

Annual Statement/ Performance and Evaluation Report

Capital Fund Program and Capital Fund Program Replacement Housing Factor(CFP/CFPRHF) Part I: Summary

PHA Name: Housing Authority of Clackamas County	Grant Type and Number Capital Fund Program Grant No: OR16P00150106 Replacement Housing Factor Grant No:	Federal FY of Grant: 2006
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Original Annual Statement Reserve for Disasters/Emergencies Revised Annual Statement/Revision Number 4
 Performance and Evaluation Report for Program Year Ending: 12/31/07 Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non-CFP Funds	\$100,000.00	\$218,190.00	\$218,190.00	\$218,190.00
2	1406 Operations	\$216,000.00	\$216,000.00	\$216,000.00	\$216,000.00
3	1408 Management Improvements -- Soft Costs	\$500.00	\$0.00	\$0.00	\$0.00
4	1408 Management Improvements -- Hard Costs	\$144,100.00	\$168,060.00	\$168,060.00	\$95,015.42
5	1410 Administration	\$142,450.00	\$140,883.47	\$140,883.47	\$115,075.07
6	1411 Audit				
7	1415 Liquidated Damages				
8	1430 Fees and Costs	\$23,999.05	\$83,676.55	\$83,676.55	\$68,552.06
9	1440 Site Acquisition				
10	1450 Site Improvement	\$51,019.36	\$60,522.33	\$60,522.33	\$60,522.33
11	1460 Dwelling Structures	\$505,511.72	\$409,409.19	\$409,409.19	\$240,907.08
12	1465.1 Dwelling Equipment - Nonexpendable	\$2,436.00	\$2,436.00	\$2,436.00	\$2,436.00
13	1470 Nondwelling Structures	\$0.00	\$0.00	\$0.00	\$0.00
14	1475 Nondwelling Equipment	\$83,643.87	\$91,672.46	\$91,672.46	\$91,672.46
15	1485 Demolition				
16	1490 Replacement Reserve				
17					
18	1495.1 Relocation Costs	\$3,000.00	\$0.00	\$0.00	\$0.00
19	1499 Development Activities	\$0.00	\$0.00	\$0.00	\$0.00
20	1502 Contingency (may not exceed 8% of line 21)	\$0.00	\$0.00	\$0.00	\$0.00
21	Amount of Annual Grant (Sum of lines 2-20)	\$1,172,660.00	\$1,172,660.00	\$1,172,660.00	\$890,180.42
22	Amount of line 21 Related to LBP Activities	\$0.00	\$0.00	\$0.00	\$0.00
23	Amount of line 21 Related to Section 504 Compliance	\$251,399.98	\$147,437.04	\$227,656.34	\$212,531.85
24	Amount of line 21 Related to Security -- Soft Costs	\$0.00	\$0.00	\$0.00	\$0.00
25	Amount of line 21 Related to Security -- Hard Costs	\$74,271.35	\$73,124.42	\$73,124.42	\$48,618.05
26	Amount of line 21 Related to Energy Conservation Measures	\$405,410.99	\$486,234.55	\$486,234.55	\$419,493.26

Signature of Executive Director and Date	Signature of Public Housing Director/Office of Native American Programs Administrator and Date:
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1/ To be completed for the Performance and Evaluation Report or a Revised Annual Statement
2/ To be completed for the Performance and Evaluation Report

Annual Statement/ Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor(CFP/CFPRHF)

Part II: Supporting Pages

PHA Name: Housing Authority of Clackamas County			Grant Type and Number Capital Fund Program Grant No: OR16P00150106 Replacement Housing Factor Grant No:				Federal FY of Grant: 2006	
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
PHA-wide Operations	1. Operations	1406	1	\$216,000.00	\$216,000.00	\$216,000.00	\$216,000.00	COMPLETE
	SUB-TOTAL	1406		\$216,000.00	\$216,000.00	\$216,000.00	\$216,000.00	
PHA-wide Mgmt. Improve.	1. STAFF: Residents Services Specialist(s) Salary & Benefits	1408	1	\$43,000.00	\$43,000.00	\$43,000.00	\$22,393.63	ONGOING
	4a. STAFF: High Rise Service Coordinator(s) Salary & Benefits	1480	1	\$36,000.00	\$36,000.00	\$36,000.00	\$12,276.28	ONGOING
	c033-07 Clackamas County Social Services Division - Crime Prvention	606-5000-00-1408-0800	1	\$0.00	\$25,000.00	\$25,000.00	\$7,192.26	ONGOING - Fungigate from Year Two CFP 2006 - 2010 5 Year Action Plan
	2. STAFF: Capital Fund Manager Salary & Benefits	1408	25%	\$25,500.00	\$25,630.51	\$25,630.51	\$25,630.51	COMPLETE
	3. STAFF: Preventive Maintenance Salary & Benefits - D	1408	33%	\$20,000.00	\$19,869.49	\$19,869.49	\$9,802.62	ONGOING
	4. STAFF: Preventive Maintenance Salary & Benefits - T	1408	33%	\$18,000.00	\$18,000.00	\$18,000.00	\$17,160.12	ONGOING
	5. TRAINING: Staff Training Improvement	1408	1	\$1,000.00	\$560.00	\$560.00	\$560.00	COMPLETE
	6. Travel for Resident Services Specialist(s)	1408	1	\$100.00	\$0.00			COMPLETE
	7. Software: Operating Systems & Office Software - Soft Costs	1408	1	\$500.00	\$0.00			COMPLETE
	8. TRAINING: Resident Training related to Agency Plan resident partnership process	1408	1	\$500.00	\$0.00			COMPLETE
	SUB-TOTAL	1408		\$144,600.00	\$168,060.00	\$168,060.00	\$95,015.42	
PHA-wide Admin.	1. CFP Coordinator Salary & Benefits	1410	100%	\$80,000.00	\$80,000.00	\$80,000.00	\$69,532.21	ONGOING
	2. CFP Rehab Specialist Salary & Benefits - A&E Design Work	1410	1%	\$500.00	\$0.00			COMPLETE
	3. CFP Drafting Specialist Salary & Benefits - A&E Design Work	1410	100%	\$59,500.00	\$59,500.00	\$59,500.00	\$44,159.39	ONGOING - In-house A&E work exempted from 10% max Admin costs per 968.120 (n) (2) (ii)
	4. CFP Other Staff Salary & Benefits	1410		\$0.00	\$0.00	\$0.00	\$0.00	COMPLETE
	5. Advertising	1410	100%	\$2,000.00	\$1,315.67	\$1,315.67	\$1,315.67	COMPLETE
	6. Travel (Mileage, Parking, etc.)	1410	5	\$250.00	\$0.00	\$0.00	\$0.00	COMPLETE
	7. Legal Expenses	1410	6	\$200.00	\$67.80	\$67.80	\$67.80	COMPLETE
	SUB-TOTAL	1410		\$142,450.00	\$140,883.47	\$140,883.47	\$115,075.07	
PHA-wide Fees & Costs	1. Architectural, Engineering, Consulting Services	1430	1	\$20,000.00	\$80,219.30	\$80,219.30	\$65,094.81	ONGOING
	2. Asbestos/Mold Testing/Remediation: Dev. 001 - 021	1430	1	\$3,499.05	\$3,349.25	\$3,349.25	\$3,349.25	COMPLETE
	3. Printing RFP's, Bid documents, other project related expenses	1430	50	\$500.00	\$108.00	\$108.00	\$108.00	COMPLETE
	SUB-TOTAL	1430		\$23,999.05	\$83,676.55	\$83,676.55	\$68,552.06	
PHA-wide Site Improve.	1. PHA-Wide Sitework, site paving, fencing, landscaping, site utilities at vacancy and 504 Accessibility Accommodations	1450	25	\$14,880.29	\$39,383.26	\$39,383.26	\$39,383.26	COMPLETE
	SUB-TOTAL	1450		\$14,880.29	\$39,383.26	\$39,383.26	\$39,383.26	
PHA-wide Dwelling Improve.	1. PHA-Wide Dwelling Improvements to include cabinets, flooring, doors, garage doors, plumbing, HVAC, siding, chimney removal, windows, roofs, kitchens, attached porches and patios at vacancy, and 504 Accessibility Accommodations	1460	10	\$216,019.69	\$108,053.78	\$108,053.78	\$108,053.78	COMPLETE
	SUB-TOTAL	1460		\$216,019.69	\$108,053.78	\$108,053.78	\$108,053.78	

Annual Statement/ Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor(CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: Housing Authority of Clackamas County			Grant Type and Number Capital Fund Program Grant No: OR16P00150106 Replacement Housing Factor Grant No:				Federal FY of Grant: 2006	
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
PHA-wide Dwelling Equipment	1. Ranges & Refrigerators	1465	4	\$2,436.00	\$2,436.00	\$2,436.00	\$2,436.00	COMPLETE
	SUB-TOTAL	1465		\$2,436.00	\$2,436.00	\$2,436.00	\$2,436.00	
PHA-wide Non-Dwelling Equipment	1. TOOLS: Power Equipment for Modernization	1475	5	\$865.00	\$865.00	\$865.00	\$865.00	COMPLETE
	2. COMPUTER/EQUIPMENT:	1475	3	\$3,448.95	\$3,448.95	\$3,448.95	\$3,448.95	COMPLETE
	3. Furniture	1475	10	\$4,849.43	\$4,849.43	\$4,849.43	\$4,849.43	COMPLETE
	4. Playground Equipment	1475	3	\$32,056.34	\$32,056.34	\$32,056.34	\$32,056.34	COMPLETE
	5. Maintenance Vehicles/Equip	1475	3	\$42,424.15	\$50,452.74	\$50,452.74	\$50,452.74	COMPLETE
	SUB-TOTAL	1475		\$83,643.87	\$91,672.46	\$91,672.46	\$91,672.46	
PHA-wide Relocation Costs	1. Relocation costs due to modernization activities	1495	3	\$3,000.00	\$0.00	\$0.00	\$0.00	COMPLETE
	SUB-TOTAL	1495		\$3,000.00	\$0.00	\$0.00	\$0.00	
PHA-wide Contingency	1. Contingency	1502		\$0.00	\$0.00	\$0.00	\$0.00	COMPLETE
	SUB-TOTAL	1502		\$0.00	\$0.00	\$0.00	\$0.00	
DEV 001 - Clackamas Heights (100 units)	1. SITEWORK	1450						
	install perimeter fence	1450	1	\$10,000.00	\$0.00	\$0.00	\$0.00	COMPLETE
	DEV #001 1450 SUB-TOTAL	1450		\$10,000.00	\$0.00	\$0.00	\$0.00	
	1. DWELLING STRUCTURES	1460						
	a. Install washer/dryer hook-ups	1460	26	\$11,955.30	\$16,525.47	\$16,525.47	\$16,525.47	COMPLETE
	DEV #001 1460 SUB-TOTAL	1460		\$11,955.30	\$16,525.47	\$16,525.47	\$16,525.47	
	2. DEVELOPMENT ACTIVITIES	1499						
	a. Install 504 accessible units	1499	4	\$0.00	\$0.00	\$0.00	\$0.00	COMPLETE
	DEV #001 1499 SUB-TOTAL	1499		\$0.00	\$0.00	\$0.00	\$0.00	
	DEV #001 TOTAL			\$21,955.30	\$16,525.47	\$16,525.47	\$16,525.47	
DEV 003 - Hillside Park (100 units)	1. SITEWORK	1450						
	install perimeter fence	1450	1	\$5,000.00	\$0.00	\$0.00	\$0.00	COMPLETE
	DEV #003 TOTAL			\$5,000.00	\$0.00	\$0.00	\$0.00	
DEV 004 - OCVM (100 units)	2. DWELLING STRUCTURES	1460						
	b. HVAC	1460						
	Upgrade Ventilation	1460	100	\$0.00	\$0.00	\$0.00	\$0.00	COMPLETE
	DEV #004 TOTAL	1460		\$0.00	\$0.00	\$0.00	\$0.00	
DEV 005 - Hillside Manor (100 units)	1. SITEWORK	1450						
	Upgrade Parking	1450	1	\$18,600.00	\$18,600.00	\$18,600.00	\$18,600.00	COMPLETE
	DEV #005 1450 SUB-TOTAL	1450		\$18,600.00	\$18,600.00	\$18,600.00	\$18,600.00	
DEV 005 - Hillside Manor (100 units)	1. DWELLING STRUCTURES	1460						
	a. Install new siding @ duct chase	1460	1	\$15,000.00	\$0.00	\$0.00	\$0.00	COMPLETE
	b. Paint Building	1460	1	\$78,040.10	\$0.00	\$0.00	\$0.00	COMPLETE
	c. Install new safety railings @ balconies	1460	8	\$16,271.35	\$22,734.06	\$22,734.06	\$18,834.06	ONGOING

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Capital Fund Program and Capital Fund Program Replacement Housing Factor(CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: Housing Authority of Clackamas County			Grant Type and Number Capital Fund Program Grant No: OR16P00150106 Replacement Housing Factor Grant No:				Federal FY of Grant: 2006	
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct. No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
	d. Replace Elevators	1460	2	\$151,700.00	\$54,510.00	\$54,510.00	\$54,510.00	COMPLETE
	e. Install Safety Alert System	1460	1	\$0.00	\$7,390.36	\$7,390.36	\$7,390.36	COMPLETE
	DEV #005 1460 SUB-TOTAL	1460		\$261,011.45	\$84,634.42	\$84,634.42	\$80,734.42	
	DEV #005 TOTAL			\$279,611.45	\$103,234.42	\$103,234.42	\$99,334.42	
DEV 007 - Scattered								
Sites	1. DWELLING STRUCTURES	1460						
	a. Install new windows/siding	1460	1	\$0.00	\$8,560.29	\$8,560.29	\$4,782.27	ONGOING - Fungigate Year 5 2006 - 2010 5 Year Action Plan
	DEV #007 TOTAL	1460		\$0.00	\$8,560.29	\$8,560.29	\$4,782.27	
DEV 010 - Scattered								
Sites	1. DWELLING STRUCTURES	1460						
	a. Install new windows/siding	1460	1	\$0.00	\$93,400.00	\$93,400.00	\$8,367.62	ONGOING - Fungigate Year 5 2006 - 2010 5 Year Action Plan
	DEV #010 TOTAL	1460		\$0.00	\$93,400.00	\$93,400.00	\$8,367.62	
DEV 011 - Scattered								
Sites	1. DWELLING STRUCTURES	1460						
	a. Install new windows/siding	1460	1	\$0.00	\$50,000.00	\$50,000.00	\$4,479.45	ONGOING - Fungigate Year 5 2006 - 2010 5 Year Action Plan
	DEV #011 TOTAL			\$0.00	\$50,000.00	\$50,000.00	\$4,479.45	
DEV 012 - Scattered								
Sites	1. SITEWORK	1450		\$2,539.07	\$2,539.07	\$2,539.07	\$2,539.07	COMPLETE
	DEV #012 1450 SUB-TOTAL	1450		\$2,539.07	\$2,539.07	\$2,539.07	\$2,539.07	
#012	2. DWELLING STRUCTURES	1460		\$16,525.28	\$48,235.23	\$48,235.23	\$17,964.07	ONGOING
	DEV #012 1460 SUB-TOTAL	1460		\$16,525.28	\$48,235.23	\$48,235.23	\$17,964.07	
	DEV #012 TOTAL			\$19,064.35	\$50,774.30	\$50,774.30	\$20,503.14	
	TOTAL			\$1,172,660.00	\$1,172,660.00	\$1,172,660.00	\$890,180.42	

Annual Statement / Performance and Evaluation Report

Capital Fund Program and Capital Fund Program Replacement Housing Factor(CFP/CFPRHF)

Part III: Implementation Schedule

PHA Name: Housing Authority of Clackamas County		Grant Type and Number Capital Fund Program Grant No: OR16P00150106 Replacement Housing Factor Grant No:					Federal FY of Grant: 2006	
Development Number Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates	
	Original	Revised	Actual	Original	Revised	Actual		
PHA-Wide Operations	6/30/08	7/17/08	9/30/06	6/30/10	7/17/10	9/30/06	Revised to Statutory deadline	
PHA-Wide Mgmt. Improvem'ts	6/30/08	7/17/08	10/31/07	6/30/10	7/17/10		Revised to Statutory deadline	
PHA-Wide Admin.	6/30/08	7/17/08	10/31/07	6/30/10	7/17/10		Revised to Statutory deadline	
PHA-Wide Fees & Costs	6/30/08	7/17/08	10/31/07	6/30/10	7/17/10		Revised to Statutory deadline	
PHA-Wide Site Improvements	6/30/08	7/17/08	10/31/07	6/30/10	7/17/10	12/31/07	Revised to Statutory deadline	
PHA-Wide Dwelling Improvements	6/30/08	7/17/08	10/31/07	6/30/10	7/17/10		Revised to Statutory deadline	
PHA-Wide Dwelling Equipment	6/30/08	7/17/08	10/31/07	6/30/10	7/17/10	12/31/07	Revised to Statutory deadline	
PHA-Wide Non-Dwelling Equipment	6/30/08	7/17/08	10/31/07	6/30/10	7/17/10	12/31/07	Revised to Statutory deadline	
PHA-Wide Relocation	6/30/08	7/17/08	10/31/07	6/30/10	7/17/10	12/31/07	Revised to Statutory deadline	
PHA-Wide Contingency	6/30/08	7/17/08	10/31/07	6/30/10	7/17/10	12/31/07	Revised to Statutory deadline	
001 - Clackamas Heights	6/30/08	7/17/08	10/31/07	6/30/10	7/17/10	12/31/07	Revised to Statutory deadline	
003 - Hillside Park	6/30/08	7/17/08	10/31/07	6/30/10	7/17/10	12/31/07	Revised to Statutory deadline	
004 - OCVM		7/17/08	10/31/07		7/17/10	12/31/07	Revised to Statutory deadline	
005 - Hillside Manor	6/30/08	7/17/08	10/31/07	6/30/10	7/17/10		Revised to Statutory deadline	
007 - Scattered Site		7/17/08	10/31/07		7/17/10		Revised to Statutory deadline	
010 - Scattered Site		7/17/08	10/31/07		7/17/10		Revised to Statutory deadline	
011 - Scattered Site		7/17/08	10/31/07		7/17/10		Revised to Statutory deadline	
012 - Scattered Site		7/17/08	10/31/07		7/17/10		Revised to Statutory deadline	
Signature of Executive Director & Date:					Signature of Public Housing Director/Office of Native American Programs Administrator & Date:			

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