Slab,Dwelling Unit-Exterior (1480)-Foundations,Dwelling Unit-Interior (1480)-Other,Contract Administration (1480)-Other Fees and Costs)	Concrete install in Crawl Space AMP 3/OH12-320 14 Scattered Site Units		\$6,300.00
ID0299	Entrance Doors/Porch Slab replacement AMP 3/OH12-3 Wilkes Villa 174 units(Dwelling Unit-Exterior (1480)-Columns and Porches,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Contract Administration (1480)-Other Fees and Costs)	Entrance Doors/Porch Slab replacement AMP 3/OH12-3 Wilkes Villa 174 units		\$7,560.00
ID0300	Interior/Exterior Lighting Energy Efficient (LED) AMP 3/OH12-3 Wilkes Villa 174 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Site Work (1480)-Lighting)	Upgrade Interior Lighting Energy Efficient (LED or similar) AMP 3/OH12-3 Wilkes Villa 174 units		\$1,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 1 2022				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0301	Replace Stone/Brick Thresholds AMP 3/OH12-3 Wilkes Villa 174 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Columns and Porches,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Other)	Replace Stone/Brick Thresholds AMP 3/OH12-3 Wilkes Villa 174 units		\$2,100.00
ID0303	Replace Utility Cages/Fencing Replace Roofs AMP 3/OH12-3 Wilkes Villa 174 units/22 bldgs(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Other)	Replace Utility Cages/Fencing Replace Roofs AMP 3/OH12-3 Wilkes Villa 174 units/22 bldgs		\$2,200.00
ID0304	Replace Gutters & Downspouts AMP 3/OH12-3 Wilkes Villa 174 units/22 bldgs(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Non-Dwelling Exterior (1480)-Gutters - Downspouts)	Replace Gutters & Downspouts AMP 3/OH12-3 Wilkes Villa 174 units/22 bldgs		\$4,970.00
ID0305	Replace Screen Doors AMP 3/OH12-3 Wilkes Villa 174 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Doors)	Replace Screen Doors AMP 3/OH12-3 Wilkes Villa 174 units		\$3,080.00
ID0307	Install exterior cameras & recording system (interior common areas, exterior property wide) AMP 3/OH12-3 Wilkes Villa(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Site Work (1480)-Other,Non-Dwelling Exterior (1480)-Other,Non-Dwelling Interior (1480)-Security)	Install interior/exterior cameras and recording system AMP 3/OH12-3 Wilkes Villa property wide		\$150,000.00
ID0308	Install Emergency Generator for Management building AMP 3/OH12-3 Wilkes Villa 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Generator)	Install Emergency Generator for Management building AMP 3/OH12-3 Wilkes Villa		\$4,000.00
ID0309	Sanitary Sewer Replacement in Existing Trenches AMP 3/OH12-3 Wilkes Villa 22 bldgs(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Site Work (1480)-Sewer Lines - Mains,Non-Dwelling Site Work (1480)-Site Utilities)	Sanitary Sewer Replacement in Existing Trenches AMP 3/OH12-3 Wilkes Villa 22 bldgs		\$174,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
1	2022			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0311	Resurface/Seal/Stripe Parking Lots & Side Streets AMP 3/OH12-3 Wilkes Villa property wide(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	Resurface/Seal/Stripe Parking Lots & Side Streets AMP 3/OH12-3 Wilkes Villa property wide		\$10,500.00
ID0313	Resident Relocation for redevelopment AMP 3/OH12-3 Wilkes Villa - selected buildings as create development plan(Contract Administration (1480)-Relocation)	Resident Relocation for redevelopment AMP 3/OH12-3 Wilkes Villa - selected buildings as create development plan		\$50,000.00
ID0316	Alternative Energy Source: rooftop solar power or wind turbines; AMP 3/OH12-6 Riverview Plaza 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Other)	Alternative Energy Source: rooftop solar power or wind turbines; AMP 3/OH12-6 Riverview Plaza 1 bldg		\$17,500.00
ID0317	Replace Toilets AMP 3/OH12-6 Riverview Plaza 180 units(Dwelling Unit-Interior (1480)-Commodes,Contract Administration (1480)-Other Fees and Costs)	Replace Toilets AMP 3/OH12-6 Riverview Plaza 180 units		\$2,629.00
ID0318	Replace Roof AMP 3/OH12-6 Riverview Plaza 1 bldg(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Roofs,Non-Dwelling Exterior (1480)-Roofs)	Replace Roof AMP 3/OH12-6 Riverview Plaza 1 bldg		\$8,750.00
ID0319	Replace Window Screens in Common Areas AMP 3/OH12-6 Riverview Plaza 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Exterior (1480)-Windows)	Replace Window Screens in Common Areas AMP 3/OH12-6 Riverview Plaza 1 bldg		\$700.00
ID0321	Install Gas Chillers/Duct Work AMP 3/OH12-6 Riverview Plaza 180 units(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Central Chiller)	Install Gas Chillers/Duct Work AMP 3/OH12-6 Riverview Plaza 180 units		\$14,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
1	2022			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0323	Resurface Parking Lot Across From Riverview AMP 3/OH12-6 Riverview Plaza 1 bldg (Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Parking,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)-Storm Drainage)	Resurface Parking Lot Across From Riverview AMP 3/OH12-6 Riverview Plaza 1 bldg		\$7,000.00
ID0324	Abate ACMs Popcorn Ceiling, Pipe Coverings, Flooring & Mastic AMP 3/OH12-6 Riverview Plaza 180 units and common areas(Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Other,Contract Administration (1480)-Other Fees and Costs)	Abate ACMs Popcorn Ceiling, Pipe Coverings, Flooring & Mastic AMP 3/OH12-6 Riverview Plaza 180 units and common areas		\$47,880.00
ID0325	Replace Windows AMP 3/OH12-6 Riverview Plaza 180 units and common areas(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Windows,Non-Dwelling Exterior (1480)-Windows)	Replace Windows AMP 3/OH12-6 Riverview Plaza 180 units and common areas		\$21,000.00
ID0326	Plumbing Upgrade Angle Stops/Danfoss Valves AMP 3/OH12-6 Riverview Plaza 180 units and common areas(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Plumbing)	Plumbing Upgrade Angle Stops/Danfoss Valves AMP 3/OH12-6 Riverview Plaza 180 units and common areas		\$1,750.00
ID0327	Install A/C Covers AMP 3/OH12-6 Riverview Plaza 180 units (Dwelling Unit-Interior (1480)-Other)	Install A/C Covers AMP 3/OH12-6 Riverview Plaza 180 units		\$18,000.00
ID0328	Replace Unit Flooring AMP 3/OH12-6 Riverview Plaza 180 units (Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Flooring (non routine),Non-Dwelling Interior (1480)-Common Area Flooring)	Replace Unit Flooring AMP 3/OH12-6 Riverview Plaza 180 units		\$52,500.00
ID0329	Replace Unit Entrance Doors/ADA Hardware AMP 3/OH12-6 Riverview Plaza 180 units (Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Interior Doors,Non-Dwelling Exterior (1480)-Doors,Non-Dwelling Interior (1480)-Doors)	Replace Unit Entrance Doors/ADA Hardware AMP 3/OH12-6 Riverview Plaza 180 units		\$5,400.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
1	2022			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0330	Replace Unit Interior Doors ADA Hardware AMP 3/OH12-6 Riverview Plaza 180 units (Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Interior Doors)	Replace Unit Interior Doors ADA Hardware AMP 3/OH12-6 Riverview Plaza 180 units		\$5,400.00
ID0331	Interior/Exterior Lighting Energy Efficient (LED) AMP 3/OH12-6 Riverview Plaza 180 units (Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Site Work (1480)-Lighting)	Upgrade Interior Lighting Energy Efficient (LED or similar) AMP 3/OH12-6 Riverview Plaza 180 units		\$1,000.00
ID0333	Site Improvements: Grading, Drainage in Existing Trenches & Resurfacing Disturbed Pavement AMP 3/OH12-6 Riverview Plaza property wide(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Storm Drainage,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Storm Drainage)	Site Improvements: Grading, Drainage in Existing Trenches & Resurfacing Disturbed Pavement AMP 3/OH12-6 Riverview Plaza property wide		\$2,000.00
ID0338	Construct Smoking Shelter AMP 3/OH12-6 Riverview Plaza 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction-New Construction (1480)-Other)	Construct Smoking Shelter AMP 3/OH12-6 Riverview Plaza 1 bldg		\$1,000.00
ID0339	Fence Replacement AMP 3/OH12-320 14 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Fencing)	Fence Replacement AMP 3/OH12-320 14 Scattered Site Units		\$1,400.00
ID0340	Roof Vent Replacement AMP 3/OH12-320 14 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Roofs)	Roof Vent Replacement AMP 3/OH12-320 14 Scattered Site Units		\$1,400.00
ID0342	Front Porches: Paint/Replace Wood AMP 3/OH12-320 14 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Columns and Porches,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking)	Front Porches: Paint/Replace Wood AMP 3/OH12-320 14 Scattered Site Units		\$980.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)					
Work Statement for Year		1	2022		
Identifier	Development Number/Name	General Description of Major Work Categories		Quantity	Estimated Cost
ID0343	Site Improvements: Grading, Drainage in Existing Trenches & Resurfacing Disturbed Pavement AMP 3/OH12-320 14 Scattered Site Units(Dwelling Unit-Site Work (1480)-Storm Drainage,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Storm Drainage,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Contract Administration (1480)-Other Fees and Costs)	Site Improvements: Grading, Drainage in Existing Trenches & Resurfacing Disturbed Pavement AMP 3/OH12-320 14 Scattered Site Units			\$350.00
ID0344	Interior/Exterior Lighting Energy Efficient (LED) AMP 3/OH12-320 14 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Site Work (1480)-Lighting)	Upgrade Interior Lighting Energy Efficient (LED or similar) AMP 3/OH12-320 14 Scattered Site Units			\$500.00
ID0346	Site Improvements: Grading, Drainage in Existing Trenches & Resurfacing Disturbed Pavement AMP 3/OH12-22 2 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Storm Drainage,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Storm Drainage)	Site Improvements: Grading, Drainage in Existing Trenches & Resurfacing Disturbed Pavement AMP 3/OH12-22 2 Scattered Site Units			\$1,000.00
ID0347	Interior/Exterior Lighting Energy Efficient (LED) AMP 3/OH12-22 2 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Site Work (1480)-Lighting)	Upgrade Interior Lighting Energy Efficient (LED or similar) AMP 3/OH12-22 2 Scattered Site Units			\$100.00
ID0349	Site Improvements: Grading, Drainage in Existing Trenches & Resurfacing Disturbed Pavement AMP 3/OH12-25 3 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Storm Drainage,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Storm Drainage)	Site Improvements: Grading, Drainage in Existing Trenches & Resurfacing Disturbed Pavement AMP 3/OH12-25 3 Scattered Site Units			\$105.00
ID0350	Interior/Exterior Lighting Energy Efficient (LED) AMP 3/OH12-25 3 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Site Work (1480)-Lighting)	Upgrade Interior Lighting Energy Efficient (LED or similar) AMP 3/OH12-25 3 Scattered Site Units			\$100.00
ID0409	Transfer to Operations AMP 3 373 units(Operations (1406))	Transfer to Operations AMP 3 373 units			\$20,000.00

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Work Statement for Year				
1	2022			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0424	CFP Management Fee AMP 3 373 units(Administration (1410)-Other)	CFP Management Fee AMP 3 373 units		\$96,786.00
ID0444	A/C Installation AMP 3/OH12-3 Wilkes Villa 174 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Other)	A/C Installation AMP 3/OH12-3 Wilkes Villa 174 units		\$174,000.00
ID0447	Install Intercom/remote door entry System AMP 3/OH12-6 Riverview Plaza 180 units/offices/1 bldg(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Interior (1480)-Other,Non-Dwelling Interior (1480)-Other,Non-Dwelling Interior (1480)-Security)	Install Intercom/remote door entry System AMP 3/OH12-6 Riverview Plaza 180 units/offices/1 bldg		\$15,000.00
ID0451	AMP3/OH12-03 Wilkes Villa Capital Fund Financing Program - Debt Service Payments(Debt Service Bond Payment-Paid by PHA (1501))	Capital Fund Financing Program - Debt Service Payments		\$100,000.00
ID0452	AMP3/OH12-03 Wilkes Villa Capital Fund Financing Program - Debt Service Payments(Debt Service Bond Payment-Paid by PHA (1501))	Capital Fund Financing Program - Debt Service Payments		\$125,000.00
ID0501	Management Improvements - paperless applications, recertifications, inspections - AMP 3(Management Improvement (1408)-System Improvements)	Management Improvements - paperless applications, recertifications, inspections - AMP 3		\$15,000.00
	OBERLIN HOMES (OH012000004)			\$784,034.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
	1			2022
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0086	Replace Sump Pumps/Plumbing/Crocks in Existing Trenches AMP 4/OH12-420; 18 scattered site units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Site Work (1480)-Storm Drainage,Non-Dwelling Site Work (1480)-Storm Drainage)	Replace Sump Pumps/Plumbing/Crocks in Existing Trenches AMP 4/OH12-420; 18 scattered site units		\$5,400.00
ID0087	Floor covering replacement AMP 4/OH12-420 18 Scattered site units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Flooring (non routine))	Floor covering replacement AMP 4/OH12-420 18 Scattered site units		\$6,750.00
ID0088	Concrete install in Crawl Space AMP 4/OH12-420 18 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Building Slab,Dwelling Unit-Exterior (1480)-Foundations,Dwelling Unit-Interior (1480)-Other)	Concrete install in Crawl Space AMP 4/OH12-420 18 Scattered Site Units		\$8,100.00
ID0089	Floor covering replacement AMP 4/OH12-21 25 Scattered site units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Flooring (non routine))	Floor covering replacement AMP 4/OH12-21 25 Scattered site units		\$50,000.00
ID0180	504 Compliance-Accessible Sidewalks/Parking Areas, Accessible Common Area Improvements AMP 4/OH12-4 JFO Property Wide(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Striping,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	504 Compliance-Accessible Sidewalks/Parking Areas, Accessible Common Area Improvements AMP 4/OH12-4 JFO Property Wide		\$2,000.00
ID0185	504 Compliance-Accessible Sidewalks/Parking Areas, Accessible Common Area Improvements AMP 4/OH12-11 Albright Terrace property wide(Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Striping)	504 Compliance-Accessible Sidewalks/Parking Areas, Accessible Common Area Improvements AMP 4/OH12-11 Albright Terrace property wide		\$8,000.00
ID0198	504 Compliance-Accessible Sidewalks/Parking Areas, Accessible Common Area Improvements AMP 4/OH12-13/14 Southside Gardens property wide(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Dwelling Unit-Site Work (1480)-Striping,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	504 Compliance-Accessible Sidewalks/Parking Areas, Accessible Common Area Improvements AMP 4/OH12-13/14 Southside Gardens property wide		\$2,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 1 2022				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0315	Replace Gas Stoves AMP 4/OH12-13/14 Southside Gardens 111 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Appliances)	Replace Gas Stoves AMP 4/OH12-13/14 Southside Gardens 111 units		\$55,500.00
ID0351	Alternative Energy Source: rooftop solar power or wind turbine; AMP 4/OH12-4 JFO 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Other)	Alternative Energy Source: rooftop solar power or wind turbine; AMP 4/OH12-4 JFO 1 bldg		\$1,750.00
ID0352	Modernize Community Room AMP 4/OH12-4 JFO 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Interior (1480)-Common Area Finishes,Non-Dwelling Interior (1480)-Common Area Flooring,Non-Dwelling Interior (1480)-Common Area Painting)	Modernize Community Room AMP 4/OH12-4 JFO 1 bldg		\$1,000.00
ID0353	Interior/Exterior lighting Energy Efficient (LED) AMP 4/OH12-4 JFO 53 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Site Work (1480)-Lighting)	Upgrade interior lighting Energy Efficient (LED or similar) AMP 4/OH12-4 JFO 53 units		\$1,000.00
ID0355	Install Roll-in Showers and/or accessible tubs AMP 4/OH12-4 JFO 3 bldgs 53 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Tubs and Showers)	Install Roll-in Showers and/or accessible tubs AMP 4/OH12-4 JFO; 3 bldgs. 53 units		\$7,140.00
ID0356	Construct Smoking Shelter AMP 4/OH12-4 JFO 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction-New Construction (1480)-Other)	Construct Smoking Shelter AMP 4/OH12-4 JFO 1 bldg		\$1,000.00
ID0358	Replace A/C AMP 4/OH12-4 JFO 51 units(Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Mechanical,Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other)	Replace A/C Covers AMP 4/OH12-4 JFO 51 units		\$268.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
1		2022		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0360	Replace Entrance Steps Front & Back AMP 4/OH12-13/14 Southside Gardens 108 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc)	Replace Entrance Steps Front & Back AMP 4/OH12-13/14 Southside Gardens 108 units		\$3,500.00
ID0362	Install Emergency Generator for management office AMP 4/OH12-13/14 Southside Gardens 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Generator)	Install Emergency Generator for management office AMP 4/OH12-13/14 Southside Gardens 1 bldg		\$4,000.00
ID0364	Replace kitchen Exhaust Fans AMP 4/OH12-13/14 Southside Gardens 108 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Other)	Replace kitchen Exhaust Fans AMP 4/OH12-13/14 Southside Gardens 108 units		\$10,800.00
ID0365	Install Central A/C AMP 4/OH12-13/14 Southside Gardens 108 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other,Non-Dwelling Construction - Mechanical (1480)-Cooling Equipment - Systems,Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System,Non-Dwelling Construction - Mechanical (1480)-Other)	Install Central A/C AMP 4/OH12-13/14 Southside Gardens 108 units		\$108,000.00
ID0367	Resident Relocation AMP 4/OH12-13/14 Southside Gardens - selected buildings as create development plan(Contract Administration (1480)-Relocation)	Resident Relocation AMP 4/OH12-13/14 Southside Gardens - selected buildings as create development plan		\$50,000.00
ID0368	Development Activities, to include Choice Neighborhood Planning Grant Application, predevelopment; AMP 4/OH12-13/14 Southside Gardens(Dwelling Unit-Development (1480)-New Construction)	Development Activities, to include Choice Neighborhood Planning Grant Application, predevelopment; AMP 4/OH12-13/14 Southside Gardens		\$100,000.00
ID0369	Site Improvements: Grading, Drainage in Existing Trenches & Resurfacing Disturbed Pavement AMP 4/OH12-13/14 Southside Gardens 50 bldgs(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Storm Drainage,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Storm Drainage)	Site Improvements: Grading, Drainage in Existing Trenches & Resurfacing Disturbed Pavement AMP 4/OH12-13/14 Southside Gardens 50 bldgs		\$1,750.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
	1	2022		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0370	Interior/Exterior Lighting Energy Efficient (LED) AMP 4/OH12-13/14 Southside Gardens 108 units(Dwelling Unit-Exterior (1480)-Exterior Lighting,Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Site Work (1480)-Lighting)	Upgrade Interior Lighting Energy Efficient (LED or similar) AMP 4/OH12-13/14 Southside Gardens 108 units		\$1,000.00
ID0372	Smoking Shelter Construction AMP 4/OH12-11 Albright Terrace 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction-New Construction (1480)-Other)	Smoking Shelter Construction AMP 4/OH12-11 Albright Terrace 1 bldg		\$1,000.00
ID0375	Brick tuck-point/clean/seal AMP 4/OH12-11 Albright Terrace 4 bldgs(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Non-Dwelling Exterior (1480)-Paint and Caulking,Non-Dwelling Exterior (1480)-Tuck Pointing)	Brick tuck-point/clean/seal AMP 4/OH12-11 Albright Terrace 4 bldgs		\$4,000.00
ID0376	Install Roll-in Showers/Accessible Tubs AMP 4/OH12-11 Albright Terrace 50 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Tubs and Showers)	Install Roll-in Showers/Accessible Tubs AMP 4/OH12-11 Albright Terrace 50 units		\$5,000.00
ID0377	Replace Flooring Halls & Common Areas AMP 4/OH12-11 Albright Terrace 4 bldgs(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Flooring (non routine),Non-Dwelling Interior (1480)-Common Area Flooring)	Replace Flooring Halls & Common Areas AMP 4/OH12-11 Albright Terrace 4 bldgs		\$4,000.00
ID0378	Seal/Stripe Parking Deck AMP 4/OH12-11 Albright Terrace 4 bldgs(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	Seal/Stripe Parking Deck AMP 4/OH12-11 Albright Terrace 4 bldgs		\$500.00
ID0379	Replace Kitchen Hoods/Fans AMP 4/OH12-11 Albright Terrace 50 units (Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other)	Replace Kitchen Hoods/Fans AMP 4/OH12-11 Albright Terrace 50 units		\$500.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
	1	2022		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0381	Install A/C Covers AMP 4/OH12-11 Albright Terrace 50 units (Dwelling Unit-Interior (1480)-Other)	Install A/C Covers AMP 4/OH12-11 Albright Terrace 50 units		\$500.00
ID0382	Replace Windows AMP 4/OH12-11 Albright Terrace 50 units + common areas(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Windows,Non-Dwelling Exterior (1480)-Windows)	Replace Windows AMP 4/OH12-11 Albright Terrace 50 units + common areas		\$5,000.00
ID0383	Community Room Kitchen Modernization AMP 4/OH12-11 Albright Terrace 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Interior (1480)-Appliances,Non-Dwelling Interior (1480)-Common Area Flooring,Non-Dwelling Interior (1480)-Common Area Kitchens,Non-Dwelling Interior (1480)-Common Area Painting,Non-Dwelling Interior (1480)-Other)	Community Room Kitchen Modernization AMP 4/OH12-11 Albright Terrace 1 bldg		\$10,000.00
ID0384	Interior/Exterior Lighting Energy Efficient (LED) AMP 4/OH12-11 Albright Terrace 50 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Site Work (1480)-Lighting)	Upgrade Interior Lighting Energy Efficient (LED or similar) AMP 4/OH12-11 Albright Terrace 50 units		\$500.00
ID0386	Landscaping/Grading/Drainage in Existing Trenches & Resurfacing Disturbed Pavement AMP 4/OH12-11 Albright Terrace 4 bldgs(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Storm Drainage,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter,Non-Dwelling Site Work (1480)-Storm Drainage,Non-Dwelling Site Work	Landscaping/Grading/Drainage in Existing Trenches & Resurfacing Disturbed Pavement AMP 4/OH12-11 Albright Terrace 4 bldgs		\$1,000.00
ID0387	Fence Replacement AMP 4/OH12-340 18 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Fencing)	Fence Replacement AMP 4/OH12-340 18 Scattered Site Units		\$1,800.00
ID0388	Roof Vent Replacement AMP 4/OH12-420 18 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Roofs)	Roof Vent Replacement AMP 4/OH12-420 18 Scattered Site Units		\$1,800.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
	1	2022		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0389	Front Porch: Paint/Replace Wood AMP 4/OH12-420 18 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Columns and Porches,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking)	Front Porch: Paint/Replace Wood AMP 4/OH12-420 18 Scattered Site Units		\$1,800.00
ID0391	Interior/Exterior Lighting Energy Efficient (LED) AMP 4/OH12-420 18 Scattered Site Units(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Site Work (1480)-Lighting,Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Lighting)	Upgrade Interior Lighting Energy Efficient (LED or similar) AMP 4/OH12-420 18 Scattered Site Units		\$500.00
ID0392	Fence Replacement AMP 4/OH12-21 25 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Fencing)	Fence Replacement AMP 4/OH12-21 25 Scattered Site Units		\$5,000.00
ID0393	Foundation and structural supports for units Settling AMP 4/OH12-21 25 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Building Slab,Dwelling Unit-Exterior (1480)-Foundations)	Foundation and structural supports for units Settling AMP 4/OH12-21 25 Scattered Site Units		\$5,000.00
ID0394	Interior/Exterior Lighting Energy Efficient (LED) AMP 4/OH12-21 25 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Site Work (1480)-Lighting)	Upgrade Interior/Exterior Lighting Energy Efficient (LED or similar) AMP 4/OH12-21 25 Scattered Site Units		\$500.00
ID0395	Porch improvements: Paint/Replace Wood/Columns AMP 4/OH12-21 25 Scattered Site Units(Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Columns and Porches,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Contract Administration (1480)-Other Fees and Costs)	Front Porch improvements: Paint/Replace Wood AMP 4/OH12-21 25 Scattered Site Units		\$5,000.00
ID0412	Transfer to Operations AMP 4 254 units(Operations (1406))	Transfer to Operations AMP 4 254 units		\$20,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
1	2022			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0428	CFP Management Fee AMP 4 254 units(Administration (1410)-Other)	CFP Management Fee AMP 4 254 units		\$66,676.00
ID0454	AMP 4/OH12-13/14 Capital Fund Financing Program - Debt Service Payments(Debt Service Bond Payment-Paid by PHA (1501))	Capital Fund Financing Program - Debt Service Payments		\$100,000.00
ID0502	Management Improvements - paperless applications, recertifications, inspections - AMP 4(Management Improvement (1408)-System Improvements)	Management Improvements - paperless applications, recertifications, inspections - AMP 4		\$10,000.00
ID0503	Management Improvements - paperless applications, recertifications, inspections - AMP 5(Management Improvement (1408)-System Improvements)	Management Improvements - paperless applications, recertifications, inspections - AMP 5		\$5,000.00
ID0508	Demolition AMP 4/OH12-13/14 Southside Gardens - selected buildings as create development plan(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit - Demolition (1480))	Demolition AMP 4/OH12-13/14 Southside Gardens - selected buildings as create development plan		\$100,000.00
	OBERLIN HOMES LIHTC (OH012000005)			\$13,245.00
ID0432	CFP Management Fee AMP 5 51 units(Administration (1410)-Other)	CFP Management Fee AMP 5 51 units		\$13,245.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
2		2023		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	WILKES-VILLA (OH012000003)			\$675,435.00
ID0046	Development Activities: AMP 3/OH12-03 Wilkes Villa, to include grant writing, predevelopment, and planning costs(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-New Construction,Dwelling Unit-Development (1480)-Other)	Development Activities: AMP 3/OH12-03 Wilkes Villa, to include grant writing, predevelopment, and planning costs		\$50,000.00
ID0073	Replace Windows AMP 3/OH 12-3 Wilkes Villa 174 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Windows)	Replace Windows AMP 3/OH 12-3 Wilkes Villa 174 units		\$270,000.00
ID0153	Landscaping: Tree & Shrub Removal & Replacement AMP 3/OH12-3 Wilkes Villa Property Wide(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Site Work (1480)-Landscape)	Landscaping: Tree & Shrub Removal & Replacement AMP 3/OH12-3 Wilkes Villa Property Wide		\$60,000.00
ID0482	CFP Management Fee AMP 3 373 units(Administration (1410)-Other)	CFP Management Fee AMP 3 373 units		\$96,786.00
ID0486	Transfer to Operations AMP 3 373 units(Operations (1406))	Transfer to Operations AMP 3 373 units		\$20,000.00
ID0688	Replace Refrigerators-AMP 3/OH12-6 Riverview Plaza 180 units(Dwelling Unit-Interior (1480)-Appliances)	Replace Refrigerators-AMP 3/OH12-6 Riverview Plaza 180 units		\$117,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 2		2023		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0724	Contingency - Riverview Plaza AMP3/OH-12-6(Contract Administration (1480)-Contingency)	Contingency - Riverview Plaza AMP3/OH-12-6		\$5,000.00
ID0725	Contingency - Wilkes Villa AMP3/OH-12-3(Contract Administration (1480)-Contingency)	Contingency - Wilkes Villa AMP3/OH-12-3		\$5,000.00
ID0737	Replace plumbing stacks/drains/laterals - AMP 3/OH12-06 Riverview Plaza 180 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Plumbing)	Replace plumbing stacks/drains/laterals - AMP 3/OH12-06 Riverview Plaza 180 units		\$51,649.00
	LEAVITT HOMES (OH012000001)			\$1,564,903.00
ID0048	Site Work: Storm sewer replacement, catch basins, and swale grading in existing trenches, Resurfacing disturbed pavement; AMP 1/OH12-1 Property Wide(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Storm Drainage,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter,Non-Dwelling Site Work (1480)-Storm Drainage)	Site Work: Storm sewer replacement, catch basins, and swale grading in existing trenches, Resurfacing disturbed pavement; AMP 1/OH12-1 Property Wide		\$250,000.00
ID0061	Exterior improvements: siding, tuckpoint, replace/seal brick, paint/caulk, porch columns AMP 1/OH12-2 Westview Terrace 40 bldgs(Dwelling Unit-Exterior (1480)-Tuck-Pointing,Non-Dwelling Exterior (1480)-Paint and Caulking,Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Columns and Porches,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Siding,Non-Dwelling Exterior (1480)-Siding,Non-Dwelling Exterior (1480)-Tuck Pointing,Non-Dwelling Exterior (1480)-Windows)	Exterior improvements: replace siding, tuckpoint & seal brick AMP 1/OH12-2 Westview Terrace 40 bldgs		\$600,000.00
ID0062	Site Work: Storm sewer replacement, catch basins, and swale grading in existing trenches, Resurfacing disturbed pavement; - AMP 1/OH12-2 Westview Terrace - entire property(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Storm Drainage,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter,Non-Dwelling Site Work (1480)-Storm Drainage)	Site Work: Storm sewer replacement, catch basins, and swale grading in existing trenches, Resurfacing disturbed pavement; - AMP 1/OH12-2 Westview Terrace - entire property		\$242,250.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 2		2023		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0098	Landscaping improvements: Tree & Shrub Removal & Replacement AMP 1/OH12-1 Leavitt Homes Property Wide(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Landscape)	Landscaping improvements: Tree & Shrub Removal & Replacement AMP 1/OH12-1 Leavitt Homes Property Wide		\$25,000.00
ID0105	Landscaping: Tree & Shrub Removal & Replacement AMP 1/OH 12-2 Westview Terrace Property Wide(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Site Work (1480)-Landscape)	Landscaping: Tree & Shrub Removal & Replacement AMP 1/OH 12-2 Westview Terrace Property Wide		\$25,000.00
ID0120	Landscaping: Tree & Shrub Removal & Replacement AMP 1/OH 12-120; 8 scattered site units(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Site Work (1480)-Landscape)	Landscaping: Tree & Shrub Removal & Replacement AMP 1/OH 12-120; 8 scattered site units		\$8,000.00
ID0234	Replace Exterior Doors Front & Back AMP 2/OH012-2 Westview Terrace 143 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Doors)	Replace Exterior Doors Front & Back AMP 2/OH012-2 Westview Terrace 143 units		\$286,000.00
ID0480	CFP Management Fee AMP 1 361 units(Administration (1410)-Other)	CFP Management Fee AMP 1 361 units		\$93,653.00
ID0713	Transfer to Operations AMP 1 361 units(Operations (1406))	Transfer to Operations AMP1 361 units		\$20,000.00
ID0720	Contingency - Leavitt Homes AMP1/OH-12-1(Contract Administration (1480)-Contingency)	Contingency - Leavitt Homes AMP1/OH-12-1		\$5,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year		2023		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0721	Contingency - Westview Terrace AMP1/OH-12-2(Contract Administration (1480)-Contingency)	Contingency - Westview Terrace AMP1/OH-12-2		\$5,000.00
ID0722	Contingency - Westgate Apts AMP1/OH-12-12(Contract Administration (1480)-Contingency)	Contingency - Westgate Apts AMP1/OH-12-12		\$5,000.00
	LAKEVIEW PLAZA (OH012000002)			\$859,307.00
ID0125	Replace Flooring Units & Hallways AMP 2/OH12-5 Kennedy Plaza 1 bldg/ 10 floors(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Flooring (non routine),Non-Dwelling Interior (1480)-Common Area Flooring)	Replace Flooring Units & Hallways AMP 2/OH12-5 Kennedy Plaza 1 bldg/ 10 floors		\$50,000.00
ID0134	Floor Covering Replacement - Units & Hallways AMP 2/OH12-10 Lakeview Plaza 209 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Flooring (non routine),Non-Dwelling Interior (1480)-Common Area Flooring)	Floor Covering Replacement - Units & Hallways AMP 2/OH12-10 Lakeview Plaza 209 units		\$210,000.00
ID0135	504 Compliance Conversion: Combine Efficiencies into Accessible One Bedroom Accessible Units AMP 2/OH12-10 Lakeview Plaza 1 bldg (unit quantities TBD)(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Tubs and Showers,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	504 Compliance Conversion: Combine Efficiencies into Accessible One Bedroom Accessible Units AMP 2/OH12-10 Lakeview Plaza 1 bldg (unit quantities TBD)		\$200,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 2		2023		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0148	Landscaping: Tree & Shrub Removal & Replacement AMP 2/OH 12-220; 10 scattered site units(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Site Work (1480)-Landscape)	Landscaping: Tree & Shrub Removal & Replacement AMP 2/OH 12-220; 10 scattered site units		\$10,000.00
ID0274	Inspect Roof Top Safety Systems AMP 2/OH12-5 Kennedy Plaza 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Exterior (1480)-Roofs)	Inspect Roof Top Safety Systems AMP 2/OH12-5 Kennedy Plaza 1 bldg		\$2,500.00
ID0279	Inspect Roof Top Safety Systems AMP 2/OH12-10 Lakeview Plaza 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Exterior (1480)-Roofs)	Inspect Roof Top Safety Systems AMP 2/OH12-10 Lakeview Plaza 1 bldg		\$2,500.00
ID0481	CFP Management Fee AMP 2 396 units(Administration (1410)-Other)	CFP Management Fee AMP 2 396 units		\$102,757.00
ID0485	Transfer to Operations AMP 2 396 units(Operations (1406))	Transfer to Operations AMP 2 396 units		\$20,000.00
ID0689	Replace Refrigerators-AMP 2/OH12-5 Kennedy Plaza 177 units(Dwelling Unit-Interior (1480)-Appliances)	Replace Refrigerators-AMP 2/OH12-5 Kennedy Plaza 177 units		\$115,050.00
ID0690	Replace Refrigerators-AMP 2/OH12-10 Lakeview Plaza 210 units(Dwelling Unit-Interior (1480)-Appliances)	Replace Refrigerators-AMP 2/OH12-10 Lakeview Plaza 210 units		\$136,500.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 2		2023		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0723	Contingency - Kennedy Plaza AMP2/OH-12-5(Contract Administration (1480)-Contingency)	Contingency - Kennedy Plaza AMP2/OH-12-5		\$5,000.00
ID0729	Contingency - Lakeview Plaza AMP2/OH-12-10(Contract Administration (1480)-Contingency)	Contingency - Lakeview Plaza AMP2/OH-12-10		\$5,000.00
	OBERLIN HOMES (OH012000004)			\$591,676.00
ID0175	Landscaping: Tree & Shrub Removal & Replacement AMP 4/OH12-4 JFO Property Wide(Non-Dwelling Site Work (1480)-Landscape,Contract Administration (1480)-Other Fees and Costs)	Landscaping: Tree & Shrub Removal & Replacement AMP 4/OH12-4 JFO Property Wide		\$4,500.00
ID0184	Replace Refrigerators: Energy Efficient AMP 4/OH12-11 Albright Terrace 50 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Appliances)	Replace Refrigerators: Energy Efficient AMP 4/OH12-11 Albright Terrace 50 units		\$32,500.00
ID0192	Replace flooring AMP 4/OH12-13/14 Southside Gardens 108 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Flooring (non routine))	Replace flooring AMP 4/OH12-13/14 Southside Gardens 108 units		\$40,000.00
ID0196	Replace furnaces AMP 4/OH12-13/14 Southside Gardens 108 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other)	Replace furnaces AMP 4/OH12-13/14 Southside Gardens 108 units		\$270,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
2		2023		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0200	Storm water Drainage improvements using Existing Trench/Grading/Tie in Downspouts AMP 4/OH12-13/14 Southside Gardens 50 bldgs(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Exterior (1480)-Gutters - Downspouts,Non-Dwelling Site Work (1480)-Storm Drainage)	Storm water Drainage improvements using Existing Trench/Grading/Tie in Downspouts AMP 4/OH12-13/14 Southside Gardens 50 bldgs		\$25,000.00
ID0209	Landscaping: Tree & Shrub Removal & Replacement AMP 4/OH 12-420; 18 scattered site units(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Site Work (1480)-Landscape)	Landscaping: Tree & Shrub Removal & Replacement AMP 4/OH 12-420; 18 scattered site units		\$18,000.00
ID0438	Development Activities: AMP 4/OH12-13/14 Southside Gardens, to include grant writing, predevelopment, and planning costs(Dwelling Unit-Development (1480)-New Construction,Dwelling Unit-Development (1480)-Other)	Development Activities: AMP 4/OH12-13/14 Southside Gardens, to include grant writing, predevelopment, and planning costs		\$100,000.00
ID0483	CFP Management Fee AMP 4 254 units(Administration (1410)-Other)	CFP Management Fee AMP 4 254 units		\$66,676.00
ID0487	Transfer to Operations AMP 4 254 units(Operations (1406))	Transfer to Operations AMP 4 254 units		\$20,000.00
ID0726	Contingency - Albright Terrace AMP4/OH-12-11(Contract Administration (1480)-Contingency)	Contingency - Albright Terrace AMP4/OH-12-11		\$5,000.00
ID0727	Contingency - JF Oberlin Homes 53 units AMP4/OH-12-4(Contract Administration (1480)-Contingency)	Contingency - JF Oberlin Homes 53 units AMP4/OH-12-4		\$5,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
	3	2024		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	OBERLIN HOMES (OH012000004)			\$1,325,425.00
ID0022	Replace Fire Alarm System & smoke/CO detectors AMP 4/OH12-4 JF Oberlin Homes 3 bldgs-53 units(Non-Dwelling Construction - Mechanical (1480)-Security - Fire Alarm,Non-Dwelling Construction - Mechanical (1480)-Smoke/Fire Detection,Non-Dwelling Interior (1480)-Other,Non-Dwelling Interior (1480)-Security,Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Mechanical)	Replace Fire Alarm System AMP 4/OH12-4 - JF Oberlin Homes 3 bldgs;53 units		\$150,000.00
ID0082	Replace Interior Doors AMP 4/OH12-13/14 Southside Gardens 108 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Interior Doors)	Replace Interior Doors AMP 4/OH12-13/14 Southside Gardens 108 units		\$108,000.00
ID0084	Plumbing Stack Replacement AMP 4/OH12-13/14 Southside Gardens 108 Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Plumbing)	Plumbing Stack Replacement AMP 4/OH12-13/14 Southside Gardens 108 Units		\$54,000.00
ID0173	Replace Hallway Handrails AMP 4/OH12-4 JFO 5 floors(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Interior (1480)-Other)	Replace Hallway Handrails AMP 4/OH12-4 JFO 5 floors		\$12,500.00
ID0174	Upgrade Interior Common Areas AMP 4/OH12-4 JFO 5 floors(Non-Dwelling Interior (1480)-Common Area Finishes,Non-Dwelling Interior (1480)-Common Area Flooring,Non-Dwelling Interior (1480)-Common Area Painting,Non-Dwelling Interior (1480)-Doors,Non-Dwelling Interior (1480)-Electrical,Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Interior (1480)-Common Area Bathrooms)	Upgrade Interior Common Areas AMP 4/OH12-4 JFO 5 floors		\$15,000.00
ID0176	Site Improvements: Grading, Resurface Pavement, Drainage in Existing Trench AMP 4/OH12-4 JFO Property Wide(Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Storm Drainage,Contract Administration (1480)-Other Fees and Costs)	Site Improvements: Grading, Resurface Pavement, Drainage in Existing Trench AMP 4/OH12-4 JFO Property Wide		\$50,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
	3	2024		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0178	Replace Refrigerators- AMP 4/OH12-13/14 Southside Gardens 111 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Appliances)	Replace Refrigerators- AMP 4/OH12-13/14 Southside Gardens 111 units		\$17,749.00
ID0179	Replace Unit Entry Doors AMP 4/OH12-4 JFO 51 units (Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Doors)	Replace Unit Entry Doors AMP 4/OH12-4 JFO 51 units		\$51,000.00
ID0181	Kitchen Modernization AMP 4/OH12-4 JFO 51 units(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Plumbing,Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Flooring (non routine))	Kitchen Modernization AMP 4/OH12-4 JFO 51 units		\$51,000.00
ID0182	AMP Office/Maintenance Shop Modernization Kitchen Modernization AMP 4/OH12-4 JFO 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Interior (1480)-Common Area Bathrooms,Non-Dwelling Interior (1480)-Common Area Finishes,Non-Dwelling Interior (1480)-Common Area Flooring,Non-Dwelling Interior (1480)-Common Area Painting)	AMP Office/Maintenance Shop Modernization Kitchen Modernization AMP 4/OH12-4 JFO 1 bldg		\$4,500.00
ID0188	Kitchen modernization AMP 4/OH12-13/14 Southside Gardens 108 of 111 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Plumbing)	Kitchen modernization AMP 4/OH12-13/14 Southside Gardens 108 of 111 units		\$108,000.00
ID0190	Exterior Upgrades: Replace siding AMP 4/OH12-13/14 Southside Gardens 50 bldgs(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Exterior (1480)-Gutters - Downspouts,Non-Dwelling Exterior (1480)-Roofs,Non-Dwelling Exterior (1480)-Siding,Non-Dwelling Exterior (1480)-Soffits,Non-Dwelling Exterior (1480)-Tuck Pointing,Non-Dwelling Exterior (1480)-Windows)	Exterior Upgrades: Replace siding AMP 4/OH12-13/14 Southside Gardens 50 bldgs		\$150,000.00
ID0199	Bathroom modernization AMP 4/OH12-13/14 Southside Gardens 108 units(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Tubs and Showers)	Bathroom modernization AMP 4/OH12-13/14 Southside Gardens 108 units		\$216,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
	3	2024		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0202	Exterior Improvements: Siding, Painting, Tuckpoint, Brick Seal AMP 4/OH12-420; 18 scattered site units(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Exterior (1480)-Paint and Caulking,Non-Dwelling Exterior (1480)-Siding,Non-Dwelling Exterior (1480)-Tuck Pointing)	Exterior Improvements: Siding, Painting, Tuckpoint, Brick Seal AMP 4/OH12-420; 18 scattered site units		\$54,000.00
ID0206	Exterior/Interior Door Replacement AMP 4/OH 12-420; 18 scattered site units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Interior (1480)-Interior Doors,Non-Dwelling Exterior (1480)-Doors)	Exterior/Interior Door Replacement AMP 4/OH 12-420; 18 scattered site units		\$18,000.00
ID0208	Landscaping/Grading/Drainage Improvements AMP 4/OH 12-420; 18 scattered site units(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Site Work (1480)-Landscape)	Landscaping/Grading/Drainage Improvements AMP 4/OH 12-420; 18 scattered site units		\$18,000.00
ID0210	Driveway/Sidewalk/Pavement Replacement Resurface Level AMP 4/OH 12-420; 18 scattered site units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Pedestrian paving,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	Driveway/Sidewalk/Pavement Replacement Resurface Level AMP 4/OH 12-420; 18 scattered site units		\$18,000.00
ID0217	Exterior Repairs: Siding, Painting, Tuckpoint, Brick Seal AMP 4/OH 12-21; 25 scattered site units(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Exterior (1480)-Paint and Caulking,Non-Dwelling Exterior (1480)-Siding,Non-Dwelling Exterior (1480)-Tuck Pointing)	Exterior Repairs: Siding, Painting, Tuckpoint, Brick Seal AMP 4/OH 12-21; 25 scattered site units		\$75,000.00
ID0390	Landscaping/Grading/Drainage in Existing Trenches & Resurfacing Disturbed Pavement AMP 4/OH12-420 18 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Storm Drainage,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-	Landscaping/Grading/Drainage in Existing Trenches & Resurfacing Disturbed Pavement AMP 4/OH12-420 18 Scattered Site Units		\$18,000.00
ID0396	Landscaping/Grading/drainage in existing trenches AMP 4/OH12-21 25 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Storm Drainage,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter,Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Storm Drainage)	Landscaping/Grading/drainage in existing trenches AMP 4/OH12-21 25 Scattered Site Units		\$25,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
3		2024		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0587	Driveway/Sidewalk/Pavement Replacement Resurface Level AMP 4/OH 12-21; 25 scattered site units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Pedestrian paving,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	Driveway/Sidewalk/Pavement Replacement Resurface Level AMP 4/OH 12-21; 25 scattered site units		\$25,000.00
ID0703	CFP Management Fee AMP 4 254 units(Administration (1410)-Other)	CFP Management Fee AMP 4 254 units		\$66,676.00
ID0715	Transfer to Operations AMP 4 254 units(Operations (1406))	Transfer to Operations AMP 4 254 units		\$20,000.00
	LAKEVIEW PLAZA (OH012000002)			\$755,657.00
ID0050	Fire Alarm System Upgrade AMP 2/OH12-5 Kennedy Plaza; 1 bldg, 143 units(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Security - Fire Alarm,Non-Dwelling Construction - Mechanical (1480)-Smoke/Fire Detection)	Fire Alarm System Upgrade AMP 2/OH12-5 Kennedy Plaza; 1 bldg, 143 units (incl A/E & construction observation)		\$185,900.00
ID0140	Exterior Improvements: Siding, Painting, Tuckpoint, Brick Seal AMP 2/OH12-220; 10 scattered site units(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Exterior (1480)-Paint and Caulking,Non-Dwelling Exterior (1480)-Siding,Non-Dwelling Exterior (1480)-Tuck Pointing)	Exterior Improvements: Siding, Painting, Tuckpoint, Brick Seal AMP 2/OH12-220; 10 scattered site units		\$30,000.00
ID0143	Exterior & Interior Door Replacement AMP 2/OH 12-220; 10 scattered site units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Interior (1480)-Interior Doors,Non-Dwelling Exterior (1480)-Doors)	Exterior & Interior Door Replacement AMP 2/OH 12-220; 10 scattered site units		\$10,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 3 2024				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0147	Landscaping/Grading/Drainage Improvements AMP 2/OH 12-220; 10 scattered site units(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Site Work (1480)-Landscape)	Landscaping/Grading/Drainage Improvements AMP 2/OH 12-220; 10 scattered site units		\$10,000.00
ID0149	Driveway/Sidewalk/Pavement Replacement Resurface Level AMP 2/OH 12-220; 10 scattered site units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Pedestrian paving,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	Driveway/Sidewalk/Pavement Replacement Resurface Level AMP 2/OH 12-220; 10 scattered site units		\$10,000.00
ID0696	Kitchen Modernization AMP 2/OH12-5 Kennedy Plaza 177 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Common Area Kitchens)	Kitchen Modernization AMP 2/OH12-5 Kennedy Plaza 177 units		\$177,000.00
ID0697	Kitchen Modernization AMP 2/OH12-5 Lakeview Plaza 210 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Common Area Kitchens)	Kitchen Modernization AMP 2/OH12-5 Lakeview Plaza 210 units		\$210,000.00
ID0701	CFP Management Fee AMP 2 396 units(Administration (1410)-Other)	CFP Management Fee AMP 2 396 units		\$102,757.00
ID0717	Transfer to Operations AMP 2 396 units(Operations (1406))	Transfer to Operations AMP 2 396 units		\$20,000.00
	LEAVITT HOMES (OH012000001)			\$879,653.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
	3	2024		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0064	Remove/abate ACM Under Siding AMP 1/OH12-2 Westview Terrace 18 bldgs(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Exterior (1480)-Siding)	Exterior Renovations: Remove ACM Under Siding AMP 1/OH 12-2 Westview Terrace 18 bldgs		\$180,000.00
ID0092	Window & Screen Replacement AMP 1/OH12-01 Leavitt Homes 198 units(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Exterior (1480)-Windows)	Window & Screen Replacement AMP 1/OH12-01 Leavitt Homes 198 units		\$198,000.00
ID0096	Kitchen Rehabilitation AMP 1/OH12-1 Leavitt Homes 196 of 198 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other)	Kitchen Rehabilitation AMP 1/OH12-1 Leavitt Homes 196 of 198 units		\$196,000.00
ID0101	Kitchen Modernization AMP 1/OH12-2 Westview Terrace 132 of 143 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other)	Kitchen Modernization AMP 1/OH12-2 Westview Terrace 132 of 143 units		\$132,000.00
ID0110	Bathroom Upgrades: Plumbing, Tub, Surround, Toilet, Sink, Vanity, Medicine Cabinet & Flooring AMP 1/OH12-12 Westgate Apts 12 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodos,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Tubs and	Bathroom Upgrades: Plumbing, Tub, Surround, Toilet, Sink, Vanity, Medicine Cabinet & Flooring AMP 1/OH12-12 Westgate Apts 12 units		\$12,000.00
ID0113	Exterior Improvements: Siding, Painting, Tuckpoint, Brick Seal AMP 1/OH12-120; 8 scattered site units(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Exterior (1480)-Paint and Caulking,Non-Dwelling Exterior (1480)-Siding,Non-Dwelling Exterior (1480)-Tuck Pointing)	Exterior Improvements: Siding, Painting, Tuckpoint, Brick Seal AMP 1/OH12-120; 8 scattered site units		\$24,000.00
ID0115	Exterior & Interior Doors Replacement AMP 1/OH12-120; 8 scattered sites(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Interior Doors,Non-Dwelling Exterior (1480)-Doors)	Exterior & Interior Doors Replacement AMP 1/OH12-120; 8 scattered sites		\$8,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 3 2024				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0119	Landscaping/Grading/drainage improvements AMP 1/OH 12-120; 8 scattered site units(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Site Work (1480)-Landscape)	Landscaping/Grading/drainage improvements AMP 1/OH 12-120; 8 scattered site units		\$8,000.00
ID0121	Driveway/Sidewalk/Pavement Replacement Resurface Level AMP 1/OH 12-120; 8 scattered site units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Pedestrian paving,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	Driveway/Sidewalk/Pavement Replacement Resurface Level AMP 1/OH 12-120; 8 scattered site units		\$8,000.00
ID0700	CFP Management Fee AMP 1 361 units(Administration (1410)-Other)	CFP Management Fee AMP 1 361 units		\$93,653.00
ID0714	Transfer to Operations AMP 1 361 units(Operations (1406))	Transfer to Operations AMP 2 396 units		\$20,000.00
	WILKES-VILLA (OH012000003)			\$611,736.00
ID0074	Furnace Replacement AMP 3/OH 12-3 Wilkes Villa 174 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other)	Furnace Replacement AMP 3/OH 12-3 Wilkes Villa 174 units		\$87,500.00
ID0075	Replace Sanitary Sewer Clean-outs in Existing Trench AMP 3/OH 12-3 Wilkes Villa - property wide(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Sewer Lines - Mains,Non-Dwelling Site Work (1480)-Site Utilities)	Replace Sanitary Sewer Clean-outs in Existing Trench AMP 3/OH 12-3 Wilkes Villa - property wide		\$87,500.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
3		2024		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0152	Replace Refrigerators-Energy Efficient AMP 3/OH12-3 Wilkes Villa 174 units(Dwelling Unit-Interior (1480)-Appliances)	Replace Refrigerators-Energy Efficient AMP 3/OH12-3 Wilkes Villa 174 units		\$28,700.00
ID0158	Kitchen Modernization AMP 3/OH12-6 Riverview Plaza 180 units(Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Common Area Kitchens,Contract Administration (1480)-Other Fees and Costs)	Kitchen Modernization AMP 3/OH12-6 Riverview Plaza 180 units		\$180,000.00
ID0160	Exterior Improvements: Siding, Painting, Tuckpoint, Brick Seal AMP 3/OH12-320; 14 scattered site units(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Exterior (1480)-Paint and Caulking,Non-Dwelling Exterior (1480)-Siding,Non-Dwelling Exterior (1480)-Tuck Pointing)	Exterior Improvements: Siding, Painting, Tuckpoint, Brick Seal AMP 3/OH12-320; 14 scattered site units		\$42,000.00
ID0162	Exterior & Interior Door Replacement AMP 3/OH 12-320; 14 scattered site units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Interior (1480)-Interior Doors,Non-Dwelling Exterior (1480)-Doors)	Exterior & Interior Door Replacement AMP 3/OH 12-320; 14 scattered site units		\$14,000.00
ID0166	Landscaping/Grading/Drainage Improvements AMP 3/OH 12-320; 14 scattered site units(Non-Dwelling Site Work (1480)-Landscape,Contract Administration (1480)-Other Fees and Costs)	Landscaping/Grading/Drainage Improvements AMP 3/OH 12-320; 14 scattered site units		\$14,000.00
ID0167	Landscaping: Tree & Shrub Removal & Replacement AMP 3/OH 12-320; 14 scattered site units(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Site Work (1480)-Landscape)	Landscaping: Tree & Shrub Removal & Replacement AMP 3/OH 12-320; 14 scattered site units		\$14,000.00
ID0169	Landscaping/Grading/Drainage Improvements AMP 3/OH 12-22; 2 scattered site units(Non-Dwelling Site Work (1480)-Landscape,Contract Administration (1480)-Other Fees and Costs)	Landscaping/Grading/Drainage Improvements AMP 3/OH 12-22; 2 scattered site units		\$2,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 3 2024				
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0170	Landscaping/Grading/Drainage Improvements AMP 3/OH 12-25; 3 scattered site units(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Site Work (1480)-Landscape)	Landscaping/Grading/Drainage Improvements AMP 3/OH 12-25; 3 scattered site units		\$3,000.00
ID0586	Driveway/Sidewalk/Pavement Replacement Resurface Level AMP 3/OH 12-320; 14 scattered site units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Pedestrian paving,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	Driveway/Sidewalk/Pavement Replacement Resurface Level AMP 3/OH 12-320; 14 scattered site units		\$14,000.00
ID0588	Driveway/Sidewalk/Pavement Replacement Resurface Level AMP 3/OH 12-22; 2 scattered site units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Pedestrian paving,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	Driveway/Sidewalk/Pavement Replacement Resurface Level AMP 3/OH 12-22; 2 scattered site units		\$2,000.00
ID0589	Driveway/Sidewalk/Pavement Replacement Resurface Level AMP 3/OH 12-25; 3 scattered site units(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Pedestrian paving,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Contract Administration (1480)-Other Fees and Costs)	Driveway/Sidewalk/Pavement Replacement Resurface Level AMP 3/OH 12-25; 3 scattered site units		\$3,000.00
ID0692	Replace Refrigerators AMP 3/OH12-25 3 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Appliances)	Replace Refrigerators AMP 3/OH12-25 3 Scattered Site Units		\$1,950.00
ID0693	Replace Refrigerators AMP 3/OH12-22 2 Scattered Site Units(Dwelling Unit-Interior (1480)-Appliances,Contract Administration (1480)-Other Fees and Costs)	Replace Refrigerators AMP 3/OH12-22 2 Scattered Site Units		\$1,300.00
ID0702	CFP Management Fee AMP 3 373 units(Administration (1410)-Other)	CFP Management Fee AMP 3 373 units		\$96,786.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
3	2024			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0718	Transfer to Operations AMP 3 373 units(Operations (1406))	Transfer to Operations AMP 3 373 units		\$20,000.00
	OBERLIN HOMES LIHTC (OH012000005)			\$165,245.00
ID0090	Fire Stop Installation between house and storage shed AMP 5/OH12-27 LMHA Oberlin HOMes LIHTC 51 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other)	Fire Stop Installation between house and storage shed AMP 5/OH12-27 LMHA Oberlin Homes LIHTC 51 units		\$102,000.00
ID0091	HVAC Improvements - Replace flex duct; AMP 5/OH12-27 LMHA Oberlin Homes LIHTC 50 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other)	HVAC Improvements - Replace flex duct; AMP 5/OH12-27 LMHA Oberlin Homes LIHTC 50 units		\$50,000.00
ID0704	CFP Management Fee AMP 5 51 units(Administration (1410)-Other)	CFP Management Fee AMP 5 51 units		\$13,245.00
	Subtotal of Estimated Cost			\$3,737,716.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
4	2025			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	AUTHORITY-WIDE (NAWASD)			\$297,749.00
ID0036	Management Improvements Security Improvements COCC - NAWASD(Management Improvement (1408)-Security Improvements (not police or guard-non-physical))	Management Improvements Security Improvements COCC - NAWASD		\$42,749.00
ID0579	Management Improvements: paperless/electronic tenant file management systems - NAWSD COCC(Management Improvement (1408)-System Improvements)	Management Improvements: paperless/electronic tenant file management systems - NAWSD COCC		\$20,000.00
ID0601	Board Room Expansion - NAWASD COCC(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Interior (1480)-Administrative Building,Non-Dwelling Interior (1480)-Appliances,Non-Dwelling Interior (1480)-Common Area Finishes,Non-Dwelling Interior (1480)-Common Area Flooring,Non-Dwelling Interior (1480)-Common Area Painting,Non-Dwelling Interior (1480)-Doors,Non-Dwelling Interior (1480)-Electrical,Non-Dwelling Interior (1480)-Security)	Board Room Expansion - NAWASD COCC		\$50,000.00
ID0602	COCC expansion of conference room/lobby/interview areas - NAWASD(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Interior (1480)-Administrative Building,Non-Dwelling Interior (1480)-Common Area Bathrooms,Non-Dwelling Interior (1480)-Common Area Finishes,Non-Dwelling Interior (1480)-Common Area Flooring,Non-Dwelling Interior (1480)-Common Area Painting,Non-Dwelling Interior (1480)-Doors,Non-Dwelling Interior (1480)-Electrical,Non-Dwelling Interior (1480)-Mechanical,Non-Dwelling Interior (1480)-Other,Non-Dwelling Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Security)	COCC expansion of conference room/lobby/interview areas - NAWASD		\$130,000.00
ID0603	COCC employee restroom accessibility improvements - NAWASD(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters,Non-Dwelling Construction - Mechanical (1480)-Water Distribution,Non-Dwelling Interior (1480)-Administrative Building,Non-Dwelling Interior (1480)-Common Area Bathrooms,Non-Dwelling Interior (1480)-Doors,Non-Dwelling Interior (1480)-Electrical,Non-Dwelling Interior (1480)-Mechanical,Non-Dwelling Interior (1480)-Plumbing)	COCC employee restroom accessibility improvements - NAWASD		\$40,000.00
ID0682	COCC lighting improvements - interior/exterior - NAWASD(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Interior (1480)-Electrical,Non-Dwelling Site Work (1480)-Lighting)	COCC lighting improvements - interior/exterior - NAWASD		\$10,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
4	2025			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0687	COCC Contingency - NAWSD(Contract Administration (1480)-Contingency)	COCC Contingency - NAWSD		\$5,000.00
	OBERLIN HOMES (OH012000004)			\$1,102,676.00
ID0055	Replace Sliding Exterior Doors AMP 4/OH12-11 Albright Terrace 40 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Doors)	Replace Sliding Doors AMP 4/OH12-11 Albright Terrace 40 units		\$40,000.00
ID0056	Replace Patio/Porch Slabs AMP 4/OH12-11 Albright Terrace 30 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Other)	Replace Patio Slabs AMP 4/OH12-11 Albright Terrace 30 units		\$60,000.00
ID0079	Bathroom modernization AMP 4/OH12-4 JFO Hirise 51 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Painting (non routine),Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Tubs and Showers)	Bathroom modernization AMP 4/OH12-4 JFO Hirise 51 units		\$51,000.00
ID0080	Install Lightning Arrestor system on Hirise AMP 4/OH12-4 JFO 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Other)	Install Lightning Arrestor system on Hirise AMP 4/OH12-4 JFO 1 bldg		\$12,500.00
ID0081	Replace Exhaust Fans AMP 4/OH12-11 50 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Other)	Replace Exhaust Fans AMP 4/OH12-11 50 units		\$5,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 4		2025		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0187	Install Piping Insulation in attic spaces AMP 4/OH12-11 Albright Terrace 4 bldgs(Dwelling Unit-Site Work (1480)-Other,Dwelling Unit-Site Work (1480)-Water Lines/Mains,Contract Administration (1480)-Other Fees and Costs)	Install Piping Insulation in attic spaces AMP 4/OH12-11 Albright Terrace 4 bldgs		\$8,000.00
ID0197	Replace Windows & Doors AMP 4/OH12-13/14 Southside Gardens 108 units(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Exterior (1480)-Windows)	Replace Windows & Doors AMP 4/OH12-13/14 Southside Gardens 108 units		\$108,000.00
ID0221	Exterior/Interior Door Replacement AMP 4/OH 12-21; 25 scattered site units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Interior (1480)-Interior Doors,Non-Dwelling Exterior (1480)-Doors)	Exterior/Interior Door Replacement AMP 4/OH 12-21; 25 scattered site units		\$25,000.00
ID0359	Inspect/Repair 5 story Building Exterior AMP 4/OH12-4 JFO 1 bldg(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Non-Dwelling Exterior (1480)-Paint and Caulking,Non-Dwelling Exterior (1480)-Tuck Pointing)	Inspect/Repair 5 story Building Exterior AMP 4/OH12-4 JFO 1 bldg		\$1,000.00
ID0374	Replace domestic hot water and heating boilers/modernize boiler room AMP 4/OH12-11 Albright Terrace 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Central Boiler,Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System,Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters,Non-Dwelling Construction - Mechanical (1480)-Other)	Replace domestic hot water and heating boilers/modernize boiler room AMP 4/OH12-11 Albright Terrace 1 bldg		\$80,000.00
ID0411	Transfer to Operations AMP 4 254 units(Operations (1406))	Transfer to Operations AMP 4 254 units		\$20,000.00
ID0442	Parking Lot improvements seal stripe AMP 4/OH12-11 Albright Terrace 4 bldgs(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Curb and Gutter,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Seal Coat,Dwelling Unit-Site Work (1480)-Striping,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and	Parking Lot improvements-seal-stripe AMP 4/OH12-11 Albright Terrace 4 bldgs		\$1,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 4		2025		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0453	AMP 4/OH12-13/14 Capital Fund Financing Program - Debt Service Payments(Debt Service Bond Payment-Paid by PHA (1501))	Capital Fund Financing Program - Debt Service Payments		\$125,000.00
ID0479	Replace Fire Alarm System & smoke/CO detectors AMP 4/OH12-11 Albright Terrace 4 bldgs/50 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other,Non-Dwelling Construction - Mechanical (1480)-Security - Fire Alarm,Non-Dwelling Construction - Mechanical (1480)-Smoke/Fire Detection)	Replace Fire Alarm System & smoke/CO detectors AMP 4/OH12-11 Albright Terrace 4 bldgs/50 units		\$100,000.00
ID0520	Fencing - replace/install new; signage - Southside Gardens AMP4/OH12-13/14(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Signage)	Fencing - replace/install new; signage; includes surveying; Southside Gardens AMP 4/OH12-13/14		\$10,000.00
ID0521	Fencing - replace/install new; signage - Albright Terrace AMP4/OH12-11(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Signage)	Fencing - replace/install new; signage; includes surveying; Albright Terrace AMP 4/OH12-11		\$10,000.00
ID0523	Replace Windows - JF Oberlin Homes 51 units & common areas + 2 scattered sitesAMP4/OH12-4(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Windows,Non-Dwelling Exterior (1480)-Paint and Caulking,Non-Dwelling Exterior (1480)-Windows)	Replace Windows - 51 units & common areas + 2 scattered sites JF Oberlin Homes AMP 4/OH 12-4		\$90,000.00
ID0545	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Scattered Sites AMP4/OH12-420 18 units(Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Contract Administration (1480)-Other Fees and Costs)	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Scattered Sites AMP4/OH12-420 18 units		\$5,000.00
ID0546	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Scattered Sites AMP4/OH12-21 25 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Tubs	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Scattered Sites AMP4/OH12-21 25 units		\$5,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
4	2025			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving)			
ID0547	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Southside Gardens AMP4/OH12-13/14(Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Contract Administration (1480)-Other Fees and Costs)	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Southside Gardens AMP4/OH12-13/14		\$5,000.00
ID0548	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Albright Terrace AMP4/OH12-11(Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Contract Administration (1480)-Other Fees and Costs)	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Albright Terrace AMP4/OH12-11		\$5,000.00
ID0567	Contingency - 18 Scattered Sites AMP4/OH-12-420(Contract Administration (1480)-Contingency)	Contingency - 18 Scattered Sites AMP4/OH-12-420		\$5,000.00
ID0568	Contingency - Southside Gardens AMP4/OH-12-13/14(Contract Administration (1480)-Contingency)	Contingency - Southside Gardens AMP4/OH-12-13/14		\$5,000.00
ID0569	Contingency - 25 Scattered Sites AMP4/OH-12-21(Contract Administration (1480)-Contingency)	Contingency - 25 Scattered Sites AMP4/OH-12-21		\$5,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
4	2025			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0570	Contingency - JF Oberlin Homes 53 units AMP4/OH-12-4(Contract Administration (1480)-Contingency)	Contingency - JF Oberlin Homes 53 units AMP4/OH-12-4		\$5,000.00
ID0571	Contingency - Albright Terrace AMP4/OH-12-11(Contract Administration (1480)-Contingency)	Contingency - Albright Terrace AMP4/OH-12-11		\$5,000.00
ID0583	Management Improvements: paperless/electronic tenant file management systems - AMP 4 Southside Gardens(Management Improvement (1408)-System Improvements)	Management Improvements: paperless/electronic tenant file management systems - AMP 4 Southside Gardens		\$10,000.00
ID0597	Driveway/Sidewalk/Pavement Replacement Resurface Level Southside Gardens AMP4/OH12-13/14(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Contract Administration (1480)-Other Fees and Costs)	Driveway/Sidewalk/Pavement Replacement Resurface Level Southside Gardens AMP4/OH12-13/14		\$5,000.00
ID0598	Driveway/Sidewalk/Pavement Replacement Resurface Level Albright Terrace AMP4/OH12-11(Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving)	Driveway/Sidewalk/Pavement Replacement Resurface Level Albright Terrace AMP4/OH12-11		\$5,000.00
ID0599	Driveway/Sidewalk/Pavement Replacement Resurface Level JF Oberlin Homes 53 units AMP4/OH12-4(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	Driveway/Sidewalk/Pavement Replacement Resurface Level JF Oberlin Homes 53 units AMP4/OH12-4		\$10,000.00
ID0613	Resident Relocation/Temporary Displacement - AMP 4 Southside Gardens Villa 257 units(Contract Administration (1480)-Relocation)	Resident Relocation/Temporary Displacement - AMP 4 Southside Gardens Villa 257 units		\$5,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 4		2025		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0653	Radon Mitigation - 18 scattered sites AMP 4/OH 12-420(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other)	Radon Mitigation - 18 scattered sites AMP 4/OH 12-420		\$5,000.00
ID0654	Radon Mitigation - 25 scattered sites AMP 4/OH 12-21(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other)	Radon Mitigation - 25 scattered sites AMP 4/OH 12-21		\$10,000.00
ID0661	Radon Mitigation - Southside Gardens AMP 4/OH12-13/14(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other)	Radon Mitigation - Southside Gardens AMP 4/OH12-13/14		\$20,000.00
ID0662	Radon Mitigation - JF Oberlin Homes AMP 4/OH12-4 53 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other)	Radon Mitigation - JF Oberlin Homes AMP 4/OH12-4 53 units		\$4,000.00
ID0664	Radon Mitigation - Albright Terrace AMP 4/OH12-11(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other)	Radon Mitigation - Albright Terrace AMP 4/OH12-11		\$5,000.00
ID0672	Development Activities: AMP 4/OH12-13/14 Southside Gardens: New Construction townhouse 3-4 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-New Construction,Dwelling Unit-Development (1480)-Other)	Development Activities: AMP 4/OH12-13/14 Southside Gardens: New Construction townhouse 3-4 units		\$100,000.00
ID0675	Electrical switch gear replaced; dual switches for life safety systems on generator; Albright Terrace AMP 4/OH12-11(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Electric Distribution,Non-Dwelling Construction - Mechanical (1480)-Generator)	Electrical switch gear replaced; dual switches for life safety systems on generator; Albright Terrace AMP 4/OH12-11		\$10,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
4	2025			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0698	Replace Hot Water Tanks AMP 4/OH12-13/14 Southside Gardens 111 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Plumbing)	Replace Hot Water Tanks AMP 4/OH12-13/14 Southside Gardens 111 units		\$55,500.00
ID0708	CFP Management Fee AMP 4 254 units(Administration (1410)-Other)	CFP Management Fee AMP 4 254 units		\$66,676.00
	LEAVITT HOMES (OH012000001)			\$843,453.00
ID0097	A/C Installation AMP 1/OH12-1 Leavitt Homes 198 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other)	A/C Installation AMP 1/OH12-1 Leavitt Homes 198 units		\$198,000.00
ID0099	Floor covering replacement - AMP1/OH12-1 Leavitt Homes 198 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Other,Non-Dwelling Interior (1480)-Administrative Building)	Floor covering replacement - AMP1/OH12-1 Leavitt Homes 198 units		\$99,000.00
ID0103	Laundry Room Improvements AMP1/OH12-2 Westview Terrace Community Building(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Interior (1480)-Common Area Bathrooms,Non-Dwelling Interior (1480)-Common Area Finishes,Non-Dwelling Interior (1480)-Common Area Flooring,Non-Dwelling Interior (1480)-Common Area Painting,Non-Dwelling Interior (1480)-Laundry Areas)	Laundry Room Improvements AMP1/OH12-2 Westview Terrace Community Building		\$12,000.00
ID0104	A/C Installation AMP1/OH12-2 Westview Terrace 143 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other)	A/C Installation AMP1/OH12-2 Westview Terrace 143 units		\$143,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
4	2025			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0108	Heating System improvements AMP 1/OH12-12 Westgate Apts 1 bldg/12 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Construction - Mechanical (1480)-Central Boiler,Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System)	Heating System Upgrade AMP 1/OH12-12 Westgate Apts 1 bldg		\$12,000.00
ID0497	Domestic Hot Water System improvements AMP 1/OH12-12 Westgate Apts 1 bldg/12 units(Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters,Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Construction - Mechanical (1480)-Central Boiler)	Domestic Hot Water System Upgrade AMP 1/OH12-12 Westgate Apts 1 bldg		\$10,000.00
ID0516	Fencing - replace/install new; signage - Leavitt Homes AMP1/OH12-1(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Signage)	Fencing - replace/install new; signage; includes surveying; Leavitt Homes AMP 1/OH12-1		\$25,000.00
ID0517	Fencing - replace/install new; signage - Westview Terrace AMP 1/OH12-2(Non-Dwelling Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Signage,Contract Administration (1480)-Other Fees and Costs)	Fencing - replace/install new; signage; includes surveying; Westview Terrace AMP 1/OH12-2		\$25,000.00
ID0518	Fencing - replace/install new; signage - Westgate Apts AMP 1/OH12-12(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Signage)	Fencing - replace/install new; signage; includes surveying; Westgate Apts AMP 1/OH12-12		\$10,000.00
ID0525	Washers/dryers replaced - Leavitt Homes AMP 1/OH12-1; 2 ADA units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Plumbing)	Washers/dryers replaced - Leavitt Homes AMP 1/OH12-1; 2 ADA units		\$4,200.00
ID0526	Washers/dryers replaced - Westview Terrace AMP 1/OH12-2; 11 ADA units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Plumbing)	Washers/dryers replaced - Westview Terrace AMP 1/OH12-2;11 ADA units		\$23,100.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
	4	2025		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0535	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Leavitt Homes AMP 1/OH12-1(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving)	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Leavitt Homes AMP 1/OH12-1		\$5,000.00
ID0536	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Westview Terrace AMP 1/OH12-2(Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets)	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Westview Terrace AMP 1/OH12-2		\$5,000.00
ID0541	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Scattered Sites AMP 1/OH12-120 8 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving)	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Scattered Sites AMP 1/OH12-120 8 units		\$5,000.00
ID0555	Contingency - Leavitt Homes AMP1/OH-12-1(Contract Administration (1480)-Contingency)	Contingency - Leavitt Homes AMP1/OH-12-1		\$5,000.00
ID0556	Contingency - Westview Terrace AMP1/OH-12-2(Contract Administration (1480)-Contingency)	Contingency - Westview Terrace AMP1/OH-12-2		\$5,000.00
ID0557	Contingency - Westgate Apts AMP1/OH-12-12(Contract Administration (1480)-Contingency)	Contingency - Westgate Apts AMP1/OH-12-12		\$5,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 4		2025		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0558	Contingency - 8 Scattered Sites AMP1/OH-12-120(Contract Administration (1480)-Contingency)	Contingency - 8 Scattered Sites AMP1/OH-12-120		\$5,000.00
ID0580	Management Improvements: paperless/electronic tenant file management systems - AMP 1 Leavitt Homes(Management Improvement (1408)-System Improvements)	Management Improvements: paperless/electronic tenant file management systems - AMP 1 Leavitt Homes		\$10,000.00
ID0585	Transfer to Operations AMP 1 361 units(Operations (1406))	Transfer to Operations AMP 2 396 units		\$20,000.00
ID0590	Driveway/Sidewalk/Pavement Replacement Resurface Level Leavitt Homes AMP1/OH12-1(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Contract Administration (1480)-Other Fees and Costs)	Driveway/Sidewalk/Pavement Replacement Resurface Level Leavitt Homes AMP1/OH12-1		\$10,000.00
ID0591	Driveway/Sidewalk/Pavement Replacement Resurface Level Westview Terrace AMP1/OH12-2(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	Driveway/Sidewalk/Pavement Replacement Resurface Level Westview Terrace AMP1/OH12-2		\$10,000.00
ID0592	Driveway/Sidewalk/Pavement Replacement Resurface Level Westgate Apts AMP1/OH12-12(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Contract Administration (1480)-Other Fees and Costs)	Driveway/Sidewalk/Pavement Replacement Resurface Level Westgate Apts AMP1/OH12-12		\$5,000.00
ID0605	Management Improvements: Human Resources paperless/electronic conversion - AMP 1 Leavitt Homes(Management Improvement (1408)-System Improvements)	Management Improvements: Human Resources paperless/electronic conversion - AMP 1 Leavitt Homes		\$10,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)					
Work Statement for Year		4	2025		
Identifier	Development Number/Name	General Description of Major Work Categories		Quantity	Estimated Cost
ID0610	Resident Relocation/Temporary Displacement - AMP 1 Leavitt Homes 361 units(Contract Administration (1480)-Relocation)	Resident Relocation/Temporary Displacement - AMP 1 Leavitt Homes 361 units			\$5,000.00
ID0647	Radon Mitigation - Leavitt Homes AMP 1/OH 12-1 (Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other)	Radon Mitigation - Leavitt Homes AMP 1/OH 12-1			\$20,000.00
ID0648	Radon Mitigation - Westview Terrace AMP 1/OH12-2(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other)	Radon Mitigation - Westview Terrace AMP 1/OH12-2			\$20,000.00
ID0649	Radon Mitigation - Westgate Apt AMP 1/OH 12-12 (Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other)	Radon Mitigation - Westgate Apt AMP 1/OH 12-12			\$2,500.00
ID0650	Radon Mitigation - 8 scattered sites AMP 1/OH 12-120(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other)	Radon Mitigation - 8 scattered sites AMP 1/OH 12-120			\$5,000.00
ID0665	Window replacement AMP 1/OH12-12 Westgate Apts 12 units(Dwelling Unit-Exterior (1480)-Windows,Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Exterior (1480)-Windows)	Window replacement AMP 1/OH12-12 Westgate Apts 12 units			\$36,000.00
ID0705	CFP Management Fee AMP 1 361 units(Administration (1410)-Other)	CFP Management Fee AMP 1 361 units			\$93,653.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
	4	2025		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
	LAKEVIEW PLAZA (OH012000002)			\$802,307.00
ID0126	Handrail Replacement AMP 2/OH12-5 Kennedy Plaza 1 bldg/ 10 floors(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Interior (1480)-Other)	Handrail Replacement AMP 2/OH12-5 Kennedy Plaza 1 bldg/ 10 floors		\$10,000.00
ID0136	Upgrade Storm/Sanitary Sewers in Existing Trenches AMP 2/OH12-10 Lakeview Plaza 1 bldg (Non-Dwelling Site Work (1480)-Storm Drainage,Contract Administration (1480)-Other Fees and Costs)	Upgrade Storm/Sanitary Sewers in Existing Trenches AMP 2/OH12-10 Lakeview Plaza 1 bldg		\$1,200.00
ID0260	Inspect/Repair 10-story high rise building exterior AMP 2/OH12-5 Kennedy Plaza 1 bldg(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Non-Dwelling Exterior (1480)-Paint and Caulking,Non-Dwelling Exterior (1480)-Tuck Pointing)	Inspect/Repair 10-story high rise exterior AMP 2/OH12-5 Kennedy Plaza 1 bldg		\$5,000.00
ID0293	Inspect/Repair 12-story high rise Building Exterior AMP 2/OH12-10 Lakeview Plaza 1 bldg(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Non-Dwelling Exterior (1480)-Paint and Caulking,Non-Dwelling Exterior (1480)-Tuck Pointing)	Inspect/Repair 12-story high rise Building Exterior AMP 2/OH12-10 Lakeview Plaza 1 bldg.		\$3,850.00
ID0531	Stove hoods/ventilation/fire protection - Lakeview Plaza AMP 2/OH12-10(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other,Non-Dwelling Construction - Mechanical (1480)-Fire Suppression System,Non-Dwelling Construction - Mechanical (1480)-Smoke/Fire Detection)	Stove hoods/ventilation/fire protection - Lakeview Plaza AMP 2/OH12-10		\$105,000.00
ID0532	Stove hoods/ventilation/fire protection - Kennedy Plaza AMP2/OH12-5(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other,Non-Dwelling Construction - Mechanical (1480)-Fire Suppression System,Non-Dwelling Construction - Mechanical (1480)-Smoke/Fire Detection)	Stove hoods/ventilation/fire protection - Kennedy Plaza AMP2/OH12-5		\$88,500.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
	4	2025		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0538	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Kennedy Plaza AMP2/OH12-5(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving)	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Kennedy Plaza AMP2/OH12-5		\$5,000.00
ID0539	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Lakeview Plaza AMP2/OH12-10(Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Interior Doors)	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Lakeview Plaza AMP2/OH12-10		\$5,000.00
ID0540	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Scattered Sites AMP 2/OH12-220 10 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving)	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Scattered Sites AMP 2/OH12-220 10 units		\$5,000.00
ID0559	Contingency - 10 Scattered Sites AMP2/OH-12-220(Contract Administration (1480)-Contingency)	Contingency - 10 Scattered Sites AMP2/OH-12-220		\$5,000.00
ID0560	Contingency - Lakeview Plaza AMP2/OH-12-10(Contract Administration (1480)-Contingency)	Contingency - Lakeview Plaza AMP2/OH-12-10		\$5,000.00
ID0561	Contingency - Kennedy Plaza AMP2/OH-12-5(Contract Administration (1480)-Contingency)	Contingency - Kennedy Plaza AMP2/OH-12-5		\$5,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
4	2025			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0581	Management Improvements: paperless/electronic tenant file management systems - AMP 2 Lakeview Plaza (Management Improvement (1408)-System Improvements)	Management Improvements: paperless/electronic tenant file management systems - AMP 2 Lakeview Plaza		\$10,000.00
ID0593	Driveway/Sidewalk/Pavement Replacement Resurface Level Kennedy Plaza AMP2/OH12-5(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	Driveway/Sidewalk/Pavement Replacement Resurface Level Kennedy Plaza AMP2/OH12-5		\$5,000.00
ID0594	Driveway/Sidewalk/Pavement Replacement Resurface Level Lakeview Plaza AMP2/OH12-10(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	Driveway/Sidewalk/Pavement Replacement Resurface Level Lakeview Plaza AMP2/OH12-10		\$5,000.00
ID0606	Management Improvements: Human Resources paperless/electronic conversion - AMP 2 Lakeview Plaza(Management Improvement (1408)-System Improvements)	Management Improvements: Human Resources paperless/electronic conversion - AMP 2 Lakeview Plaza		\$10,000.00
ID0611	Resident Relocation/Temporary Displacement - AMP 2 Lakeview Plaza 396 units(Contract Administration (1480)-Relocation)	Resident Relocation/Temporary Displacement - AMP 2 Lakeview Plaza 396 units		\$5,000.00
ID0616	Interior doors/lockset replacement: common areas, apt entry, bedroom, bathroom, closet - Kennedy Plaza AMP 2/OH12-5 177 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Interior Doors,Non-Dwelling Interior (1480)-Doors)	Interior doors/lockset replacement: common areas, apt entry, bedroom, bathroom, closet - Kennedy Plaza AMP 2/OH12-5 177 units		\$177,000.00
ID0617	Interior doors/lockset replacement: common areas, apt entry, bedroom, bathroom, closet - Lakeview Plaza AMP 2/OH12-10 209 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Interior Doors,Non-Dwelling Interior (1480)-Doors)	Interior doors/lockset replacement: common areas, apt entry, bedroom, bathroom, closet - Lakeview Plaza AMP 2/OH12-10 209 units		\$209,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 4		2025		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0651	Radon Mitigation - 10 scattered sites AMP 2/OH 12-220(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other)	Radon Mitigation - 10 scattered sites AMP 2/OH 12-220		\$5,000.00
ID0657	Radon Mitigation - Lakeview Plaza AMP 2/OH 12-10(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other)	Radon Mitigation - Lakeview Plaza AMP 2/OH 12-10		\$5,000.00
ID0658	Radon Mitigation - Kennedy Plaza AMP 2/OH 12-5(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other)	Radon Mitigation - Kennedy Plaza AMP 2/OH 12-5		\$5,000.00
ID0706	CFP Management Fee AMP 2 396 units(Administration (1410)-Other)	CFP Management Fee AMP 2 396 units		\$102,757.00
ID0716	Transfer to Operations AMP 2 396 units(Operations (1406))	Transfer to Operations AMP 2 396 units		\$20,000.00
	WILKES-VILLA (OH012000003)			\$617,786.00
ID0310	Replace Hot Water Tanks AMP 3/OH12-3 Wilkes Villa 174 units(Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Plumbing,Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Mechanical)	Replace Hot Water Tanks AMP 3/OH12-3 Wilkes Villa 174 units		\$174,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
	4	2025		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0322	Replace Exterior & Common Area Doors/ADA Hardware AMP 3/OH12-6 Riverview Plaza 1 bldg(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Exterior (1480)-Doors,Non-Dwelling Interior (1480)-Other)	Replace Exterior & Common Area Doors/ADA Hardware AMP 3/OH12-6 Riverview Plaza 1 bldg		\$1,000.00
ID0337	Inspect/Repair 13-story high rise building exterior AMP 3/OH12-6 Riverview Plaza 1 bldg(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Exterior (1480)-Tuck-Pointing,Non-Dwelling Exterior (1480)-Balconies and Railings,Non-Dwelling Exterior (1480)-Paint and Caulking,Non-Dwelling Exterior (1480)-Tuck Pointing)	Inspect/Repair 13-story high rise building exterior AMP 3/OH12-6 Riverview Plaza 1 bldg		\$1,000.00
ID0519	Fencing - replace/install new; signage - Wilkes Villa AMP3/OH12-3(Non-Dwelling Site Work (1480)-Fencing,Non-Dwelling Site Work (1480)-Signage,Contract Administration (1480)-Other Fees and Costs)	Fencing - replace/install new; signage; includes surveying; Wilkes Villa AMP/OH12-3		\$10,000.00
ID0530	Stove hoods/ventilation/fire protection - Riverview Plaza AMP 3/OH12-6(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other,Non-Dwelling Construction - Mechanical (1480)-Fire Suppression System,Non-Dwelling Construction - Mechanical (1480)-Smoke/Fire Detection)	Stove hoods/ventilation/fire protection - Riverview Plaza AMP 3/OH12-6		\$90,000.00
ID0542	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Riverview Plaza AMP3/OH12-6(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving)	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Riverview Plaza AMP3/OH12-6		\$5,000.00
ID0543	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Wilkes Villa AMP3/OH12-3(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Interior (1480)-Tubs and Showers)	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Wilkes Villa AMP3/OH12-3		\$5,000.00

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Work Statement for Year				
4	2025			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0544	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Scattered Sites AMP3/OH12-320 14 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving)	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Scattered Sites AMP3/OH12-320 14 units		\$5,000.00
ID0549	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Scattered Sites AMP3/OH12-22 2 units(Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Contract Administration (1480)-Other Fees and Costs)	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Scattered Sites AMP3/OH12-22 2 units		\$5,000.00
ID0550	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Scattered Sites AMP3/OH12-25 3 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Other,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving)	ADA/Section 504 modifications interior/exterior (ramps/railings/doors/tubs/showers/etc.) - Scattered Sites AMP3/OH12-25 3 units		\$5,000.00
ID0562	Contingency - Riverview Plaza AMP3/OH-12-6(Contract Administration (1480)-Contingency)	Contingency - Riverview Plaza AMP3/OH-12-6		\$5,000.00
ID0563	Contingency - 14 Scattered Sites AMP3/OH-12-320(Contract Administration (1480)-Contingency)	Contingency - 14 Scattered Sites AMP3/OH-12-320		\$5,000.00
ID0564	Contingency - 2 Scattered Sites AMP3/OH-12-22(Contract Administration (1480)-Contingency)	Contingency - 2 Scattered Sites AMP3/OH-12-22		\$5,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
4	2025			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0565	Contingency - 3 Scattered Sites AMP3/OH-12-25(Contract Administration (1480)-Contingency)	Contingency - 3 Scattered Sites AMP3/OH-12-25		\$5,000.00
ID0566	Contingency - Wilkes Villa AMP3/OH-12-3(Contract Administration (1480)-Contingency)	Contingency - Wilkes Villa AMP3/OH-12-3		\$5,000.00
ID0582	Management Improvements: paperless/electronic tenant file management systems - AMP 3 Wilkes Villa(Management Improvement (1408)-System Improvements)	Management Improvements: paperless/electronic tenant file management systems - AMP 3 Wilkes Villa		\$10,000.00
ID0595	Driveway/Sidewalk/Pavement Replacement Resurface Level Riverview Plaza AMP3/OH12-6(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Contract Administration (1480)-Other Fees and Costs)	Driveway/Sidewalk/Pavement Replacement Resurface Level Riverview Plaza AMP3/OH12-6		\$5,000.00
ID0596	Driveway/Sidewalk/Pavement Replacement Resurface Level Wilkes Villa AMP3/OH12-3(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	Driveway/Sidewalk/Pavement Replacement Resurface Level Wilkes Villa AMP3/OH12-3		\$10,000.00
ID0612	Resident Relocation/Temporary Displacement - AMP 3 Wilkes Villa 373 units(Contract Administration (1480)-Relocation)	Resident Relocation/Temporary Displacement - AMP 3 Wilkes Villa 373 units		\$5,000.00
ID0652	Radon Mitigation - 14 scattered sites AMP 3/OH 12-320(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other)	Radon Mitigation - 14 scattered sites AMP 3/OH 12-320		\$5,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
4	2025			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0655	Radon Mitigation - 2 scattered sites AMP 3/OH 12-22(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other)	Radon Mitigation - 2 scattered sites AMP 3/OH 12-22		\$2,000.00
ID0656	Radon Mitigation - 3 scattered sites AMP 3/OH 12-25(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other)	Radon Mitigation - 3 scattered sites AMP 3/OH 12-25		\$3,000.00
ID0659	Radon Mitigation - Riverview Plaza AMP 3/OH 12-6(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other)	Radon Mitigation - Riverview Plaza AMP 3/OH 12-6		\$5,000.00
ID0660	Radon Mitigation - Wilkes Villa AMP 3/OH12-3(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other)	Radon Mitigation - Wilkes Villa AMP 3/OH12-3		\$20,000.00
ID0671	Development Activities: AMP 3/OH12-3 Wilkes Villa: New Construction townhouse 3-4 units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Development (1480)-New Construction,Dwelling Unit-Development (1480)-Other)	Development Activities: AMP 3/OH12-3 Wilkes Villa: New Construction townhouse 3-4 units		\$100,000.00
ID0674	Electrical switch gear replaced; dual switches for life safety systems on generator; Riverview Plaza AMP 3/OH12-3(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Electric Distribution,Non-Dwelling Construction - Mechanical (1480)-Generator)	Electrical switch gear replaced; dual switches for life safety systems on generator; Riverview Plaza AMP 3/OH12-3		\$10,000.00
ID0707	CFP Management Fee AMP 3 373 units(Administration (1410)-Other)	CFP Management Fee AMP 3 373 units		\$96,786.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 4		2025		
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0719	Transfer to Operations AMP 3 373 units(Operations (1406))	Transfer to Operations AMP 3 373 units		\$20,000.00
	OBERLIN HOMES LIHTC (OH012000005)			\$73,745.00
ID0397	Landscaping/Grading/drainage in existing trenches AMP 5/OH12-27 LIHTC 51 Scattered Site Units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Landscape,Dwelling Unit-Site Work (1480)-Storm Drainage,Non-Dwelling Site Work (1480)-Storm Drainage)	Landscaping/Grading/drainage in existing trenches AMP 5/OH12-27 LMHA LIHTC 51 Scattered Site Units		\$10,000.00
ID0398	Landscaping: Tree & Shrub Removal & Replacement AMP 5/OH 12-27; 51 scattered site units(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Landscape)	Landscaping: Tree & Shrub Removal & Replacement AMP 5/OH 12-27; 51 scattered site units		\$25,500.00
ID0572	Contingency - LMHA Oberlin Homes LIHTC AMP5/51 units(Contract Administration (1480)-Contingency)	Contingency - LMHA Oberlin Homes LIHTC AMP5/ 51 units		\$5,000.00
ID0584	Management Improvements: paperless/electronic tenant file management systems - AMP 5 LMHA Oberlin Homes LIHTC(Management Improvement (1408)-System Improvements)	Management Improvements: paperless/electronic tenant file management systems - AMP 5 LMHA Oberlin Homes LIHTC		\$5,000.00
ID0600	Driveway/Sidewalk/Pavement Replacement Resurface Level LMHA Oberlin Homes LIHTC 51 units AMP5(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving,Dwelling Unit-Site Work (1480)-Parking,Dwelling Unit-Site Work (1480)-Pedestrian paving,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Contract Administration (1480)-Other Fees and Costs)	Driveway/Sidewalk/Pavement Replacement Resurface Level LMHA Oberlin Homes LIHTC 51 units AMP5		\$5,000.00

Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year				
4	2025			
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost
ID0614	Resident Relocation/Temporary Displacement - AMP 5 LMHA Oberlin Homes LIHTC 51 units(Contract Administration (1480)-Relocation)	Resident Relocation/Temporary Displacement - AMP 5 LMHA Oberlin Homes LIHTC 51 units		\$5,000.00
ID0663	Radon Mitigation - LMHA Oberlin Homes LIHTC AMP 5(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Interior (1480)-Other)	Radon Mitigation - LMHA Oberlin Homes LIHTC AMP 5		\$5,000.00
ID0709	CFP Management Fee AMP 5 51 units(Administration (1410)-Other)	CFP Management Fee AMP 5 51 units		\$13,245.00
	Subtotal of Estimated Cost			\$3,737,716.00

Part III: Supporting Pages - Management Needs Work Statements (s)	
Work Statement for Year 1	2022
Development Number/Name General Description of Major Work Categories	Estimated Cost
Housing Authority Wide	
Management Improvements Agency Wide - computer system improvements(Management Improvement (1408)-System Improvements)	\$80,000.00
Capital Fund Financing 2022(Debt Service Bond Payment-Paid by PHA (1501))	\$500,000.00
Install Emergency Generator for COCC; NAWSD(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Generator)	\$40,000.00
Management Improvements - paperless applications, recertifications, inspections - COCC(Management Improvement (1408)-System Improvements)	\$15,000.00
Subtotal of Estimated Cost	\$635,000.00

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Part III: Supporting Pages - Management Needs Work Statements (s)	
Work Statement for Year 4	2025
Development Number/Name General Description of Major Work Categories	Estimated Cost
Housing Authority Wide	
Management Improvements Security Improvements COCC - NAWASD(Management Improvement (1408)-Security Improvements (not police or guard-non-physical))	\$42,749.00
Management Improvements: paperless/electronic tenant file management systems - NAWSD COCC(Management Improvement (1408)-System Improvements)	\$20,000.00
Board Room Expansion - NAWASD COCC(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Interior (1480)-Administrative Building,Non-Dwelling Interior (1480)-Appliances,Non-Dwelling Interior (1480)-Common Area Finishes,Non-Dwelling Interior (1480)-Common Area Flooring,Non-Dwelling Interior (1480)-Common Area Painting,Non-Dwelling Interior (1480)-Doors,Non-Dwelling Interior (1480)-Electrical,Non-Dwelling Interior (1480)-Security)	\$50,000.00
COCC expansion of conference room/lobby/interview areas - NAWASD(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Interior (1480)-Administrative Building,Non-Dwelling Interior (1480)-Common Area Bathrooms,Non-Dwelling Interior (1480)-Common Area Finishes,Non-Dwelling Interior (1480)-Common Area Flooring,Non-Dwelling Interior (1480)-Common Area Painting,Non-Dwelling Interior (1480)-Doors,Non-Dwelling Interior (1480)-Electrical,Non-Dwelling Interior (1480)-Mechanical,Non-Dwelling Interior (1480)-Other,Non-Dwelling Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Security)	\$130,000.00
COCC employee restroom accessibility improvements - NAWASD(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction - Mechanical (1480)-Hot Water Heaters,Non-Dwelling Construction - Mechanical (1480)-Water Distribution,Non-Dwelling Interior (1480)-Administrative Building,Non-Dwelling Interior (1480)-Common Area Bathrooms,Non-Dwelling Interior (1480)-Doors,Non-Dwelling Interior (1480)-Electrical,Non-Dwelling Interior (1480)-Mechanical,Non-Dwelling Interior (1480)-Plumbing)	\$40,000.00
COCC lighting improvements - interior/exterior - NAWASD(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Interior (1480)-Electrical,Non-Dwelling Site Work (1480)-Lighting)	\$10,000.00

Part III: Supporting Pages - Management Needs Work Statements (s)	
Work Statement for Year 4	2025
Development Number/Name General Description of Major Work Categories	Estimated Cost
COCC Contingency - NAWSD(Contract Administration (1480)-Contingency)	\$5,000.00
Subtotal of Estimated Cost	\$297,749.00