

Capital Fund Program - Five-Year Action Plan

Status: Approved

Approval Date: 01/30/2025

Approved By: O'BRIEN, MAURA

|                                              |                                                 |                                                                                                                                                |                                              |                                              |                                              |                                              |
|----------------------------------------------|-------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------|----------------------------------------------|----------------------------------------------|----------------------------------------------|
| <b>Part I: Summary</b>                       |                                                 |                                                                                                                                                |                                              |                                              |                                              |                                              |
| <b>PHA Name :</b> Falmouth Housing Authority |                                                 | <b>Locality (City/County &amp; State)</b>                                                                                                      |                                              |                                              |                                              |                                              |
| <b>PHA Number:</b> MA047                     |                                                 | <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<br/>Year 1    2024</b>                                                                                                   | <b>Work Statement for<br/>Year 2    2025</b> | <b>Work Statement for<br/>Year 3    2026</b> | <b>Work Statement for<br/>Year 4    2027</b> | <b>Work Statement for<br/>Year 5    2028</b> |
|                                              | AUTHORITY-WIDE                                  | \$386,533.25                                                                                                                                   | \$157,079.00                                 | \$152,690.00                                 | \$213,690.00                                 | \$380,690.00                                 |
|                                              | ROSE MORIN (MA047004006)                        | \$126,136.00                                                                                                                                   | \$75,428.00                                  | \$134,455.00                                 | \$74,250.00                                  | \$73,680.00                                  |
|                                              | JAMES L CONLEY TATAKET APARTMENTS (MA047004005) | \$887,307.75                                                                                                                                   | \$303,679.00                                 | \$371,975.00                                 | \$227,816.00                                 | \$218,000.00                                 |

## Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                         |                                                                                                                                                                                                                                                                       |          |                |
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| Work Statement for Year 1 2024                                 |                                                                                                                                                         |                                                                                                                                                                                                                                                                       |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                 | General Description of Major Work Categories                                                                                                                                                                                                                          | Quantity | Estimated Cost |
|                                                                | AUTHORITY-WIDE (NAWASD)                                                                                                                                 |                                                                                                                                                                                                                                                                       |          | \$386,533.25   |
| ID0000312                                                      | Harborview/Tataket/Rose Morin Non-Passenger Vehicle(Operations (1406))                                                                                  | Purchase of small onsite vehicles, such as golf carts, for force account labor and management improvements.                                                                                                                                                           |          | \$5,000.00     |
| ID0000316                                                      | Harborview/Rose Morin/Tataket: Window/Building Wash(Dwelling Unit-Exterior (1480)-Windows,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc) | Power wash windows & buildings at three sites (Rose Morin, Harborview, Tataket)                                                                                                                                                                                       |          | \$10,000.00    |
| ID0000322                                                      | Community Room Harborview/Tataket/Rose Morin Galvanized Doors(Non-Dwelling Exterior (1480)-Doors)                                                       | Strip old paint (wrong type used for galvanized doors) and repaint. Harborview and Tataket, approx. Community Room and admin room. Some doors require full replacment due to extensive rust and rot.                                                                  |          | \$5,000.00     |
| ID0047                                                         | Operations(Operations (1406))                                                                                                                           | Operations                                                                                                                                                                                                                                                            |          | \$100,453.00   |
| ID0068                                                         | Harborview/Tataket/Rose Morin Plumbing & Walkways(Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Plumbing)                         | Emergency Harborview/Tataket plumbing repairs, pipe replacement (600 ft approx), and drywall/ceiling repairs, asbestos removal if required. Address leak/seal issues in units at Tataket (2 units approx); walkways, drainage issues, circulator pump(s) replacements |          | \$5,800.00     |
| ID0121                                                         | Harborview/Tataket/Rose Morin: Bob Cat Ride Mower(Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other)                                        | Bob Cat Ride On Mowers for use at Tataket, Harborview, and Rose Morin - non dwelling equipment for Harborview/Rose Morin/Tataket                                                                                                                                      |          | \$1,000.00     |

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02/28/2022

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|----------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 1 2024                                 |                                                                                                                            |                                                                                |          |                |
| Identifier                                                     | Development Number/Name                                                                                                    | General Description of Major Work Categories                                   | Quantity | Estimated Cost |
| ID0131                                                         | Administration - Blue Print Scan(Non-Dwelling Interior (1480)-Other)                                                       | Digitize historical blueprints for federal properties and associated projects. |          | \$1,500.00     |
| ID0154                                                         | Harborview Admin - Phone System Install(Management Improvement (1408)-System Improvements)                                 | Purchase and installation of phone system for Admin Office                     |          | \$7,026.00     |
| ID0192                                                         | Needs Assessment(Contract Administration (1480)-Other Fees and Costs)                                                      | Needs assessment for condition of existing stock, and energy-saving measures   |          | \$1,000.00     |
| ID0193                                                         | Needs Assessment(Contract Administration (1480)-Other Fees and Costs)                                                      | Needs assessment for condition of existing stock, and energy-saving measures   |          | \$1,000.00     |
| ID0194                                                         | Needs Assessment(Contract Administration (1480)-Other Fees and Costs)                                                      | Needs assessment for condition of existing stock, and energy-saving measures   |          | \$1,000.00     |
| ID0200                                                         | Harborview/Rose Morin/Tataket: Purchase Snowplows, Spreader(Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other) | Purchase snow plows for trucks and spreaders for walkways.                     |          | \$10,000.00    |
| ID0262                                                         | Harborview/Tataket/Rose Morin: Bob Cat (Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other)                     | Bob Cat - need description                                                     |          | \$19,000.00    |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

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| Work Statement for Year 1 2024                                 |                                                                                                                                                                                                 |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                                         | General Description of Major Work Categories                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | Quantity | Estimated Cost |
| ID0263                                                         | Harborview/Tataket/Rose Morin: Golf Cart(Operations (1406))                                                                                                                                     | Golf cart to travel between properties; show properties to disabled persons that need transport assistance.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |          | \$12,000.00    |
| ID0264                                                         | Harborview/Tataket/Rose Morin: Dump Truck(Operations (1406))                                                                                                                                    | Purchase of dump truck for maintenance dept.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |          | \$3,000.00     |
| ID0265                                                         | Harborview/Tataket/Rose Morin: Van(Operations (1406))                                                                                                                                           | (Work Van), Electric                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |          | \$1,000.00     |
| ID0271                                                         | Harborview/Tataket/Rose Morin: Electric Charging Station Install & A&E(Non-Dwelling Construction - Mechanical (1480)-Electric Distribution,Contract Administration (1480)-Other Fees and Costs) | A&E and installation at all sites - to promote cleaner energy & sustainability. These stations ensure efficient operation of FHA electric vehicle fleets and encourage tenants to adopt EVs, reducing emissions and advancing environmental justice. By investing in this infrastructure, the government accelerates the transition to green energy while improving access to sustainable living for low-income communities. Chargers would involve a fee for use to tenants and no fee for use for FHA's electric maintenance vehicles. Fees would be reduced based on other approved solar project credits. FHA has multiple electric vehicles in its fleet and some tenants have hybrid vehicles. |          | \$35,000.00    |
| ID0289                                                         | Federal Units ADA Unit Conversions/Study: A&E Services(Contract Administration (1480)-Other Fees and Costs)                                                                                     | A&E Services for development of scope and contractor bid admin for up to 3 units to renovate and modernize single units - ideally end units as they become available) to 1-2 bedroom units with ADA improvements, ramp installation, lighting, cabinetry, toilet, tub/shower renovation. This site has 60 units and none are ADA. Accessibility Study for all units in federal portfolio for land development and/or addition/reno to existing sites to increase ADA units/features.                                                                                                                                                                                                                 |          | \$5,000.00     |
| ID0031                                                         | Administration(Administration (1410)-Other,Administration (1410)-Salaries)                                                                                                                      | Salaries - prorated                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |          | \$64,579.00    |

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2577-0274

02/28/2022

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| Work Statement for Year 1 2024                                 |                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                                                                                                                                                                                                                                                                                                                  | General Description of Major Work Categories                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | Quantity | Estimated Cost |
| ID0009                                                         | Operations(Operations (1406))                                                                                                                                                                                                                                                                                                                                                                                                                                            | Operations                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |          | \$17,580.91    |
| ID0184                                                         | Admin: Tablet phone & Computers(Management Improvement (1408)-System Improvements)                                                                                                                                                                                                                                                                                                                                                                                       | Property-wide: Purchase cell phones with tablet function for maintenance work orders. 7 total.; 3 computers for maintenance department and public housing.                                                                                                                                                                                                                                                                                                                                                                               |          | \$1,000.00     |
| ID0204                                                         | Harborview/Tataket/Rose Morin: Solar Panels/Parking Structure(Non-Dwelling Construction - Mechanical (1480)-Other)                                                                                                                                                                                                                                                                                                                                                       | As approved by HUD in 2024, install solar parking structures and/or solar panels at Harborview, Rose Morin & Tataket properties to enhance energy efficiency and sustainability by generating clean, renewable energy, reducing reliance on traditional power grids, and lowering carbon emissions. Will also promote energy equity by decreasing utility costs for low-income residents, contributing to long-term affordability.                                                                                                       |          | \$75,000.00    |
| ID0000308                                                      | Harborview/Tataket/Rose Morin A&E Faucets, lines, valves, flooring, asbestos, mold, cabinets(Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Tubs and Showers) | Harborview, Rose Morin, Tataket, Admin: Remove and install faucets, sprayers, water supply lines, shut off valves in kitchens and bathrooms; 80 units, common area bathroom and community room kitchens. Replace all countertops; base cabinetry as needed. Remove existing, purchase and install water infiltration systems in each unit and common areas. Mold remediation/asbestos survey and abatement as needed. Remove or go over existing, purchase and install flooring in kitchens and bathrooms (excl flooring at Admin bldg). |          | \$2,000.00     |
| ID0000313                                                      | Management Improvements: TrainingSystem Improvements(Management Improvement (1408)-Equal Opportunity,Management Improvement (1408)-Staff Training,Management Improvement (1408)-System Improvements,Management Improvement (1408)-Empowerment Activities)                                                                                                                                                                                                                | Operations and procedures/Resident selection, rent collection and eviction training; training for board members; improvements to FHA's management, financial and accounting control systems and applicant screening procedures; costs to promote resident participation in the operation of capital fund activities.                                                                                                                                                                                                                     |          | \$2,594.34     |
|                                                                | ROSE MORIN (MA047004006)                                                                                                                                                                                                                                                                                                                                                                                                                                                 |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |          | \$126,136.00   |
| ID0000317                                                      | Rose Morin: Modernization ADA Conversion A&E(Dwelling Unit-Development (1480)-Other)                                                                                                                                                                                                                                                                                                                                                                                     | Redesign an end unit to accommodate ADA features - permit, surveys, A&E, construction, electrical, plumbing, appliances, lighting, braille signage, roll-in shower, lowered cabinets, lighting.                                                                                                                                                                                                                                                                                                                                          |          | \$1,000.00     |

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02/28/2022

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|----------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
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| Identifier                                                     | Development Number/Name                                                                                                                                                                                               | General Description of Major Work Categories                                                                                                                                                                                     | Quantity | Estimated Cost |
| ID0000319                                                      | Septic Tie In: Rose Morin(Non-Dwelling Interior (1480)-Other,Non-Dwelling Interior (1480)-Plumbing,Non-Dwelling Construction - Mechanical (1480)-Other)                                                               | Tie in septic to sewer, Rose Morin 60 units, 7 bldgs (3 previously connected years prior). Project includes: connection design, sewer connection permit and construct the connection(s); A&E.                                    |          | \$40,000.00    |
| ID0000320                                                      | Rose Morin Septic Tie In: A&E Services(Contract Administration (1480)-Other Fees and Costs)                                                                                                                           | A& E Services for tie in septic to sewer, Rose Morin 7 bldgs (3 bldgs previously connected years prior). Project includes: connection design, sewer connection permit & construct the connection(s);Scope, bidding, project mgmt |          | \$12,237.00    |
| ID0052                                                         | Rose Morin: Kitchen Renovations (Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other) | Test unit; rearrange kitchen per insurance recommendations-requires new piping; includes Appliances, Cabinets, Sinks, Faucets and Other                                                                                          |          | \$5,000.00     |
| ID0084                                                         | Rose Morin / Boilers(Non-Dwelling Construction - Mechanical (1480)-Central Boiler)                                                                                                                                    | Repair/replace boiler system; install louver vents                                                                                                                                                                               |          | \$1,000.00     |
| ID0087                                                         | Rose Morin - Walkways(Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Landscape)                                                                                              | Walkway repairs - remove roots that are lifting pavement; replace pavement                                                                                                                                                       |          | \$10,000.00    |
| ID0091                                                         | Rose Morin - Common Area Appliances Plumbing(Non-Dwelling Interior (1480)-Common Area Washers)                                                                                                                        | Replace washer/dryer; install additional unit(s); plumbing to allow for additional units                                                                                                                                         |          | \$1,000.00     |
| ID0106                                                         | Rose Morin: Smoke Detectors & Stove Top Fire Extinguishers(Dwelling Unit-Interior (1480)-Mechanical,Housing Related Hazards (1480)-Hazard Controls-Fire Hazard(s))                                                    | 60 units - Replace all smoke detectors with combo units; install stove top fire extinguishers                                                                                                                                    |          | \$1,000.00     |

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2577-0274  
02/28/2022

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| Work Statement for Year 1 2024                                 |                                                                                                                                                                                                                                                                      |                                                                                                                                                                                                  |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                                                                                                              | General Description of Major Work Categories                                                                                                                                                     | Quantity | Estimated Cost |
| ID0114                                                         | Rose Morin: Signage(Dwelling Unit-Exterior (1480)-Other,Non-Dwelling Site Work (1480)-Signage)                                                                                                                                                                       | Install signage interior (community room/laundry room) and exterior                                                                                                                              |          | \$250.00       |
| ID0115                                                         | Rose Morin: Safety & Security- Cameras, Buzzers, Lockers(Management Improvement (1408)-Security Improvements (not police or guard-non-physical))                                                                                                                     | Common exterior areas at Rpsse Morin, buzzers/alarm systems; secure lockers at apartment bldg in laundry room                                                                                    |          | \$1,000.00     |
| ID0117                                                         | Rose Morin Environmental Review(Contract Administration (1480)-Other Fees and Costs)                                                                                                                                                                                 | Environmental Review to determine if CFP projects are feasible                                                                                                                                   |          | \$1,500.00     |
| ID0124                                                         | Rose Morin: Apartment Monument Signage(Non-Dwelling Site Work (1480)-Signage)                                                                                                                                                                                        | Install monument signage at Rose Morin                                                                                                                                                           |          | \$1,600.00     |
| ID0158                                                         | A&E Federal Pacific Panel & Outlets Replacement - Rose Morin(Contract Administration (1480)-Other,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Site Work (1480)-Electric Distribution,Non-Dwelling Construction - Mechanical (1480)-Electric Distribution) | 10 Buildings and outlet upgrade/replacement; A&E                                                                                                                                                 |          | \$1,000.00     |
| ID0168                                                         | Plumbing Repairs: Rose Morin (Non-Dwelling Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Plumbing)                                                                                                                                                          | Harborview emergency plumbing repairs                                                                                                                                                            |          | \$1,000.00     |
| ID0170                                                         | Rose Morin: Update Master Keys(Management Improvement (1408)-Security Improvements (not police or guard-non-physical))                                                                                                                                               | Safety & Security: Update masters locks, rekey each unit and community rooms; install FOB/wristband/other alternative "keys" for unit entry where feasible; install guards to prevent break-ins. |          | \$1,000.00     |

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|----------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 1 2024                                 |                                                                                                                                                                                                                                                                                                   |                                                                                                                                         |          |                |
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| ID0180                                                         | Rose Morin: Washer/Dryer Replacement(Non-Dwelling Interior (1480)-Common Area Washers,Non-Dwelling Interior (1480)-Laundry Areas,Non-Dwelling Interior (1480)-Plumbing)                                                                                                                           | Replace 2 washers and dryers at Rose Morin Apartments with commercial grade equipment; plumbing/piping replacement if required.         |          | \$1,000.00     |
| ID0206                                                         | Rose Morin: Common Area Kitchen Appliances(Non-Dwelling Interior (1480)-Common Area Kitchens)                                                                                                                                                                                                     | Replace refrigerators, dishwashers, stoves, faucets, and associated electrical/plumbing work required, in community kitchens.           |          | \$1,000.00     |
| ID0209                                                         | Rose Morin: Paint interior units(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Non-Dwelling Interior (1480)-Common Area Painting)                                                                                                                                                 | Paint interior units, 20                                                                                                                |          | \$1,000.00     |
| ID0213                                                         | Rose Morin: Bathroom Remodel(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Tubs and Showers) | Replace all vanities, cabinets, flooring, faucets, shower cartridges, tub/shower fixtures. Replace kitchen faucets & sprayers. 60 units |          | \$1,000.00     |
| ID0216                                                         | Rose Morin: Replace Overhang Posts(Non-Dwelling Exterior (1480)-Other,Non-Dwelling Exterior (1480)-Roofs)                                                                                                                                                                                         | Replace overhang posts on each building; 10 buildings total; 8 posts per building                                                       |          | \$1,000.00     |
| ID0226                                                         | Rose Morin: Environmental Review(Contract Administration (1480)-Other)                                                                                                                                                                                                                            | Environmental Review                                                                                                                    |          | \$1,000.00     |
| ID0227                                                         | Rose Morin: Environmental Review(Contract Administration (1480)-Other)                                                                                                                                                                                                                            | Environmental Review                                                                                                                    |          | \$1,000.00     |



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| Work Statement for Year 1 2024                                 |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                                                                                                                                                                                  |          |                |
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| ID0228                                                         | Rose Morin: Environmental Review(Contract Administration (1480)-Other)                                                                                                                                                                                                                                                                                                                                                                                                                              | Environmental Review                                                                                                                                                             |          | \$1,000.00     |
| ID0234                                                         | Mold Remediation: Rose Morin(Housing Related Hazards (1480)-Evaluation/Risk Assessment-Mold)                                                                                                                                                                                                                                                                                                                                                                                                        | Review and abatement of mold or related issues in unit.                                                                                                                          |          | \$3,000.00     |
| ID0259                                                         | Federal Pacific Panel & Outlets Replacement - Rose Morin(Contract Administration (1480)-Other,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Site Work (1480)-Electric Distribution,Non-Dwelling Construction - Mechanical (1480)-Electric Distribution)                                                                                                                                                                                                                                    | 10 Buildings and outlet upgrade/replacement; A&E                                                                                                                                 |          | \$23,469.00    |
| ID0138                                                         | Rose Morin: Outdoor Bench(es)(Non-Dwelling Exterior (1480)-Other)                                                                                                                                                                                                                                                                                                                                                                                                                                   | Install community bench(es)/tables and canopies/pergolas. 2 per building; 20 total.                                                                                              |          | \$3,080.00     |
| ID0152                                                         | Rose Morin-Vacancy Turnovers(Dwelling Unit-Interior (1480)-Appliances,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)-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) | Vacancy Turn overs - Interior painting, cabinet repair/repl, sinks repair/repl, toilets repair/repl, flooring repair/repl,buff, countertops repair/repl, appliances, repair/repl |          | \$10,000.00    |
|                                                                | JAMES L CONLEY TATAKET APARTMENTS (MA047004005)                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                                                                                                                                                                                  |          | \$887,307.75   |
| ID0040                                                         | Harborview Pave Parking(Non-Dwelling Site Work (1480)-Curb and Gutter,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)                                                                                                                                                                                                                                                                                                                                                                    | pave sidewalks and parking lot, restripe lot.                                                                                                                                    |          | \$250.00       |

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| ID0078                                                         | Mailstation: Harborview(Non-Dwelling Exterior (1480)-Mail Facilities)                                                          | Purchase and install package delivery kiosk; expand mail room through construction                                                                                                                  |          | \$1,000.00     |
| ID0081                                                         | Drainage System/Septic(Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Storm Drainage) | Investigate and repair/replace drainage system; ground around drains is visibly sinking; repair asphalt areas near drains in roadway; A&E                                                           |          | \$5,048.00     |
| ID0092                                                         | Tataket Pave Parking(Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter)  | Tataket fill holes, reseal-pave parking                                                                                                                                                             |          | \$1,000.00     |
| ID0096                                                         | Tataket - Paint Buildings & Trim(Non-Dwelling Exterior (1480)-Paint and Caulking)                                              | 3 buildings, repaint exterior bldgs and trim                                                                                                                                                        |          | \$10,000.00    |
| ID0099                                                         | Harborview: Update Master Keys(Management Improvement (1408)-Security Improvements (not police or guard-non-physical))         | Safety & Security: Update masters locks, rekey each unit and community rooms; install FOB/wristband/other alternative "keys" for unit entry where feasible; install guards to prevent break-ins.    |          | \$80,000.00    |
| ID0100                                                         | Harborview: Call Box Replacement (Management Improvement (1408)-Security Improvements (not police or guard-non-physical))      | Safety & Security: Replace entry door call box system                                                                                                                                               |          | \$1,000.00     |
| ID0108                                                         | Harborview/Tataket Plumbing: Phase II (Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Plumbing)           | Emergency Harborview/Tataket plumbing repairs project, pipe replacement Phase II Replace vertical risers to upper floor units; replace piping within 83 apts to individual fixtures within each apt |          | \$1,000.00     |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                                                                                                                        |                                                                                                                                                                                                                                                                  |          |                |
|----------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 1 2024                                 |                                                                                                                                                                                                                                                                        |                                                                                                                                                                                                                                                                  |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                                                                                                                | General Description of Major Work Categories                                                                                                                                                                                                                     | Quantity | Estimated Cost |
| ID0109                                                         | Tataketa: Exhaust/Ventilation System(Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Plumbing)                                                                                                                                                     | Tataketa Exhaust/Ventilation System - 83 units, Replace existing bathroom exhaust system within each apt with new equipment and duct to the exterior. New equipment would operate continuously at a low volume and increase in volume when bathroom is occupied. |          | \$1,000.00     |
| ID0110                                                         | Harborview/Tataketa Plumbing: Mold Remediation(Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Plumbing)                                                                                                                                           | Tataketa Mold Remediation: 83 units, Renovate building envelope - primarily at 1st flr - to improve building envelope and protect against moisture penetration at the foundation walls.                                                                          |          | \$1,000.00     |
| ID0113                                                         | Harborview/Tataketa: Signage(Dwelling Unit-Exterior (1480)-Other,Non-Dwelling Site Work (1480)-Signage)                                                                                                                                                                | Includes Admin office; purchase and install signage interior and exterior                                                                                                                                                                                        |          | \$1,500.00     |
| ID0116                                                         | Harborview/Tataketa Environmental Review(Operations (1406))                                                                                                                                                                                                            | Environmental Review to determine if CFP projects are feasible                                                                                                                                                                                                   |          | \$500.00       |
| ID0119                                                         | Harborview Electrical/Lighting Common Areas(Non-Dwelling Exterior (1480)-Lighting,Non-Dwelling Interior (1480)-Administrative Building,Non-Dwelling Interior (1480)-Community Building,Non-Dwelling Interior (1480)-Electrical,Non-Dwelling Site Work (1480)-Lighting) | Upgrade lighting in common hallways, offices and community rooms, including near tenant doors to brighter, energy efficient options. Replace and install, if required, wiring for upgrade.                                                                       |          | \$1,000.00     |
| ID0125                                                         | Harborview - Washer/Dryer Replacement(Non-Dwelling Interior (1480)-Common Area Washers,Non-Dwelling Interior (1480)-Laundry Areas,Non-Dwelling Interior (1480)-Plumbing)                                                                                               | Replace washers and dryers at Harborview Apartments with commercial grade equipment; plumbing/piping replacement if required.                                                                                                                                    |          | \$1,000.00     |
| ID0130                                                         | Harborview/Tataketa: Boiler system & louvers(Non-Dwelling Construction - Mechanical (1480)-Central Boiler)                                                                                                                                                             | Repair/replace boiler system; install louver vents                                                                                                                                                                                                               |          | \$5,000.00     |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                                                                                                                                                                                                             |          |                |
|----------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 1 2024                                 |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                                                                                                                                                                                                             |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | General Description of Major Work Categories                                                                                                                                                                | Quantity | Estimated Cost |
| ID0134                                                         | Tatakot Dehumidifiers(Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Mechanical)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       | Dehumidifiers for each unit (83)                                                                                                                                                                            |          | \$4,000.00     |
| ID0142                                                         | Harborview & Tatakot: Safety & Security- Cameras, Buzzers, Lockers(Management Improvement (1408)-Security Improvements (not police or guard-non-physical))                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | Common exterior areas at Harborview & Tatakot Apts & Admin, buzzers/alarm systems; secure lockers at apartment bldg in laundry room                                                                         |          | \$5,000.00     |
| ID0153                                                         | Harborview/Tatakot: Vacancy Turnovers(Dwelling Unit-Interior (1480)-Appliances,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)-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)                                                                                                                                                                                              | Vacancy Turn overs - Interior painting, cabinet repair/repl, sinks repair/repl, toilets repair/repl, flooring repair/repl, countertops repair/repl, appliances, repair/repl                                 |          | \$8,000.00     |
| ID0156                                                         | Tatakot - Emergency Vacant Units Rehab(Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Call-for-Aid Systems,Dwelling Unit-Interior (1480)-Commodes,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)-Plumbing,Dwelling Unit-Interior (1480)-Tubs and Showers,Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Flooring (non routine)) | Tatakot - Vacant units rehab; contract work to assist due to number of turn overs and staff capacity. Appliances, counters & sinks, flooring, painting, doors, cabinets, tub refinish, plumbing, electrical |          | \$1,000.00     |
| ID0163                                                         | Tatakot: Apartment Monument Signage(Non-Dwelling Site Work (1480)-Signage)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | Install monument signage at Tatakot                                                                                                                                                                         |          | \$1,000.00     |
| ID0164                                                         | Harborview: Apartment Monument Signage(Non-Dwelling Site Work (1480)-Signage)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | Install monument signage at Harborview                                                                                                                                                                      |          | \$1,000.00     |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                       |                                                                                                                                                                                                                                                 |          |                |
|----------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 1 2024                                 |                                                                                                                                                                       |                                                                                                                                                                                                                                                 |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                               | General Description of Major Work Categories                                                                                                                                                                                                    | Quantity | Estimated Cost |
| ID0166                                                         | Harborview Plumbing: Ventilation(Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Plumbing)                                                        | Harborview - Repair/replace fresh air ventilation equipment and distribution system throughout building.                                                                                                                                        |          | \$1,000.00     |
| ID0167                                                         | Plumbing Repairs: Harborview(Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Plumbing)                                                            | Harborview emergency plumbing repairs                                                                                                                                                                                                           |          | \$1,000.00     |
| ID0169                                                         | Tataketa: Update Master Keys(Management Improvement (1408)-Security Improvements (not police or guard-non-physical))                                                  | Safety & Security: Update masters locks, rekey Safety & Security: Update masters locks, rekey each unit and community rooms; install FOB/wristband/other alternative "keys" for unit entry where feasible; install guards to prevent break-ins. |          | \$2,000.00     |
| ID0174                                                         | Tataketa: Smoke Detectors & Stove top Fire Extinguishers(Housing Related Hazards (1480)-Hazard Controls-Fire Hazard(s),Dwelling Unit-Interior (1480)-Mechanical)      | 83 units - Replace all smoke detectors with combo units; install stove top fire extinguishers                                                                                                                                                   |          | \$1,000.00     |
| ID0175                                                         | Harborview: Smoke Detectors & Stove top Fire Extinguishers(Housing Related Hazards (1480)-Hazard Controls-Fire Hazard(s),Dwelling Unit-Interior (1480)-Mechanical)    | 80 units - Replace all smoke detectors with combo units; install stove top fire extinguishers                                                                                                                                                   |          | \$1,000.00     |
| ID0179                                                         | Tataketa: Washer/Dryer Replacement(Non-Dwelling Interior (1480)-Laundry Areas,Non-Dwelling Interior (1480)-Common Area Washers,Non-Dwelling Interior (1480)-Plumbing) | Replace 4 washers and dryers at Tataketa Apartments with commercial grade equipment; plumbing/piping replacement if required.                                                                                                                   |          | \$6,000.00     |
| ID0181                                                         | Harborview: Septic pipe scaling-cleaning(Non-Dwelling Exterior (1480)-Other,Non-Dwelling Interior (1480)-Plumbing)                                                    | Scaling of pipes for septic system                                                                                                                                                                                                              |          | \$1,000.00     |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                                                                                              |                                                                                                                               |          |                |
|----------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 1 2024                                 |                                                                                                                                                                                                                                              |                                                                                                                               |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                                                                                      | General Description of Major Work Categories                                                                                  | Quantity | Estimated Cost |
| ID0182                                                         | Harborview & Tataket: Strip & Paint Unit Doors(Dwelling Unit-Exterior (1480)-Exterior Paint and Caulking,Dwelling Unit-Interior (1480)-Interior Painting (non routine))                                                                      | Strip and paint unit doors; 183 units                                                                                         |          | \$1,000.00     |
| ID0205                                                         | Harborview/Tataket: Common Area Kitchen Appliances(Non-Dwelling Interior (1480)-Common Area Kitchens)                                                                                                                                        | Replace refrigerators, dishwashers, stoves, faucets, and associated electrical/plumbing work required, in community kitchens. |          | \$1,000.00     |
| ID0207                                                         | Harborview/Tataket: Paint interior units, doors, office & common areas(Dwelling Unit-Interior (1480)-Interior Painting (non routine),Non-Dwelling Interior (1480)-Administrative Building,Non-Dwelling Interior (1480)-Common Area Painting) | Paint interior units, doors, admin office, common areas. Update elevator interior design at residential building.             |          | \$50,000.00    |
| ID0210                                                         | Tatatket: Roof & casing repairs(Non-Dwelling Exterior (1480)-Roofs)                                                                                                                                                                          | Repair/replace failed roof tiles and aluminum casing.                                                                         |          | \$1,000.00     |
| ID0211                                                         | Tataket: Fire Escape Ladders(Dwelling Unit-Interior (1480)-Other)                                                                                                                                                                            | Purchase and install fire escape ladders for 2nd and 3rd floor units; approx. approx 70 units.                                |          | \$1,000.00     |
| ID0215                                                         | Harborview/Tataket: Speed Bump Installation(Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)                                                                                                                                       | Install multiple speed bumps throughout property; approx. 6-8                                                                 |          | \$1,000.00     |
| ID0221                                                         | Harborview/Tataket: Environmental Review(Contract Administration (1480)-Other)                                                                                                                                                               | Environmental Review                                                                                                          |          | \$1,000.00     |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                             |                                                                                               |          |                |
|----------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 1 2024                                 |                                                                                                                                             |                                                                                               |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                     | General Description of Major Work Categories                                                  | Quantity | Estimated Cost |
| ID0222                                                         | Harborview/Tataket: Environmental Review(Contract Administration (1480)-Other)                                                              | Environmental Review                                                                          |          | \$1,000.00     |
| ID0223                                                         | Harborview/Tataket: Environmental Review(Contract Administration (1480)-Other)                                                              | Environmental Review                                                                          |          | \$1,000.00     |
| ID0233                                                         | Mold Remediation: Harborview & Tataket(Housing Related Hazards (1480)-Evaluation/Risk Assessment-Mold)                                      | Review and abatement of mold or related issues in unit.                                       |          | \$10,000.00    |
| ID0235                                                         | Tataket Pave Parking & speed bumps(Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Curb and Gutter) | Walkway repairs for sidewalk (asphalt and concrete); installation of speed bumps              |          | \$10,000.00    |
| ID0237                                                         | Rose Morin: Piping Replacement(Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Exterior (1480)-Other)                                   | Replacement basement piping; units if required, 60 units total ongoing emergency replacements |          | \$1,000.00     |
| ID0245                                                         | Harborview: Unit Kitchen flooring replacement(Dwelling Unit-Interior (1480)-Flooring (non routine))                                         | 4 units - replace laminate in kitchen floor area (units)                                      |          | \$8,000.00     |
| ID0246                                                         | Tataket: Unit Kitchen flooring replacement(Dwelling Unit-Interior (1480)-Flooring (non routine))                                            | 2 units - replace laminate in kitchen floor area (unit)                                       |          | \$8,000.00     |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                                                                                                                                                                                                                                                                        |                                                                                                                                                                                                                 |          |                |
|----------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 1 2024                                 |                                                                                                                                                                                                                                                                                                                                                                                                                        |                                                                                                                                                                                                                 |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                                                                                                                                                                                                                                                                | General Description of Major Work Categories                                                                                                                                                                    | Quantity | Estimated Cost |
| ID0261                                                         | Harborview/Admin Office: Office security(Management Improvement (1408)-Security Improvements (not police or guard-non-physical))                                                                                                                                                                                                                                                                                       | Admin office: creation of a defensible space for reception area; lighting, security hardware, access control systems and security equipment                                                                     |          | \$40,000.00    |
| ID0275                                                         | Tataket Parking/Pavement Repairs(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving)                                                                                                                                                                                                                                                                                                                           | Pave parking lot, striping, and asphalt work at Harborview                                                                                                                                                      |          | \$5,000.00     |
| ID0061                                                         | Tataket: Pipe Repairs(Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Plumbing)                                                                                                                                                                                                                                                                                                                    | Harborview/Tataket plumbing repairs, pipe replacement (600 ft approx), and drywall/ceiling repairs, asbestos removal if required; walkways                                                                      |          | \$288,840.00   |
| ID0064                                                         | Harborview & Tataket Windows(Dwelling Unit-Exterior (1480)-Windows,Non-Dwelling Exterior (1480)-Windows)                                                                                                                                                                                                                                                                                                               | 20+ units and common area window replacement/repair seals various sizes: lobby - 1 of ea: 47 3/4x 87 1/2m 31 x 87 1/2, 39x 87 1/2, 26x 85 x1/2; units 8 ea: 94 1/2 x 61; units 2 ea: 46 1/2 x 61                |          | \$3,858.75     |
| ID0111                                                         | Harborview Plumbing: Ventilation(Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Plumbing)                                                                                                                                                                                                                                                                                                         | Harborview - Repair/replace fresh air ventilation equipment and distribution system throughout building.                                                                                                        |          | \$1,000.00     |
| ID0019                                                         | Harborview ADA Unit Conversion(Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Call-for-Aid Systems,Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Tubs and Showers) | 2 units: Repair and/or install ADA shower & sink conversion; install grab bars; lowered cabinets; strobe lighting, braille/low lighting features for sight impaired; wall guards and panels; ramp installation. |          | \$10,000.00    |
| ID0136                                                         | Harborview:Outdoor Bench(es) & Tables(Non-Dwelling Exterior (1480)-Other)                                                                                                                                                                                                                                                                                                                                              | Purchase and Install community bench(es)/tables and canopies. 6 total.                                                                                                                                          |          | \$1,915.00     |



Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                                                                                                                                                                                                                |          |                |
|----------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 1 2024                                 |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                                                                                                                                                                                                                |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     | General Description of Major Work Categories                                                                                                                                                                   | Quantity | Estimated Cost |
| ID0137                                                         | Tataket: Outdoor Bench(es) & Tables(Non-Dwelling Exterior (1480)-Other)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     | Install community bench(es)/tables and canopies. 6 total                                                                                                                                                       |          | \$1,165.00     |
| ID0155                                                         | Harborview -Emergency Vacant Units Rehab(Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Call-for-Aid Systems,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)-Plumbing,Dwelling Unit-Interior (1480)-Tubs and Showers) | Harborview - Vacant units rehab; contract work to assist due to number of turn overs and staff capacity. Appliances, counters & sinks, flooring, painting, doors, cabinets, tub refinish, plumbing, electrical |          | \$1,000.00     |
| ID0165                                                         | Harborview Parking/Pavement Repairs(Dwelling Unit-Site Work (1480)-Asphalt - Concrete - Paving)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | Pave parking lot, striping, and asphalt work at Harborview                                                                                                                                                     |          | \$1,000.00     |
| ID0066                                                         | Harborview Kitchen Renovations (Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        | 4+ Units<br>Appliances, Cabinets, Sinks, Faucets and Others                                                                                                                                                    |          | \$1,184.00     |
| ID0076                                                         | Harborview & Tataket: Safety & Security- Cameras (Non-Dwelling Interior (1480)-Security)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | Additional Security Cameras - Tataket Hallways, Stairwells & Harborview Rear Exit Doors, Stairwells and common areas                                                                                           |          | \$257,183.00   |
| ID0023                                                         | Harborview Kitchen Renovations (Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        | 42+ Units<br>Appliances, Cabinets, Sinks, Faucets and Others                                                                                                                                                   |          | \$250.00       |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                    |                                                                                                                                            |          |                |
|----------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 1 2024                                 |                                                                                                                    |                                                                                                                                            |          |                |
| Identifier                                                     | Development Number/Name                                                                                            | General Description of Major Work Categories                                                                                               | Quantity | Estimated Cost |
| ID0094                                                         | Tatakot - Roof Replacement(Non-Dwelling Exterior (1480)-Roofs)                                                     | 3 buildings                                                                                                                                |          | \$21,614.00    |
| ID0282                                                         | Tatakot: Pipe Repair Match Agreement(Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Plumbing) | Harborview/Tatakot plumbing repairs, pipe replacement (600 ft approx), and drywall/ceiling repairs, asbestos removal if required; walkways |          | \$10,000.00    |
| ID0000298                                                      | Tatakot: Common Area Stairway Treads(Non-Dwelling Exterior (1480)-Stairwells and Fire Escapes)                     | Remove and replace all stairway anti-slip treads                                                                                           |          | \$5,000.00     |
|                                                                | Subtotal of Estimated Cost                                                                                         |                                                                                                                                            |          | \$1,399,977.00 |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                                                                                                    |                                                                                                                                                                                                                                                                                            |          |                |
|----------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 2 2025                                 |                                                                                                                                                                                                                                                    |                                                                                                                                                                                                                                                                                            |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                                                                                            | General Description of Major Work Categories                                                                                                                                                                                                                                               | Quantity | Estimated Cost |
|                                                                | JAMES L CONLEY TATAKET APARTMENTS (MA047004005)                                                                                                                                                                                                    |                                                                                                                                                                                                                                                                                            |          | \$303,679.00   |
| ID0000295                                                      | Harborview: Grounds update: Lighting, Hardscape, Landscape, Furniture(Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Interior (1480)-Community Building,Non-Dwelling Site Work (1480)-Lighting,Non-Dwelling Site Work (1480)-Storm Drainage) | Hardscape and Landscape lawn, gardens, driveways, walkways and patio common areas; improve irrigation; install walkway and other exterior lighting and site drainage systems; purchase patio furniture for common areas; install smoking shelter. Includes admin office & residential site |          | \$8,000.00     |
| ID0000296                                                      | Tataket: Grounds update: Lighting, Hardscape, Landscape, Furniture(Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting,Non-Dwelling Interior (1480)-Community Building)                                                 | Hardscape and Landscape lawn, gardens, driveways, walkways and patio common areas; improve irrigation; install walkway and other exterior lighting and site drainage systems; purchase patio furniture for common areas; install smoking shelter. Includes admin office & residential site |          | \$5,000.00     |
| ID0000299                                                      | Harborview: Thermostats(Dwelling Unit-Interior (1480)-Electrical)                                                                                                                                                                                  | Remove and replace all thermostat units with smart thermostats                                                                                                                                                                                                                             |          | \$10,000.00    |
| ID0000300                                                      | Tataket: Thermostats(Dwelling Unit-Interior (1480)-Electrical)                                                                                                                                                                                     | Remove and replace all thermostat units with smart thermostats                                                                                                                                                                                                                             |          | \$12,750.00    |
| ID0000302                                                      | Harborview: Heat Pump Conversion & Air Conditioners(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Mechanical)                                                                                                             | Project: Heat pump system conversion, dehumidifiers and through-the-wall air conditioners for each unit. 80 units,common areas plus admin office                                                                                                                                           |          | \$1,000.00     |
| ID0000306                                                      | Tataket: Dumpster Pad and Enclosure(Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving,Non-Dwelling Site Work (1480)-Dumpster and Enclosures)                                                                                               | Install concrete pad and commercial dumpster enclosure.                                                                                                                                                                                                                                    |          | \$18,000.00    |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                |                                                                                                                                                                              |          |                |
|----------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 2 2025                                 |                                                                                                                                                                |                                                                                                                                                                              |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                        | General Description of Major Work Categories                                                                                                                                 | Quantity | Estimated Cost |
| ID0000307                                                      | Tataket: Exterior Unit Storage Sheds(Dwelling Unit-Exterior (1480)-Other)                                                                                      | Modernization - Assemble and install exterior dwelling storage sheds for 83 units.                                                                                           |          | \$18,000.00    |
| ID0044                                                         | Tataket Walkways(Non-Dwelling Exterior (1480)-Balconies and Railings,Non-Dwelling Exterior (1480)-Canopies,Non-Dwelling Exterior (1480)-Landings and Railings) | Walkway repairs                                                                                                                                                              |          | \$1,000.00     |
| ID0058                                                         | Tataket Soffit Repair - 3 Hallway Corridors(Non-Dwelling Exterior (1480)-Paint and Caulking,Non-Dwelling Exterior (1480)-Soffits)                              | Scrape, Seal & Paint Exterior Corridor Ceilings                                                                                                                              |          | \$2,376.00     |
| ID0065                                                         | Harborview, Rose Morin & Tataket Gutters(Non-Dwelling Site Work (1480)-Curb and Gutter,Non-Dwelling Site Work (1480)-Storm Drainage)                           | Harborview Rose Morin & Tataket Gutters                                                                                                                                      |          | \$1,000.00     |
| ID0067                                                         | Tataket: Tenant Relocation(Contract Administration (1480)-Relocation)                                                                                          | Emergency cost to rehouse tenants locally due Tataket plumbing repairs (Immediate threat to health and safety)                                                               |          | \$90,000.00    |
| ID0075                                                         | Storm Doors(Non-Dwelling Exterior (1480)-Doors,Non-Dwelling Interior (1480)-Doors)                                                                             | 83 storm door units - Tataket<br>Common area door replacement - Tataket                                                                                                      |          | \$60,000.00    |
| ID0083                                                         | Safety & Security: Buzzer System(Non-Dwelling Interior (1480)-Administrative Building,Non-Dwelling Interior (1480)-Security)                                   | Harborview - Replace antiquated buzzer system for common area that connects to 80+ units/main office; Admin Office - install buzzer system for controlled main office access |          | \$1,000.00     |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                                      |                                                                                                                                                                                                    |          |                |
|----------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 2 2025                                 |                                                                                                                                                                                      |                                                                                                                                                                                                    |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                              | General Description of Major Work Categories                                                                                                                                                       | Quantity | Estimated Cost |
| ID0093                                                         | Tataket - Paint Buildings & Trim(Non-Dwelling Exterior (1480)-Paint and Caulking)                                                                                                    | 3 buildings, repaint exterior bldgs and trim                                                                                                                                                       |          | \$47,692.00    |
| ID0095                                                         | Harborview & Tataket - Appliances & Flooring(Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical))                                | Replace 12 stoves and refrigerators<br>Replace laminate flooring in kitchen and bathrooms                                                                                                          |          | \$5,000.00     |
| ID0097                                                         | Commercial Sink & Faucets: Harborview(Non-Dwelling Interior (1480)-Administrative Building,Non-Dwelling Interior (1480)-Common Area Bathrooms,Non-Dwelling Interior (1480)-Plumbing) | Purchase and install wall-hung commercial sinks and sensor-activated faucets; sensor toilets, in Admin Bldg and common area restrooms, kitchens, in apartment building; update piping if required. |          | \$1,000.00     |
| ID0118                                                         | Harborview Driveway Sinkhole(Non-Dwelling Construction - Mechanical (1480)-Other,Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)                                          | Research and repair sinking entrance area associated with septic                                                                                                                                   |          | \$9,000.00     |
| ID0135                                                         | Harborview: Septic Scaling(Non-Dwelling Interior (1480)-Plumbing)                                                                                                                    | Harborview - Scale interior of septic pipes that support 80 unit bldg                                                                                                                              |          | \$1,000.00     |
| ID0220                                                         | Harborview/Tataket: Environmental Review(Contract Administration (1480)-Other)                                                                                                       | Environmental Review                                                                                                                                                                               |          | \$1,000.00     |
| ID0281                                                         | Tataket: Pipe Repair Match Agreement(Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Plumbing)                                                                   | Harborview/Tataket plumbing repairs, pipe replacement (600 ft approx), and drywall/ceiling repairs, asbestos removal if required; walkways                                                         |          | \$10,861.00    |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                                                                      |                                                                                                                                                                                                                                                                                            |          |                |
|----------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 2 2025                                 |                                                                                                                                                                                                                      |                                                                                                                                                                                                                                                                                            |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                                                              | General Description of Major Work Categories                                                                                                                                                                                                                                               | Quantity | Estimated Cost |
|                                                                | ROSE MORIN (MA047004006)                                                                                                                                                                                             |                                                                                                                                                                                                                                                                                            |          | \$75,428.00    |
| ID0000297                                                      | Rose Morin: Grounds update: Lighting, Hardscape, Landscape, Furniture(Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Lighting,Non-Dwelling Interior (1480)-Community Building)                | Hardscape and Landscape lawn, gardens, driveways, walkways and patio common areas; improve irrigation; install walkway and other exterior lighting and site drainage systems; purchase patio furniture for common areas; install smoking shelter. Includes admin office & residential site |          | \$5,000.00     |
| ID0000301                                                      | Rose Morin: Thermostats(Dwelling Unit-Interior (1480)-Electrical)                                                                                                                                                    | Remove and replace all thermostat units with smart thermostats                                                                                                                                                                                                                             |          | \$15,000.00    |
| ID0051                                                         | Rose Morin Kitchen Renovations (Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other) | 20+ units<br>Appliances, Cabinets, Sinks, Faucets and Other                                                                                                                                                                                                                                |          | \$7,000.00     |
| ID0077                                                         | Rose Morin - Appliances & Flooring(Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical))                                                                          | Replace 55 stoves and 10 refrigerators<br>Replace laminate flooring in kitchen and bathrooms                                                                                                                                                                                               |          | \$4,200.00     |
| ID0086                                                         | Rose Morin - Exterior Lead Abatement, Paint Buildings & Trim(Non-Dwelling Exterior (1480)-Paint and Caulking)                                                                                                        | 10 buildings, delead abatement, repaint exterior bldgs and trim                                                                                                                                                                                                                            |          | \$2,000.00     |
| ID0088                                                         | Rose Morin - Building Posts (Non-Dwelling Exterior (1480)-Roofs,Non-Dwelling Exterior (1480)-Landings and Railings)                                                                                                  | 10 buildings, repair/replace overhang posts (rotted and separated from cleets)                                                                                                                                                                                                             |          | \$1,000.00     |

Form HUD-50075.2(4/2008)

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                     |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |          |                |
|----------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 2 2025                                 |                                                                                                                                                                     |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                             | General Description of Major Work Categories                                                                                                                                                                                                                                                                                                                                                                                                                                             | Quantity | Estimated Cost |
| ID0000311                                                      | PreDevelopment: All sites Tataket, Harborview, Rose Morin(Operations (1406))                                                                                        | Market study, survey, title, applications for funding and associated fees, architectural and engineering fees, consulting fees, permit fees, inspection costs, costs of submitting funding applications (incl consultants/grant writers), housing surveys. Purpose: Build veterans, elderly/disabled and/or family housing.                                                                                                                                                              |          | \$40,000.00    |
| ID0000318                                                      | Walkable and Bikeable Communities Plan(Operations (1406))                                                                                                           | Remove, purchase and install new bike storage systems, including rack, security, registration. Improve pavement, signage, storage within units, wash stalls, install dedicated pathways around properties (Rose Morin, Harborview, Tataket, provide workshops regarding bicycle transportation. FHA has many tenants that ride bicycles and this activity would support their activities and ensure that there are safe spaces to ride within the properties and between the properties. |          | \$10,000.00    |
| ID0032                                                         | Administration(Administration (1410)-Other,Administration (1410)-Salaries)                                                                                          | Salaries - prorated                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |          | \$67,237.00    |
| ID0185                                                         | A&E: Heat Pump Conversions & Air conditioners(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Other,Non-Dwelling Interior (1480)-Electrical) | Project: Heat pump system conversion. dehumidifiers and through-the-wall air conditioners for each unit. 222 total. for Rose Morin, Tataket & Harborview properties and common community rooms.                                                                                                                                                                                                                                                                                          |          | \$1,000.00     |
| ID0188                                                         | Feasibility Study(Contract Administration (1480)-Other Fees and Costs)                                                                                              | Feasibility study regarding development of additional units; energy-saving measures for existing stock.                                                                                                                                                                                                                                                                                                                                                                                  |          | \$1,000.00     |
| ID0190                                                         | Needs Assessment(Contract Administration (1480)-Other Fees and Costs)                                                                                               | Needs assessment for condition of existing stock, and energy-saving measures                                                                                                                                                                                                                                                                                                                                                                                                             |          | \$1,000.00     |
| ID0260                                                         | Admin: Development(Management Improvement (1408)-Staff Training)                                                                                                    | Website redesign and kiosk purchase: upgrade or improve the operation or management of the public housing projects and communicate waiting list options for application; educate the community regarding the program.                                                                                                                                                                                                                                                                    |          | \$35,842.00    |



Form HUD-50075.2(4/2008)

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                                                                                |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |          |                |
|----------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 3 2026                                 |                                                                                                                                                                                                                                |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                                                                        | General Description of Major Work Categories                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     | Quantity | Estimated Cost |
|                                                                | AUTHORITY-WIDE (NAWASD)                                                                                                                                                                                                        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |          | \$152,690.00   |
| ID0000310                                                      | Harborview/Rose Morin/Tataket/Admin: Replace faucets and water lines(Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets) | Remove and install faucets, sprayers, water supply lines, shut off valves in kitchens and bathrooms; 80 units, common area bathroom and kitchens. Replace all countertops; base cabinetry as needed; Remove existing, purchase and install water infiltration systems in each unit and common areas. Mold remediation/asbestos survey and abatement as needed. Remove or go over existing, purchase and install flooring in kitchens and bathrooms (excl: Admin bldg). Install tub cuts and safety door/similar product for ADA/ease of tub use. |          | \$8,000.00     |
| ID0010                                                         | Operations(Operations (1406))                                                                                                                                                                                                  | Operations                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |          | \$66,453.00    |
| ID0122                                                         | Harborview/Tataket/Rose Morin: Shipping Container(Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other)                                                                                                               | Purchase shipping containers (22-45ft) for onsite storage of equipment and supplies                                                                                                                                                                                                                                                                                                                                                                                                                                                              |          | \$10,000.00    |
| ID0128                                                         | Harborview/Rose Morin/Tataket: Heat Register Covers(Dwelling Unit-Interior (1480)-Mechanical,Non-Dwelling Interior (1480)-Mechanical)                                                                                          | Force Account: Remove and install new heat register covers in common areas and in units.                                                                                                                                                                                                                                                                                                                                                                                                                                                         |          | \$1,000.00     |
| ID0140                                                         | Administration(Administration (1410)-Other,Administration (1410)-Salaries)                                                                                                                                                     | Salaries - prorated                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |          | \$67,237.00    |
|                                                                | JAMES L CONLEY TATAKET APARTMENTS (MA047004005)                                                                                                                                                                                |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |          | \$371,975.00   |

Form HUD-50075.2(4/2008)

Form HUD-50075.2(4/2008)

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                                                                                                                            |                                                                                                                                                      |          |                |
|----------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 3 2026                                 |                                                                                                                                                                                                                                                                            |                                                                                                                                                      |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                                                                                                                    | General Description of Major Work Categories                                                                                                         | Quantity | Estimated Cost |
| ID0161                                                         | Tataketa: Electrical Lighting Common areas(Non-Dwelling Exterior (1480)-Lighting,Non-Dwelling Interior (1480)-Other,Non-Dwelling Site Work (1480)-Lighting)                                                                                                                | Replace existing lighting in corridors, community rooms and offices, laundry rooms, parking lot with energy efficient green options; replace wiring. |          | \$1,000.00     |
| ID0177                                                         | Harborview & Tataketa- Energy Efficient Lighting Fixtures Exterior(Dwelling Unit-Exterior (1480)-Exterior Lighting,Non-Dwelling Exterior (1480)-Lighting)                                                                                                                  | Install energy efficient LED light or solar operated fixtures on exterior porch areas. 183 units, 2 fixtures per unit                                |          | \$1,000.00     |
| ID0183                                                         | Harborview: Heat Register and Heat Pump Conversion(Non-Dwelling Construction - Mechanical (1480)-Heating Equipment - System)                                                                                                                                               | Admin office - Replace heat registers and install energy efficient heat system/heat pump conversion.                                                 |          | \$1,000.00     |
| ID0198                                                         | Harborview/Tataketa: Tub Doors & Non slip surface(Dwelling Unit-Interior (1480)-Tubs and Showers)                                                                                                                                                                          | Install tub doors and non-slip mats/surfaces for mobility impaired residents; 10 units                                                               |          | \$1,000.00     |
| ID0201                                                         | Harborview/Tataketa: Elevator Replacement(Non-Dwelling Construction - Mechanical (1480)-Elevator)                                                                                                                                                                          | Elevators are 25+ years old; repairs due to age and/or replacement.                                                                                  |          | \$1,000.00     |
| ID0219                                                         | Harborview/Tataketa: Environmental Review(Contract Administration (1480)-Other)                                                                                                                                                                                            | Environmental Review                                                                                                                                 |          | \$1,000.00     |
| ID0232                                                         | A&E: Harborview, Rose Morin & Tataketa - Lighting (Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Lighting,Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Other,Non-Dwelling Exterior (1480)-Lighting) | Hire designer to scope and bid project(s) for interior and exterior/site lighting replacements at Harborview, Tataketa and Rose Morin.               |          | \$1,000.00     |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                                                                           |                                                                                                                                                                                                                                                                                                                                                                                                                                                |          |                |
|----------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 3 2026                                 |                                                                                                                                                                                                                           |                                                                                                                                                                                                                                                                                                                                                                                                                                                |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                                                                   | General Description of Major Work Categories                                                                                                                                                                                                                                                                                                                                                                                                   | Quantity | Estimated Cost |
| ID0240                                                         | Harborview: Community Grill(s)(Non-Dwelling Exterior (1480)-Other)                                                                                                                                                        | Harborview: Purchase and installation of two community grills, concrete pad and associated materials.                                                                                                                                                                                                                                                                                                                                          |          | \$1,500.00     |
| ID0241                                                         | Tataket: Community Grill(s)(Non-Dwelling Exterior (1480)-Other)                                                                                                                                                           | Tataket: Purchase and installation of two community grills, concrete pad and associated materials.                                                                                                                                                                                                                                                                                                                                             |          | \$1,500.00     |
| ID0247                                                         | Harborview: Electric Swing Gate(Non-Dwelling Construction - Mechanical (1480)-Other)                                                                                                                                      | Cost to purchase and install an electric swing gate at main entrance (Scranton Ave)                                                                                                                                                                                                                                                                                                                                                            |          | \$1,000.00     |
|                                                                | ROSE MORIN (MA047004006)                                                                                                                                                                                                  |                                                                                                                                                                                                                                                                                                                                                                                                                                                |          | \$134,455.00   |
| ID0027                                                         | Roof Replacement - Asphalt - Rose Morin(Dwelling Unit-Exterior (1480)-Roofs)                                                                                                                                              | 1 Building - approx. 40 sq. feet each.                                                                                                                                                                                                                                                                                                                                                                                                         |          | \$100.00       |
| ID0063                                                         | Rose Morin Ventilation(Dwelling Unit-Interior (1480)-Mechanical,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Mechanical,Non-Dwelling Interior (1480)-Plumbing) | Rose Morin repair/replace portions unit vents, replace filters and add insulation - 60 units (1 vent approx 6 ft/1 filter per unit)                                                                                                                                                                                                                                                                                                            |          | \$10,250.00    |
| ID0098                                                         | A&E Services - Harborview, Tataket, Rose Morin, Locks & security(Contract Administration (1480)-Other Fees and Costs,Dwelling Unit-Exterior (1480)-Exterior Doors)                                                        | Consultant Harborview, Rose Morin, Tataket Screen door replacements at Tataket, remove, purchase and install secure door and window locks; additional security cameras, tie in to existing security systems; fencing to prevent encampments at Tataket; Admin: Additional cameras, entry system for staff. For all: Current and new security systems to tie into existing monitored systems; purchase and installation of additional monitors. |          | \$10,000.00    |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                 |                                                                                                                                                                                                    |          |                |
|----------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 3 2026                                 |                                                                                                                                                 |                                                                                                                                                                                                    |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                         | General Description of Major Work Categories                                                                                                                                                       | Quantity | Estimated Cost |
| ID0105                                                         | Rose Morin: Flooring & Furniture Replacement(Non-Dwelling Interior (1480)-Common Area Flooring,Non-Dwelling Interior (1480)-Community Building) | Replace carpeting and furniture in Community Room to type that supports aging in place and COVID-19 protocols.                                                                                     |          | \$5,000.00     |
| ID0145                                                         | Rose Morin- Energy Efficient Lighting Fixtures(Dwelling Unit-Interior (1480)-Electrical)                                                        | Install energy efficient LED light/fixtures in living rooms and throughout unit. 60 units                                                                                                          |          | \$1,000.00     |
| ID0146                                                         | Rose Morin- Basement Door Replacements(Dwelling Unit-Exterior (1480)-Exterior Doors,Non-Dwelling Exterior (1480)-Roofs)                         | Replace 10 basement doors                                                                                                                                                                          |          | \$11,000.00    |
| ID0147                                                         | Rose Morin: Screening (Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Windows)                                      | Replace screening in windows and screen doors                                                                                                                                                      |          | \$1,000.00     |
| ID0151                                                         | Rose Morin - Root removal and concrete repairs(Non-Dwelling Exterior (1480)-Other)                                                              | Root removal and concrete repair for units where tree roots have lifted concrete stairs to unit entry doors. 10 units; powerwash and paint existing concrete porches to remove excessive staining. |          | \$25,000.00    |
| ID0176                                                         | Rose Morin- Energy Efficient Lighting Fixtures Exterior(Dwelling Unit-Exterior (1480)-Exterior Lighting,Non-Dwelling Exterior (1480)-Lighting)  | Install energy efficient LED light or solar operated fixtures on exterior porch areas. 60 units, 2 fixtures per unit                                                                               |          | \$1,000.00     |
| ID0199                                                         | Rose Morin: Tub Doors & Non slip surface(Dwelling Unit-Interior (1480)-Tubs and Showers)                                                        | Install tub doors and non-slip mats/surfaces for mobility impaired residents; 5 units                                                                                                              |          | \$1,000.00     |

Form HUD-50075.2(4/2008)



Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                                      |                                                                                                                                                                                                                                                                                          |          |                |
|----------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 4 2027                                 |                                                                                                                                                                                      |                                                                                                                                                                                                                                                                                          |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                              | General Description of Major Work Categories                                                                                                                                                                                                                                             | Quantity | Estimated Cost |
|                                                                | ROSE MORIN (MA047004006)                                                                                                                                                             |                                                                                                                                                                                                                                                                                          |          | \$74,250.00    |
| ID0000294                                                      | Rose Morin ADA Unit Conversions: A&E Services(Contract Administration (1480)-Other Fees and Costs)                                                                                   | A&E Services for development of scope and contractor bid admin for up to 3 units to renovate and modernize single units - ideally end units as they become available) to 1-2 bedroom units with ADA improvements, ramp installation, lighting, cabinetry, toilet, tub/shower renovation. |          | \$5,000.00     |
| ID0025                                                         | Rose Morin - Exterior Doors & Window Locks(Dwelling Unit-Exterior (1480)-Exterior Doors,Dwelling Unit-Exterior (1480)-Windows)                                                       | 60 units - repair screen doors and change lock style for kitchen windows                                                                                                                                                                                                                 |          | \$10,000.00    |
| ID0090                                                         | Rose Morin Windows & Frames(Dwelling Unit-Exterior (1480)-Windows,Non-Dwelling Exterior (1480)-Windows)                                                                              | 60+ units and common area window replacement/repair seals various sizes; install new window frames and seals; remove and replace shutters; A&E                                                                                                                                           |          | \$3,000.00     |
| ID0173                                                         | Commercial Sink & Faucets: Rose Morin(Non-Dwelling Interior (1480)-Administrative Building,Non-Dwelling Interior (1480)-Common Area Bathrooms,Non-Dwelling Interior (1480)-Plumbing) | Purchase and install wall-hung commercial sinks and sensor-activated faucets, sensor toilets, in common area restroom and community kitchen; update piping if required.                                                                                                                  |          | \$1,000.00     |
| ID0214                                                         | Rose Morin: Speed Bump Installation(Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)                                                                                       | Repairs to installed multiple speed bumps throughout property                                                                                                                                                                                                                            |          | \$250.00       |
| ID0229                                                         | Rose Morin: Security Fencing(Dwelling Unit-Site Work (1480)-Fencing)                                                                                                                 | Install security fencing throughout property                                                                                                                                                                                                                                             |          | \$1,000.00     |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                                                                                                                                                                                                                                                                     |          |                |
|----------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 4 2027                                 |                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                                                                                                                                                                                                                                                                     |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                                                                                                                                                                                                                                                                                                                   | General Description of Major Work Categories                                                                                                                                                                                                                        | Quantity | Estimated Cost |
| ID0244                                                         | Rose Morin: Asbestos Study & Mold Remediation(Housing Related Hazards (1480)-Hazard Controls-Mold,Housing Related Hazards (1480)-Hazard Controls-Asbestos)                                                                                                                                                                                                                                                                                                                | Asbestos Study to determine if vacant unit turns and/or repairs (flooring, windows, drywall, ceiling) require abatement to be performed; Mold remediation                                                                                                           |          | \$10,000.00    |
| ID0277                                                         | Rose Morin ADA Unit Conversions(Dwelling Unit-Development (1480)-New Construction,Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Call-for-Aid Systems,Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Tubs and Showers) | 3 units: Renovate and modernize single units - ideally end units as they become available) to 1-2 bedroom units with ADA improvements, ramp installation, lighting, wall guards, cabinetry, toilet, tub/shower renovation. This site has 60 units and none are ADA. |          | \$43,000.00    |
| ID0290                                                         | Federal Pacific Panel & Outlets Replacement - Rose Morin(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Site Work (1480)-Electric Distribution,Non-Dwelling Construction - Mechanical (1480)-Electric Distribution)                                                                                                                                                                                                                                               | 10 Buildings and outlet upgrade/replacement; A&E                                                                                                                                                                                                                    |          | \$1,000.00     |
|                                                                | JAMES L CONLEY TATAKET APARTMENTS (MA047004005)                                                                                                                                                                                                                                                                                                                                                                                                                           |                                                                                                                                                                                                                                                                     |          | \$227,816.00   |
| ID0024                                                         | Harborview: Kitchen Renovations (Dwelling Unit-Interior (1480)-Appliances,Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Other)                                                                                                                                                                                                                                                     | 42+ Units<br>Appliances, Cabinets, Sinks, Faucets and Others                                                                                                                                                                                                        |          | \$35,000.00    |
| ID0053                                                         | Harborview Storm Doors(Non-Dwelling Exterior (1480)-Doors)                                                                                                                                                                                                                                                                                                                                                                                                                | 80 storm door units & installation                                                                                                                                                                                                                                  |          | \$1,000.00     |
| ID0054                                                         | Harborview Generator(Non-Dwelling Construction - Mechanical (1480)-Generator)                                                                                                                                                                                                                                                                                                                                                                                             | Generator repairs (not annual service plan)                                                                                                                                                                                                                         |          | \$1,000.00     |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                                                                             |                                                                                                                                                                                            |          |                |
|----------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 4 2027                                 |                                                                                                                                                                                                                             |                                                                                                                                                                                            |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                                                                     | General Description of Major Work Categories                                                                                                                                               | Quantity | Estimated Cost |
| ID0056                                                         | Roof Replacement - Asphalt - Tataket(Dwelling Unit-Exterior (1480)-Roofs)                                                                                                                                                   | 3 Buildings, approx. 200 sq. feet                                                                                                                                                          |          | \$54,000.00    |
| ID0062                                                         | Harborview Grading(Non-Dwelling Site Work (1480)-Landscape,Non-Dwelling Site Work (1480)-Storm Drainage)                                                                                                                    | Harborview regrade settled surfaces (1,058 ft) to address and reduce erosion and repair/replace drainage and sinking areas on driveway and around building.                                |          | \$20,862.19    |
| ID0080                                                         | Mailstation: Tataket(Non-Dwelling Exterior (1480)-Mail Facilities)                                                                                                                                                          | Purchase and install package delivery kiosk; expand mail room through construction                                                                                                         |          | \$24,000.00    |
| ID0102                                                         | Harborview Admin: Maintenance Security(Management Improvement (1408)-Security Improvements (not police or guard-non-physical),Management Improvement (1408)-System Improvements)                                            | Install cages and inventory control system for tools, machinery and other equipment/supplies.                                                                                              |          | \$5,000.00     |
| ID0103                                                         | Harborview & Tataket: Flooring & Furniture Replacement(Non-Dwelling Interior (1480)-Common Area Flooring,Non-Dwelling Interior (1480)-Community Building)                                                                   | Replace carpeting and furniture in Community Room to type that supports aging in place and COVID-19 protocols. Admin Office: Chairs, desks and filing cabinets for public housing program. |          | \$5,000.00     |
| ID0107                                                         | Harborview Admin: Plumbing(Non-Dwelling Interior (1480)-Administrative Building,Non-Dwelling Interior (1480)-Common Area Bathrooms,Non-Dwelling Interior (1480)-Common Area Flooring,Non-Dwelling Interior (1480)-Plumbing) | Bathroom conversions to install ADA toilets, grab bars, sensor-activated sinks and doors.                                                                                                  |          | \$10,000.00    |
| ID0172                                                         | Commercial Sink & Faucets: Tataket(Non-Dwelling Interior (1480)-Administrative Building,Non-Dwelling Interior (1480)-Common Area Bathrooms,Non-Dwelling Interior (1480)-Plumbing)                                           | Purchase and install wall-hung commercial sinks and sensor-activated faucets, sensor toilets, in common area restrooms, kitchens; update piping if required.                               |          | \$1,000.00     |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                                                                             |                                                                                                                                                                                                    |          |                |
|----------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 4 2027                                 |                                                                                                                                                                                                                             |                                                                                                                                                                                                    |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                                                                     | General Description of Major Work Categories                                                                                                                                                       | Quantity | Estimated Cost |
| ID0230                                                         | Harborview: Security Fencing(Dwelling Unit-Site Work (1480)-Fencing)                                                                                                                                                        | Install security fencing throughout property                                                                                                                                                       |          | \$1,000.00     |
| ID0231                                                         | Tataket: Security Fencing(Dwelling Unit-Site Work (1480)-Fencing)                                                                                                                                                           | Install security fencing throughout property                                                                                                                                                       |          | \$1,000.00     |
| ID0238                                                         | Harborview: Deodorizer System(Non-Dwelling Interior (1480)-Other)                                                                                                                                                           | Deodorizer system for trash rooms on 1st-4th floors                                                                                                                                                |          | \$1,500.00     |
| ID0242                                                         | Harborview: Asbestos Study & Mold Remediation(Housing Related Hazards (1480)-Hazard Controls-Mold,Housing Related Hazards (1480)-Hazard Controls-Asbestos)                                                                  | Asbestos Study to determine if vacant unit turns and/or repairs (flooring, windows, drywall, ceiling) require abatement to be performed; Mold remediation                                          |          | \$10,000.00    |
| ID0243                                                         | Tataket: Asbestos Study & Mold Remediation(Housing Related Hazards (1480)-Hazard Controls-Asbestos,Housing Related Hazards (1480)-Hazard Controls-Mold)                                                                     | Asbestos Study to determine if vacant unit turns and/or repairs (flooring, windows, drywall, ceiling) require abatement to be performed; Mold remediation                                          |          | \$10,000.00    |
| ID0248                                                         | Harborview/Tataket: Vehicle(Operations (1406))                                                                                                                                                                              | Purchase additional work vehicle for maintenance department; vehicle is used for federal portfolio which represents 74% of the FHA's state & federal portfolio. Estimated cost of vehicle is \$60k |          | \$32,453.81    |
| ID0251                                                         | Harborview Admin: Plumbing(Non-Dwelling Interior (1480)-Administrative Building,Non-Dwelling Interior (1480)-Common Area Bathrooms,Non-Dwelling Interior (1480)-Common Area Flooring,Non-Dwelling Interior (1480)-Plumbing) | Bathroom conversions to install ADA toilets, grab bars, sensor-activated sinks and doors.                                                                                                          |          | \$10,000.00    |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                                                                                                                                                                                                |                                                                                                                                                                                                                                                                                                                                                            |          |                |
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| Work Statement for Year 4 2027                                 |                                                                                                                                                                                                                                                                                                                                                |                                                                                                                                                                                                                                                                                                                                                            |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                                                                                                                                                                                        | General Description of Major Work Categories                                                                                                                                                                                                                                                                                                               | Quantity | Estimated Cost |
| ID0255                                                         | Harborview Community Rooms(Non-Dwelling Interior (1480)-Appliances,Non-Dwelling Interior (1480)-Common Area Bathrooms,Non-Dwelling Interior (1480)-Common Area Kitchens,Non-Dwelling Interior (1480)-Community Building,Non-Dwelling Interior (1480)-Electrical,Non-Dwelling Interior (1480)-Mechanical,Non-Dwelling Interior (1480)-Plumbing) | Replace flooring and cove base, asbestos remediation, painting, replacement of appliances, redesign/expansion of space; new electrical to code, remodel common bathroom, replace plumbing, replace and install ceiling tile system;                                                                                                                        |          | \$5,000.00     |
|                                                                | AUTHORITY-WIDE (NAWASD)                                                                                                                                                                                                                                                                                                                        |                                                                                                                                                                                                                                                                                                                                                            |          | \$213,690.00   |
| ID0082                                                         | Harborview, Tataket, Rose Morin: Security-Cameras, doors, locks, fencing(Non-Dwelling Interior (1480)-Administrative Building,Non-Dwelling Interior (1480)-Doors,Non-Dwelling Interior (1480)-Other,Non-Dwelling Interior (1480)-Security)                                                                                                     | Harborview/Tataket/Admin: Common area vestibule door replacements; install new security entry/unit lock system for doors and windows in common areas and tenant units plus admin bldg; additional cameras and installation of security fencing<br>Rose Morin: 60 units - repair screen doors and change lock style for kitchen windows; additional cameras |          | \$70,000.00    |
| ID0202                                                         | Harborview/Rose Morin/Tataket: Grab Bars(Dwelling Unit-Interior (1480)-Other)                                                                                                                                                                                                                                                                  | Install grab bars/additional grab bars in all units. 222 units.                                                                                                                                                                                                                                                                                            |          | \$10,000.00    |
| ID0252                                                         | Administration(Administration (1410)-Other,Administration (1410)-Salaries)                                                                                                                                                                                                                                                                     | Salaries - prorated                                                                                                                                                                                                                                                                                                                                        |          | \$67,237.00    |
| ID0256                                                         | Operations(Operations (1406))                                                                                                                                                                                                                                                                                                                  | Operations                                                                                                                                                                                                                                                                                                                                                 |          | \$66,453.00    |
|                                                                | Subtotal of Estimated Cost                                                                                                                                                                                                                                                                                                                     |                                                                                                                                                                                                                                                                                                                                                            |          | \$515,756.00   |

## Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                                                                                       |                                                                                                                                                                                               |          |                |
|----------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 5 2028                                 |                                                                                                                                                                                                                                       |                                                                                                                                                                                               |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                                                                               | General Description of Major Work Categories                                                                                                                                                  | Quantity | Estimated Cost |
|                                                                | JAMES L CONLEY TATAKET APARTMENTS (MA047004005)                                                                                                                                                                                       |                                                                                                                                                                                               |          | \$218,000.00   |
| ID0000292                                                      | Temporary and Permanent Ramp Installations: Harborview/Tataket(Dwelling Unit-Exterior (1480)-Landings and Railings,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc)                                                      | Install temporary (180 days per Town of Falmouth) and permanent ADA ramps at 8 units at Harborview and Tataket                                                                                |          | \$12,000.00    |
| ID0000305                                                      | Tataket: Smoke Shelters(Operations (1406))                                                                                                                                                                                            | Purchase and install outdoor freestanding ADA-compliant smoking shelter, concrete pad, asphalt/concrete ADA-accessible walkway, lighting, seating, trash cans, infrared heater, and ash urns. |          | \$23,000.00    |
| ID0073                                                         | Harborview/Tataket: Brick Repairs(Non-Dwelling Exterior (1480)-Balconies and Railings,Non-Dwelling Exterior (1480)-Landings and Railings,Non-Dwelling Exterior (1480)-Other,Non-Dwelling Exterior (1480)-Stairwells and Fire Escapes) | Building-wide (Tataket and Harborview), exterior brick repair includes reseal and/or replacement of bricks; repair/replace brick steps at Tataket                                             |          | \$35,000.00    |
| ID0074                                                         | Harborview/Tataket: Irrigation System(Non-Dwelling Site Work (1480)-Landscape)                                                                                                                                                        | Harborview and Tataket: Install new and/or repair existing irrigation system building-wide                                                                                                    |          | \$25,000.00    |
| ID0203                                                         | Harborview/Tataket: Replace Entry/Exit Auto Doors(Non-Dwelling Exterior (1480)-Doors)                                                                                                                                                 | Remove and replace common area entry/exit automatic doors and hardware.                                                                                                                       |          | \$50,000.00    |
| ID0269                                                         | Harborview: Smoke Shelters(Operations (1406))                                                                                                                                                                                         | Purchase and install outdoor freestanding ADA-compliant smoking shelter, concrete pad, asphalt/concrete ADA-accessible walkway, lighting, seating, trash cans, infrared heater, and ash urns. |          | \$23,000.00    |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                                                                                          |                                                                                                                                                                                               |          |                |
|----------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 5 2028                                 |                                                                                                                                                                                                                                          |                                                                                                                                                                                               |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                                                                                  | General Description of Major Work Categories                                                                                                                                                  | Quantity | Estimated Cost |
| ID0273                                                         | Harborview & Tataket: Landscape Improvements(Non-Dwelling Site Work (1480)-Landscape)                                                                                                                                                    | Grade and reseed; remove and install shrubs/trees at Harborview Apts & Office, and Tataket Apts.                                                                                              |          | \$25,000.00    |
| ID0279                                                         | Harborview Community Room: A& E Services for Renovation(Non-Dwelling Construction-New Construction (1480)-Community Building,Non-Dwelling Construction-New Construction (1480)-Shop,Contract Administration (1480)-Other Fees and Costs) | Renovate community kitchens at Apt bldg to expand space to increase administrative and kitchen areas.                                                                                         |          | \$15,000.00    |
| ID0283                                                         | Harborview & Tataket: Radon Testing and Remediation(Housing Related Hazards (1480)-Evaluation/Risk Assessment-Radon)                                                                                                                     | Radon testing (222 units) & common areas; and remediation, if required. Includes Admin Bldg.                                                                                                  |          | \$10,000.00    |
|                                                                | ROSE MORIN (MA047004006)                                                                                                                                                                                                                 |                                                                                                                                                                                               |          | \$73,680.00    |
| ID0000293                                                      | Temporary and Permanent Ramp Installations: Rose Morin(Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc,Dwelling Unit-Exterior (1480)-Landings and Railings)                                                                 | Install temporary (180 days per Town of Falmouth) or permanent ADA ramps at Rose Morin apartments (2) and community room entryways                                                            |          | \$7,680.00     |
| ID0101                                                         | Rose Morin Generator(Non-Dwelling Construction - Mechanical (1480)-Generator)                                                                                                                                                            | Install generator, Generator                                                                                                                                                                  |          | \$15,000.00    |
| ID0270                                                         | Rose Morin: Smoke Shelters(Operations (1406))                                                                                                                                                                                            | Purchase and install outdoor freestanding ADA-compliant smoking shelter, concrete pad, asphalt/concrete ADA-accessible walkway, lighting, seating, trash cans, infrared heater, and ash urns. |          | \$15,000.00    |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                                                                             |                                                                                                    |          |                |
|----------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 5 2028                                 |                                                                                                                                                                                                                             |                                                                                                    |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                                                                     | General Description of Major Work Categories                                                       | Quantity | Estimated Cost |
| ID0274                                                         | Rose Morin: Landscape Improvements(Non-Dwelling Site Work (1480)-Landscape)                                                                                                                                                 | Grade and reseed; remove and install shrubs/trees at entrance and open areas between 10 buildings. |          | \$25,000.00    |
| ID0284                                                         | Rose Morin: Radon Testing and Remediation(Housing Related Hazards (1480)-Evaluation/Risk Assessment-Radon)                                                                                                                  | Radon testing (222 units) & common areas; and remediation, if required. Includes Admin Bldg.       |          | \$10,000.00    |
| ID0291                                                         | Federal Pacific Panel & Outlets Replacement - Rose Morin(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Site Work (1480)-Electric Distribution,Non-Dwelling Construction - Mechanical (1480)-Electric Distribution) | 10 Buildings and outlet upgrade/replacement                                                        |          | \$1,000.00     |
|                                                                | AUTHORITY-WIDE (NAWASD)                                                                                                                                                                                                     |                                                                                                    |          | \$380,690.00   |
| ID0059                                                         | Operations(Operations (1406))                                                                                                                                                                                               | Operations                                                                                         |          | \$66,453.00    |
| ID0187                                                         | Admin: Staff training/development/systems improvements(Management Improvement (1408)-Staff Training)                                                                                                                        | Staff training and development on HUD-related systems; software/systems improvements.              |          | \$12,000.00    |
| ID0266                                                         | Harborview/Tataket/Rose Morin: Utility Enclosed Trailer(Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other)                                                                                                      | (Description)                                                                                      |          | \$15,000.00    |



Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part II: Supporting Pages - Physical Needs Work Statements (s) |                                                                                                                                                                                 |                                                                                                                                                                                                                                                                                                                                                                                        |          |                |
|----------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|----------------|
| Work Statement for Year 5 2028                                 |                                                                                                                                                                                 |                                                                                                                                                                                                                                                                                                                                                                                        |          |                |
| Identifier                                                     | Development Number/Name                                                                                                                                                         | General Description of Major Work Categories                                                                                                                                                                                                                                                                                                                                           | Quantity | Estimated Cost |
| ID0267                                                         | Harborview Admin Office: Extend Garage space(Non-Dwelling Construction-New Construction (1480)-Shop)                                                                            | Renovate existing maintenance garage to expand size. Survey, permit fees, inspection costs, abatement and remediation, construction, demolition, grading, sanitary sewers and storm sewers, water and gas distribution systems, and electrical distribution system, plumbing, heating, ventilation; legal services; due diligence; office furniture and equipment (computers, phones). |          | \$40,000.00    |
| ID0268                                                         | Harborview Admin Office: Extend Admin Office(Non-Dwelling Construction-New Construction (1480)-Administrative Building,Non-Dwelling Construction-New Construction (1480)-Other) | Renovate existing administrative office to add more office space and kitchen.                                                                                                                                                                                                                                                                                                          |          | \$100,000.00   |
| ID0276                                                         | Harborview Community Room: Renovation(Non-Dwelling Construction-New Construction (1480)-Community Building)                                                                     | Renovate community kitchens to expand space to increase administrative and kitchen areas.                                                                                                                                                                                                                                                                                              |          | \$60,000.00    |
| ID0280                                                         | Harborview Admin Office: A&E Services - Garage Extension(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction-New Construction (1480)-Shop)            | A&E services to prepare scope and administrate construction bid for renovation of existing garage to expand size and capacity.                                                                                                                                                                                                                                                         |          | \$20,000.00    |
| ID0285                                                         | Administration(Administration (1410)-Other,Administration (1410)-Salaries)                                                                                                      | Salaries - prorated                                                                                                                                                                                                                                                                                                                                                                    |          | \$67,237.00    |
|                                                                | Subtotal of Estimated Cost                                                                                                                                                      |                                                                                                                                                                                                                                                                                                                                                                                        |          | \$672,370.00   |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| <b>Part III: Supporting Pages - Management Needs Work Statements (s)</b>                                                                                |                       |
|---------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------|
| <b>Work Statement for Year</b> 1                                                                                                                        | 2024                  |
| <b>Development Number/Name</b><br><b>General Description of Major Work Categories</b>                                                                   | <b>Estimated Cost</b> |
| Housing Authority Wide                                                                                                                                  |                       |
| Harborview/Tataket/Rose Morin Non-Passenger Vehicle(Operations (1406))                                                                                  | \$5,000.00            |
| Harborview/Rose Morin/Tataket: Window/Building Wash(Dwelling Unit-Exterior (1480)-Windows,Dwelling Unit-Exterior (1480)-Balconies-Porches-Railings-etc) | \$10,000.00           |
| Community Room Harborview/Tataket/Rose Morin Galvanized Doors(Non-Dwelling Exterior (1480)-Doors)                                                       | \$5,000.00            |
| Operations(Operations (1406))                                                                                                                           | \$100,453.00          |
| Harborview/Tataket/Rose Morin Plumbing & Walkways(Dwelling Unit-Interior (1480)-Plumbing,Non-Dwelling Interior (1480)-Plumbing)                         | \$5,800.00            |
| Harborview/Tataket/Rose Morin: Bob Cat Ride Mower(Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other)                                        | \$1,000.00            |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part III: Supporting Pages - Management Needs Work Statements (s)                                                          |                |
|----------------------------------------------------------------------------------------------------------------------------|----------------|
| Work Statement for Year 1 2024                                                                                             |                |
| Development Number/Name<br>General Description of Major Work Categories                                                    | Estimated Cost |
| Administration - Blue Print Scan(Non-Dwelling Interior (1480)-Other)                                                       | \$1,500.00     |
| Harborview Admin - Phone System Install(Management Improvement (1408)-System Improvements)                                 | \$7,026.00     |
| Needs Assessment(Contract Administration (1480)-Other Fees and Costs)                                                      | \$1,000.00     |
| Needs Assessment(Contract Administration (1480)-Other Fees and Costs)                                                      | \$1,000.00     |
| Needs Assessment(Contract Administration (1480)-Other Fees and Costs)                                                      | \$1,000.00     |
| Harborview/Rose Morin/Tataket: Purchase Snowplows, Spreader(Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other) | \$10,000.00    |
| Harborview/Tataket/Rose Morin: Bob Cat (Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other)                     | \$19,000.00    |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part III: Supporting Pages - Management Needs Work Statements (s)                                                                                                                               |                |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------|
| Work Statement for Year 1 2024                                                                                                                                                                  |                |
| Development Number/Name<br>General Description of Major Work Categories                                                                                                                         | Estimated Cost |
| Harborview/Tataket/Rose Morin: Golf Cart(Operations (1406))                                                                                                                                     | \$12,000.00    |
| Harborview/Tataket/Rose Morin: Dump Truck(Operations (1406))                                                                                                                                    | \$3,000.00     |
| Harborview/Tataket/Rose Morin: Van(Operations (1406))                                                                                                                                           | \$1,000.00     |
| Harborview/Tataket/Rose Morin: Electric Charging Station Install & A&E(Non-Dwelling Construction - Mechanical (1480)-Electric Distribution,Contract Administration (1480)-Other Fees and Costs) | \$35,000.00    |
| Federal Units ADA Unit Conversions/Study: A&E Services(Contract Administration (1480)-Other Fees and Costs)                                                                                     | \$5,000.00     |
| Administration(Administration (1410)-Other,Administration (1410)-Salaries)                                                                                                                      | \$64,579.00    |
| Operations(Operations (1406))                                                                                                                                                                   | \$17,580.91    |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part III: Supporting Pages - Management Needs Work Statements (s)                                                                                                                                                                                                                                                                                                                                                                                                        |                |
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| Work Statement for Year 1 2024                                                                                                                                                                                                                                                                                                                                                                                                                                           |                |
| Development Number/Name<br>General Description of Major Work Categories                                                                                                                                                                                                                                                                                                                                                                                                  | Estimated Cost |
| Admin: Tablet phone & Computers(Management Improvement (1408)-System Improvements)                                                                                                                                                                                                                                                                                                                                                                                       | \$1,000.00     |
| Harborview/Tataket/Rose Morin: Solar Panels/Parking Structure(Non-Dwelling Construction - Mechanical (1480)-Other)                                                                                                                                                                                                                                                                                                                                                       | \$75,000.00    |
| Harborview/Tataket/Rose Morin A&E Faucets, lines, valves, flooring, asbestos, mold, cabinets(Dwelling Unit-Interior (1480)-Bathroom Flooring (non cyclical),Dwelling Unit-Interior (1480)-Flooring (non routine),Dwelling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets,Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Tubs and Showers) | \$2,000.00     |
| Management Improvements: TrainingSystem Improvements(Management Improvement (1408)-Equal Opportunity,Management Improvement (1408)-Staff Training,Management Improvement (1408)-System Improvements,Management Improvement (1408)-Empowerment Activities)                                                                                                                                                                                                                | \$2,594.34     |
| Subtotal of Estimated Cost                                                                                                                                                                                                                                                                                                                                                                                                                                               | \$386,533.25   |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| <b>Part III: Supporting Pages - Management Needs Work Statements (s)</b>                                                                                            |                       |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------|
| <b>Work Statement for Year</b> 2                                                                                                                                    | 2025                  |
| <b>Development Number/Name</b><br><b>General Description of Major Work Categories</b>                                                                               | <b>Estimated Cost</b> |
| Housing Authority Wide                                                                                                                                              |                       |
| Tataketa: Heat Pump Conversion & Air Conditioners(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Mechanical)                                | \$1,000.00            |
| PreDevelopment: All sites Tataketa, Harborview, Rose Morin(Operations (1406))                                                                                       | \$40,000.00           |
| Walkable and Bikeable Communities Plan(Operations (1406))                                                                                                           | \$10,000.00           |
| Administration(Administration (1410)-Other,Administration (1410)-Salaries)                                                                                          | \$67,237.00           |
| A&E: Heat Pump Conversions & Air conditioners(Dwelling Unit-Interior (1480)-Electrical,Dwelling Unit-Interior (1480)-Other,Non-Dwelling Interior (1480)-Electrical) | \$1,000.00            |
| Feasibility Study(Contract Administration (1480)-Other Fees and Costs)                                                                                              | \$1,000.00            |

Form HUD-50075.2(4/2008)

# Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part III: Supporting Pages - Management Needs Work Statements (s)                                                                                                                                                              |                |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------|
| Work Statement for Year                                                                                                                                                                                                        | 3 2026         |
| Development Number/Name<br>General Description of Major Work Categories                                                                                                                                                        | Estimated Cost |
| Housing Authority Wide                                                                                                                                                                                                         |                |
| Harborview/Rose Morin/Tataket/Admin: Replace faucets and water lines(Dwelling Unit-Interior (1480)-Plumbing,Dwelling Unit-Interior (1480)-Bathroom Counters and Sinks,Dwelling Unit-Interior (1480)-Kitchen Sinks and Faucets) | \$8,000.00     |
| Operations(Operations (1406))                                                                                                                                                                                                  | \$66,453.00    |
| Harborview/Tataket/Rose Morin: Shipping Container(Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other)                                                                                                               | \$10,000.00    |
| Harborview/Rose Morin/Tataket: Heat Register Covers(Dwelling Unit-Interior (1480)-Mechanical,Non-Dwelling Interior (1480)-Mechanical)                                                                                          | \$1,000.00     |
| Administration(Administration (1410)-Other,Administration (1410)-Salaries)                                                                                                                                                     | \$67,237.00    |
| Subtotal of Estimated Cost                                                                                                                                                                                                     | \$152,690.00   |



Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part III: Supporting Pages - Management Needs Work Statements (s)                                                                                                                                                                          |                |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------|
| Work Statement for Year 4 2027                                                                                                                                                                                                             |                |
| Development Number/Name<br>General Description of Major Work Categories                                                                                                                                                                    | Estimated Cost |
| Housing Authority Wide                                                                                                                                                                                                                     |                |
| Harborview, Tataket, Rose Morin: Security-Cameras, doors, locks, fencing(Non-Dwelling Interior (1480)-Administrative Building,Non-Dwelling Interior (1480)-Doors,Non-Dwelling Interior (1480)-Other,Non-Dwelling Interior (1480)-Security) | \$70,000.00    |
| Harborview/Rose Morin/Tataket: Grab Bars(Dwelling Unit-Interior (1480)-Other)                                                                                                                                                              | \$10,000.00    |
| Administration(Administration (1410)-Other,Administration (1410)-Salaries)                                                                                                                                                                 | \$67,237.00    |
| Operations(Operations (1406))                                                                                                                                                                                                              | \$66,453.00    |
| Subtotal of Estimated Cost                                                                                                                                                                                                                 | \$213,690.00   |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| <b>Part III: Supporting Pages - Management Needs Work Statements (s)</b>                                                                                                        |                       |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------|
| <b>Work Statement for Year</b> 5                                                                                                                                                | 2028                  |
| <b>Development Number/Name</b><br><b>General Description of Major Work Categories</b>                                                                                           | <b>Estimated Cost</b> |
| Housing Authority Wide                                                                                                                                                          |                       |
| Operations(Operations (1406))                                                                                                                                                   | \$66,453.00           |
| Admin: Staff training/development/systems improvements(Management Improvement (1408)-Staff Training)                                                                            | \$12,000.00           |
| Harborview/Tataket/Rose Morin: Utility Enclosed Trailer(Non-Dwelling Equipment-Expendable/Non-Expendable (1480)-Other)                                                          | \$15,000.00           |
| Harborview Admin Office: Extend Garage space(Non-Dwelling Construction-New Construction (1480)-Shop)                                                                            | \$40,000.00           |
| Harborview Admin Office: Extend Admin Office(Non-Dwelling Construction-New Construction (1480)-Administrative Building,Non-Dwelling Construction-New Construction (1480)-Other) | \$100,000.00          |
| Harborview Community Room: Renovation(Non-Dwelling Construction-New Construction (1480)-Community Building)                                                                     | \$60,000.00           |

Capital Fund Program - Five-Year Action Plan

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing  
2577-0274  
02/28/2022

| Part III: Supporting Pages - Management Needs Work Statements (s)                                                                                                    |                |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------|
| Work Statement for Year 5 2028                                                                                                                                       |                |
| Development Number/Name<br>General Description of Major Work Categories                                                                                              | Estimated Cost |
| Harborview Admin Office: A&E Services - Garage Extension(Contract Administration (1480)-Other Fees and Costs,Non-Dwelling Construction-New Construction (1480)-Shop) | \$20,000.00    |
| Administration(Administration (1410)-Other,Administration (1410)-Salaries)                                                                                           | \$67,237.00    |
| Subtotal of Estimated Cost                                                                                                                                           | \$380,690.00   |