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

PHA Name:	Grant Type and Number	Federal FY of Grant:
NY009 Albany Housing Authority	Capital Fund Program Grant No: Replacement Housing Factor	Cap Fund Borrowing

☐ Original Annual Statement ☐ Reserve for Disasters / Emergencies ☐ Revised Annual Statement
Revision Number
☐ Performance and Evaluation Report for Period Ending ☐ Final Performance and Evaluation Report

Performance and Evaluation Report for Period Ending: 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				
2	1406 Operations				
3	1408 Management Improvements				
4	1410 Administration				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	165,130			
8	1440 Site Acquisition				
9	1450 Site Improvement	845,000			
10	1460 Dwelling Structures	7,891,194			
11	1465.1 Dwelling Equipment—Nonexpendable	88,175			
12	1470 Nondwelling Structures	41,250			
13	1475 Nondwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collaterization or Debt Service	476,745			
20	1502 Contingency	0			
21	Amount of Proposed Project: (sum of lines 2 – 20)	9,507,494			
22	Amount of line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				
24	Amount of line 21 Related to Security – Soft Costs				
25	Amount of Line 21 Related to Security – Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures				

This project is subject to the approval of the Capital Funds Financing.

(374,394)

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Part II: Supporting Pages

PHA Name: NY009 Albany Housing Authority		Grant Type and Number: Capital Fund Program Grant No: Replacement Housing Factor Grant No:				Federal FY of Grant: Capital Fund Borrowing		
Development Number Name/HA-Wide	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	
	Fees and Costs							
PHA Wide	CFFP Fees	1430		129,130				
	Subtotal 1430			**129,130**				
	Monitoring Fees							
NY009-13	Asbestos Monitoring - Transite & Flooring Removal Kitch Renov	1430		$ 36,000				8,554,461
Ezra	**Subtotal 1430**			$ 36,000				
Prentice	**Sitework**							
Homes	Site Work (Includes spring at 635 and 637 L&M)	1450	Job	$ 415,000				
	Remove Existing and Install new Fencing @ Yards	1450	Job	$ 400,000				
	Repair hillside entrance bridges	1450	Job	$ 25,000				
	Site Sign	1450	Job	$ 5,000				
	Subtotal 1450			**845,000**				
	Dwelling Structures							
	Roofing Hill - 37,260 x $4.54/s.f.) (25 yr. warranty expires 2018)	1460		$ 169,160				
	Siding (Vinyl) Includes Insulation	1460		$ 442,200				
	Windows - Commercial Vinyl	1460		$ 472,500				
	Fire Rating Soffit Over 2nd Floor Windows	1460		$ 33,600				
	Additional Asbestos (Panel Caulk Track, Hill Door Caulk)	1460		$ 134,500				
	Prime Entrance Doors (258 total @ $950 ea.)	1460		$ 245,100				
	Storm Doors ($302 ea.)	1460		$ 78,000				
	Remove Balconies	1460		$ 128,000				
	Façade Improvements	1460		$ 240,000				
	Canopies - Rebuild	1460		$ 189,000				
	Kitchens (Cabinets, Plumbing, Electrical, Wall Changes)	1460		$ 1,093,500				
	Washer Hookups (170 @ $850)	1460		$ 145,000				
	Remove Transite Board in Kitchens	1460		$ 350,000				
	Encapsulate Floor Tile (Asbestos Conditions -155,000 sf.)	1460		$ 111,600				
	Upgrade HC apts for 504 compliance (10 apts @ $25,000 ea.)	1460		$ 250,000				
	Page Subtotal for 1460			$ 3,720,560				

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Part II: Supporting Pages

PHA Name: NY009 Albany Housing Authority	Grant Type and Number: Capital Fund Program Grant No: Replacement Housing Factor Grant No:	Federal FY of Grant: Capital Fund Borrowing

Development Number Name/HA-Wide	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	
	Dwelling Structures (Cont'd)							
	Closet Doors - Solid Core 6 panel hardboard			$ 193,375				
	Passage Doors - Solid core 6 panel hardbd & hdware (185 ea.)		592 doors	$ 109,520				
	Access panels - track(79) hill duplex(72) (10%) ($250 ea.)		15 apts.	$ 3,775				
	Ceiling Drywall @ access panels(10% $63ea)(			$ 1,500				
	VCT (88,000 s.f. Track, 111,000 s.f. Hill)			$ 304,000				
	Cove Base			$ 77,500				
	Vinyl Stair Treads, Risers (Treads - $75,000, Risers - $40,000)			$ 114,000				
	Paint entire unit			$ 179,000				
	Heating - Cast Aluminum Covers (10,908 LF x $35/LF)			$ 190,900				
	Replace Apt. Mailbox w/Clusters($1,250 +$1,000conc.=$2,250)		Bldg	$ 36,000				
	Mini Blinds			$ 40,000				
	A/C Sleeves			$ 89,500				
	Dryer Hook up ($850 per unit x 170)			$ 145,450				
	Remove 15 yr Boilers install new			$ 1,110,000				
	Install sumps in Hillside crawl spaces (3/ Bldg $8,000/Bldg)		8 Bldgs.	$ 64,000				
	Sprinklers			$ 700,000				
	Fire Alarm (88,128s.f. Track + 111,780s.f. Hill $1.75/s.f.)			$ 349,839				
	Smoke Detectors - 2 Halls & Bdrms - See Fire Alarm above							
	Add new Cable TV outlet Living Room and Master Bedroom			$ 72,000				
	Install wired doorbells ($225/unit x 179 units)			$ 40,275				
	Security Lighting & New Pole Lights ($30,000) Parking Lots			$ 50,000				
	Transformers - relocate, upgrade			$ 300,000				
	(3 replaced, new pad mtd switch, 3 branch switches)			$ 4,170,634				
	Plus Prior Page Subtotal for 1460			3,720,560				
	Subtotal 1460			$ 7,891,194				
	Dwelling Equipment							
	Ranges		1465	$ 58,175				
	Security Cameras		1465	$ 30,000				
	Subtotal 1465			$ 88,175				

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Part II: Supporting Pages

PHA Name: NY009 Albany Housing Authority	Grant Type and Number: Capital Fund Program Grant No: Replacement Housing Factor Grant No:	Federal FY of Grant: Capital Fund Borrowing

Development Number Name/HA-Wide	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	
	Non-Dwelling Structures							
	Widen Community Room Rear Concrete Entrance Walk		1470	$ 5,000				
	Community Room Maint Entrance Remodeling		1470	$ 17,500				
	Community Room Kitchen		1470	$ 6,000				
	Community Rm Floor Repair Substrate ($2.25/s.f.) Install new tile($2/s.f.)		1470	$ 12,750				
	Paint Community Room		1470	$ 2,000				
	Manager's office and maint. shop bathroom - renovate ($3,000 ea.)		1470	$6,000.00				
	Subtotal 1465			$ 41,250				
	Contingency							
PHA Wide	Contingency			0				
	Subtotal 1502			**0**				
	Collaterization or Debt Service							
PHA Wide	Reserve Deposit	1501		350,871				
PHA Wide	Capitalized Interest	1501		125,874				
	Subtotal 1501			**476,745**				
	GRAND TOTAL			**9,507,494**				

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part III: Implementation Schedule

PHA Name:	Grant Type and Number	Federal FY of Grant:
NY009 Albany Housing Authority	Capital Fund Program No: Replacement Housing Factor No:	**Capital Fund Borrowing**

Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
NY009-13 Ezra Prentice Homes	**9/30/2010**			9/30/2012			
PHA Wide	9/30/2010			9/30/2012			