

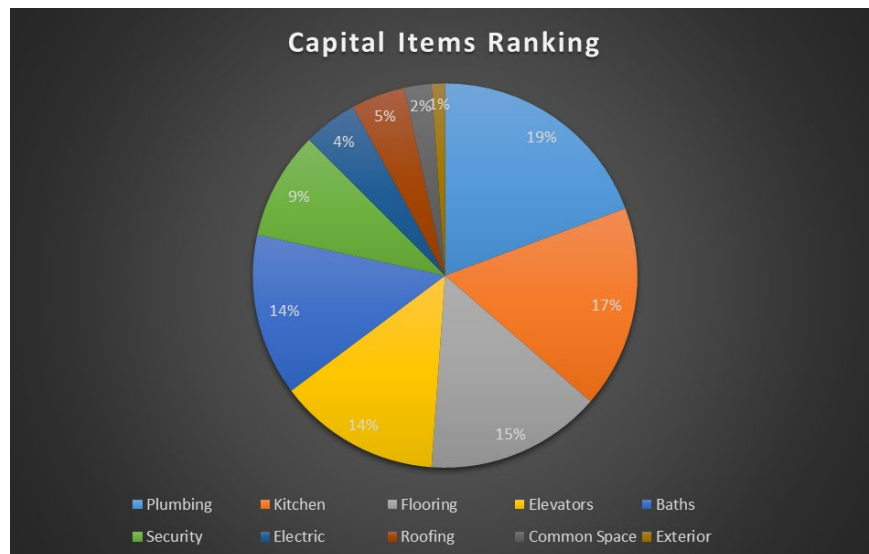


## ANNUAL PLAN SURVEY TO RESIDENT COUNCILS SUMMARY OF COMMENTS TO PLAN AND CMHA RESPONSE

CMHA provides the following written comments regarding the Capital and Five Year Capital Statement related documents. The Comments were obtained through a survey that was sent to all members of each of the identified resident councils. The following is a summary of those comments received and CMHA's response to the comment(s).

### Capital Items Survey

#### Survey Results:



**Thirty three council members that responded to this survey identified those building systems that are of the greatest concern to them and the resident of CMHA.**

CMHA has identified all of the work items in both its current and 5 year capital improvement plan. With limit funding available and a back log of over 200 million dollars we plan accordingly and make the necessary repairs and replacements when funding allows.

- **Resident Comments:**

- Received from Marquette Manor

Comment No. 1: Issues with Plumbing, Elevator shut downs, Parking, Kitchen Counters, Flooring of all units.

**Response:** CMHA strives to maintain the building at all times and has made all needed repairs as they have occurred. CMHA is planning on replacing Marquette Manor with a new building in the same neighborhood (English Woods).

- Received from Maple Tower

**Comment No. 2.** Issues with Sink backups, leaks in the community room and security.

**Response:** Maple Tower is in need of a major system upgrade which includes Plumbing, Elevators and Security. Maple Tower has an active “HUD RAD CHAP” and at this time CMHA is working with development partners on the scope of work necessary to address each of the concerns identified.

- Received from Stanley Rowe A

**Comment No. 3:** Issues with falling cabinets and tubs need to be reglazed.

**Response:** CMHA does not have plans at this time to replace the kitchen cabinets or to reglaze all the bathroom tubs at Stanley Rowe A building. We will research all work orders and determine if either of the items identified are a problem within the community and make appropriate adjustments to the Capital statement as necessary

- Received three additional comments of unknown buildings

**Comment No. 4:** All units need to be painted, countertops need to be replaced, full flooring replacement, new bathroom lighting, security doors and new tub surrounds. All buildings need to be brought up to date.

**Response:** CMHA has identified all of these issues within its Five Year Capital Action Plan. CMHA will take the appropriate action to either repair or raise the concern to a capital improvement project. We plan for a building wide replacement of these capital items.

<b>SUMMARY</b>
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Thank you for your response and review of the capital plan and interest in CMHA. CMHA and its residents have a shared vision for expanding the affordable housing footprint in Hamilton County through our capital Improvement and Development programs.