

MEXICO HOUSING AUTHORITY

PO Box 484 • 828 Garfield Avenue • Mexico, Missouri 65265 Phone: {573} 581 - 2294 • Fax: {573} 581-6636 • www.mexicoha.com

Public Notice

The Mexico Housing Authority announces that on September 17, 2015, the (MHA) shall make available at 828 Garfield Avenue, a draft copy of the 2016 Capital Fund Grant and the four year action plan for the following years of 2017, 2018, 2019, and 2020. These documents shall be made available for public review per the guidelines of 24 CFR 903, a requirement of the Quality Housing and Work Responsibility Act of 1990.

These documents shall be made available Monday through Friday from 8:00 AM until 4:00 PM for a period of 45 days. The (MHA) has scheduled a public hearing to be held on November 19, 2015, at 3:00 PM, at the Garfield Community Center, at 828 Garfield Avenue, in Mexico, Missouri. At this time, the (MHA) shall receive and consider any and all comments prior to the finalization of the Five Year Capital Fund Plan for submission to HUD on or before January 16, 2016

September 17, 2015

“Ideas and Suggestions” Five Year Action Plan - Capital Fund Program

Mexico Housing Authority is currently preparing our Annual 5-year plan for the Capital Fund Program (Modernization), for fiscal year, 2016 to 2020 as well as ideas for futures years. We request ideas and suggestions every year from our Residents, Employees, Resident Council, Tenant Associations and we strongly encouraging everyone input.

If you are not familiar with this program, HUD annually allocates money to Housing Authorities to perform major capital projects for our properties that the Operations Budget cannot support. MHA has budgeted for \$215,000.00 annually over the next five years for our Capital Fund Improvements, although there is a continuous threat that this funding may be reduced. The following are examples of categories of “work items” that qualify under this program:

- **Management Improvements** (Staff training)
- **Administration** (Modernization salaries and construction advertising)
- **Construction Consultants** (Architects and Engineers)
- **Site Improvements** (landscaping, fencing, concrete, drainage, roofing, etc.)
- **Dwelling Structures** (screen doors, floor tile, central air, HVAC, etc.)
- **Dwelling Equipment** (ranges, refrigerators, etc.)
- **Non-dwelling Structures** (community space furniture, office furniture, computers, copiers, Maintenance tools, vehicles, grounds equipment, etc.)

Attached you will find our current Five Year Capital Fund Plan and Annual PHA Plan for years 2016 to 2020.

Please see our Active PHA Plan and Current 5 Year Capital Fund Plan and provide use with any ideas and suggestions for future improvements to the Mexico Housing Authority Properties.

October 15, 2015

**Current 5 Year Capital Fund Program and Annual PHA Plan
Grant - 2016 thru 2020**

Mexico Housing Authority

2016	2017	2018	2019	2020
Renovation of Dwelling Units	Renovation of Dwelling Units	Renovation of Dwelling Units	Renovation of Dwelling Units	Land Erosions
Replace Floor Tile and Cover Base	Replace Sidewalks and Parking Spaces	Replace Sidewalks and Parking Spaces	Replace sidewalks and parking spaces	Roofs
Replace Counter Top and Range Hood	Replacement of Windows	Replacement of Windows	Upgrade Attic Insulation	Community Office Space
Replace Sidewalks and Parking Spaces	Upgrade Bathrooms	Upgrade Bathrooms	Landscaping	concrete replacement
Replace Water Heater	Replace Shower Surrounds	Replace Shower/Tub	Electric Upgrades	siding
Replacement of Refrigerators and Ranges	Exterior Painting of Buildings	Foundations	Tree Removal	exterior paint
HVAC replacement	Replace Shower/Tub			

Listed on the front side is our Active and Current 5 Year Capital Fund Plan. Please provide us with a list of work items or suggestions that you would recommend for our future 2016 Capital Funds

Please Return your Ideas and Suggestions to the Main Office
These Ideas will be used for our 2016 Capital Fund Plan
Any Questions Please Contact: Josh Hinten Contract/Inventory Manager
573-581-2294 ext. 242, or jhinten@mexicoha.com

Annual Statement/Performance and Evaluation Report
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and
 Capital Fund Financing Program

U.S. Department of Housing and Urban Development
 Office of Public and Indian Housing
 OMB No. 2577-0226
 Expires 06/30/2017

Part I: Summary		FFY of Grant: 2016 FFY of Grant Approval: 2016	
PHA Name: Housing Authority of City of Mexico MO		Grant Type and Number Capital Fund Program Grant No: MO36P011050115 Replacement Housing Factor Grant No: Date of CFFP:	
Type of Grant	<input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Performance and Evaluation Report for Period Ending:	<input type="checkbox"/> Reserve for Disasters/Emergencies	<input type="checkbox"/> Revised Annual Statement (revision no:) <input type="checkbox"/> Final Performance and Evaluation Report
Line	Summary by Development Account	Total Estimated Cost	Total Actual Cost ¹
		Original	Obligated Revised ² Expended
1	Total non-CFP Funds		
2	1406 Operations (may not exceed 20% of line 21) ³	\$20,000.00	
3	1408 Management Improvements	\$5,000.00	
4	1410 Administration (may not exceed 10% of line 21)	\$25,200.00	
5	1411 Audit	\$0.00	
6	1415 Liquidated Damages	\$0.00	
7	1430 Fees and Costs	\$20,000.00	
8	1440 Site Acquisition	\$0.00	
9	1450 Site Improvement	\$55,920.00	
10	1460 Dwelling Structures	\$111,840.00	
11	1465.1 Dwelling Equipment—Nonexpendable	\$14,040.00	
12	1470 Non-dwelling Structures	\$0.00	
13	1475 Non-dwelling Equipment	\$0.00	
14	1485 Demolition	\$0.00	
15	1492 Moving to Work Demonstration	\$0.00	
16	1495.1 Relocation Costs		
17	1499 Development Activities ⁴		

¹ To be completed for the Performance and Evaluation Report.
² To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
³ PHAs with under 250 units in management may use 100% of CFP Grants for operations.
⁴ RHF funds shall be included here.

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Line	Summary by Development Account	Total Estimated Cost	Total Actual Cost ¹
		Original	Revised ² Obligated
18a	1501 Collateralization or Debt Service paid by the PHA		
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment		
19	1502 Contingency (may not exceed 8% of line 20)	\$0.00	
20	Amount of Annual Grant: (sum of lines 2 - 19)	\$252,000.00	
21	Amount of line 20 Related to LBP Activities		
22	Amount of line 20 Related to Section 504 Activities		
23	Amount of line 20 Related to Security - Soft Costs		
24	Amount of line 20 Related to Security - Hard Costs		
25	Amount of line 20 Related to Energy Conservation Measures	\$ 41,940.00	
Signature of Executive Director		Signature of Public Housing Director	
Date		Date	

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Part II: Supporting Pages		Grant Type and Number		Federal FFY of Grant: 2016			
PHA Name: Housing Authority of City Of Mexico MO		Capital Fund Program Grant No: MO36P011050115					
		CFFP (Yes/ No):					
		Replacement Housing Factor Grant No:					
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost	Total Actual Cost	Status of Work	
				Original	Revised ¹	Funds Obligated ²	Funds Expended ²
Operations	Operations	1406		20,000.00			
Administration	Management Fees	1410.000		25,200.00			
PHA Wide	A&E Fees	1430.010		20,000.00			
	Staff Training	1408.020		5,000.00			
PHA Wide	Tree services	1450.320	10units	13,980.00			
PHA Wide	Landscape, Erosion Control	1450.400	20 units	13,980.00			
MO -01,02, 03, 04	Water supply, outside	1450.440	20units	13,980.00			
PHA Wide	Concrete work	1450.560	1800sq	13,980.00			
MO 03-04	Windows	1460.310	10 units	13,980.00			
PHA Wide	Unit Restoration	1460.830	25units	13,980.00			
MO -01,02, 03, 04	Painting Exterior	1460.180	5 units	13,980.00			
MO -01,02, 03, 04	Bath cabinets/fixtures	1460.230	20 units	13,980.00			
MO 01 02 03 04	Mailboxes	1460.400	40 units	13,980.00			
MO 01, 02 03, 04	Roofing	1460.450	5 units	13,980.00			
MO 01 02 03 04	Porches/ Balconies	1460.460	5 units	13,980.00			
MO 01 02 03 04	Gas Lines	1460.680	10 units	13,980.00			
MO -01,02, 03, 04	Ranges	1460.014	23 units	14,040.00			

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Part III: Implementation Schedule for Capital Fund Financing Program						Federal FFY of Grant: 2015
PHA Name: Housing Authority of City of Mexico MO						
Development Number Name/PHA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)	Original Expenditure End Date	Actual Expenditure End Date	Reasons for Revised Target Dates ¹
	Original Obligation End Date	Actual Obligation End Date				
MO-01	01-May-18			01-May-20		
MO-02	01-May-18			01-May-20		
MO-03	01-May-18			01-May-20		
MO-04	01-May-18			01-May-20		
HA Wide	01-May-18			01-May-20		

¹ Obligation and expenditure end dated can only be revised with HUD approval pursuant to Section 9j of the U.S. Housing Act of 1937, as amended.