

Capital Fund Program - Five-Year Action Plan

<b>Part I: Summary</b>						
<b>PHA Name :</b> CHARLESTON CO HSG & REDEV AUTH		<b>Locality (City/County &amp; State)</b>				
<b>PHA Number:</b> SC056		<input checked="" type="checkbox"/> <b>Original 5-Year Plan</b>		<input type="checkbox"/> <b>Revised 5-Year Plan (Revision No:        )</b>		
<b>A.</b>	<b>Development Number and Name</b>	<b>Work Statement for Year 1 2017</b>	<b>Work Statement for Year 2 2018</b>	<b>Work Statement for Year 3 2019</b>	<b>Work Statement for Year 4 2020</b>	<b>Work Statement for Year 5 2021</b>
	SINGLE FAMILY UNITS (SC056000235)	\$148,756.80	\$160,756.80	\$155,756.80	\$160,756.80	\$160,756.80
	AUTHORITY-WIDE	\$246,851.20	\$246,851.20	\$246,851.20	\$246,851.20	\$246,851.20
	JOSEPH FLOYD MANOR (SC056000001)	\$27,000.00	\$15,000.00	\$20,000.00	\$15,000.00	\$15,000.00
	BRIGHTON PLACE (SC056000007)	\$8,500.00	\$8,500.00	\$8,500.00	\$8,500.00	\$8,500.00

<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>		
<b>Work Statement for Year</b>	1	2017
<b>Development Number/Name General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
SINGLE FAMILY UNITS (SC056000235)		
Roof Replacements(Dwelling Unit-Exterior (1480)-Roofs)		\$72,000.00
Replace Kitchen Cabinets(Dwelling Unit-Interior (1480)-Kitchen Cabinets)		\$10,000.00
Replace Flooring(Dwelling Unit-Interior (1480)-Flooring (non routine))		\$31,756.80
Raise Foundation(Dwelling Unit-Exterior (1480)-Foundations)		\$17,000.00
Windows(Dwelling Unit-Exterior (1480)-Windows)		\$5,000.00
Replace Appliances(Dwelling Unit-Interior (1480)-Appliances)		\$13,000.00



<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>		
<b>Work Statement for Year</b>	2	2018
<b>Development Number/Name General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
SINGLE FAMILY UNITS (SC056000235)		
Roof Replacements(Dwelling Unit-Exterior (1480)-Roofs)		\$72,000.00
Replace Kitchen Cabinets(Dwelling Unit-Interior (1480)-Kitchen Cabinets)		\$10,000.00
Replace Appliances(Dwelling Unit-Interior (1480)-Appliances)		\$18,000.00
HVAC Replacements(Dwelling Unit-Exterior (1480)-Other)		\$60,756.80
JOSEPH FLOYD MANOR (SC056000001)		
Replace Appliances(Dwelling Unit-Interior (1480)-Appliances)		\$15,000.00



<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>		
<b>Work Statement for Year</b>	3	2019
<b>Development Number/Name General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
SINGLE FAMILY UNITS (SC056000235)		
Roof Replacements(Dwelling Unit-Exterior (1480)-Roofs)		\$72,000.00
Replace Kitchen Cabinets(Dwelling Unit-Interior (1480)-Kitchen Cabinets)		\$10,000.00
Replace Appliances(Dwelling Unit-Interior (1480)-Appliances)		\$13,000.00
HVAC Replacements(Dwelling Unit-Exterior (1480)-Other)		\$60,756.80
JOSEPH FLOYD MANOR (SC056000001)		
Replace Appliances(Dwelling Unit-Interior (1480)-Appliances)		\$20,000.00



<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>		
<b>Work Statement for Year</b>	4	2020
<b>Development Number/Name General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
SINGLE FAMILY UNITS (SC056000235)		
Roof Replacements(Dwelling Unit-Exterior (1480)-Roofs)		\$72,000.00
Replace Kitchen Cabinets(Dwelling Unit-Interior (1480)-Kitchen Cabinets)		\$15,000.00
Replace Appliances(Dwelling Unit-Interior (1480)-Appliances)		\$13,000.00
HVAC Replacements(Dwelling Unit-Exterior (1480)-Other)		\$60,756.80
JOSEPH FLOYD MANOR (SC056000001)		
Replace Appliances(Dwelling Unit-Interior (1480)-Appliances)		\$15,000.00



<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>		
<b>Work Statement for Year</b>	4	2020
<b>Development Number/Name</b>	<b>Quantity</b>	<b>Estimated Cost</b>
<b>General Description of Major Work Categories</b>		
BRIGHTON PLACE (SC056000007)		
Replace Appliances(Dwelling Unit-Interior (1480)-Appliances)		\$8,500.00
Subtotal of Estimated Cost		\$184,256.80

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<b>Part II: Supporting Pages - Physical Needs Work Statements (s)</b>		
<b>Work Statement for Year</b>	5	2021
<b>Development Number/Name General Description of Major Work Categories</b>	<b>Quantity</b>	<b>Estimated Cost</b>
SINGLE FAMILY UNITS (SC056000235)		
Roof Replacements(Dwelling Unit-Exterior (1480)-Roofs)		\$72,000.00
Replace Kitchen Cabinets(Dwelling Unit-Interior (1480)-Kitchen Cabinets)		\$15,000.00
Replace Appliances(Dwelling Unit-Interior (1480)-Appliances)		\$13,000.00
HVAC Replacements(Dwelling Unit-Exterior (1480)-Other)		\$60,756.80
JOSEPH FLOYD MANOR (SC056000001)		
Replace Appliances(Dwelling Unit-Interior (1480)-Appliances)		\$15,000.00

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Part II: Supporting Pages - Physical Needs Work Statements (s)		
Work Statement for Year 5 2021		
Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost
BRIGHTON PLACE (SC056000007)		
Replace Appliances(Dwelling Unit-Interior (1480)-Appliances)		\$8,500.00
Subtotal of Estimated Cost		\$184,256.80

<b>Part III: Supporting Pages - Management Needs Work Statements (s)</b>	
<b>Work Statement for Year</b> 1	2017
<b>Development Number/Name General Description of Major Work Categories</b>	<b>Estimated Cost</b>
Housing Authority Wide	
Operations(Operations (1406))	\$99,624.00
Debt Service(Debt Service Bond Payment-Paid by HUD (9000))	\$110,227.20
Administration(Administration (1410)-Sundry,Administration (1410)-Salaries)	\$37,000.00
Subtotal of Estimated Cost	\$246,851.20

<b>Part III: Supporting Pages - Management Needs Work Statements (s)</b>	
<b>Work Statement for Year</b> 2	2018
<b>Development Number/Name General Description of Major Work Categories</b>	<b>Estimated Cost</b>
Housing Authority Wide	
Operations(Operations (1406))	\$99,624.00
Debt Service(Debt Service Bond Payment-Paid by HUD (9000))	\$110,227.20
Administration(Administration (1410)-Sundry,Administration (1410)-Salaries)	\$37,000.00
Subtotal of Estimated Cost	\$246,851.20

<b>Part III: Supporting Pages - Management Needs Work Statements (s)</b>	
<b>Work Statement for Year</b> 3	2019
<b>Development Number/Name General Description of Major Work Categories</b>	<b>Estimated Cost</b>
Housing Authority Wide	
Operations(Operations (1406))	\$99,624.00
Debt Service(Debt Service Bond Payment-Paid by HUD (9000))	\$110,227.20
Administration(Administration (1410)-Salaries,Administration (1410)-Sundry)	\$37,000.00
Subtotal of Estimated Cost	\$246,851.20

<b>Part III: Supporting Pages - Management Needs Work Statements (s)</b>	
<b>Work Statement for Year</b> 4	2020
<b>Development Number/Name General Description of Major Work Categories</b>	<b>Estimated Cost</b>
Housing Authority Wide	
Operations(Operations (1406))	\$99,624.00
Debt Service(Debt Service Bond Payment-Paid by HUD (9000))	\$110,227.20
Administration(Administration (1410)-Salaries,Administration (1410)-Sundry)	\$37,000.00
Subtotal of Estimated Cost	\$246,851.20

<b>Part III: Supporting Pages - Management Needs Work Statements (s)</b>	
<b>Work Statement for Year</b> 5	2021
<b>Development Number/Name General Description of Major Work Categories</b>	<b>Estimated Cost</b>
Housing Authority Wide	
Operations(Operations (1406))	\$99,624.00
Debt Service(Debt Service Bond Payment-Paid by HUD (9000))	\$110,227.20
Administration(Administration (1410)-Sundry,Administration (1410)-Salaries)	\$37,000.00
Subtotal of Estimated Cost	\$246,851.20