## Capital Fund Program - Five-Year Action Plan

Status:	Submitted	Approval Date:	Арј	proved By:			02/28/2022
Part	I: Summary						
PHA Name : Scituate Housing Authority		Locality (City/County & State)					
			X Original 5-Ye	ar Plan	Revised 5-Year F	lan (Revision No:	)
PHA	Number: MA049						
А.	Development Number and b	Name	Work Statement for Year 1 2022	Work Statement for Year 2 2023	Work Statement for Year 3 2024	Work Statement for Year 4 2025	Work Statement for Year 5 2026
	CENTRAL PARK ELDERLY HOUSING	(MA049000001)	\$115,041.00	\$115,041.00	\$115,041.00	\$115,041.00	\$115,041.00

Part II: Supporting Pages - Physical Needs Work Statements (s)					
Work Statement for Year 1 2022					
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost	
	CENTRAL PARK ELDERLY HOUSING (MA049000001)			\$115,041.00	
ID0008	Administration(Administration (1410)-Other)	Accountant's Fee, advertising and electronic bidding.		\$1,700.00	
ID0011	Consulting Fees(Contract Administration (1480)-Other Fees and Costs)	Prepare budgets, prepare cost estimates, project plans and specifications. Prepare all Grant close-out documents		\$8,400.00	
ID0030	Engineering Fees(Contract Administration (1480)-Other Fees and Costs)	Design and Contract Administration for Intercom System		\$15,000.00	
ID0045	Intercom Renovations(Dwelling Unit-Interior (1480)-Other)	Upgrade the intercoms in 51 units		\$89,941.00	
	Subtotal of Estimated Cost			\$115,041.00	

Part II: Supporting Pages - Physical Needs Work Statements (s)						
Work State	Work Statement for Year 2 2023					
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost		
	CENTRAL PARK ELDERLY HOUSING (MA049000001)			\$115,041.00		
ID0023	Consulting Fees(Contract Administration (1480)-Other Fees and Costs)	Prepare budgets, prepare cost estimates, project plans and specifications. Prepare all Grant close-out documents		\$8,400.00		
ID0033	Administration(Administration (1410)-Other)	Accountant's Fee, advertising and electronic bidding.		\$1,700.00		
ID0041	Window Lintel Renovations(Non-Dwelling Exterior (1480)-Windows)	Repair, sand, paint and caulk the lintels above 80 windows		\$92,941.00		
ID0042	Engineering Fees(Contract Administration (1480)-Other Fees and Costs)	Design and Contract Administration for Window Lintel Renovations		\$12,000.00		
	Subtotal of Estimated Cost			\$115,041.00		

Part II: Sup	Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year32024					
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost	
	CENTRAL PARK ELDERLY HOUSING (MA049000001)			\$115,041.00	
ID0022	Elevator Upgrade(Non-Dwelling Construction - Mechanical (1480)-Elevator)	Upgrade the elevator motor and systems computer processor.		\$60,524.00	
ID0032	Roof Replacement (Dwelling Unit-Exterior (1480)-Roofs)	Replace 1,800 sq. ft. of membrane roofing.		\$29,417.00	
ID0035	Administration(Administration (1410)-Other)	Accountant's Fee and bid advertising		\$1,700.00	
ID0036	Consulting Fees(Contract Administration (1480)-Other Fees and Costs)	Prepare budgets, prepare cost estimates, project plans and specifications. Prepare all Grant close-out documents		\$8,400.00	
ID0048	Engineering Fees(Contract Administration (1480)-Other Fees and Costs)	Design and Contract Administration for Elevator Upgrade		\$15,000.00	
	Subtotal of Estimated Cost			\$115,041.00	

Part II: Sup	Part II: Supporting Pages - Physical Needs Work Statements (s)				
Work Statement for Year 4 2025					
Identifier	Development Number/Name	General Description of Major Work Categories	Quantity	Estimated Cost	
	CENTRAL PARK ELDERLY HOUSING (MA049000001)			\$115,041.00	
ID0037	Water Booster Pump Replacement(Non-Dwelling Equipment-Expendable/Non-Expendable (1480)- Other)	Replace the two existing water booster pumps		\$20,000.00	
ID0039	Tuck Pointing and Waterproofing(Dwelling Unit-Exterior (1480)-Tuck-Pointing)	Repair five thousand square feet of brick mortar joints. Waterproof five thousand square feet of brickwork		\$70,241.00	
ID0043	Administration(Administration (1410)-Other)	Accountant's Fee and bid advertising		\$1,400.00	
ID0044	Consulting Fees(Contract Administration (1480)-Other Fees and Costs)	Prepare budgets, prepare cost estimates, project plans and specifications. Prepare all Grant close-out documents		\$8,400.00	
ID0049	Engineering Fees(Contract Administration (1480)-Other Fees and Costs)	Design and Contract Administration for Tuck Pointing and Waterproofing		\$15,000.00	
	Subtotal of Estimated Cost			\$115,041.00	

2026 mber/Name ERLY HOUSING (MA049000001) ct Administration (1480)-Other Fees and Costs)	General Description of Major Work Categories Prepare budgets, prepare cost estimates, project plans and specifications. Prepare	Quantity	Estimated Cost \$115,041.00
ERLY HOUSING (MA049000001)		Quantity	
	Prepare hudgets, prepare cost estimates, project plans and specifications. Prepare		\$115,041.00
ct Administration (1480)-Other Fees and Costs)	Prenare hudgets, prenare cost estimates, project plans and specifications. Prenare		
	all Grant close-out documents		\$8,400.00
stration (1410)-Other)	Accountant's Fee and bid advertising		\$1,400.00
ract Administration (1480)-Other Fees and Costs)	Design and Contract Administration for Walkway Replacement		\$15,000.00
Non-Dwelling Site Work (1480)-Asphalt - Concrete - Paving)	Replace 200 feet of asphalt walkways		\$40,000.00
welling Unit-Interior (1480)-Kitchen Cabinets,Dwelling Unit-Interior (1480)- ets)	Replace kitchen cabinets and countertops in 4 units		\$50,241.00
ost			\$115,041.00
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