

Capital Fund Program - Five-Year Action Plan

Status: Approved

Approval Date: 01/05/2022

Approved By: SYSTEM

Part I: Summary						
PHA Name : Ashtabula Metropolitan Housing Authority		Locality (City/County & State)				
PHA Number: OH029		<input type="checkbox"/> Original 5-Year Plan		<input checked="" type="checkbox"/> Revised 5-Year Plan (Revision No: )		
A.	Development Number and Name	Work Statement for Year 1 2020	Work Statement for Year 2 2021	Work Statement for Year 3 2022	Work Statement for Year 4 2023	Work Statement for Year 5 2024
	CEDARWOOD/GULFVIEW/LAKEVIEW/SOUTHWOOD	\$218,621.30	\$689,314.05	\$449,838.80	\$237,050.25	\$939,284.75
	BARDMOOR/BONNIEWOOD/GLENWOOD/METRO/WOODM	\$306,626.30	\$1,123,543.55	\$1,610,455.70	\$353,284.75	\$276,050.25

Capital Fund Program - Five-Year Action Plan

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year 1 2020</b>				
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
	CEDARWOOD/GULFVIEW/LAKEVIEW/SOUTHWOOD (OH029000001)			\$218,621.30
ID0001	Operations(Operations (1406))	Housing Authority Wide Operations		\$145,080.20
ID0011	Administration(Administration (1410)-Salaries)	Partial Salaries and Benefits of CFP involved staff		\$72,540.10
ID0029	Architecture and Engineering(Contract Administration (1480)-Other Fees and Costs)	Housing authority wide architecture and engineering for ongoing capital fund projects		\$1,000.00
ID0044	Landscaping(Dwelling Unit-Site Work (1480)-Landscape)	Annual clean up of housing authority wide landscaping		\$1.00
	BARDMOOR/BONNIEWOOD/GLENWOOD/METRO/WOODM (OH029000002)			\$306,626.30
ID0003	Operations(Operations (1406))	Housing Authority Wide Operations		\$145,080.20

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<b>Work Statement for Year 1 2020</b>				
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0012	Administration(Administration (1410)-Salaries)	Partial Salaries and Benefits of CFP involved Staff		\$72,540.10
ID0021	Metro Mod - Phase 2(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)-Tubs and Showers)	Complete Modernization of 19 units		\$1.00
ID0025	Appliances(Dwelling Unit-Interior (1480)-Appliances)	19 sets of new energy star appliances for metro modernization units		\$1.00
ID0028	Architecture and Engineering(Contract Administration (1480)-Other Fees and Costs)	Housing Authority Wide architecture and engineering for ongoing capital fund projects		\$89,000.00
ID0038	Woodman Demo(Dwelling Unit - Demolition (1480))	Demolition of Woodman Estates		\$1.00
ID0043	Landscaping(Dwelling Unit-Site Work (1480)-Landscape)	Annual clean up of housing authority wide landscaping		\$1.00
ID0053	Metro Stairs - Phase 2(Dwelling Unit-Interior (1480)-Other)	Removal and replacement of out of date staircases going from floor 1 to basement and/or floor 2 in 19 units during modernization process.		\$1.00



<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b>				
	2	2021		
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
	CEDARWOOD/GULFVIEW/LAKEVIEW/SOUTHWOOD (OH029000001)			\$689,314.05
ID0059	Lakeview Roof - Phase I(Dwelling Unit-Exterior (1480)-Roofs)	Removal and replacement of deteriorating rubber roof at Lakeview Tower		\$309,273.60
ID0002	Operations(Operations (1406))	Housing Authority Wide Operations		\$150,358.30
ID0013	Administration(Administration (1410)-Salaries)	Partial Salaries and Benefits of CFP involved staff		\$75,179.15
ID0031	Architecture and Engineering(Contract Administration (1480)-Other Fees and Costs)	Housing authority wide architecture and engineering for ongoing capital fund projects		\$20,000.00
ID0046	Landscaping(Dwelling Unit-Site Work (1480)-Landscape)	Annual clean up of housing authority wide landscaping		\$1.00
ID0062	Cedarwood/Southwood Security System(Non-Dwelling Site Work (1480)-Site Utilities)	Purchase and Installation of surveillance systems at Cedarwood and Southwood Estates		\$1.00

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b> 2		2021		
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0066	Gulfview Air Conditioning System(Non-Dwelling Construction - Mechanical (1480)-Cooling Equipment - Systems)	Removal and replacement of roof top air conditioning unit at Gulfview Tower		\$134,500.00
ID0068	Cedarwood Roof - Phase 2(Dwelling Unit-Exterior (1480)-Gutters - Downspouts,Dwelling Unit-Exterior (1480)-Roofs)	Complete tear off and re-roof of 4 buildings		\$1.00
	BARDMOOR/BONNIEWOOD/GLENWOOD/METRO/WOODM (OH029000002)			\$1,123,543.55
ID0063	Metro Conneaut Security System(Non-Dwelling Site Work (1480)-Site Utilities)	Upgrade equipment of surveillance systems at Metro Conneaut		\$1.00
ID0056	Bardmoor Roof - Phase 3(Dwelling Unit-Exterior (1480)-Roofs)	Complete tear off and re-roof of 22 units		\$801,900.00
ID0005	Operations(Operations (1406))	Housing Authority Wide Operations		\$150,358.30
ID0014	Administration(Administration (1410)-Salaries)	Partial Salaries and Benefits of CFP involved Staff		\$75,179.15

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b>				
2		2021		
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0022	Metro Mod - Phase 3(Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Commodes,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Interior Doors,Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Interior (1480)-Interior Painting (non routine))	Complete Modernization of 15 units		\$1.00
ID0026	Appliances(Dwelling Unit-Interior (1480)-Appliances)	15 sets of new energy star appliances for metro modernization units		\$1.00
ID0030	Architecture and Engineering(Contract Administration (1480)-Other Fees and Costs)	Housing Authority Wide architecture and engineering for ongoing capital fund projects		\$90,000.00
ID0039	Woodman Demo(Dwelling Unit - Demolition (1480))	Demolition of Woodman Estates		\$1,000.00
ID0045	Landscaping(Dwelling Unit-Site Work (1480)-Landscape)	Annual clean up of housing authority wide landscaping		\$5,098.10
ID0054	Metro Stairs - Phase 3(Dwelling Unit-Interior (1480)-Other)	Removal and replacement of out of date staircases going from floor 1 to basement and/or floor 2 in 14 units during modernization process.		\$1.00
ID0061	Bardmoor Roof - Phase 4(Dwelling Unit-Exterior (1480)-Roofs)	Complete tear off and re-roof of 14 units		\$1.00



<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year 3 2022</b>				
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
	BARDMOOR/BONNIEWOOD/GLENWOOD/METRO/WOODM (OH029000002)			\$1,610,455.70
ID0023	Metro Mod - Phase 4(Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,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)-Tubs and Showers)	Complete Modernization of 14 units		\$1.00
ID0027	Appliances(Dwelling Unit-Interior (1480)-Appliances)	14 sets of new energy star appliances for metro modernization units		\$1.00
ID0040	Woodman Demo(Dwelling Unit - Demolition (1480))	Demolition of Woodman Estates		\$1,000.00
ID0047	Landscaping(Dwelling Unit-Site Work (1480)-Landscape)	Annual clean up of housing authority wide landscaping		\$1.00
ID0055	Metro Stairs - Phase 4(Dwelling Unit-Interior (1480)-Other)	Removal and replacement of out of date staircases going from floor 1 to basement and/or floor 2 in 11 units during modernization process.		\$60,000.00
ID0065	Bardmoor Roof - Phase 5(Dwelling Unit-Exterior (1480)-Roofs)	Complete tear off and re-roof of 9 units		\$134,838.50

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year 3 2022</b>				
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0006	Operations(Operations (1406))	Housing Authority Wide Operations		\$186,425.20
ID0016	Administration(Administration (1410)-Salaries)	Partial Salaries and Benefits of CFP involved Staff		\$93,212.60
ID0032	Architecture and Engineering(Contract Administration (1480)-Other Fees and Costs)	Housing Authority Wide architecture and engineering for ongoing capital fund projects		\$75,000.00
ID0072	Bonniewood Drainage - Phase 2(Dwelling Unit-Site Work (1480)-Storm Drainage)	Improve excessive ground water drainage development wide		\$439,460.00
ID0073	Bardmoor Basements - Phase 2(Dwelling Unit-Exterior (1480)-Foundations)	De-water and seal leaking basement walls and repair exterior drainage in 2 units.		\$620,516.40
	CEDARWOOD/GULFVIEW/LAKEVIEW/SOUTHWOOD (OH029000001)			\$449,838.80
ID0048	Landscaping(Dwelling Unit-Site Work (1480)-Landscape)	Annual clean up of housing authority wide landscaping		\$200.00







<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year 5 2024</b>				
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
	CEDARWOOD/GULFVIEW/LAKEVIEW/SOUTHWOOD (OH029000001)			\$939,284.75
ID0009	Operations(Operations (1406))	Housing Authority Wide Operations		\$144,033.50
ID0020	Administration(Administration (1410)-Salaries)	Partial Salaries and Benefits of CFP involved staff		\$72,016.75
ID0037	Architecture and Engineering(Contract Administration (1480)-Other Fees and Costs)	Housing authority wide architecture and engineering for ongoing capital fund projects		\$30,000.00
ID0052	Landscaping(Dwelling Unit-Site Work (1480)-Landscape)	Annual clean up of housing authority wide landscaping and removal of dangerous dead trees as needed		\$3,234.50
ID0075	Lakeview Parking Lot Lighting(Dwelling Unit-Site Work (1480)-Lighting)	Remove and Replace all pole mounted parking lot lights will LED lights		\$50,000.00
ID0076	Lakeview Patio & Railing(Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc)	Repair all damaged cement patios and replace all railings at Lakeview Tower		\$300,000.00

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>				
<b>Work Statement for Year</b> 5		2024		
<b>Identifier</b>	<b>Development Number/Name</b>	<b>General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
ID0077	Lakeview Sidewalks(Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	Replace and/or repair existing sidewalks with new concrete sidewalks at Lakeview Tower		\$275,000.00
ID0079	Southwood Electrical Project(Dwelling Unit-Interior (1480)-Electrical)	Update all electric lines within Southwood Estates		\$65,000.00
	BARDMOOR/BONNIEWOOD/GLENWOOD/METRO/WOODM (OH029000002)			\$276,050.25
ID0010	Operations(Operations (1406))	Housing Authority Wide Operations		\$144,033.50
ID0019	Administration(Administration (1410)-Salaries)	Partial Salaries and Benefits of CFP involved Staff		\$72,016.75
ID0036	Architecture and Engineering(Contract Administration (1480)-Other Fees and Costs)	Housing Authority Wide architecture and engineering for ongoing capital fund projects		\$50,000.00
ID0042	Woodman Demo(Dwelling Unit - Demolition (1480))	Demolition of Woodman Estates		\$1,000.00

