GOVERNMENT OF PUERTO RICO

Public Housing Administration

PUERTO RICO PUBLIC HOUSING ADMINISTRATION

SUMMARY 2020- 2023

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five-Year Action Plan
Part I : Summary

HA Name: Puerto Rico Public Housing Authority		Locality: (City/County & State) Puerto Rico			■ Original ☐ Revision No: 1
A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Statement for Year 2 FFY : 2020	Work Statement for Year 3 FFY : 2021	Work Statement for Year 4 FFY : 2022	Work Statement for Year 5 FFY : 2023
	See Annual Statement				
B. Physical Improvements Subtotal		127,721,473.65	127,597,078.95	122,700,198.94	127,022,086.19
C. Management Improvements		1,000,000.00	1,000,000.00	1,000,000.00	1,000,000.00
D. HA-Wide Non-dwelling Structures and Equipment		303,580.00	303,580.00	303,580.00	303,580.00
E. Administration		15,051,560.10	15,051,560.10	15,051,560.10	15,051,560.10
F. Other (1411,1415,1430,1440,1502 & 1495)		5,438,987.25	5,563,381.95	10,460,261.97	6,138,374.71
G. Operations		1,000,000.00	1,000,000.00	1,000,000.00	1,000,000.00
H. Demolition		-	-	-	
I. Replacement Reserve					
J. Mod Used for Development					
K. Total CFP Funds		**150,515,601.00**	**150,515,601.00**	**150,515,601.01**	**150,515,601.00**
L. Total Non-CFP Funds					
M. Grand Total		150,515,601.00	150,515,601.00	150,515,601.01	150,515,601.00

Puerto Rico Public Housing Agency Annual Submission 2020

1406	1406	Operations		1,000,000.00
1408	1408	Management Improvement		1,000,000.00
1410	1410	Management Fee		15,051,560.10
1411	1411	Audit		151,760.00
1475	1475	Nondwelling Equipment		303,580.00
9001	9001	Debt Service		46,646,320.00
1502	1502	Contingency		1,439,836.65
		Sub-Total Central Office		65,593,076.75

DESIGN

RQ	Design	Project Name	Units	Amount
5054	RQ0050080020P	Monte Isleno	155	1,480,000.00
3046	RQ0050020015	Agustin Ruiz Miranda	80	640,000.00

DEMOLITION

RQ	AMP	Project Name	Units	Amount
		Sub-Total Design		2,120,000.00

CONSTRUCTION

RQ	AMP	Project Name	Units	Amount
5034	RQ0050010032	Altures de Cupey Ph 2	154	21,200,019.93
7008	RQ0050100068	Luis Llorens Torres (Demo Existing Commercial Lots / New Construction Business Incubator Lots / Community Electronic Center / Playground)		2,500,000.00
5056	RQ0050030026P	Los Alamos (New Development - 192 Units for Mixed Finance Project)-Phase 2	40	5,200,000.00
5068	RQ0050100038P	Las Amapolas Phase 2 (172 Elderly Units for Mixed Finance Project)	98	10,240,000.00
5103	RQ0050050011	Torres de la Sabana (132 Multifamily Units for Mixed Finance Project)	45	5,924,000.00
5106	RQ0050050029	Las Cedros (88 Elderly Units for Mixed Finance Project)	49	9,506,000.00

VCA Agreement

	Construction	Various Projects - This amount is included in the Five (5) Year Plan to cover VCA, Section 504, Fair Housing and ADA related agency wide activities, as required in the VCA Agreement. The tasks covered by this amount include, but is not limited to, reasonable accommodation requests, reasonable modification requests, VCA improvements not covered by OFFP or any other product/service needed to guarantee the rights of persons with disabilities.	2560	3,600,000.00

Capital Improvements / Extraordinary Maintenance

		Various Projects		21,620,504.32
		Sub-Total Construction		82,862,524.25
		Total For 2020		150,515,601.00

Puerto Rico Public Housing Agency Annual Submission 2021

1406	1406	Operations		1,000,000.00
1408	1408	Management Improvement		1,000,000.00
1410	1410	Management Fee		15,051,560.10
1411	1411	Audit		151,760.00
1475	1475	Nondwelling Equipment		303,580.00
9001	9001	Debt Service		46,646,326.76
1502	1502	Contingency		1,439,836.65
		Sub-Total Central Office		65,595,015.21

DESIGN

RQ	Design	Project Name	Units	Amount
5156	RQ0050010049	Los Peña (20 Multifamily Units for Mixed Finance Project)	20	160,000.00
1008	RQ0050090015	Pedro J. Rosaly	238	1,904,000.00

DEMOLITION

RQ	AMP	Project Name	Units	Amount
		Sub-Total Design		2,064,000.00

CONSTRUCTION

RQ	AMP	Project Name	Units	Amount
Pending	Pending	Ponce de Leon # 55 (285 Elderly Units for Mixed Finance Project)	182	21,060,000.00
5068	RQ0050100038P	Las Amapolas Phase 2 (172 Elderly Units for Mixed Finance Project)	98	2,500,000.00
5027	RQ0050060035P	Jardines de Montellano - Building A	120	15,120,000.00
5202	RQ0050060032P	El Taino	95	12,120,000.00
5166	RQ0050030012P	Los Laurelivo	100	12,792,170.74

VCA Agreement

	Construction	Various Projects - This amount is included in the Five (5) Year Plan to cover VCA, Section 504, Fair Housing and ADA related agency wide activities, as required in the VCA Agreement. The tasks covered by this amount include, but is not limited to, reasonable accommodation requests, reasonable modification requests, VCA improvements not covered by OFFP or any other product/service needed to guarantee the rights of persons with disabilities.	2560	3,600,000.00

Capital Improvements / Extraordinary Maintenance

		Various Projects		15,564,408.75
		Sub-Total Construction		82,856,585.49
		Total For 2021		150,515,601.00

Puerto Rico Public Housing Agency Annual Submission 2022

1406	1406	Operations		1,000,000.00
1408	1408	Management Improvement		1,000,000.00
1410	1410	Management Fee		15,051,560.10
1411	1411	Audit		151,760.00
1475	1475	Nondwelling Equipment		303,580.00
9001	9001	Debt Service		46,649,340.00
1502	1502	Contingency		1,439,836.65
		Sub-Total Central Office		65,595,096.75

DESIGN

RQ	AMP	Project Name	Units	Amount
3028	RQ0050070010	Dr. Victor Santos	144	1,152,000.00
3050	RQ0050080024	Tomás Sorolla	74	592,000.00
3086	RQ0050010004	José Agustín Aponte - DEMO	300	600,000.00
3044	RQ0050080005	Pedro J. Nazario - DEMO	120	240,000.00
5045	RQ0050080020	Brisas del Mar - DEMO	92	184,000.00
5033	RQ0050010031	El Trebol Total Demolition	152	304,000.00
5033	RQ0050010031	El Trebol (20 Multifamily Units for Mixed Finance Project)	20	160,000.00

DEMOLITION

RQ	AMP	Project Name	Units	Amount
3086	RQ0050010004	Jose Agustin Aponte	300	1,800,000.00
5045	RQ0050080020	Brisas del Mar - DEMO	92	920,000.00
5033	RQ0050010031	El Trebol Total Demolition	152	1,120,000.00
		Sub-Total Design		7,032,000.00

CONSTRUCTION

RQ	AMP	Project Name	Units	Amount
3100	RQ0050010005P	Agustin Stahl Ph 3	132	16,305,674.50
5156	RQ0050100049	Los Peña (20 Multifamily Units for Mixed Finance Project)	20	2,600,000.00
5061	RQ0050050007P	El Flamboyán	138	17,157,918.02
5149	RQ0050010008P	Cuesta Vieja	200	25,157,918.02

VCA Agreement

	Construction	Various Projects - This amount is included in the Five (5) Year Plan to cover VCA, Section 504, Fair Housing and ADA related agency wide activities, as required in the VCA Agreement. The tasks covered by this amount include, but is not limited to, reasonable accommodation requests, reasonable modification requests, VCA improvements not covered by OFFP or any other product/service needed to guarantee the rights of persons with disabilities.	2560	3,600,000.00

Capital Improvements / Extraordinary Maintenance

		Various Projects		13,065,993.72
		Sub-Total Construction		77,887,804.23
		Total For 2022		150,515,601.00

Puerto Rico Public Housing Agency Annual Submission 2023

1406	1406	Operations		1,000,000.00
1408	1408	Management Improvement		1,000,000.00
1410	1410	Management Fee		15,051,560.10
1411	1411	Audit		151,760.00
1475	1475	Nondwelling Equipment		303,580.00
9001	9001	Debt Service		46,649,720.00
1502	1502	Contingency		1,439,836.65
		Sub-Total Central Office		65,595,520.75

DESIGN

RQ	AMP	Project Name	Units	Amount
3085	RQ0050010017	Santa Rosa	74	592,000.00
5233	RQ0050060007	Mattel I - DEMO	46	100,000.00
5247	RQ0050060007	Mattel III - DEMO	30	100,000.00

DEMOLITION

RQ	AMP	Project Name	Units	Amount
3044	RQ0050080005	Pedro J. Nazario	120	800,000.00
5233	RQ0050060007	Mattel I	46	590,000.00
5247	RQ0050060007	Mattel III	30	510,000.00
		Sub-Total Design		2,492,000.00

CONSTRUCTION

RQ	AMP	Project Name	Units	Amount
5054	RQ0050080020P	Monte Isleno	155	20,105,835.25
5033	RQ0050010031	El Trebol (20 Multifamily Units for Mixed Finance Project)	20	2,600,000.00
1009	RQ0050090015	Pedro J. Rosaly	238	29,038,000.00
3055	RQ0050050023P	Diego Zalduondo	110	13,750,000.00

VCA Agreement

	Construction	Various Projects - This amount is included in the Five (5) Year Plan to cover VCA, Section 504, Fair Housing and ADA related agency wide activities, as required in the VCA Agreement. The tasks covered by this amount include, but is not limited to, reasonable accommodation requests, reasonable modification requests, VCA improvements not covered by OFFP or any other product/service needed to guarantee the rights of persons with disabilities.	2560	3,600,000.00

Capital Improvements / Extraordinary Maintenance

		Various Projects		19,335,130.00
		Sub-Total Construction		82,427,974.25
		Total For 2023		150,515,601.00

$150,515,601.00 — 0.00

$150,515,601.00 — 0.00

$150,515,601.00 — 0.00

$150,515,601.00 — 0.00

GOVERNMENT OF PUERTO RICO

Public Housing Administration

PUERTO RICO PUBLIC HOUSING ADMINISTRATION

GRANT YEAR 2020

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five-Year Action Plan
Part I : Summary

HA Name: Puerto Rico Public Housing Authority		Locality: (City/County & State) Puerto Rico			■ Original ☐ Revision No: 1
A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Statement for Year 2 FFY : 2020	Work Statement for Year 3 FFY : 2021	Work Statement for Year 4 FFY : 2022	Work Statement for Year 5 FFY : 2023
	See Annual Statement				
B. Physical Improvements Subtotal		127,721,473.65	127,597,078.95	122,700,198.94	127,022,086.19
C. Management Improvements		1,000,000.00	1,000,000.00	1,000,000.00	1,000,000.00
D. HA-Wide Non-dwelling Structures and Equipment		303,580.00	303,580.00	303,580.00	303,580.00
E. Administration		15,051,560.10	15,051,560.10	15,051,560.10	15,051,560.10
F. Other (1411,1415,1430,1440,1502 & 1495)		5,438,987.25	5,563,381.95	10,460,261.97	6,138,374.71
G. Operations		1,000,000.00	1,000,000.00	1,000,000.00	1,000,000.00
H. Demolition		-	-	-	
I. Replacement Reserve					
J. Mod Used for Development					
K. Total CFP Funds		**150,515,601.00**	**150,515,601.00**	**150,515,601.01**	**150,515,601.00**
L. Total Non-CFP Funds					
M. Grand Total		150,515,601.00	150,515,601.00	150,515,601.01	150,515,601.00

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Stmt. for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
Central Office RQ005					
1406 Operations	See	1,000,000			
1408 PHA Wide Management Improvements	Annual	1,000,000			
1410 Administration	Statement	15,051,560			
1480 Audit		151,780			
9001.00 Debt Service		46,646,320.00			
1480.00 VCA Agreement Compliance		3,600,000			
1480.00 Extraordinary Maintenance		21,623,504			
		Replacement of Hardware 303,580			
1480 PHA Wide Non-dwelling Equipment		Purchase & Maintenance of Equipment			
Total 1475		303,580			
1480 Contingencies		1,439,836.65			

U.S. Department of Housing and Urban Development
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OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	FFY : 2020 for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
Design 1480.00	See				
5054 RQ005008020P Monte Isleño (185 units)	Annual	1,480,000.00			
3046 RQ005002015P Agustín Ruíz Miranda (80 Units)	Statement	640,000.00			
1430.01 TOTAL	**Design Work**	2,120,000			
Demolition					
1480.00 TOTAL	**Demolition**	0			

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Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	FFY : 2020 for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
5034 Alturas de Cupey AMP RQ005010032P	See Annual Statement	1480 Comprehensive Modernization of Development to include Site & Dwelling Structures 19,724,389			
		1480 Modernization of Non-dwelling Structures 848,361			
		1480 Relocation 636,271			
Subtotal 21,209,020					

U.S. Department of Housing and Urban Development
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OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	FFY : 2020 for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
7008 AMP RQ005010036P	See Annual Statement	1480 Comprehensive Modernization of Development to include Site & Dwelling Structures 2,325,000 1480 Modernization of Non-dwelling Structures 100,000 1480 Relocation 75,000			
Subtotal 2,500,000					

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	FFY : 2020 for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
5056 Los Alamos AMP RQ005003026P	See Annual Statement	1480 Comprehensive Modernization of Development to include Site & Dwelling Structures 4,836,000			
		1480 Modernization of Non-dwelling Structures 208,000			
		1480 Relocation 156,000			
Subtotal 5,200,000					

U.S. Department of Housing and Urban Development
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Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	FFY : 2020 for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
5068 Las Amapolas (2) AMP RQ005010038P	See Annual Statement	1480 Comprehensive Modernization of Development to include Site & Dwelling Structures 9,523,200			
		1480 Modernization of Non-dwelling Structures 409,600			
		1480 Relocation 307,200			
Subtotal 10,240,000					

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	FFY : 2020 for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
5103 Torres de la Sabana AMP RQ005005011P	See Annual Statement	1480 Comprehensive Modernization of Development to include Site & Dwelling Structures 8,299,320 1480 Modernization of Non-dwelling Structures 356,960 1480 Relocation 267,720			
Subtotal 8,924,000					

U.S. Department of Housing and Urban Development
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Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	FFY : 2020 for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
5106 Los Cedros AMP RQ005005028P	See Annual Statement	1450 & 1460 Comprehensive Modernization of Development to include Site & Dwelling Structures 8,840,580 1470 Modernization of Non-dwelling Structures 380,240 1495 Relocation 285,180			
Subtotal 9,506,000					

Capital Fund Program Five - Year Action Plan
Part II : Supporting Pages- Physical Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY: 2019	Work Statement for Year 2020 FFY : 2020			Work Statement for Year 2020 FFY : 2020		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	5034 Alturas De Cupey RQ005010032P			5034 Alturas De Cupey		
	1480 Site Improvements	LS	4,878,075	1480 Dwelling Structures	LS	14,846,314
	Comprehensive Modernization including the following as needed: Site Work Garbage Stations Site Utilities Parking Recreational Landscaping Access Control Sidewalks, ramps for handicapped			Comprehensive Modernization including the following as needed: Structural Electrical Plumbing Roofs Painting Kitchens Bathrooms Floors Hazardous Material Abatement Handicap Accessible Units		
	1480 Comprehensive Modernization of Non-dwelling Structures Community facilities Administration & Office Facilities	LS	848,361	1480 Relocatio Temporary Structures Private Rent Moving Expenses Relocation payments to individual & families	LS	636,271
	Subtotal of Estimated Cost		5,726,435	Subtotal of Estimated Cost		15,482,585

Capital Fund Program Five - Year Action Plan
Part II : Supporting Pages- Physical Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY: 2019	Work Statement for Year 2020 FFY : 2020			Work Statement for Year 2020 FFY : 2020		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	7008 Jardines de Monte Hatillo (329-698) RQ005010036P			7008 Jardines de Monte Hatillo (329-698)		
	1480 Site Improvements Comprehensive Modernization including the following as needed: Site Work Garbage Stations Site Utilities Parking Recreational Landscaping Access Control Sidewalks, ramps for handicapped	LS	575,000	1480 Dwelling Structures Comprehensive Modernization including the following as needed: Structural Electrical Plumbing Roofs Painting Kitchens Bathrooms Floors Hazardous Material Abatement Handicap Accessible Units	LS	1,750,000
	1480 Comprehensive Modernization of Non-dwelling Structures Community facilities Administration & Office Facilities	LS	100,000	1480 Relocatio Temporary Structures Private Rent Moving Expenses Relocation payments to individual & families	LS	75,000
	Subtotal of Estimated Cost		675,000	Subtotal of Estimated Cost		1,825,000

Capital Fund Program Five - Year Action Plan
Part II : Supporting Pages- Physical Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY: 2019	Work Statement for Year 2020 FFY : 2020			Work Statement for Year 2020 FFY : 2020		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	5056 Los Alamos RQ005003026P 1480 Site Improvements Comprehensive Modernization including the following as needed: Site Work Garbage Stations Site Utilities Parking Recreational Landscaping Access Control Sidewalks, ramps for handicapped	LS	1,196,000	5056 Los Alamos 1480 Dwelling Structures Comprehensive Modernization including the following as needed: Structural Electrical Plumbing Roofs Painting Kitchens Bathrooms Floors Hazardous Material Abatement Handicap Accessible Units	LS	3,640,000
	1480 Comprehensive Modernization of Non-dwelling Structures Community facilities Administration & Office Facilities	LS	208,000	1480 Relocatio Temporary Structures Private Rent Moving Expenses Relocation payments to individual & families	LS	156,000
	Subtotal of Estimated Cost		1,404,000	Subtotal of Estimated Cost		3,796,000

Capital Fund Program Five - Year Action Plan
Part II : Supporting Pages- Physical Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY: 2019	Work Statement for Year 2020 FFY : 2020			Work Statement for Year 2020 FFY : 2020		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	5068 Las Amapolas RQ005010038P 1480 Site Improvements Comprehensive Modernization including the following as needed: Site Work Garbage Stations Site Utilities Parking Recreational Landscaping Access Control Sidewalks, ramps for handicapped	LS	2,355,200	5068 Las Amapolas 1480 Dwelling Structures Comprehensive Modernization including the following as needed: Structural Electrical Plumbing Roofs Painting Kitchens Bathrooms Floors Hazardous Material Abatement Handicap Accessible Units	LS	7,168,000
	1480 Comprehensive Modernization of Non-dwelling Structures Community facilities Administration & Office Facilities	LS	409,600	1480 Relocatio Temporary Structures Private Rent Moving Expenses Relocation payments to individual & families	LS	307,200
	Subtotal of Estimated Cost		2,764,800	Subtotal of Estimated Cost		7,475,200

Capital Fund Program Five - Year Action Plan
Part II : Supporting Pages- Physical Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY: 2019	Work Statement for Year 2020 FFY : 2020			Work Statement for Year 2020 FFY : 2020		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	5103 Torres de la Sabana RQ005005011P 1480 Site Improvements Comprehensive Modernization including the following as needed: Site Work Garbage Stations Site Utilities Parking Recreational Landscaping Access Control Sidewalks, ramps for handicapped	LS	2,052,520	5103 Torres de la Sabana 1480 Dwelling Structures Comprehensive Modernization including the following as needed: Structural Electrical Plumbing Roofs Painting Kitchens Bathrooms Floors Hazardous Material Abatement Handicap Accessible Units	LS	6,246,800
	1480 Comprehensive Modernization of Non-dwelling Structures Community facilities Administration & Office Facilities	LS	356,960	1480 Relocatio Temporary Structures Private Rent Moving Expenses Relocation payments to individual & families	LS	267,720
	Subtotal of Estimated Cost		2,409,480	Subtotal of Estimated Cost		6,514,520

Capital Fund Program Five - Year Action Plan
Part II : Supporting Pages- Physical Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY: 2019	Work Statement for Year 2020 FFY : 2020			Work Statement for Year 2020 FFY : 2020		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	5106 Los Cedros RQ005005028P 1450 Site Improvements Comprehensive Modernization including the following as needed: Site Work Garbage Stations Site Utilities Parking Recreational Landscaping Access Control Sidewalks, ramps for handicapped	LS	2,186,380	5106 Los Cedros 1460 Dwelling Structures Comprehensive Modernization including the following as needed: Structural Electrical Plumbing Roofs Painting Kitchens Bathrooms Floors Hazardous Material Abatement Handicap Accessible Units	LS	6,654,200
	1470 Comprehensive Modernization of Non-dwelling Structures Community facilities Administration & Office Facilities	LS	380,240	1495 Relocatio Temporary Structures Private Rent Moving Expenses Relocation payments to individual & families	LS	285,180
	Subtotal of Estimated Cost		2,566,620	Subtotal of Estimated Cost		6,939,380

Capital Fund Program Five - Year Action Plan
Part III : Supporting Pages
Management Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY : 2019	Work Statement for Year 2020 FFY : 2020			Work Statement for Year 2020 FFY : 2020		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	**PHA WIDE**			**PHA WIDE**		
	Resident's Owned Business Revolving loan fund at the Banco de Desarrollo de PR Program implementation costs Program management and design Needs assessments costs Marketability studies and costs Effective public relations costs Resident business management training & support services	LS	250,000	Software maintenance contract Maintenance for software includes technical support, unlimited telephone assistance, maintenance releases, new function releases, updates & updated documentation sets, technical support notes and news.	LS	200,000
	Tenant Opportunities To Provide technical assistance To build resident capacity	LS	350,000	Homeownership To cover feasibility studies of conversion from rental to ownership units, and HUD 5(h) Program costs	LS	250,000
	Social Services Studies to determine needs Training in management related skills Health care Meal services, personal assistance, Transportation services	LS	300,000	Economic Development Job training Resident business development act. Trainees, employee salaries Training stipends for participating	LS	250,000
	Subtotal of Estimated Cost		900,000	Subtotal of Estimated Cost		700,000

Capital Fund Program Five - Year Action Plan
Part III : Supporting Pages
Management Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY : 2019	Work Statement for Year 2020 FFY : 2020			Work Statement for Year 2020 FFY : 2020		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	PHA WIDE					
	Security Staff at Drug Elimination Position Development of screening procedures Redesign entrances Develop enhance fences and walls Construction of access control gates Analysis of non-dwelling structures	LS	400,000			
	Subtotal of Estimated Cost		400,000	Subtotal of Estimated Cost		-

GOVERNMENT OF PUERTO RICO

Public Housing Administration

PUERTO RICO PUBLIC HOUSING ADMINISTRATION

GRANT YEAR 2021

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five-Year Action Plan
Part I : Summary

HA Name: Puerto Rico Public Housing Authority		Locality: (City/County & State) Puerto Rico			■ Original ☐ Revision No: 1
A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Statement for Year 2 FFY : 2020	Work Statement for Year 3 FFY : 2021	Work Statement for Year 4 FFY : 2022	Work Statement for Year 5 FFY : 2023
	See Annual Statement				
B. Physical Improvements Subtotal		127,721,473.65	127,597,078.95	122,700,198.94	127,022,086.19
C. Management Improvements		1,000,000.00	1,000,000.00	1,000,000.00	1,000,000.00
D. HA-Wide Non-dwelling Structures and Equipment		303,580.00	303,580.00	303,580.00	303,580.00
E. Administration		15,051,560.10	15,051,560.10	15,051,560.10	15,051,560.10
F. Other (1411,1415,1430,1440,1502 & 1495)		5,438,987.25	5,563,381.95	10,460,261.97	6,138,374.71
G. Operations		1,000,000.00	1,000,000.00	1,000,000.00	1,000,000.00
H. Demolition		-	-	-	
I. Replacement Reserve					
J. Mod Used for Development					
K. Total CFP Funds		**150,515,601.00**	**150,515,601.00**	**150,515,601.01**	**150,515,601.00**
L. Total Non-CFP Funds					
M. Grand Total		150,515,601.00	150,515,601.00	150,515,601.01	150,515,601.00

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Stmt. for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
Central Office RQ005					
1406 Operations	See		1,000,000		
1408 PHA Wide Management Improvements	Annual		1,000,000		
1410 Administration	Statement		15,051,560		
1480 Audit			151,780		
9001.00 Debt Service			46,648,258.76		
1480.00 VCA Agreement Compliance			3,600,000.00		
1480.00 Extraordinary Maintenance			15,664,408.75		
1480 PHA Wide Non-dwelling Equipment			Replacement of Hardware 303,580		
1480 PHA Wide Non-dwelling Equipment			Purchase of Equipment		
Total 1480			303,580		
1502 Contingencies			1,439,836.65		

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Stmt. for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
Design	See				
1430 Design Work	Annual				
5159 RQ005010049 Los Peña			160,000.00		
	Statement				
1009 RQ005009015 Pedro J. Rosaly			1,904,000.00		
1480.00 TOTAL	**Design Work**		2,064,000.00		
Demolition					
1480.00 TOTAL	**Demolition**		-		

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Stmt. for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
5318 Ponce de León #55 (Elderly - 285) AMP Pending	See Annual Statement		1480 Comprehensive Modernization of Development to include Site & Dwelling Structures 19,585,800 1480 Modernization of Non-dwelling Structures 842,400 1480 Relocation 631,800		
Subtotal 21,060,000					

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Stmt. for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
5068 Las Amapolas AMP RQ005010038P	See Annual Statement		1480 Comprehensive Modernization of Development to include Site & Dwelling Structures 2,325,000 1480 Modernization of Non-dwelling Structures 100,000 1480 Relocation 75,000		
Subtotal 2,500,000					

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Stmt. for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
5027 Jardines de Montellanos AMP RQ005006005P	See Annual Statement		1480 Comprehensive Modernization of Development to include Site & Dwelling Structures 14,061,600		
			1480 Modernization of Non-dwelling Structures 604,800		
			1480 Relocation 453,600		
Subtotal 15,120,000					

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Stmt. for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
5202 RQ005006032P AMP El Taino	See Annual Statement		1450 & 1460 Comprehensive Modernization of Development to include Site & Dwelling Structures 11,271,600 1470 Modernization of Non-dwelling Structures 484,800 1495 Relocation 363,600		
Subtotal 12,120,000					

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Stmt. for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
5168 Los Laureles AMP RQ005010003	See Annual Statement		1450 & 1460 Comprehensive Modernization of Development to include Site & Dwelling Structures 11,896,724 1470 Modernization of Non-dwelling Structures 511,687 1495 Relocation 383,765		
Subtotal 12,792,177					

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund Program Five - Year Action Plan
Part II : Supporting Pages- Physical Needs Work Statement(s)

Work Statement for Year 1 FFY: 2019	Work Statement for Year 2021 FFY: 2021			Work Statement for Year 2021 FFY: 2021		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	5318 Ponce de León #55 (Elderly - 285) Pending 1480 Site Improvements Comprehensive Modernization including the following as needed: Site Work Garbage Stations Site Utilities Parking Recreational	LS	4,843,800	5318 Ponce de León #55 (Elderly - 285) 1480 Dwelling Structures Comprehensive Modernization including the following as needed: Structural Electrical Plumbing Roofs Painting Kitchens Bathrooms Floors Hazardous Material Abatement Handicap Accessible Units	LS	14,742,000
	1480 Comprehensive Modernization of Non-dwelling Structures	LS	842,400	1480 Relocation	LS	631,800
	Subtotal of Estimated Cost		5,686,200	Subtotal of Estimated Cost		15,373,800

Capital Fund Program Five - Year Action Plan
Part II : Supporting Pages- Physical Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY: 2019	Work Statement for Year 2021 FFY: 2021			Work Statement for Year 2021 FFY: 2021		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	5068 Las Amapolas RQ005010038P 1480 Site Improvements Comprehensive Modernization including the following as needed: Site Work Garbage Stations Site Utilities Parking Recreational	LS	575,000	5068 Las Amapolas 1480 Dwelling Structures Comprehensive Modernization including the following as needed: Structural Electrical Plumbing Roofs Painting Kitchens Bathrooms Floors Hazardous Material Abatement Handicap Accessible Units	LS	1,750,000
	1480 Comprehensive Modernization of Non-dwelling Structures	LS	100,000	1480 Relocation	LS	75,000
	Subtotal of Estimated Cost		675,000	Subtotal of Estimated Cost		1,825,000

Capital Fund Program Five - Year Action Plan
Part II : Supporting Pages- Physical Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY: 2019	Work Statement for Year 2021 FFY: 2021			Work Statement for Year 2021 FFY: 2021		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	5027 Jardines de Montellanos RQ005006005P 1480 Site Improvements Comprehensive Modernization including the following as needed: Site Work Garbage Stations Site Utilities Parking Recreational	LS	3,477,600	5027 Jardines de Montellanos 1480 Dwelling Structures Comprehensive Modernization including the following as needed: Structural Electrical Plumbing Roofs Painting Kitchens Bathrooms Floors Hazardous Material Abatement Handicap Accessible Units	LS	10,584,000
	1480 Comprehensive Modernization of Non-dwelling Structures	LS	604,800	1480 Relocation	LS	453,600
	Subtotal of Estimated Cost		4,082,400	Subtotal of Estimated Cost		11,037,600

Capital Fund Program Five - Year Action Plan
Part II : Supporting Pages- Physical Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY: 2019	Work Statement for Year 2021 FFY: 2021			Work Statement for Year 2021 FFY: 2021		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	5202 El Taino RQ005006032P 1450 Site Improvements Comprehensive Modernization including the following as needed: Site Work Garbage Stations Site Utilities Parking Recreational Landscaping Access Control Sidewalks, ramps for handicapped	1450	2,787,600	5202 El Taino 1460 Dwelling Structures Comprehensive Modernization including the following as needed: Structural Electrical Plumbing Roofs Painting Kitchens Bathrooms Floors Hazardous Material Abatement Handicap Accessible Units	LS	8,484,000
	1470 Comprehensive Modernization of Non-dwelling Structures Community facilities Administration & Office Facilities	1470	484,800	1495 Relocation Temporary Structures Private Rent Moving Expenses Relocation payments to individual & families	LS	363,600
	Subtotal of Estimated Cost		3,272,400	Subtotal of Estimated Cost		8,847,600

Capital Fund Program Five - Year Action Plan
Part II : Supporting Pages- Physical Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY: 2019	Work Statement for Year 2021 FFY : 2021			Work Statement for Year 2021 FFY : 2021		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	5168 Los Laureles RQ005003012P 1450 Site Improvements Comprehensive Modernization including the following as needed: Site Work Garbage Stations Site Utilities Parking Recreational Landscaping Access Control Sidewalks, ramps for handicapped	1450	2,942,201	5168 Los Laureles 1460 Dwelling Structures Comprehensive Modernization including the following as needed: Structural Electrical Plumbing Roofs Painting Kitchens Bathrooms Floors Hazardous Material Abatement Handicap Accessible Units	LS	8,954,524
	1470 Comprehensive Modernization of Non-dwelling Structures Community facilities Administration & Office Facilities	1470	511,687	1495 Relocation Temporary Structures Private Rent Moving Expenses Relocation payments to individual & families	LS	383,765
	Subtotal of Estimated Cost		3,453,888	Subtotal of Estimated Cost		9,338,289

Capital Fund Program Five - Year Action Plan
Part III : Supporting Pages
Management Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY : 2019	Work Statement for Year 2021 FFY : 2021			Work Statement for Year 2021 FFY : 2021		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	**PHA WIDE**			**PHA WIDE**		
	Resident's Owned Business Revolving loan fund at the Banco de Desarrollo de PR Program implementation costs Program management and design Needs assessments costs Marketability studies and costs Effective public relations costs Resident business management training & support services	LS	250,000	Software maintenance contract Maintenance for software includes technical support, unlimited telephone assistance, maintenance releases, new function releases, updates & updated documentation sets, technical support notes and news.	LS	200,000
	Tenant Opportunities To Provide technical assistance To build resident capacity	LS	350,000	Homeownership To cover feasibility studies of conversion from rental to ownership units, and HUD 5(h) Program costs	LS	250,000
	Social Services Studies to determine needs Training in management related skills Health care Meal services, personal assistance, Transportation services	LS	300,000	Economic Development Job training Resident business development act. Trainees, employee salaries Training stipends for participating	LS	250,000
	Subtotal of Estimated Cost		900,000	Subtotal of Estimated Cost		700,000

Capital Fund Program Five - Year Action Plan
Part III : Supporting Pages
Management Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY : 2019	Work Statement for Year 2021 FFY : 2021 Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Work Statement for Year 2021 FFY : 2021 Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	**PHA WIDE**					
	Security	LS	400,000			
	Staff at Drug Elimination Position					
	Development of screening procedures					
	Redesign entrances					
	Develop enhance fences and walls					
	Construction of access control gates					
	Analysis of non-dwelling structures					
	Subtotal of Estimated Cost		400,000	Subtotal of Estimated Cost		-

GOVERNMENT OF PUERTO RICO

Public Housing Administration

PUERTO RICO PUBLIC HOUSING ADMINISTRATION

GRANT YEAR 2022

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five-Year Action Plan
Part I : Summary

HA Name: Puerto Rico Public Housing Authority		Locality: (City/County & State) Puerto Rico			■ Original ☐ Revision No: 1
A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Statement for Year 2 FFY : 2020	Work Statement for Year 3 FFY : 2021	Work Statement for Year 4 FFY : 2022	Work Statement for Year 5 FFY : 2023
	See Annual Statement				
B. Physical Improvements Subtotal		127,721,473.65	127,597,078.95	122,700,198.94	127,022,086.19
C. Management Improvements		1,000,000.00	1,000,000.00	1,000,000.00	1,000,000.00
D. HA-Wide Non-dwelling Structures and Equipment		303,580.00	303,580.00	303,580.00	303,580.00
E. Administration		15,051,560.10	15,051,560.10	15,051,560.10	15,051,560.10
F. Other (1411,1415,1430,1440,1502 & 1495)		5,438,987.25	5,563,381.95	10,460,261.97	6,138,374.71
G. Operations		1,000,000.00	1,000,000.00	1,000,000.00	1,000,000.00
H. Demolition		-	-	-	
I. Replacement Reserve					
J. Mod Used for Development					
K. Total CFP Funds		**150,515,601.00**	**150,515,601.00**	**150,515,601.01**	**150,515,601.00**
L. Total Non-CFP Funds					
M. Grand Total		150,515,601.00	150,515,601.00	150,515,601.01	150,515,601.00

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Stmt. for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
Central Office RQ005	See Annual Statement				
1406 Operations				1,000,000	
1408 PHA Wide Management Improvements				1,000,000	
1410 Administration				15,051,560	
1480 Audit				151,780	
9001.00 Debt Service				46,649,340.00	
1480.00 VCA Agreement Compliance				3,600,000.00	
1480.00 Extraordinary Maintenance				13,065,993.72	
1480 PHA Wide Non-dwelling Equipment				Replacement of Hardware 303,580 Purchase of Equipment	
Total 1475				303,580	
1480 Contingencies				1,439,836.65	

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Stmt. for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
1430 Design Work	See				
3028 RQ005007010P Dr. Victor Berrios	Annual			1,152,000.00	
3059 RQ005006024P Tomás Sorolla				592,000.00	
3086 RQ005001004P José Agustín Aponte	Statement			600,000.00	
3044 RQ005009005P Padre J. Nazario				240,000.00	
5045 RQ005006029P Brisas del Mar - DEMO				184,000.00	
5033 RQ005010031P El Trebol -Total Demo.				304,000.00	
5033 RQ005010031P El Trebol -20 Units M.F.				160,000.00	
1480.00 Total	Design Work			3,232,000.00	
Demolition					
3086 RQ005001004P José Agustín Aponte				1,860,000.00	
5045 RQ005006029P Brisas del Mar - DEMO				820,000.00	
5033 RQ005010031P El Trebol -Total Demo.				1,120,000.00	
1480.00 Total	Demolition			3,800,000.00	-

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Stmt. for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
3100 Agustin Stahl AMP RQ005003026	See Annual Statement			1480 Comprehensive Modernization of Development to include Site & Dwelling Structures 15,164,277 1480 Modernization of Non-dwelling Structures 652,227 1480 Relocation 489,170	
Subtotal 16,305,675					

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Stmt. for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
5159 Los Peñas (2) AMP RQ005005007	See Annual Statement			1480 Comprehensive Modernization of Development to include Site & Dwelling Structures 2,418,000 1480 Modernization of Non-dwelling Structures 104,000 1480 Relocation 78,000	
Subtotal 2,600,000					

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Stmt. for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
5081 El Flamboyan AMP RQ005003012	See Annual Statement			1450 & 1460 Comprehensive Modernization of Development to include Site & Dwelling Structures 15,956,864 1470 Modernization of Non-dwelling Structures 686,317 1495 Relocation 514,738	
Subtotal 17,157,918					

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Stmt. for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
5149 Cuesta Vieja AMP RQ005001008P	See Annual Statement			1450 & 1460 Comprehensive Modernization of Development to include Site & Dwelling Structures 23,396,864 1470 Modernization of Non-dwelling Structures 1,006,317 1495 Relocation 754,738	
Subtotal 25,157,918					

Capital Fund Program Five - Year Action Plan
Part II : Supporting Pages- Physical Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY: 2019	Work Statement for Year 2022 FFY: 2022			Work Statement for Year 2022 FFY: 2022		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	3100 Agustín Stahl RQ005001005P 1480 Site Improvements Comprehensive Modernization including the following as needed: Site Work Garbage Stations Site Utilities Parking Recreational	LS	3,750,305	3100 Agustín Stahl 1480 Dwelling Structures Comprehensive Modernization including the following as needed: Structural Electrical Plumbing Roofs Painting Kitchens Bathrooms Floors Hazardous Material Abatement Handicap Accessible Units	LS	11,413,972
	1480 Comprehensive Modernization of Non-dwelling Structures	LS	652,227	1480 Relocation	LS	489,170
	Subtotal of Estimated Cost		4,402,532	Subtotal of Estimated Cost		11,903,142

Capital Fund Program Five - Year Action Plan
Part II : Supporting Pages- Physical Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY: 2019	Work Statement for Year 2022 FFY: 2022			Work Statement for Year 2022 FFY: 2022		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	5159 Los Peña RQ005010049P 1480 Site Improvements Comprehensive Modernization including the following as needed: Site Work Garbage Stations Site Utilities Parking Recreational	LS	598,000	5159 Los Peña 1480 Dwelling Structures Comprehensive Modernization including the following as needed: Structural Electrical Plumbing Roofs Painting Kitchens Bathrooms Floors Hazardous Material Abatement Handicap Accessible Units	LS	1,820,000
	1480 Comprehensive Modernization of Non-dwelling Structures	LS	104,000	1480 Relocation	LS	78,000
	Subtotal of Estimated Cost		702,000	Subtotal of Estimated Cost		1,898,000

Capital Fund Program Five - Year Action Plan
Part II : Supporting Pages- Physical Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY: 2019	Work Statement for Year 2022 FFY: 2022			Work Statement for Year 2022 FFY: 2022		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	5081 El Flamboyán RQ005005007P 1450 Site Improvements Comprehensive Modernization including the following as needed: Site Work Garbage Stations Site Utilities Parking Recreational	LS	3,946,321	5081 El Flamboyán 1460 Dwelling Structures Comprehensive Modernization including the following as needed: Structural Electrical Plumbing Roofs Painting Kitchens Bathrooms Floors Hazardous Material Abatement Handicap Accessible Units	LS	12,010,543
	1470 Comprehensive Modernization of Non-dwelling Structures	LS	686,317	1495 Relocation	LS	514,738
	Subtotal of Estimated Cost		4,632,638	Subtotal of Estimated Cost		12,525,280

Capital Fund Program Five - Year Action Plan
Part II : Supporting Pages- Physical Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY: 2019	Work Statement for Year 2022 FFY: 2022			Work Statement for Year 2022 FFY: 2022		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	5149 Cuesta Vieja RQ005001008P 1450 Site Improvements Comprehensive Modernization including the following as needed: Site Work Garbage Stations Site Utilities Parking Recreational	LS	5,786,321	5149 Cuesta Vieja 1460 Dwelling Structures Comprehensive Modernization including the following as needed: Structural Electrical Plumbing Roofs Painting Kitchens Bathrooms Floors Hazardous Material Abatement Handicap Accessible Units	LS	17,610,543
	1470 Comprehensive Modernization of Non-dwelling Structures	LS	1,006,317	1495 Relocation	LS	754,738
	Subtotal of Estimated Cost		6,792,638	Subtotal of Estimated Cost		18,365,280

Capital Fund Program Five - Year Action Plan
Part III : Supporting Pages
Management Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY : 2019	Work Statement for Year 2022 FFY : 2022 Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Work Statement for Year 2022 FFY : 2022 Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	**PHA WIDE**			**PHA WIDE**		
	Resident's Owned Business Revolving loan fund at the Banco de Desarrollo de PR Program implementation costs Program management and design Needs assessments costs Marketability studies and costs Effective public relations costs Resident business management training & support services	LS	125,000	Software maintenance contract Maintenance for software includes technical support, unlimited telephone assistance, maintenance releases, new function releases, updates & updated documentation sets, technical support notes and news.	LS	100,000
	Tenant Opportunities To Provide technical assistance To build resident capacity	LS	175,000	Homeownership To cover feasibility studies of conversion from rental to ownership units, and HUD 5(h) Program costs	LS	125,000
	Social Services Studies to determine needs Training in management related skills Health care Meal services, personal assistance, Transportation services	LS	150,000	Economic Development Job training Resident business development act. Trainees, employee salaries Training stipends for participating	LS	125,000
	Subtotal of Estimated Cost		450,000	Subtotal of Estimated Cost		350,000

Capital Fund Program Five - Year Action Plan
Part III : Supporting Pages
Management Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY : 2019	Work Statement for Year 2022 FFY : 2022 Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Work Statement for Year 2022 FFY : 2022 Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	PHA WIDE					
	Security	LS	200,000			
	Staff at Drug Elimination Position					
	Development of screening procedures					
	Redesign entrances					
	Develop enhance fences and walls					
	Construction of access control gates					
	Analysis of non-dwelling structures					
	Subtotal of Estimated Cost		200,000	Subtotal of Estimated Cost		-

GOVERNMENT OF PUERTO RICO

Public Housing Administration

PUERTO RICO PUBLIC HOUSING ADMINISTRATION

GRANT YEAR 2023

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five-Year Action Plan
Part I : Summary

HA Name: Puerto Rico Public Housing Authority		Locality: (City/County & State) Puerto Rico			■ Original ☐ Revision No: 1
A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Statement for Year 2 FFY : 2020	Work Statement for Year 3 FFY : 2021	Work Statement for Year 4 FFY : 2022	Work Statement for Year 5 FFY : 2023
	See Annual Statement				
B. Physical Improvements Subtotal		127,721,473.65	127,597,078.95	122,700,198.94	127,022,086.19
C. Management Improvements		1,000,000.00	1,000,000.00	1,000,000.00	1,000,000.00
D. HA-Wide Non-dwelling Structures		303,580.00	303,580.00	303,580.00	303,580.00
and Equipment					
E. Administration		15,051,560.10	15,051,560.10	15,051,560.10	15,051,560.10
F. Other (1411,1415,1430,1440,1502		5,438,987.25	5,563,381.95	10,460,261.97	6,138,374.71
& 1495)					
G. Operations		1,000,000.00	1,000,000.00	1,000,000.00	1,000,000.00
H. Demolition		-	-	-	
I. Replacement Reserve					
J. Mod Used for Development					
K. Total CFP Funds		**150,515,601.00**	**150,515,601.00**	**150,515,601.01**	**150,515,601.00**
L. Total Non-CFP Funds					
M. Grand Total		150,515,601.00	150,515,601.00	150,515,601.01	150,515,601.00

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Stmt. for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
Central Office RQ005	See Annual Statement				
1406 Operations					1,000,000
1408 PHA Wide Management Improvements					1,000,000
1410 Administration					15,051,560
1480 Audit					151,780
9001.00 Debt Service					46,649,770.00
1480.00 VCA Agreement Compliance					3,600,000.00
1480.00 Extraordinary Maintenance					10,335,139.00
1480 PHA Wide Non-dwelling Equipment					Replacement of Hardware 303,580 Purchase of Equipment
Total 1475					303,580
1480 Contingency					1,439,836.65

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Stmt. for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
1480 Design Work	See				
3065 RQ005001017P Santa Rosa	Annual				592,000
5233 RQ005009007P Matei I					100,000
5247 RQ005009007P Matei III	Statement				100,000
1480 Total	**Design Work**				792,000
Demolition					
3044 RQ005009005P Padre J. Nazario					600,000
5233 RQ005009007P Matei I					590,000
5247 RQ005009007P Matei III					510,000
1480 PHA WIDE					
1480 Total	**Demolition**				1,700,000

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Stmt. for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
5054 Monte Isleño AMP RQ005008020	See Annual Statement				1480 Comprehensive Modernization of Development to include Site & Dwelling Structures 21,488,520
					1480 Modernization of Non-dwelling Structures 924,237
					1480 Relocation 693,178
Subtotal 23,105,935					

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Stmt. for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
5033 El Trébol AMP RQ005010031P	See Annual Statement				1450 & 1460 Comprehensive Modernization of Development to include Site & Dwelling Structures 2,418,000 1470 Modernization of Non-dwelling Structures 104,000 1495 Relocation 78,000
Subtotal 2,600,000					

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Stmt. for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
1009 Pedro J. Rosaly AMP RQ005009015P	See Annual Statement				1450 & 1460 Comprehensive Modernization of Development to include Site & Dwelling Structures 27,003,480 1470 Modernization of Non-dwelling Structures 1,161,440 1495 Relocation 871,080
Subtotal 29,036,000					

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund program Five Year Action Plan
Part I : Summary (Continuation)

A. Development Number/Name	Work Stmt. for Year 1 FFY : 2019	Work Stmt. for Year 2 FFY : 2020	Work Stmt. for Year 3 FFY : 2021	Work Statement for for Year 4 FFY : 2022	Work Statement for for Year 5 FFY : 2023
3055 AMP RQ005005023P	See Annual Statement				1450 & 1460 Comprehensive Modernization of Development to include Site & Dwelling Structures 12,787,500 1470 Modernization of Non-dwelling Structures 550,000 1495 Relocation 412,500
Subtotal 13,750,000					

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Capital Fund Program Five - Year Action Plan
Part II : Supporting Pages- Physical Needs Work Statement(s)

Work Statement for Year 1 FFY: 2019	Work Statement for Year 2023 FFY : 2023			Work Statement for Year 2023 FFY : 2023		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	5054 Monte Isleño RQ005008020 1450 Site Improvements Comprehensive Modernization including the following as needed: Site Work Garbage Stations Site Utilities Parking Recreational	LS	5,314,365	5054 Monte Isleño 1460 Dwelling Structures Comprehensive Modernization including the following as needed: Structural Electrical Plumbing Roofs Painting Kitchens Bathrooms Floors Hazardous Material Abatement Handicap Accessible Units	LS	16,174,155
	1470 Comprehensive Modernization of Non-dwelling Structures	LS	924,237	1495 Relocation	LS	693,178
	Subtotal of Estimated Cost		6,238,603	Subtotal of Estimated Cost		16,867,333

Capital Fund Program Five - Year Action Plan
Part II : Supporting Pages- Physical Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY: 2019	Work Statement for Year 2023 FFY : 2023			Work Statement for Year 2023 FFY : 2023		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	5033 El Trébol RQ005010031P 1450 Site Improvements Comprehensive Modernization including the following as needed: Site Work Garbage Stations Site Utilities Parking Recreational	LS	598,000	5033 El Trébol 1460 Dwelling Structures Comprehensive Modernization including the following as needed: Structural Electrical Plumbing Roofs Painting Kitchens Bathrooms Floors Hazardous Material Abatement Handicap Accessible Units	LS	1,820,000
	1470 Comprehensive Modernization of Non-dwelling Structures	LS	104,000	1495 Relocation	LS	78,000
	Subtotal of Estimated Cost		702,000	Subtotal of Estimated Cost		1,898,000

Capital Fund Program Five - Year Action Plan
Part II : Supporting Pages- Physical Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY: 2019	Work Statement for Year 2023 FFY: 2023			Work Statement for Year 2023 FFY: 2023		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	1009 Pedro J. Rosaly RQ005009015P 1450 Site Improvements Comprehensive Modernization including the following as needed: Site Work Garbage Stations Site Utilities Parking Recreational	LS	6,678,280	1009 Pedro J. Rosaly 1460 Dwelling Structures Comprehensive Modernization including the following as needed: Structural Electrical Plumbing Roofs Painting Kitchens Bathrooms Floors Hazardous Material Abatement Handicap Accessible Units	LS	20,325,200
	1470 Comprehensive Modernization of Non-dwelling Structures	LS	1,161,440	1495 Relocation	LS	871,080
	Subtotal of Estimated Cost		7,839,720	Subtotal of Estimated Cost		21,196,280

Capital Fund Program Five - Year Action Plan
Part II : Supporting Pages- Physical Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY: 2019	Work Statement for Year 2023 FFY : 2023			Work Statement for Year 2023 FFY : 2023		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	3055 Diego Zalduondo RQ005005023P 1450 Site Improvements Comprehensive Modernization including the following as needed: Site Work Garbage Stations Site Utilities Parking Recreational	LS	3,162,500	3055 Diego Zalduondo 1460 Dwelling Structures Comprehensive Modernization including the following as needed: Structural Electrical Plumbing Roofs Painting Kitchens Bathrooms Floors Hazardous Material Abatement Handicap Accessible Units	LS	9,625,000
	1470 Comprehensive Modernization of Non-dwelling Structures	LS	550,000	1495 Relocation	LS	412,500
	Subtotal of Estimated Cost		3,712,500	Subtotal of Estimated Cost		10,037,500

Capital Fund Program Five - Year Action Plan
Part III : Supporting Pages
Management Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY : 2019	Work Statement for Year 2023 FFY : 2023 Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Work Statement for Year 2023 FFY : 2023 Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	PHA WIDE			PHA WIDE		
	Resident's Owned Business Revolving loan fund at the Banco de Desarrollo de PR Program implementation costs Program management and design Needs assessments costs Marketability studies and costs Effective public relations costs Resident business management training & support services	LS	125,000	Software maintenance contract Maintenance for software includes technical support, unlimited telephone assistance, maintenance releases, new function releases, updates & updated documentation sets, technical support notes and news.	LS	100,000
	Tenant Opportunities To Provide technical assistance To build resident capacity	LS	175,000	Homeownership To cover feasibility studies of conversion from rental to ownership units, and HUD 5(h) Program costs	LS	125,000
	Social Services Studies to determine needs Training in management related skills Health care Meal services, personal assistance, Transportation services	LS	150,000	Economic Development Job training Resident business development act. Trainees, employee salaries Training stipends for participating	LS	125,000
	Subtotal of Estimated Cost		450,000	Subtotal of Estimated Cost		350,000

Capital Fund Program Five - Year Action Plan
Part III : Supporting Pages
Management Needs Work Statement(s)

U.S. Department of Housing and Urban Development
Office Of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Work Statement for Year 1 FFY : 2019	Work Statement for Year 2023 FFY : 2023			Work Statement for Year 2023 FFY : 2023		
	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost	Development Number/Name/General description of Major work Categories	Quantity	Estimated Cost
See Annual Statement	**PHA WIDE**					
	Security	LS	200,000			
	Staff at Drug Elimination Position					
	Development of screening procedures					
	Redesign entrances					
	Develop enhance fences and walls					
	Construction of access control gates					
	Analysis of non-dwelling structures					
	Subtotal of Estimated Cost		200,000	Subtotal of Estimated Cost		-