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**MONTHLY MANAGEMENT REPORT
 MONTH ENDING SEPTEMBER 30, 2005**

(End of 2nd Quarter of Fiscal Year 2006)

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LOW INCOME HOUSING OWNED OR ADMINISTERED BY PHA

PHA-OWNED UNITS - Public Housing

| HUD Proj. No. | Development Name or Address | Original Total Units | Present Total Units | Present Total Hi-rise | Present Total Family | Number of dwelling units by bedroom size | | | | | | | DOFA: |
|-----------------------------|------------------------------|----------------------|---------------------|-----------------------|----------------------|--|--------------|------------|------------|------------|------------|----------|---------------------------|
| | | | | | | 0 BR | 1 BR | 2BR | 3BR | 4BR | 5BR | 6BR | Date of Initial Occupancy |
| 1-1 | John J. McDonough Homes | 520 | 484 | 0 | 484 | 0 | 37 | 258 | 115 | 66 | 8 | 0 | 12/31/52 |
| 1-4 | -1st Addition to McDonough | 42 | 42 | 0 | 42 | 0 | 0 | 0 | 34 | 4 | 4 | 0 | 01/31/62 |
| 1-8A | -2nd Addition to McDonough | 54 | 54 | 0 | 54 | 0 | 0 | 0 | 18 | 20 | 16 | 0 | 12/31/64 |
| 1-2 | Franklin D. Roosevelt Homes | 320 | 314 | 0 | 314 | 0 | 63 | 161 | 68 | 22 | 0 | 0 | 08/01/52 |
| 1-3 | Mt. Airy Homes & 200 E. Arch | 448 | 425 | 153 | 272 | 0 | 99 | 86 | 172 | 48 | 20 | 0 | 07/01/59 |
| 1-8B | -Addition to Mr. Airy | 22 | 22 | 0 | 22 | 0 | 0 | 22 | 0 | 0 | 0 | 0 | 12/31/64 |
| 1-10 | -Mt. Airy Rehabs | 10 | 3 | 0 | 3 | 0 | 0 | 2 | 0 | 1 | 0 | 0 | 03/01/66 |
| 1-39 | -Replacement uni | 1 | 1 | 0 | 1 | 0 | 0 | 0 | 0 | 1 | 0 | 0 | 1/30/1998 |
| 1-5 | 554 Central & Duplexes | 186 | 183 | 141 | 42 | 69 | 71 | 1 | 12 | 8 | 22 | 0 | 01/31/64 |
| 1-6 | 261 E. University | 200 | 159 | 159 | 0 | 23 | 135 | 1 | 0 | 0 | 0 | 0 | 09/01/63 |
| 1-7 | 325 Laurel & W Side Duplexes | 155 | 120 | 104 | 16 | 2 | 101 | 10 | 7 | 0 | 0 | 0 | 12/31/63 |
| 1-9 | 469 Ada & Dunedin Terrace | 233 | 230 | 142 | 88 | 0 | 141 | 17 | 24 | 36 | 12 | 0 | 03/01/66 |
| 1-11 | 899 South Clevelanc | 144 | 144 | 144 | 0 | 0 | 143 | 1 | 0 | 0 | 0 | 0 | 12/31/69 |
| 1-13 | 1743 East lowe | 148 | 148 | 148 | 0 | 0 | 147 | 1 | 0 | 0 | 0 | 0 | 08/01/70 |
| 1-14 | 1300 Wilson | 187 | 187 | 187 | 0 | 0 | 186 | 1 | 0 | 0 | 0 | 0 | 09/01/69 |
| 1-15 | 727 Front | 151 | 151 | 151 | 0 | 0 | 150 | 1 | 0 | 0 | 0 | 0 | 07/01/69 |
| 1-16 | 280 Ravoux | 220 | 220 | 220 | 0 | 0 | 219 | 1 | 0 | 0 | 0 | 0 | 01/01/70 |
| 1-17 | 545 Wabasha | 75 | 71 | 71 | 0 | 30 | 40 | 1 | 0 | 0 | 0 | 0 | 06/01/69 |
| 1-18 | 1085 Montreal | 187 | 185 | 185 | 0 | 0 | 184 | 1 | 0 | 0 | 0 | 0 | 02/01/70 |
| 1-19 | 10 West Exchange | 194 | 194 | 194 | 0 | 0 | 193 | 1 | 0 | 0 | 0 | 0 | 05/30/72 |
| 1-20 | Scattered Sites | 36 | 17 | 0 | 17 | 0 | 0 | 0 | 6 | 11 | 0 | 0 | 12/31/68 |
| 1-22 | Scattered Sites | 24 | 0 | 0 | 0 | | | | | | | | 12/31/68 |
| 1-23 | Scattered Sites | 26 | 26 | 0 | 26 | 0 | 0 | 0 | 20 | 5 | 1 | 0 | 02/28/77 |
| 1-24 | 1000 Edgerton | 220 | 219 | 219 | 0 | 0 | 218 | 1 | 0 | 0 | 0 | 0 | 01/31/74 |
| 1-26 | 777 North Hamline | 186 | 186 | 186 | 0 | 0 | 185 | 1 | 0 | 0 | 0 | 0 | 02/29/76 |
| 1-27 | 825 Seal | 144 | 144 | 144 | 0 | 0 | 143 | 1 | 0 | 0 | 0 | 0 | 05/31/76 |
| 1-29 | Scattered Sites | 67 | 67 | 0 | 67 | 0 | 0 | 0 | 53 | 11 | 2 | 1 | 10/31/80 |
| 1-30 | Scattered Sites | 25 | 25 | 0 | 25 | 0 | 0 | 0 | 22 | 3 | 0 | 0 | 10/31/81 |
| 1-31 | Scattered Sites | 75 | 75 | 0 | 75 | 0 | 0 | 0 | 58 | 15 | 2 | 0 | 12/31/84 |
| 1-32 | Scattered Sites | 26 | 26 | 0 | 26 | 0 | 0 | 0 | 18 | 6 | 2 | 0 | 03/31/89 |
| 1-33 | Scattered Sites | 45 | 44 | 0 | 44 | 0 | 0 | 0 | 36 | 5 | 3 | 0 | 12/31/88 |
| 1-34 | Scattered Sites | 50 | 50 | 0 | 50 | 0 | 0 | 0 | 40 | 6 | 3 | 1 | 06/30/90 |
| 1-35 | Scattered Sites | 15 | 16 | 0 | 16 | 0 | 0 | 0 | 6 | 7 | 2 | 1 | 01/31/92 |
| 1-37 | Scattered Sites | 25 | 25 | 0 | 25 | 0 | 0 | 0 | 5 | 8 | 10 | 2 | 05/31/93 |
| 1-38 | Scattered Sites HOMEWARD | 35 | 1 | 0 | 1 | 0 | 0 | 0 | 1 | 0 | 0 | 0 | 01/31/96 |
| TOTAL PUBLIC HOUSING | | 4,496 | 4,258 | 2,548 | 1,710 | 124 | 2,455 | 569 | 715 | 283 | 107 | 5 | |

SECTION 8 UNITS - Rent Subsidies for Privately-Owned Housing

| | | | | 0 BR | 1 BR | 2BR | 3BR | 4BR | 5BR | 6BR |
|----------------------------------|----------------------------|--------------|--------------|------------|--------------|--------------|--------------|------------|-----------|-----------|
| MR6 | Section 8 Mod. Rehab SRO's | 75 | | 75 | 0 | 0 | 0 | 0 | 0 | 0 |
| V029 | Section 8 Vouchers | 3,984 | | 27 | 1,246 | 1,080 | 1,141 | 298 | 82 | 18 |
| TOTAL SECTION 8 SUBSIDIES | | 4,059 | 4,059 | 102 | 1,246 | 1,080 | 1,141 | 298 | 82 | 18 |

| | | Hi-rise | Family | 0 BR | 1 BR | 2BR | 3BR | 4BR | 5BR | 6BR | |
|------------------------|--|--------------|--------------|--------------|------------|--------------|--------------|--------------|------------|------------|-----------|
| TOTAL PHA UNITS | | 8,317 | 2,548 | 5,769 | 226 | 3,701 | 1,649 | 1,856 | 581 | 189 | 23 |

Section 8 utilization 3/31/05; McDonough Modn as of 6/30/04; Scattered Site dispositions 9/1/04; Updated 5/17/05 - FAH; Updated 6/14/05 - FAH

SAINT PAUL PHA - MONTHLY OCCUPANCY SUMMARY -

September 2005

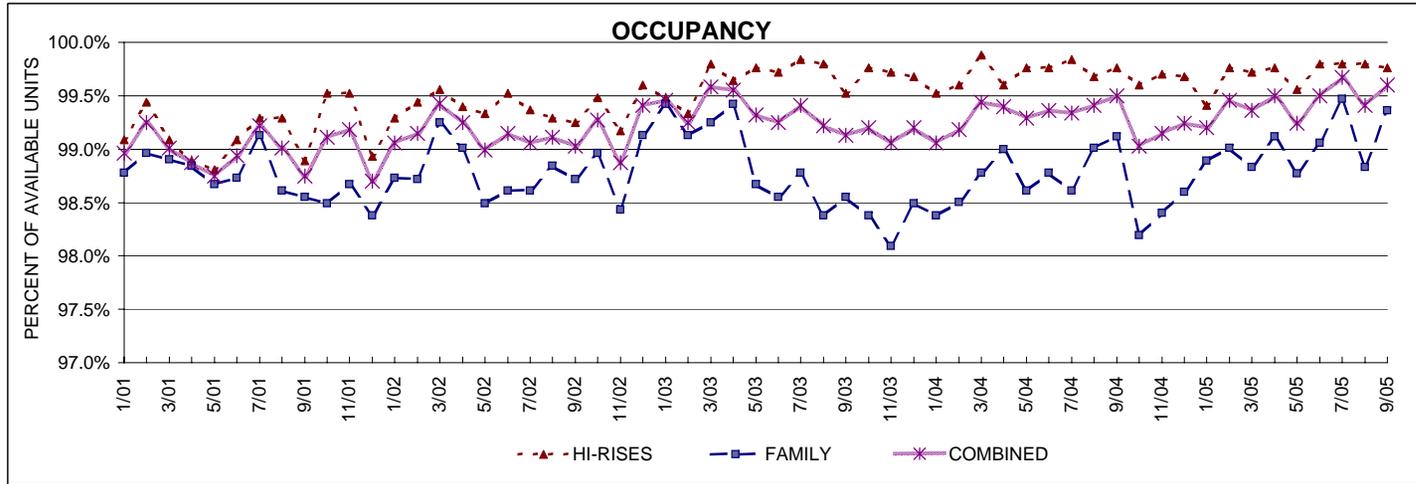
Month Ending 9/30/2005

| MN # | Name or Address | Present Total Hi-rise Units | Present Total Family Units | Total Non DUs | Avail'ble for Occu-pancy | Vacant at Month End | Percent Occupied at End of Month | Units Vacated During Month | Units Readied During Month | Units Leased During Month | Turn-around Time (Days) |
|---------------------------------|---------------------------------|------------------------------------|-----------------------------------|----------------------|---------------------------------|----------------------------|---|-----------------------------------|---------------------------------|----------------------------------|--------------------------------|
| FAMILY DEVELOPMENTS | | | | | | | | | | | |
| 1-1,4,8A | John J. McDonough Homes | 0 | 580 | 1 | 579 | 5 | 99.14% | 16 | 21 | 23 | 35 |
| 1-2 | Franklin D. Roosevelt Homes | 0 | 314 | 0 | 314 | 1 | 99.68% | 4 | 7 | 9 | 21 |
| 1-3,8B,10,39 | Mt. Airy Homes & Rehabs | 0 | 298 | 0 | 298 | 0 | 100.00% | 3 | 4 | 3 | 20 |
| 1-9 | Dunedin Terrace, including | 0 | 104 | 0 | 104 | 0 | 100.00% | 1 | 0 | 0 | 0 |
| 1-7 | 16 W. Side Duplexes | | | | | | | | | | |
| SUBTOTAL DEVELPMTS | | 0 | 1,296 | 1 | 1,295 | 6 | 99.54% | 24 | 32 | 35 | 30 |
| SCATTERED SITES - FAMILY | | | | | | | | | | | |
| 1-20 | Scattered Sites | 0 | 17 | 0 | 17 | | | | | | |
| 1-22 | Scattered Sites | 0 | 0 | 0 | 0 | | | | | | |
| 1-23 | Scattered Sites | 0 | 26 | 0 | 26 | | | | | | |
| 1-29 | Scattered Sites | 0 | 67 | 0 | 67 | | | | | | |
| 1-30 | Scattered Sites | 0 | 25 | 0 | 25 | | | | | | |
| 1-31 | Scattered Sites | 0 | 75 | 0 | 75 | | | | | | |
| 1-32 | Scattered Sites | 0 | 26 | 0 | 26 | | | | | | |
| 1-33 | Scattered Sites | 0 | 44 | 0 | 44 | | | | | | |
| 1-34 | Scattered Sites | 0 | 50 | 0 | 50 | | | | | | |
| 1-35 | Scattered Sites | 0 | 16 | 0 | 16 | | | | | | |
| 1-37 | Scattered Sites | 0 | 25 | 0 | 25 | | | | | | |
| 1-5 | Central Duplexes | 0 | 42 | 0 | 42 | | | | | | |
| 1-38 | Scattered Sites | 0 | 1 | 0 | 1 | | | | | | |
| | Subtotal Scattered Sites | 0 | 414 | 0 | 414 | 5 | 98.79% | 8 | 9 | 10 | 35 |
| SUBTOTAL FAMILY | | 0 | 1,710 | 1 | 1,709 | 11 | 99.36% | 32 | 41 | 45 | 31 |
| HI-RISES | | | | | | | | | | | |
| 1-3 | Mt. Airy Hi-Rise | 153 | 0 | 1 | 152 | 0 | 100.00% | 1 | 1 | 1 | 20 |
| 1-5 | 554 Central Hi-Rise | 141 | 0 | 1 | 140 | 0 | 100.00% | 3 | 3 | 4 | 21 |
| 1-6 | 261 E. University Hi-Rise | 159 | 0 | 2 | 157 | 0 | 100.00% | 4 | 3 | 3 | 22 |
| 1-7 | 325 Laurel Hi-Rise | 104 | 0 | 2 | 102 | 0 | 100.00% | 2 | 2 | 2 | 24 |
| 1-9 | 469 Ada Hi-Rise | 142 | 0 | 1 | 141 | 0 | 100.00% | 2 | 2 | 2 | 8 |
| 1-11 | 899 S. Cleveland Hi-Rise | 144 | 0 | 1 | 143 | 0 | 100.00% | 0 | 1 | 1 | 26 |
| 1-13 | 1743 East Iowa Hi-Rise | 148 | 0 | 1 | 147 | 0 | 100.00% | 0 | 0 | 0 | 0 |
| 1-14 | 1300 Wilson Hi-Rise | 187 | 0 | 1 | 186 | 0 | 100.00% | 2 | 2 | 3 | 21 |
| 1-15 | 727 Front Hi-Rise | 151 | 0 | 1 | 150 | 2 | 98.67% | 4 | 3 | 2 | 16 |
| 1-16 | 280 Ravoux Hi-Rise | 220 | 0 | 1 | 219 | 0 | 100.00% | 6 | 6 | 6 | 20 |
| 1-17 | 545 Wabasha Hi-Rise | 71 | 0 | 1 | 70 | 1 | 98.57% | 2 | 2 | 0 | 0 |
| 1-18 | 1085 Montreal Hi-Rise | 185 | 0 | 3 | 182 | 0 | 100.00% | 1 | 2 | 3 | 19 |
| 1-19 | 10 West Exchange Hi-Rise | 194 | 0 | 1 | 193 | 1 | 99.48% | 2 | 2 | 1 | 18 |
| 1-24 | 1000 Edgerton Hi-Rise | 219 | 0 | 1 | 218 | 2 | 99.08% | 4 | 4 | 4 | 22 |
| 1-26 | 777 North Hamline Hi-Rise | 186 | 0 | 3 | 183 | 0 | 100.00% | 3 | 2 | 3 | 32 |
| 1-27 | 825 Seal Hi-Rise | 144 | 0 | 1 | 143 | 0 | 100.00% | 1 | 3 | 2 | 18 |
| SUBTOTAL HI-RISES | | 2,548 | 0 | 22 | 2,526 | 6 | 99.76% | 37 | 38 | 37 | 21 |
| TOTALS | | 2,548 | 1,710 | 23 | 4,235 | 17 | 99.60% | 69 | 79 | 82 | 26 |
| 2167 VACANCY DAYS | | Present Total Hi-rise Units | Present Total Family Units | Total Non DUs | Avail'ble for Occu-pancy | Vacant at Month End | Percent Occupied at End of Month | Units Vacated During Month | Units Ready During Month | Units Leased During Month | Turn-around Time (Days) |
| 1284 Make Ready Days | | | | | | | | | | | |
| 883 Lease Up Days | | | | | | | | | | | |

DATE: 10/4/2005

OCCUPANCY

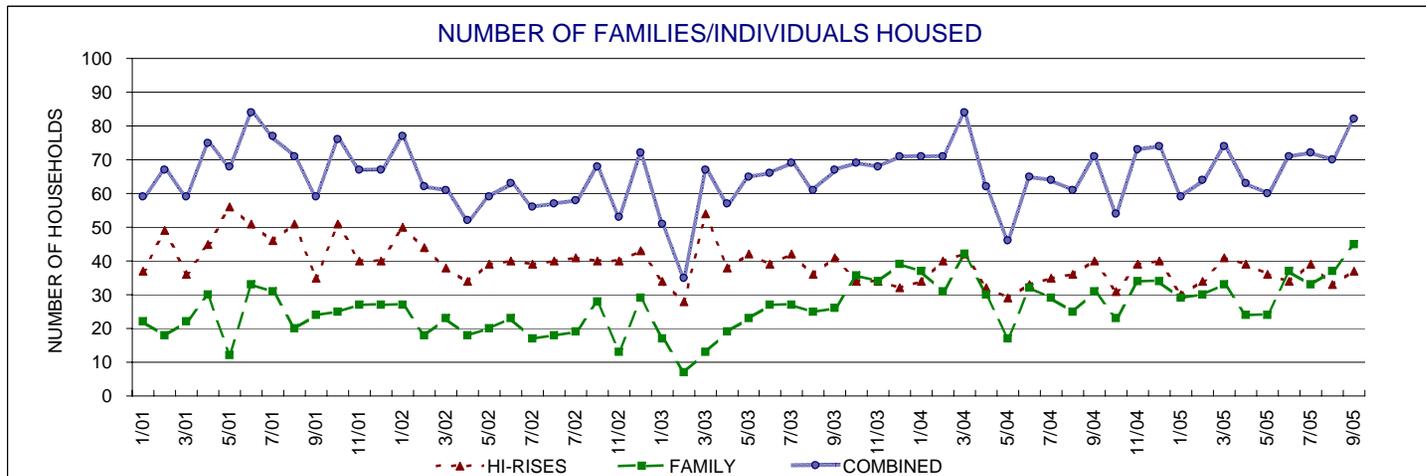
| | FY98 | FY99 | FY2000 | FY2001 | FY2002 | FY2003 | FY2004 | FY2005 | FY2006 | | | | | | | | | YTD |
|----------|-------|-------|--------|--------|--------|--------|--------|--------|--------|-------|-------|-------|-------|-------|-------|-------|-------|-------|
| | AVG | AVG | AVG | AVG | AVG | AVG | AVG | AVG | 1/05 | 2/05 | 3/05 | 4/05 | 5/05 | 6/05 | 7/05 | 8/05 | 9/05 | AVG |
| HI-RISES | 99.0% | 98.9% | 98.9% | 99.1% | 99.2% | 99.4% | 99.7% | 99.7% | 99.4% | 99.8% | 99.7% | 99.8% | 99.6% | 99.8% | 99.8% | 99.8% | 99.8% | 99.7% |
| FAMILY | 99.6% | 99.0% | 99.3% | 98.9% | 98.7% | 98.9% | 98.6% | 98.8% | 98.9% | 99.0% | 98.8% | 99.1% | 98.8% | 99.1% | 99.5% | 98.8% | 99.4% | 99.1% |
| COMBINED | 99.2% | 98.9% | 99.1% | 99.0% | 99.0% | 99.2% | 99.3% | 99.3% | 99.2% | 99.5% | 99.4% | 99.5% | 99.2% | 99.5% | 99.7% | 99.4% | 99.6% | 99.5% |
| # Vacant | 34 | 46 | 40 | 41 | 42 | 34 | 32 | 29 | 34 | 23 | 27 | 21 | 32 | 21 | 14 | 25 | 17 | 22 |



2

NUMBER OF FAMILIES HOUSED (UNITS LEASED, INCLUDING TRANSFERS)

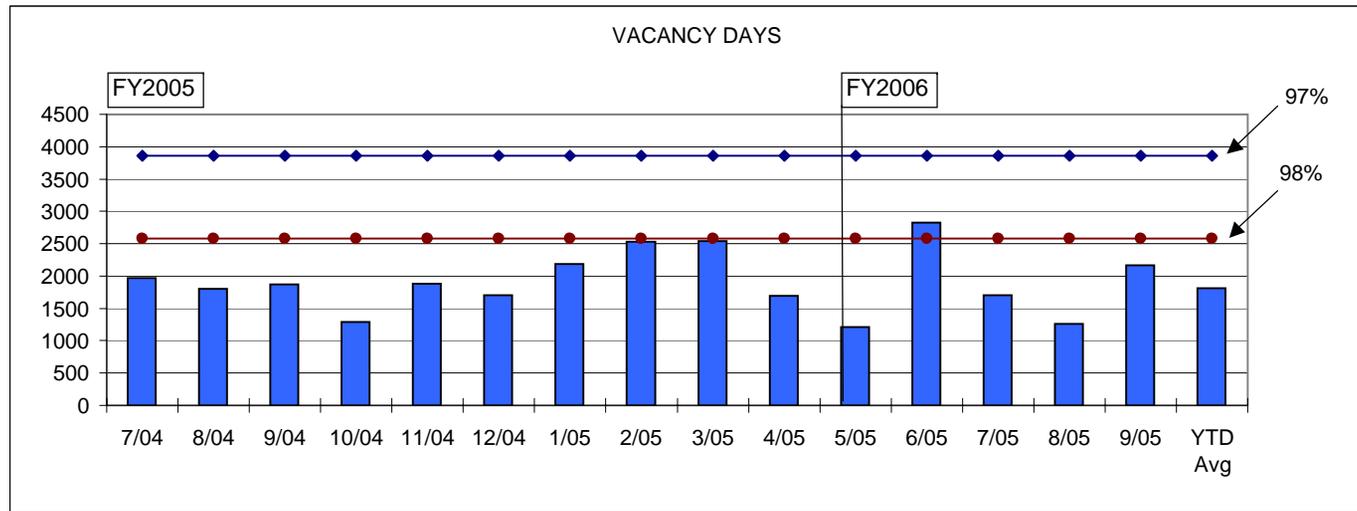
| | FY98 | FY99 | FY2000 | FY2001 | FY2002 | FY2003 | FY2004 | FY2005 | FY2006 | | | | | | | | | YTD |
|----------|------|------|--------|--------|--------|--------|--------|--------|--------|------|------|------|------|------|------|------|------|-----|
| | AVG | AVG | AVG | AVG | AVG | AVG | AVG | AVG | 1/05 | 2/05 | 3/05 | 4/05 | 5/05 | 6/05 | 7/05 | 8/05 | 9/05 | AVG |
| HI-RISES | 44 | 42 | 47 | 42 | 46 | 39 | 38 | 35 | 30 | 34 | 41 | 39 | 36 | 34 | 39 | 33 | 37 | 36 |
| FAMILY | 28 | 30 | 18 | 21 | 25 | 19 | 30 | 29 | 29 | 30 | 33 | 24 | 24 | 37 | 33 | 37 | 45 | 33 |
| COMBINED | 72 | 73 | 65 | 63 | 70 | 57 | 68 | 64 | 59 | 64 | 74 | 63 | 60 | 71 | 72 | 70 | 82 | 70 |



VACANCY DAYS

| MONTHLY | FY 2006 | | | | | | | | | | | | | | | YTD Avg |
|---------------------------|---------|--------|--------|--------|--------|--------|--------|--------|--------|--------|--------|--------|--------|--------|--------|---------|
| | 7/04 | 8/04 | 9/04 | 10/04 | 11/04 | 12/04 | 1/05 | 2/05 | 3/05 | 4/05 | 5/05 | 6/05 | 7/05 | 8/05 | 9/05 | |
| UNITS LEASED | 64 | 61 | 71 | 54 | 73 | 74 | 59 | 64 | 74 | 63 | 60 | 71 | 72 | 70 | 82 | 70 |
| VACANCY DAYS | 1971 | 1806 | 1870 | 1294 | 1880 | 1700 | 2185 | 2526 | 2544 | 1,690 | 1208 | 2824 | 1708 | 1257 | 2167 | 1809 |
| VACANCY RATE (Cumulative) | 1.39% | 1.39% | 1.40% | 1.34% | 1.36% | 1.35% | 1.38% | 1.45% | 1.49% | 1.33% | 1.12% | 1.48% | 1.44% | 1.34% | 1.40% | 1.35% |
| OCCUPANCY RATE | 98.61% | 98.61% | 98.60% | 98.66% | 98.64% | 98.65% | 98.62% | 98.55% | 98.51% | 98.67% | 98.88% | 98.52% | 98.56% | 98.66% | 98.60% | 98.65% |

| OCCUPANCY TARGETS: | | 97% | 98% | 98.65% ACTUAL OCCUPANCY |
|------------------------------|--|--------|--------|-------------------------|
| Average Monthly Vacancy Days | | 3,864 | 2,576 | 1,809 |
| Annual Vacancy Days | | 46,373 | 30,916 | 10,854 |

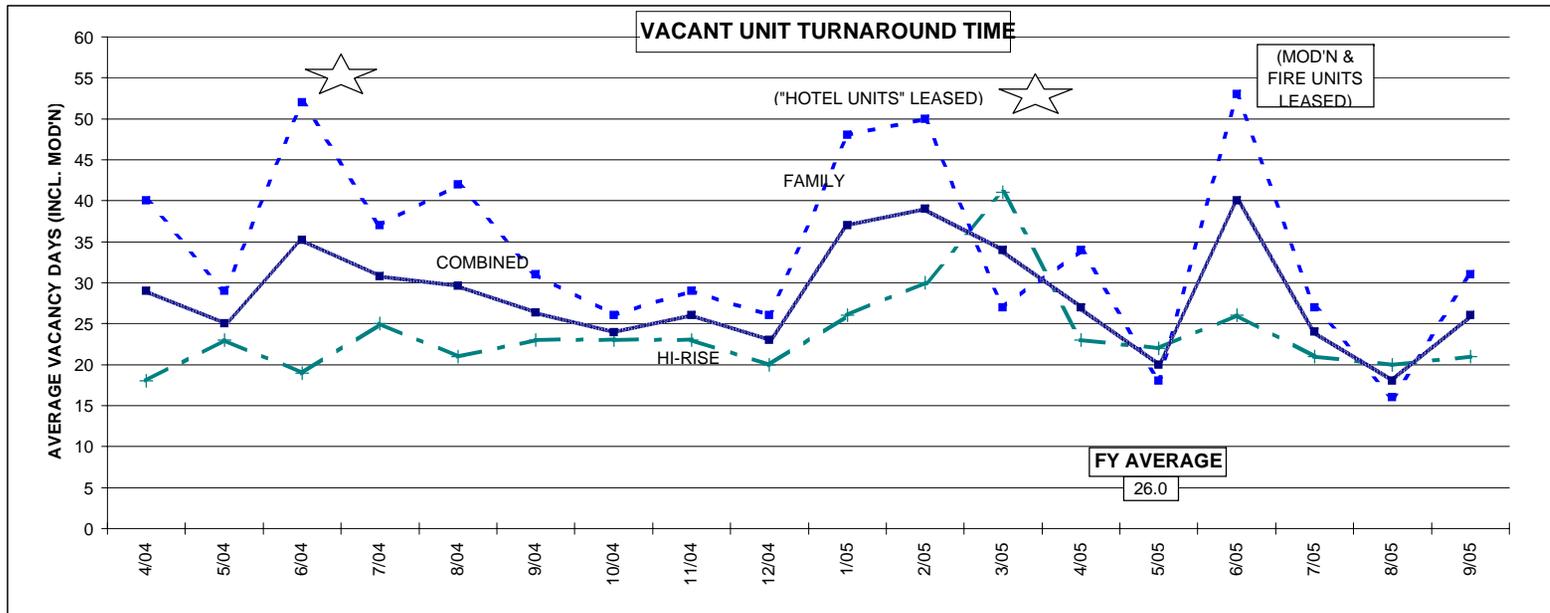


"Vacancy Days" is scored under the "Occupancy Loss" component of the PHAS Financial Condition score

"Modernization Vacancy Days" have not been deducted from the totals shown above

VACANT UNIT TURNAROUND TIME

| | FY2003 | FY2004 | FY2005 | FY 2005 | | | | | | | | | | | | | FY 2006 | | | | | YTD |
|----------------------|--------|--------|--------|---------|------|------|------|------|------|-------|-------|-------|------|------|------|------|---------|------|------|------|------|------|
| | AVG | AVG | AVG | 4/04 | 5/04 | 6/04 | 7/04 | 8/04 | 9/04 | 10/04 | 11/04 | 12/04 | 1/05 | 2/05 | 3/05 | 4/05 | 5/05 | 6/05 | 7/05 | 8/05 | 9/05 | AVG |
| HI-RISE - # OF UNITS | 39 | 38 | 35 | 32 | 29 | 33 | 35 | 36 | 40 | 31 | 39 | 40 | 30 | 34 | 41 | 39 | 36 | 34 | 39 | 33 | 37 | 36 |
| HI-RISE TURNAROUND | 27.9 | 21.3 | 24.3 | 18 | 23 | 19 | 25 | 21 | 23 | 23 | 23 | 20 | 26 | 30 | 41 | 23 | 22 | 26 | 21 | 20 | 21 | 22 |
| FAMILY - # OF UNITS | 19 | 30 | 29 | 30 | 17 | 32 | 29 | 25 | 31 | 23 | 34 | 34 | 29 | 30 | 33 | 24 | 24 | 37 | 33 | 37 | 45 | 31 |
| FAMILY TURNAROUND | 44.4 | 37.3 | 36.4 | 40 | 29 | 52 | 37 | 42 | 31 | 26 | 29 | 26 | 48 | 50 | 27 | 34 | 18 | 53 | 27 | 16 | 31 | 30 |
| TOTAL VACANCY DAYS | 1897 | 1932 | 1916 | 1771 | 1152 | 2287 | 1971 | 1806 | 1870 | 1294 | 1880 | 1700 | 2185 | 2526 | 2544 | 1690 | 1208 | 2824 | 1708 | 1257 | 2167 | 1737 |
| COMBINED # OF UNITS | 57 | 68 | 64 | 62 | 46 | 65 | 64 | 61 | 71 | 54 | 73 | 74 | 59 | 64 | 74 | 63 | 60 | 71 | 72 | 70 | 82 | 67 |
| COMBINED TURNAROUND | 33.1 | 28.3 | 29.9 | 29 | 25 | 35 | 31 | 30 | 26 | 24 | 26 | 23 | 37 | 39 | 34 | 27 | 20 | 40 | 24 | 18 | 26 | 26 |
| FISCAL YTD AVERAGE | 33.1 | 28.3 | 30.0 | 28.6 | 27.1 | 30.1 | 30.3 | 30.2 | 29.4 | 28.7 | 28.3 | 27.6 | 28.5 | 29.5 | 30.0 | 26.8 | 23.6 | 29.5 | 27.9 | 25.9 | 26.0 | 26.0 |



* Modernization vacancy days are included here, but they are excluded from the PHAS "Turnaround Time" indicator.
 **"Hotel units" used during modernization were leased during the starred months, raising the average family unit turnaround time.
 The average vacant unit turnaround time in FY 2005, excluding modernization-vacancy days, was 26.4 days.
 The average vacant unit turnaround time in FY 2004, excluding modernization-vacancy days, was 26.66 days. The average in FY 2003 was 28.87 days.

WAITING LISTS - 9-30-05

PUBLIC HOUSING WAITING LIST

The public housing waiting list was opened for all applicants on September 13, 2004.

| WAITING LIST ACTIVITY | 0 BR | 1 BR | 2 BR | 3 BR | 4 BR | 5 BR | Total |
|-------------------------------|------------|-------------|-------------|-------------|------------|------------|-------------|
| A. Previous Applicants | 697 | 1256 | 2672 | 1077 | 384 | 131 | 6217 |
| + New Applicants | 103 | 105 | 156 | 77 | 25 | 8 | 474 |
| + Reinstated | 17 | 0 | 0 | 0 | 0 | 0 | 17 |
| - Applic's Canceled/Withdrawn | 0 | 28 | 16 | 16 | 7 | 4 | 71 |
| - Applicants Denied | 6 | 7 | 3 | 8 | 9 | 1 | 34 |
| - Applicants Housed | 2 | 29 | 11 | 13 | 2 | 2 | 59 |
| = Applicants Pending | 809 | 1297 | 2798 | 1117 | 391 | 132 | 6544 |

| | |
|-----------|---------------------|
| 8 | Hi-Rise Transfers |
| 15 | Family Transfers |
| 23 | Total Transfers |
| 82 | TOTAL LEASES SIGNED |

| B. Race and Ethnicity | 0 BR | | 1 BR | | 2 BR | | 3 BR | | 4 BR | | 5 BR | | TOTAL | |
|-----------------------|------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|------------|-------------|------------|-------------|-------------|-------------|
| | No. | % | No. | % | No. | % | No. | % | No. | % | No. | % | No. | % |
| White | 105 | 13% | 621 | 48% | 639 | 23% | 195 | 17% | 42 | 11% | 4 | 3% | 1606 | 25% |
| African American | 638 | 79% | 537 | 41% | 1650 | 59% | 668 | 60% | 193 | 49% | 42 | 32% | 3728 | 57% |
| Native American | 7 | 1% | 31 | 2% | 68 | 2% | 21 | 2% | 11 | 3% | 1 | 1% | 139 | 2% |
| Asian | 58 | 7% | 104 | 8% | 419 | 15% | 225 | 20% | 143 | 37% | 84 | 64% | 1033 | 16% |
| Pacific Islander | 0 | 0% | 0 | 0% | 8 | 0% | 0 | 0% | 0 | 0% | 0 | 0% | 8 | 0% |
| Multiple Races | 0 | 0% | 0 | 0% | 9 | 0% | 5 | 0% | 0 | 0% | 0 | 0% | 14 | 0% |
| None given | 1 | 0% | 4 | 0% | 5 | 0% | 3 | 0% | 2 | 1% | 1 | 1% | 16 | 0% |
| TOTAL | 809 | 100% | 1297 | 100% | 2798 | 100% | 1117 | 100% | 391 | 100% | 132 | 100% | 6544 | 100% |
| Hispanic | 17 | 2% | 83 | 6% | 141 | 5% | 60 | 5% | 15 | 4% | 3 | 2% | 319 | 5% |
| Non-Hispanic | 792 | 98% | 1210 | 93% | 2653 | 95% | 1055 | 94% | 374 | 96% | 128 | 97% | 6212 | 95% |
| Blank | 0 | 0% | 4 | 0% | 4 | 0% | 2 | 0% | 2 | 1% | 1 | 1% | 13 | 0% |

| C. Applicant Ages | 0 BR | | 1 BR | | 2 BR | | 3 BR | | 4 BR | | 5+ BR | | TOTAL | |
|----------------------------|------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|------------|-------------|------------|-------------|-------------|-------------|
| | No. | % | No. | % | No. | % | No. | % | No. | % | No. | % | No. | % |
| 62+ ("Elderly") * | 0 | 0% | 190 | 15% | 58 | 2% | 20 | 2% | 9 | 2% | 3 | 2% | 280 | 4% |
| 50 - 61 ("Near elderly") * | 3 | 0% | 459 | 35% | 191 | 7% | 89 | 8% | 37 | 9% | 15 | 11% | 794 | 12% |
| 25 - 49 | 411 | 51% | 564 | 43% | 1294 | 46% | 820 | 73% | 316 | 81% | 112 | 85% | 3517 | 54% |
| 20 - 24 | 275 | 34% | 66 | 5% | 1005 | 36% | 177 | 16% | 26 | 7% | 1 | 1% | 1550 | 24% |
| 18 - 19 | 120 | 15% | 18 | 1% | 250 | 9% | 11 | 1% | 3 | 1% | 1 | 1% | 403 | 6% |
| All Ages | 809 | 100% | 1297 | 100% | 2798 | 100% | 1117 | 100% | 391 | 100% | 132 | 100% | 6544 | 100% |

*HUD terms

(Reports run on different dates show different totals.)

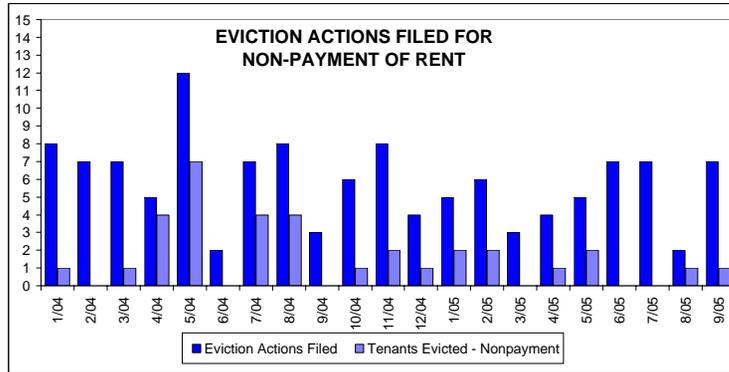
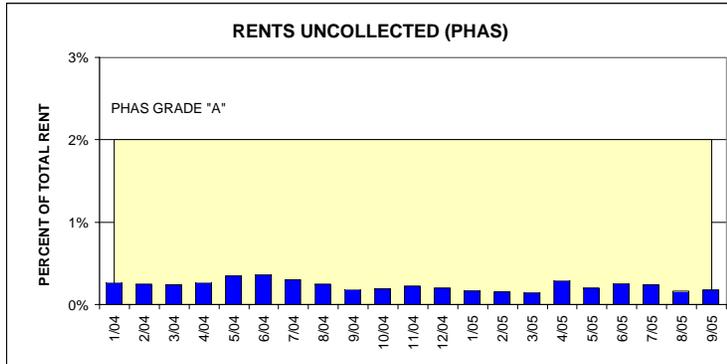
SECTION 8 WAITING LIST

The Section 8 waiting list has been closed to new applicants since November 21, 2002.

| D. Race and Ethnicity | 0 BR | | 1 BR | | 2 BR | | 3 BR | | 4 BR | | 5+ BR | | TOTAL | |
|-----------------------|----------|-------------|------------|-------------|------------|-------------|------------|-------------|------------|-------------|-----------|-------------|-------------|-------------|
| | No. | % | No. | % | No. | % | No. | % | No. | % | No. | % | No. | % |
| White | 0 | 0% | 257 | 48% | 135 | 23% | 80 | 15% | 14 | 11% | 4 | 10% | 490 | 27% |
| African American | 1 | 100% | 245 | 46% | 380 | 66% | 395 | 75% | 92 | 70% | 20 | 50% | 1133 | 62% |
| Native American | 0 | 0% | 15 | 3% | 10 | 2% | 14 | 3% | 3 | 2% | 0 | 0% | 42 | 2% |
| Asian | 0 | 0% | 13 | 2% | 39 | 7% | 34 | 6% | 19 | 15% | 16 | 40% | 121 | 7% |
| Pacific Islander | 0 | 0% | 0 | 0% | 1 | 0% | 0 | 0% | 0 | 0% | 0 | 0% | 1 | 0% |
| Multiple Races | 0 | 0% | 7 | 1% | 15 | 3% | 7 | 1% | 3 | 2% | 0 | 0% | 32 | 2% |
| None given | 0 | 0% | 0 | 0% | 0 | 0% | 0 | 0% | 0 | 0% | 0 | 0% | 0 | 0% |
| TOTAL | 1 | 100% | 537 | 100% | 580 | 100% | 530 | 100% | 131 | 100% | 40 | 100% | 1819 | 100% |
| Hispanic | 0 | 0% | 22 | 4% | 27 | 45% | 24 | 5% | 7 | 5% | 0 | 0% | 80 | 4% |
| Non-Hispanic | 1 | 100% | 515 | 96% | 553 | 95% | 506 | 95% | 126 | 96% | 38 | 95% | 1739 | 96% |
| Blank | 0 | 0% | 3 | 1% | 0 | 0% | 3 | 1% | 1 | 1% | 1 | 3% | 8 | 0% |

RENTS UNCOLLECTED

| | FY2005 | | | | | | | | | | FY 2006 | | | | | | | | |
|-----------------------------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--|
| | 4/04 | 5/04 | 6/04 | 7/04 | 8/04 | 9/04 | 10/04 | 11/04 | 12/04 | 1/05 | 2/05 | 3/05 | 4/05 | 5/05 | 6/05 | 7/05 | 8/05 | 9/05 | |
| BEGINNING BALANCE 3/31 | 3,059 | 3,059 | 3,059 | 3,059 | 3,059 | 3,059 | 3,059 | 3,059 | 3,059 | 3,059 | 3,059 | 3,059 | 1,764 | 1,764 | 1,764 | 1,764 | 1,764 | 1,764 | |
| CUMULATIVE MONTHLY RENT ROLL | 892,102 | 1,784,102 | 2,677,739 | 3,574,901 | 4,466,375 | 5,354,121 | 6,245,783 | 7,143,138 | 8,035,348 | 8,936,098 | 9,832,631 | 10,729,935 | 904,818 | 1,825,119 | 2,750,024 | 3,675,664 | 4,596,776 | 5,518,725 | |
| CUMULATIVE NEGATIVE RENTS | 6,466 | 12,983 | 18,866 | 25,159 | 32,223 | 39,450 | 46,651 | 53,249 | 59,839 | 66,438 | 73,795 | 80,622 | 6,843 | 12,739 | 18,639 | 24,724 | 31,379 | 38,000 | |
| (A) TOTAL GROSS RENTS | 901,627 | 1,800,144 | 2,699,664 | 3,603,119 | 4,501,657 | 5,396,630 | 6,295,493 | 7,199,446 | 8,098,246 | 9,005,595 | 9,909,485 | 10,813,616 | 913,425 | 1,839,622 | 2,770,427 | 3,702,152 | 4,629,919 | 5,558,489 | |
| UNCOLLECTED RENT, CURRENT | 2,199 | 4,111 | 1,552 | 3,197 | 3,167 | 2,539 | 2,959 | 5,042 | 3,870 | 2,017 | 2,634 | 1,764 | 2,097 | 3,224 | 4,056 | 3,676 | 2,445 | 2,325 | |
| UNCOLLECTED RENT, VACATED | 219 | 2,115 | 4,767 | 4,089 | 4,586 | 2,294 | 3,951 | 5,890 | 5,357 | 5,695 | 5,179 | 2,729 | 603 | 449 | 777 | 3,010 | 2,860 | 3,883 | |
| CUMULATIVE COLLECTION WRITE-OFFS | 0 | 0 | 3,445 | 3,445 | 3,445 | 5,259 | 5,259 | 5,259 | 7,365 | 7,365 | 7,365 | 11,179 | 0 | 0 | 2,279 | 2,279 | 2,279 | 3,566 | |
| (B) TOTAL UNCOLLECTED RENT | 2,418 | 6,226 | 9,765 | 10,732 | 11,198 | 10,093 | 12,169 | 16,192 | 16,591 | 15,077 | 15,178 | 15,673 | 2,700 | 3,673 | 7,112 | 8,965 | 7,585 | 9,774 | |
| PHAS RATIO (B/A) | 0.27% | 0.35% | 0.36% | 0.30% | 0.25% | 0.19% | 0.19% | 0.22% | 0.20% | 0.17% | 0.15% | 0.14% | 0.30% | 0.20% | 0.26% | 0.24% | 0.16% | 0.18% | |
| PHAS STANDARD | 2.00% | 2.00% | 2.00% | 2.00% | 2.00% | 2.00% | 2.00% | 2.00% | 2.00% | 2.00% | 2.00% | 2.00% | 2.00% | 2.00% | 2.00% | 2.00% | 2.00% | 2.00% | |



LEASE TERMINATIONS FOR NONPAYMENT OF RENT

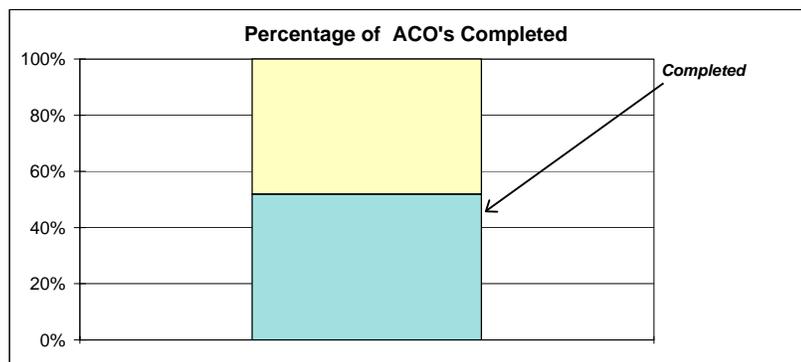
| | FY2005 | | | | | | | | | | FY2006 | | | | | | | | |
|------------------------------|--------|------|------|------|------|------|-------|-------|-------|------|--------|------|------|------|------|------|------|------|--|
| | 4/04 | 5/04 | 6/04 | 7/04 | 8/04 | 9/04 | 10/04 | 11/04 | 12/04 | 1/05 | 2/05 | 3/05 | 4/05 | 5/05 | 6/05 | 7/05 | 8/05 | 9/05 | |
| Termination letters sent | 138 | 226 | 181 | 170 | 169 | 144 | 143 | 145 | 152 | 175 | 127 | 117 | 152 | 179 | 142 | 203 | 163 | 158 | |
| Eviction Actions Filed | 5 | 12 | 2 | 7 | 8 | 3 | 6 | 8 | 4 | 5 | 6 | 3 | 4 | 5 | 7 | 7 | 2 | 7 | |
| Tenants Evicted - Nonpayment | 4 | 7 | 0 | 4 | 4 | 0 | 1 | 2 | 1 | 2 | 2 | 0 | 1 | 2 | 0 | 0 | 1 | 1 | |

ANNUAL APPLICATIONS FOR CONTINUED OCCUPANCY (ACO's) - FY2006

100% of required ACOs for FY2005 were completed.

| | Avail. Units | Number of ACO's Performed by Month | | | | | | | | | | | | Year to Date Total* | Year to Date Percent |
|---------------|--------------|------------------------------------|------------|------------|------------|------------|------------|-------|-------|-------|------|------|------|---------------------|----------------------|
| | | 4/05 | 5/05 | 6/05 | 7/05 | 8/05 | 9/05 | 10/05 | 11/05 | 12/05 | 1/06 | 2/06 | 3/06 | | |
| HI-RISE | 2526 | 206 | 284 | 191 | 153 | 189 | 5 | | | | | | | 1,028 | 41% |
| FAMILY | 1710 | 95 | 321 | 135 | 240 | 122 | 257 | | | | | | | 1,170 | 68% |
| TOTAL* | 4236 | 301 | 605 | 326 | 393 | 311 | 262 | | | | | | | 2,198 | 52% |

* Total ACO's may exceed total units due to residents moving and transferring during the year.
Some ACO's were still pending at year-end due to resident hospitalizations and other causes.



PUBLIC HOUSING LEASE TERMINATIONS FOR CAUSE

(Units vacated during the month due to lease termination by Housing Manager for cause)

| | 4/05 | 5/05 | 6/05 | 7/05 | 8/05 | 9/05 | 10/05 | 11/05 | 12/05 | 1/06 | 2/06 | 3/06 | Year to Date Total* |
|---------------|----------|----------|----------|-----------|-----------|----------|-------|-------|-------|------|------|------|---------------------|
| Family Units | 2 | 1 | 3 | 4 | 9 | 2 | | | | | | | 21 |
| Hi-Rise Units | 2 | 4 | 4 | 9 | 8 | 7 | | | | | | | 34 |
| Total | 4 | 5 | 7 | 13 | 17 | 9 | | | | | | | 55 |

| | | |
|----------------------------------|-------------|-----------|
| Total Lease Terminations: | FY96 | 31 |
| | FY97 | 66 |
| | FY98 | 61 |
| | FY99 | 42 |
| | FY00 | 56 |
| | FY01 | 74 |
| | FY02 | 68 |
| | FY03 | 66 |
| | FY04 | 75 |
| | FY05 | 72 |

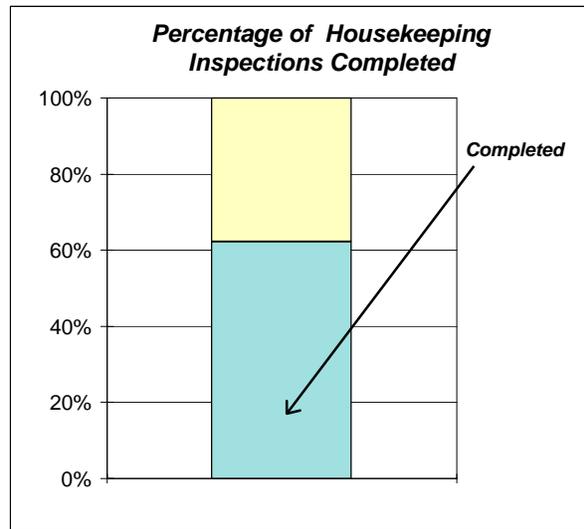
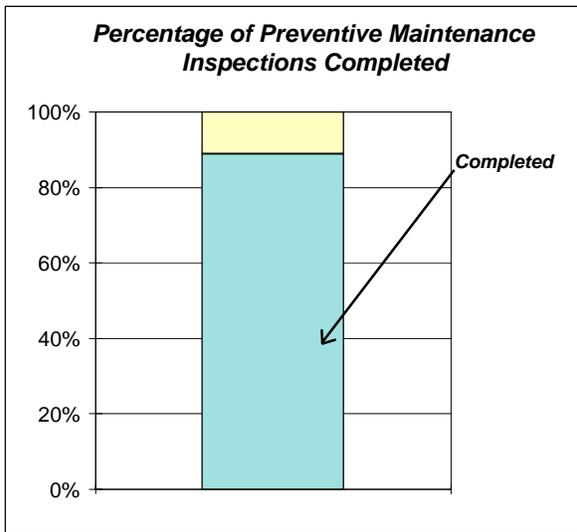
**PREVENTIVE MAINTENANCE INSPECTIONS - FY2006
(PHAS UNIT INSPECTIONS)**

Maintenance Department

(100% of required FY 2005 inspections were completed)

| | Units | Number of Inspections Performed by Month | | | | | | | | | | | | Year | Year | |
|-----------------|-------|--|------|------|------|------|------|-------|-------|-------|------|------|------|--------------------|--------------------|-----|
| | | 4/05 | 5/05 | 6/05 | 7/05 | 8/05 | 9/05 | 10/05 | 11/05 | 12/05 | 1/06 | 2/06 | 3/06 | To Date Total** | To Date Percent | |
| FAMILY* | 1710 | 236 | 231 | 233 | 207 | 180 | 176 | | | | | | | | 1263 | 74% |
| HI-RISE* | 2548 | 485 | 510 | 546 | 471 | 378 | 132 | | | | | | | | 2522 | 99% |
| TOTAL* | 4258 | 721 | 741 | 779 | 678 | 558 | 308 | | | | | | | | 3785 | 89% |

** Totals may exceed 100% due to multiple inspections of some units.



HOUSEKEEPING INSPECTIONS - FY2006

Resident Services Department

(100% of required FY 2005 inspections were completed)

| | Units | Number of Inspections Performed by Month | | | | | | | | | | | | Year | Year | |
|-----------------------|-------|--|------|------|------|------|------|-------|-------|-------|------|------|------|------------------|--------------------|-----|
| | | 4/05 | 5/05 | 6/05 | 7/05 | 8/05 | 9/05 | 10/05 | 11/05 | 12/05 | 1/06 | 2/06 | 3/06 | To Date Total | To Date Percent | |
| FAMILY HOUSING | 1710 | 186 | 264 | 219 | 199 | 245 | 161 | | | | | | | | 1274 | 75% |
| HI-RISE | 2548 | 67 | 238 | 247 | 284 | 284 | 256 | | | | | | | | 1376 | 54% |
| TOTAL | 4258 | 253 | 502 | 466 | 483 | 529 | 417 | | | | | | | | 2650 | 62% |

Maintenance Work Orders

| | 4/05 | 5/05 | 6/05 | 7/05 | 8/05 | 9/05 | 10/05 | 11/05 | 12/05 | 1/06 | 2/06 | 3/06 | Year To Date |
|--|------|------|------|------|------|------|-------|-------|-------|------|------|------|--------------|
| Emergency Work Orders | | | | | | | | | | | | | |
| <i>Carried Forward from Last Month</i> | 0 | 0 | 0 | 0 | 0 | 0 | | | | | | | |
| <i>Received this Month</i> | 509 | 483 | 503 | 486 | 562 | 572 | | | | | | | |
| <i>Cancelled/Corrected</i> | 6 | 9 | 6 | 9 | 16 | 15 | | | | | | | |
| <i>Reporting Total</i> | 503 | 474 | 497 | 477 | 546 | 557 | | | | | | | |
| <i>Completed this Month</i> | 503 | 474 | 497 | 477 | 546 | 557 | | | | | | | 3,054 |
| <i>Completed within 24 Hours</i> | 503 | 474 | 497 | 477 | 546 | 557 | | | | | | | 3,054 |
| Percent within 24 Hours (PHAS) | 100% | 100% | 100% | 100% | 100% | 100% | | | | | | | 100% |

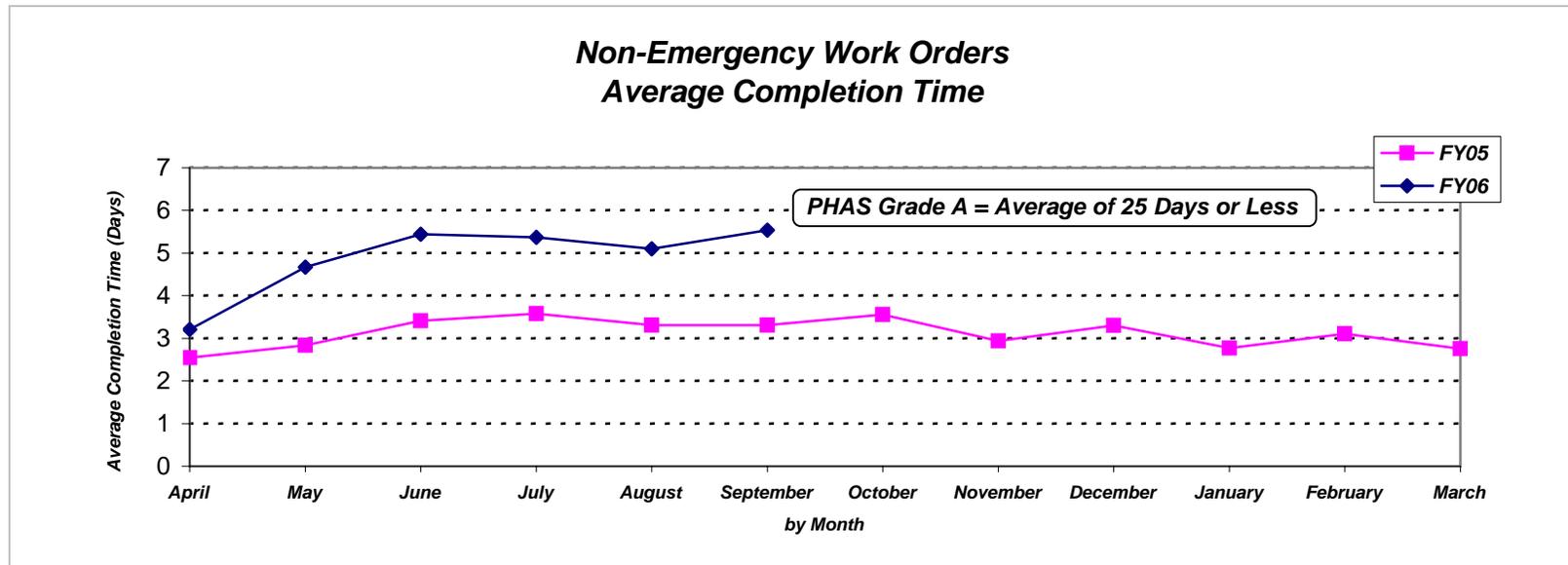
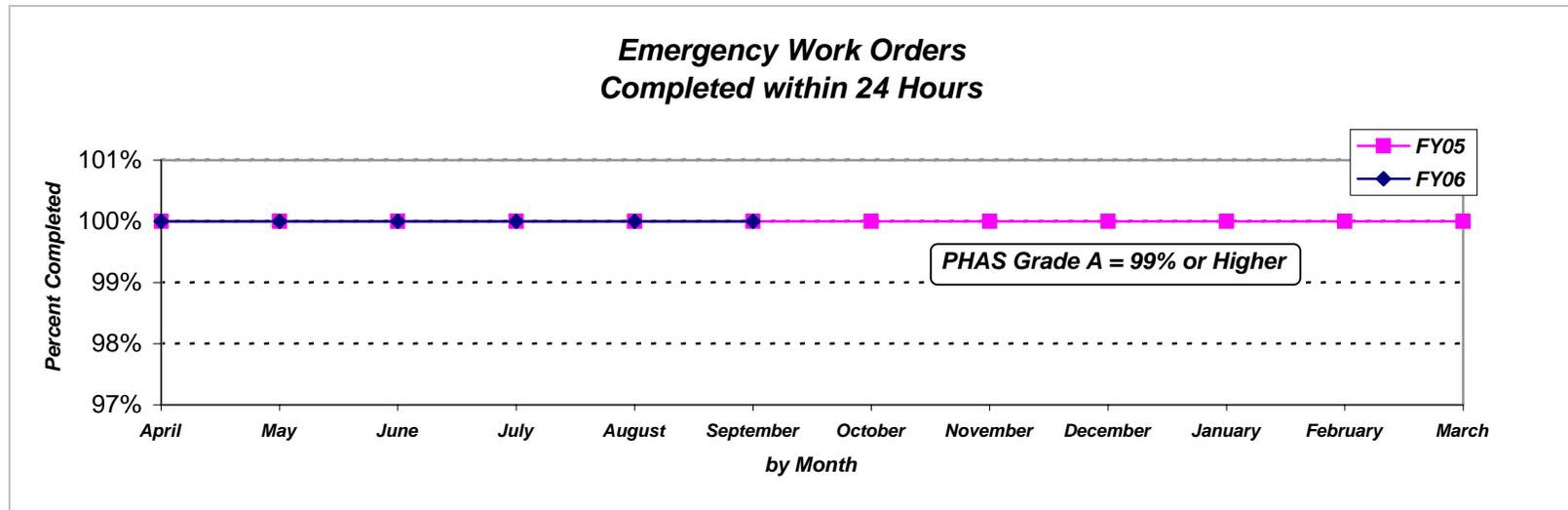
| | 4/05 | 5/05 | 6/05 | 7/05 | 8/05 | 9/05 | 10/05 | 11/05 | 12/05 | 1/06 | 2/06 | 3/06 | Year To Date |
|---------------------------------------|------|------|------|------|------|------|-------|-------|-------|------|------|------|--------------|
| Non-Emergency Work Orders | | | | | | | | | | | | | |
| <i>Carried Over from Last Month</i> | 165 | 310 | 467 | 464 | 361 | 452 | | | | | | | |
| <i>Received this Month</i> | 2664 | 2584 | 2734 | 2493 | 2793 | 2893 | | | | | | | |
| <i>Cancelled/Corrected</i> | 43 | 38 | 57 | 48 | 45 | 80 | | | | | | | |
| <i>Reporting Total</i> | 2786 | 2856 | 3144 | 2909 | 3109 | 3265 | | | | | | | |
| <i>Completed this Month</i> | 2460 | 2372 | 2640 | 2531 | 2612 | 2869 | | | | | | | 15,484 |
| Average Completion Days (PHAS) | 3.21 | 4.67 | 5.44 | 5.37 | 5.10 | 5.54 | | | | | | | 4.89 |

9

Maintenance Work Orders - Resident Satisfaction

| | 4/05 | 5/05 | 6/05 | 7/05 | 8/05 | 9/05 | 10/05 | 11/05 | 12/05 | 1/06 | 2/06 | 3/06 | Year To Date |
|--------------------------|------|------|------|------|------|------|-------|-------|-------|------|------|------|--------------|
| Sampled | 34 | 28 | 24 | 26 | 29 | 39 | | | | | | | 180 |
| Dissatisfied | 0 | 0 | 0 | 0 | 0 | 0 | | | | | | | 0 |
| Satisfied | 34 | 28 | 24 | 26 | 29 | 39 | | | | | | | 180 |
| Percent Satisfied | 100% | 100% | 100% | 100% | 100% | 100% | | | | | | | 100% |

Maintenance Work Orders



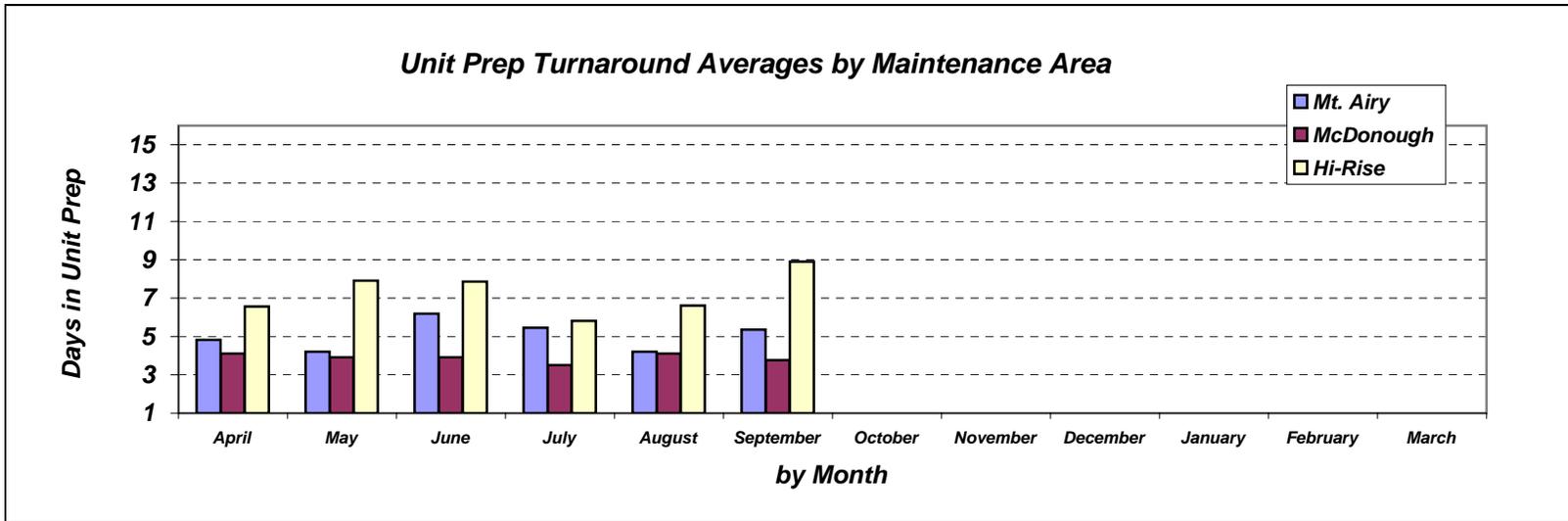
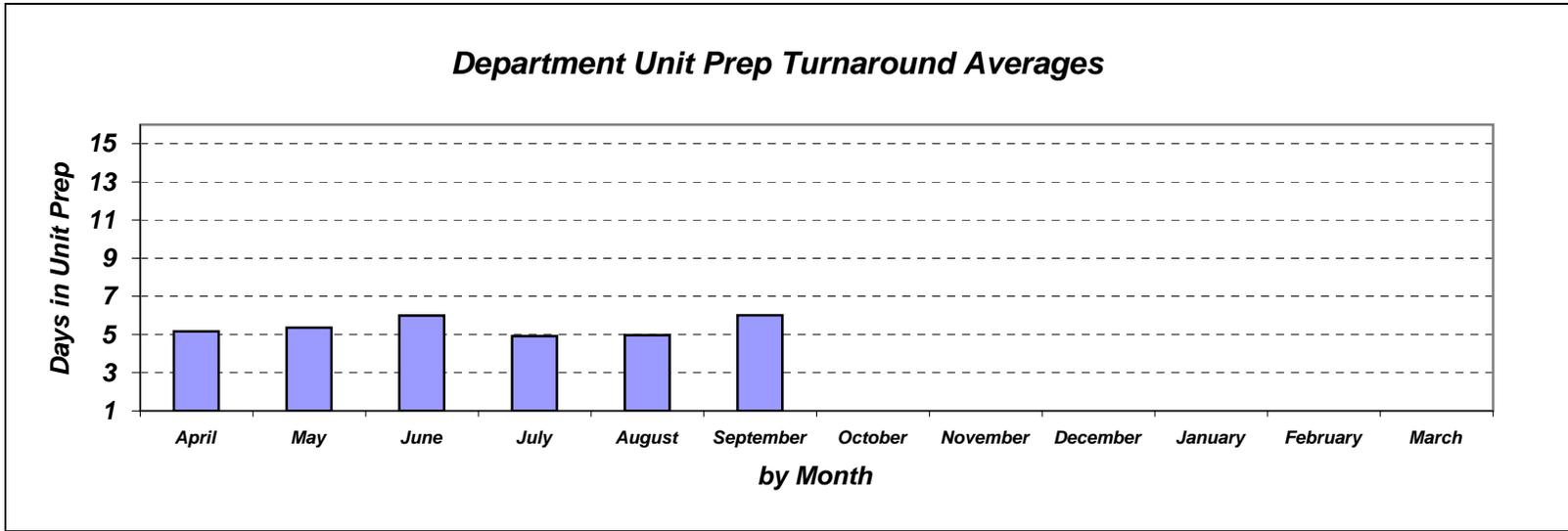
10.

Maintenance Department Unit Preparation Data

| Month | Mt. Airy Maintenance | | | McDonough Maintenance | | | Hi-Rise Maintenance | | | Combined Maintenance | | |
|------------------------------|----------------------|------------|------|-----------------------|------------|------|---------------------|------------|------|----------------------|------------|------|
| | Units | Averages | | Units | Averages | | Units | Averages | | Units | Averages | |
| | Readied | Prep Hours | Days | Readied | Prep Hours | Days | Readied | Prep Hours | Days | Readied | Prep Hours | Days |
| April | 6 | 34.04 | 4.83 | 10 | 31.50 | 4.10 | 39 | 21.28 | 6.56 | 55 | 28.94 | 5.16 |
| May | 14 | 24.63 | 4.21 | 11 | 23.61 | 3.91 | 36 | 22.08 | 7.92 | 61 | 23.44 | 5.35 |
| June | 16 | 20.84 | 6.19 | 13 | 23.90 | 3.92 | 35 | 19.61 | 7.86 | 64 | 21.45 | 5.99 |
| July | 11 | 21.86 | 5.45 | 12 | 20.90 | 3.50 | 34 | 21.95 | 5.82 | 57 | 21.57 | 4.92 |
| August | 15 | 23.22 | 4.20 | 21 | 21.69 | 4.10 | 36 | 19.99 | 6.61 | 72 | 21.63 | 4.97 |
| September | 11 | 21.43 | 5.36 | 22 | 22.73 | 3.77 | 39 | 22.36 | 8.90 | 72 | 22.17 | 6.01 |
| October | | | | | | | | | | | | |
| November | | | | | | | | | | | | |
| December | | | | | | | | | | | | |
| January | | | | | | | | | | | | |
| February | | | | | | | | | | | | |
| March | | | | | | | | | | | | |
| Totals/Year to Date | 73 | | | 89 | | | 219 | | | 381 | | |
| Averages/Year to Date | | 23.38 | 5.05 | | 23.50 | 3.89 | | 21.23 | 7.30 | | 23.04 | 5.42 |

11.

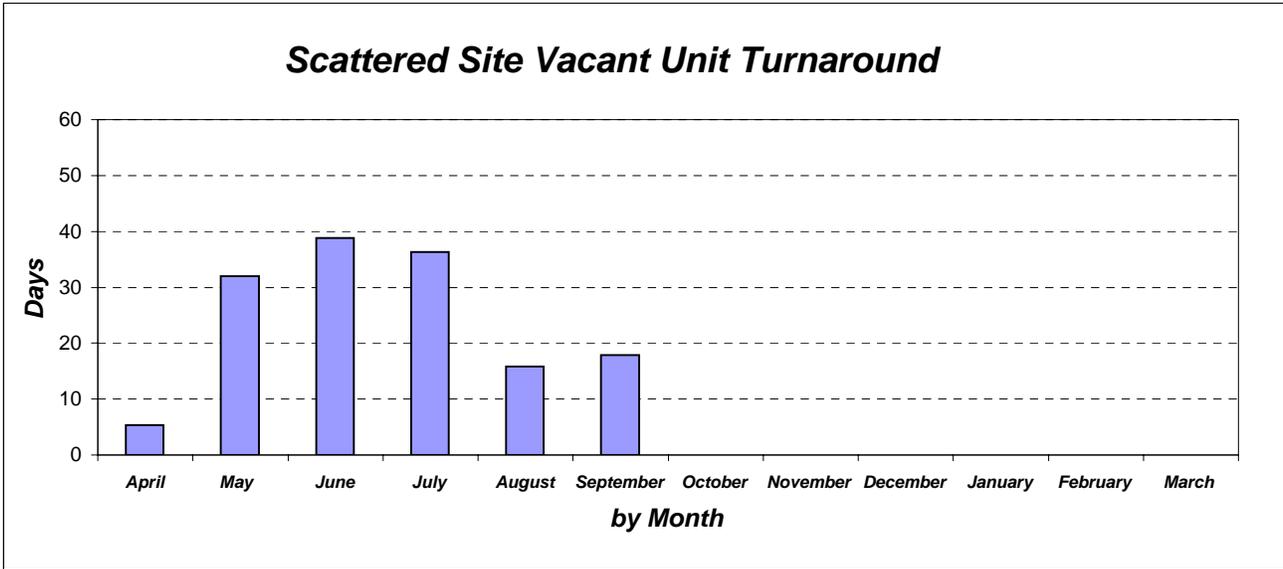
Maintenance Department Unit Preparation Turnaround Time Averages



12.

Scattered Site Vacant Unit Turnaround

| Month | Scattered Sites | | |
|------------------------------|-----------------|------------|-------|
| | Units Readied | Averages | |
| | | Prep Hours | Days |
| *April | 5 | 22.80 | 5.40 |
| **May | 3 | 54.42 | 32.00 |
| **June | 6 | 36.17 | 38.83 |
| **July | 10 | 28.88 | 36.30 |
| **August | 5 | 29.60 | 15.80 |
| **September | 8 | 30.53 | 17.88 |
| October | | | |
| November | | | |
| December | | | |
| January | | | |
| February | | | |
| March | | | |
| Totals/Year to Date | 37 | | |
| Averages/Year to Date | | 31.77 | 25.43 |



* These numbers only include Maintenance staff unit prep time.
 ** These numbers include Maintenance staff unit prep time and mod (major) work. In the future we plan on including re-rental time.

| Budget Utilization | |
|--------------------|--------|
| Last Month | 98.4% |
| FY to Date | 100.2% |

| UNIT UTILIZATION | HARD TO HOUSE | HARD TO HOUSE-Disabled |
|------------------|---------------|------------------------|
| 98.7% | 43 | 39 |

HOUSING CHOICE VOUCHERS

| FY UNIT ALLOCATIONS | | 0BR | 1BR | 2BR | 3BR | 4BR | 5BR | 6BR | |
|---------------------|---|-----|------|------|------|-----|-----|-----|-------------|
| a | TOTAL ACC (excl. 100 Disability Vouchers) | | | | | | | | 3884 |
| b | TOTAL UNDER HAP | 27 | 1209 | 1076 | 1125 | 296 | 84 | 17 | 3834 |
| c | TOTAL NOT UNDER HAP | | | | | | | | 50 |
| d | NEW ISSUES from WAITING LIST | 0 | 12 | 10 | 10 | 6 | 1 | 0 | 39 |
| e | SHOPPERS (incl NEW ISSUES) | 1 | 41 | 59 | 89 | 20 | 7 | 0 | 217 |
| f | TENANTS GOING UNDER HAP DUE TO NEW ISSUES | 1 | 7 | 10 | 16 | 3 | 2 | 0 | 39 |
| g | COMPLETE CANCEL OF NEW ISSUES | 0 | 1 | 2 | 1 | 0 | 0 | 0 | 4 |
| h | ALL CANCELED (as of End Of Month) | 0 | 18 | 15 | 16 | 7 | 2 | 0 | 58 |
| i | UNASSIGNED C/Vs | | | | | | | | |

TENANT-BASED SECTION 8 SHOPPING SUCCESS RATES

| | 0BR | 1BR | 2BR | 3BR | 4BR | 5BR | 6BR | TOTAL |
|----------------------------|------|-------|-------|-------|-------|-------|-----|-------|
| NEW VOUCHERS UNDER HAP (e) | 1 | 7 | 10 | 16 | 3 | 2 | 0 | 39 |
| NEW VOUCHERS CANCELED (f) | 0 | 1 | 2 | 1 | 0 | 0 | 0 | 4 |
| SUCCESS RATE (e/f) | 100% | 88% | 83% | 94% | 100% | 100% | | 91% |
| | 0BR | 1-2BR | 2-3BR | 3-4BR | 3-6BR | 1-6BR | | |
| NEW VOUCHERS UNDER HAP | 1 | 17 | 26 | 19 | 21 | 39 | | |
| NEW VOUCHERS CANCELED | 0 | 3 | 3 | 1 | 1 | 4 | | |
| SUCCESS RATE | | 85% | 90% | 95% | 95% | 91% | | |

SEC 8 PORTABILITY

| | |
|-----------------------------------|-----|
| SEC 8 PORTS IN PHA ADMINISTRATORS | 167 |
| SEC 8 PORTS OUT PHA IS BILLED FOR | 360 |

| RAFS | 0BR | 1BR | 2BR | 3BR | 4BR | 5BR | 6BR | TOTAL |
|------------------|-----|-----|-----|-----|-----|-----|-----|-------|
| TOTAL AUTHORIZED | | | | | | | | 19 |
| TOTAL UNDER HAP | | 0 | 0 | 0 | 0 | 0 | 0 | 19 |

| MARY HALL (Mod Rehab SRO's) | 0BR |
|-----------------------------|-----|
| UNDER HAP | 73 |
| EXCLUDES (No payment) | 0 |
| COMPLETE CANCELS | 0 |
| UNASSIGNED | 2 |
| PROOF (UNITS AUTHORIZED) | 75 |

| SPECIAL ALLOCATIONS | | | |
|---------------------|-----|-----|-----|
| Program Name | ACC | HAP | % |
| Welfare to Wk | n/a | 25 | n/a |
| Mainstream/DV's | 100 | 93 | 93% |
| | | | |

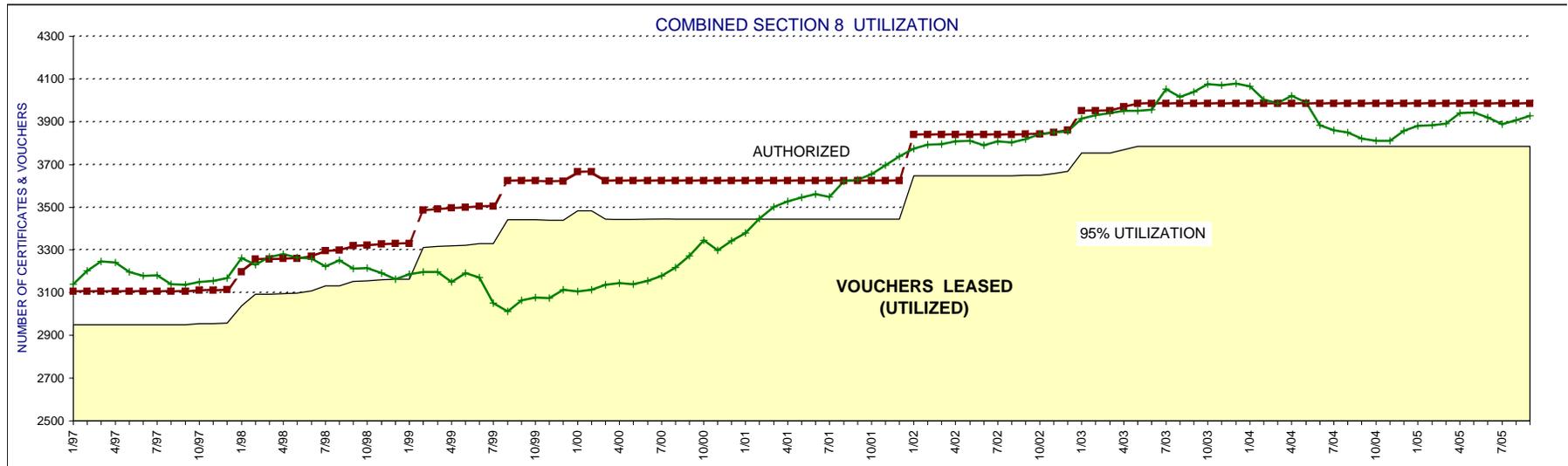
*WTW funding eliminated

Vouchers revert to regular

| PBA - Project-Based Assistance | Projects | Units |
|---|----------|-------|
| Total PBA's Authorized | | 544 |
| PBA's Approved by Board (regular) | 17 | 384 |
| Hollman PBA's Approved by Board | 2 | 25 |
| All PBA Projects/Units Approved by HUD | 16 | 348 |
| All Projects Leasing/ Units Under Lease | 14 | 309 |

UTILIZATION OF SECTION 8 HOUSING CHOICE VOUCHERS

| COMBINED | FY98 | FY99 | FY2000 | FY2001 | FY2002 | FY2003 | FY2004 | FY2005 | | | | FY2006 | | | | | | | YTD AVG |
|------------------|------|-------|--------|--------|--------|-------------------|--------|--------|-------|-------|-------|--------|-------|-------|-------|-------|-------|-------|---------|
| | AVG | AVG | AVG | AVG | AVG | 4/02 | 4/03 | 4/04 | 1/05 | 2/05 | 3/05 | 4/05 | 5/05 | 6/05 | 7/05 | 8/05 | 9/05 | | |
| TOTAL AUTHORIZED | 3140 | 3332 | 3589 | 3625 | 3679 | 3839 | 3969 | 3984 | 3984 | 3984 | 3984 | 3984 | 3984 | 3984 | 3984 | 3984 | 3984 | 3984 | 3984 |
| TOTAL UNDER HAP | 3192 | 3220 | 3105 | 3285 | 3657 | 3808 | 3952 | 4021 | 3880 | 3884 | 3892 | 3941 | 3944 | 3919 | 3890 | 3907 | 3927 | 3921 | 3921 |
| # NOT UNDER HAP | -53 | 112 | 484 | 340 | 21 | 31 | 17 | (37) | 104 | 100 | 92 | 43 | 40 | 65 | 90 | 77 | 57 | 62 | 62 |
| VOUCHERS ISSUED | | | | | | 0 | 48 | 0 | 74 | 80 | 77 | 88 | 87 | 82 | 57 | 51 | 39 | 67 | 67 |
| UTILIZATION RATE | 102% | 96.7% | 86.5% | 90.6% | 99.7% | 99.2% | 99.6% | 100.9% | 97.3% | 97.0% | 97.6% | 98.9% | 98.9% | 98.3% | 97.6% | 98.1% | 98.7% | 98.4% | 98.4% |
| "SHOPPERS" | | | | | | 261 | 200 | 152 | 221 | 214 | 219 | 214 | 245 | 269 | 256 | 257 | 217 | 243 | 243 |
| | | | | | | 95% utilization = | | 3647 | 3771 | 3785 | 3785 | 3785 | 3785 | 3785 | 3785 | 3785 | 3785 | 3785 | 3785 |



These are the "shopping success rates" for previous years for households issued vouchers:

| Year | Leased | Cancel | Success Rate |
|------|--------|--------|--------------|
| 2004 | 0 | 3 | --- |
| 2003 | 485 | 29 | 94% |
| 2002 | 472 | 93 | 84% |
| 2001 | 935 | 284 | 77% |
| 2000 | 734 | 432 | 63% |
| 1999 | 490 | 246 | 67% |
| 1998 | 511 | 186 | 73% |

The Section 8 waiting list has been closed to new applicants since November 21, 2002.

Because HUD abruptly cut funding for vouchers in 2004, the PHA had to reduce the number of vouchers in use and reduce the cost per voucher. Therefore no new families from the waiting list were issued a voucher and leased up during 2004.

**PHA'S ASSISTED LIVING PROGRAM
(CHSP - CONGREGATE
HOUSING SERVICES PROGRAM)**

9-30-05

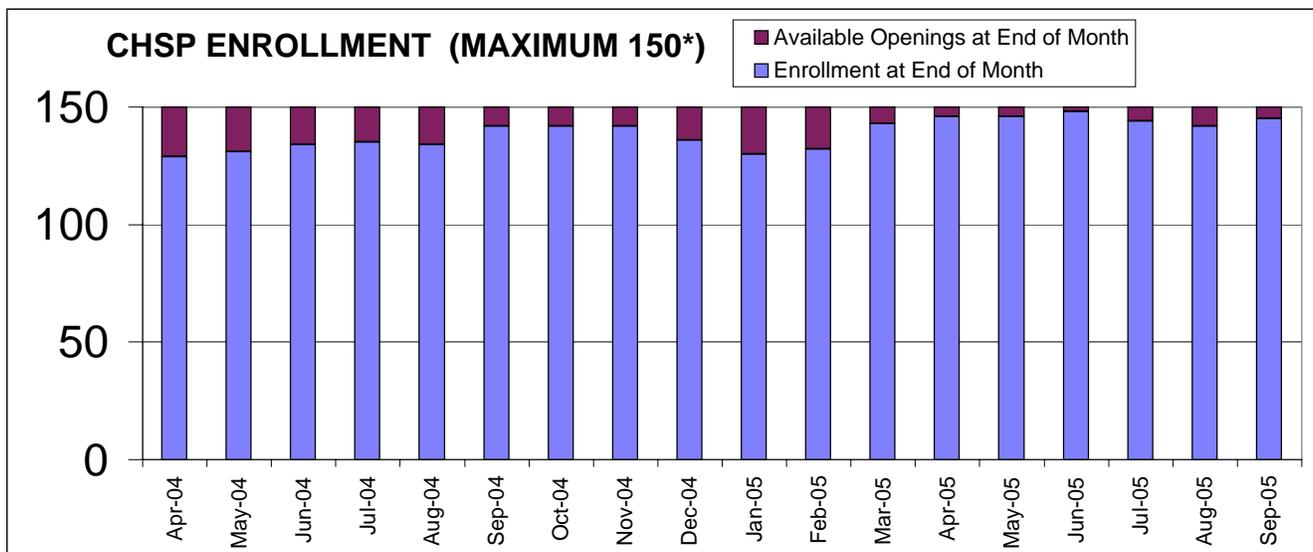
PROGRAM ACTIVITY THIS MONTH - BY SITE

| SITES | Full Enrollment Capacity* | Enrollment at End of Month | Available Openings at End of Month | Number Served This Month (Incl. Temps) | Number of New Enrollees In Program | Enrollees Who Exited Program | New Applicable This Month | All Applications in Process | Applic's Waiting for Housing | PAC or PHA Denied Applic's | Applic's Withdrew or Refused Offer |
|-------------------|---------------------------|----------------------------|------------------------------------|--|------------------------------------|------------------------------|---------------------------|-----------------------------|------------------------------|----------------------------|------------------------------------|
| RAVOUX | 30 | 28 | 2 | 29 | 3 | 0 | 2 | 7 | 7 | 0 | 0 |
| VALLEY* | 15 | 20 | -5 | 20 | 0 | 1 | 0 | 0 | 0 | 0 | 0 |
| IOWA | 30 | 30 | 0 | 32 | 2 | 1 | 2 | 4 | 4 | 1 | 0 |
| EDGERTON | 25 | 22 | 3 | 23 | 2 | 2 | 2 | 3 | 3 | 0 | 0 |
| MONTREAL | 35 | 30 | 5 | 30 | 0 | 1 | 3 | 3 | 3 | 0 | 0 |
| MT AIRY | 15 | 15 | 0 | 17 | 3 | 0 | 1 | 2 | 2 | 0 | 0 |
| ALL SITES* | 150 | 145 | 5 | 151 | 10 | 5 | 10 | 19 | 19 | 1 | 0 |

*Negative numbers for "available openings" mean those sites served additional clients above their "full enrollment" target.

PROGRAM ACTIVITY HISTORY - ALL SITES

| ALL SITES* | Full Enrollment Capacity* | Enrollment at End of Month | Available Openings at End of Month | Number Served This Month (Incl. Temps) | Number of New Enrollees In Program | Enrollees Who Exited Program | New Applicable This Month | All Applications in Process | Applic's Waiting for Housing | PAC or PHA Denied Applic's | Applic's Withdrew or Refused Offer |
|--------------|---------------------------|----------------------------|------------------------------------|--|------------------------------------|------------------------------|---------------------------|-----------------------------|------------------------------|----------------------------|------------------------------------|
| April-04 | 150 | 129 | 21 | 132 | 6 | 4 | 8 | 25 | 18 | 0 | 0 |
| May-04 | 150 | 131 | 19 | 135 | 8 | 4 | 7 | 27 | 20 | 1 | 0 |
| June-04 | 150 | 134 | 16 | 138 | 4 | 0 | 4 | 23 | 16 | 0 | 1 |
| July-04 | 150 | 135 | 15 | 137 | 1 | 2 | 5 | 22 | 20 | 0 | 2 |
| August-04 | 150 | 134 | 16 | 137 | 6 | 3 | 5 | 18 | 18 | 0 | 1 |
| September-04 | 150 | 142 | 8 | 144 | 11 | 4 | 5 | 15 | 12 | 0 | 0 |
| October-04 | 150 | 142 | 8 | 147 | 8 | 6 | 2 | 9 | 7 | 0 | 1 |
| November-04 | 150 | 142 | 8 | 144 | 2 | 2 | 3 | 8 | 8 | 0 | 0 |
| December-04 | 150 | 136 | 14 | 145 | 3 | 7 | 5 | 14 | 14 | 0 | 0 |
| January-05 | 150 | 130 | 20 | 134 | 2 | 8 | 7 | 20 | 18 | 0 | 1 |
| February-05 | 150 | 132 | 18 | 134 | 2 | 3 | 5 | 15 | 13 | 4 | 2 |
| March-05 | 150 | 143 | 7 | 147 | 16 | 3 | 10 | 13 | 14 | 0 | 2 |
| April-05 | 150 | 146 | 4 | 146 | 6 | 1 | 6 | 20 | 17 | 1 | 1 |
| May-05 | 150 | 146 | 4 | 149 | 6 | 5 | 10 | 19 | 18 | 2 | 3 |
| June-05 | 150 | 148 | 2 | 154 | 8 | 7 | 9 | 15 | 13 | 0 | 5 |
| July-05 | 150 | 144 | 6 | 146 | 2 | 5 | 6 | 19 | 16 | 0 | 2 |
| August-05 | 150 | 142 | 8 | 147 | 3 | 6 | 5 | 21 | 17 | 0 | 0 |
| September-05 | 150 | 145 | 5 | 151 | 10 | 5 | 10 | 19 | 19 | 1 | 0 |



* The PHA's contracts with HUD authorize up to 166 CHSP slots, but the budget supports no more than 150

RACE/ETHNICITY OF PUBLIC HOUSING HOUSEHOLDS

09-30-05

3rd Quarter Calendar 2005

| FAMILY HOUSING | | White | | Afr-Am | | Amlnd | | Asian/PI | | Multiple | | TOTAL | Hispanic | | Non-Hispanic | | |
|----------------|--------------------------------------|------------|-------------|------------|--------------|-----------|-------------|------------|--------------|----------|-------------|--------------|---------------|-----------|--------------|--------------|--------------|
| HUD | Development | # | % | # | % | # | % | # | % | # | % | # | % | # | % | # | % |
| Proj. | Name or Address | # | % | # | % | # | % | # | % | # | % | # | % | # | % | # | % |
| 1-1+ | McDonough Homes | 48 | 8.6% | 246 | 44.2% | 5 | 0.9% | 255 | 45.8% | 3 | 0.5% | 557 | 100.0% | 23 | 4.1% | 534 | 95.9% |
| 1-2 | Roosevelt Homes | 37 | 12.0% | 112 | 36.2% | 1 | 0.3% | 157 | 50.8% | 2 | 0.6% | 309 | 100.0% | 12 | 3.9% | 297 | 96.1% |
| 1-3+ | Mt. Airy Homes | 23 | 7.9% | 130 | 44.5% | 2 | 0.7% | 137 | 46.9% | 0 | 0.0% | 292 | 100.0% | 12 | 4.1% | 280 | 95.9% |
| 1-9 | Dunedin Terrace | 10 | 11.8% | 45 | 52.9% | 3 | 3.5% | 26 | 30.6% | 1 | 1.2% | 85 | 100.0% | 8 | 9.4% | 77 | 90.6% |
| 1-7 | W. Side Duplexes | 3 | 20.0% | 12 | 80.0% | 0 | 0.0% | 0 | 0.0% | 0 | 0.0% | 15 | 100.0% | 3 | 20.0% | 12 | 80.0% |
| | Subtotal Developments | 121 | 9.6% | 545 | 43.3% | 11 | 0.9% | 575 | 45.7% | 6 | 0.5% | 1,258 | 100.0% | 58 | 4.6% | 1,200 | 95.4% |
| | Scattered Sites + Central Dup | 37 | 9.2% | 122 | 30.2% | 4 | 1.0% | 239 | 59.2% | 2 | 0.5% | 404 | 100.0% | 11 | 2.7% | 393 | 97.3% |
| | FAMILY PUBLIC HOUSING | 158 | 9.5% | 667 | 40.1% | 15 | 0.9% | 814 | 49.0% | 8 | 0.5% | 1,662 | 100.0% | 69 | 4.2% | 1,593 | 95.8% |

| HI-RISES | | White | | Afr-Am | | Amlnd | | Asian/PI | | Multiple | | TOTAL | Hispanic | | Non-Hispanic | | |
|----------|----------------------------|--------------|--------------|------------|--------------|-----------|-------------|------------|-------------|----------|-------------|--------------|---------------|------------|--------------|--------------|--------------|
| HUD | Development | # | % | # | % | # | % | # | % | # | % | # | % | # | % | # | % |
| Proj. | Name or Address | # | % | # | % | # | % | # | % | # | % | # | % | # | % | # | % |
| 1-3A | Mt. Airy Hi-Rise | 41 | 27.3% | 30 | 20.0% | 1 | 0.7% | 78 | 52.0% | 0 | 0.0% | 150 | 100.0% | 3 | 2.0% | 147 | 98.0% |
| 1-5A | Central Hi-Rise | 19 | 13.9% | 84 | 61.3% | 1 | 0.7% | 33 | 24.1% | 0 | 0.0% | 137 | 100.0% | 2 | 1.5% | 135 | 98.5% |
| 1-6 | 261 E. University (Valley) | 55 | 36.2% | 77 | 50.7% | 0 | 0.0% | 19 | 12.5% | 1 | 0.7% | 152 | 100.0% | 4 | 2.6% | 148 | 97.4% |
| 1-7A | Neill (Laurel) Hi-Rise | 66 | 66.7% | 30 | 30.3% | 1 | 1.0% | 2 | 2.0% | 0 | 0.0% | 99 | 100.0% | 1 | 1.0% | 98 | 99.0% |
| 1-9A | Dunedin Hi-Rise | 87 | 62.6% | 43 | 30.9% | 3 | 2.2% | 6 | 4.3% | 0 | 0.0% | 139 | 100.0% | 32 | 23.0% | 107 | 77.0% |
| 1-11 | 899 South Cleveland | 121 | 85.8% | 18 | 12.8% | 1 | 0.7% | 1 | 0.7% | 0 | 0.0% | 141 | 100.0% | 8 | 5.7% | 133 | 94.3% |
| 1-13 | 1743 East Iowa | 127 | 88.2% | 10 | 6.9% | 1 | 0.7% | 6 | 4.2% | 0 | 0.0% | 144 | 100.0% | 7 | 4.9% | 137 | 95.1% |
| 1-14 | 1300 Wilson | 112 | 61.5% | 55 | 30.2% | 3 | 1.6% | 11 | 6.0% | 1 | 0.5% | 182 | 100.0% | 9 | 4.9% | 173 | 95.1% |
| 1-15 | 727 Front | 80 | 54.1% | 60 | 40.5% | 1 | 0.7% | 7 | 4.7% | 0 | 0.0% | 148 | 100.0% | 3 | 2.0% | 145 | 98.0% |
| 1-16 | 280 Ravoux | 125 | 57.9% | 74 | 34.3% | 1 | 0.5% | 16 | 7.4% | 0 | 0.0% | 216 | 100.0% | 9 | 4.2% | 207 | 95.8% |
| 1-17 | 545 Wabasha | 31 | 45.6% | 32 | 47.1% | 2 | 2.9% | 3 | 4.4% | 0 | 0.0% | 68 | 100.0% | 2 | 2.9% | 66 | 97.1% |
| 1-18 | 1085 Montreal | 133 | 73.5% | 42 | 23.2% | 1 | 0.6% | 4 | 2.2% | 1 | 0.6% | 181 | 100.0% | 6 | 3.3% | 175 | 96.7% |
| 1-19 | 10 West Exchange | 123 | 65.1% | 55 | 29.1% | 4 | 2.1% | 7 | 3.7% | 0 | 0.0% | 189 | 100.0% | 8 | 4.2% | 181 | 95.8% |
| 1-24 | 1000 Edgerton | 141 | 68.1% | 46 | 22.2% | 2 | 1.0% | 18 | 8.7% | 0 | 0.0% | 207 | 100.0% | 8 | 3.9% | 199 | 96.1% |
| 1-26 | 777 North Hamline | 127 | 73.0% | 36 | 20.7% | 1 | 0.6% | 9 | 5.2% | 1 | 0.6% | 174 | 100.0% | 2 | 1.1% | 172 | 98.9% |
| 1-27 | 825 Seal | 63 | 45.7% | 53 | 38.4% | 1 | 0.7% | 21 | 15.2% | 0 | 0.0% | 138 | 100.0% | 1 | 0.7% | 137 | 99.3% |
| | HI-RISE TOTALS | 1,451 | 58.9% | 745 | 30.2% | 24 | 1.0% | 241 | 9.8% | 4 | 0.2% | 2,465 | 100.0% | 105 | 4.3% | 2,360 | 95.7% |

ALL UNIT SIZES

| OCCUPANCY | | White | | Afr-Am | | Amlnd | | Asian/PI | | Multiple | | TOTAL | Hispanic | | Non-Hispanic | | |
|-----------|--------------------------------|--------------|--------------|--------------|--------------|------------|-------------|--------------|--------------|-----------|-------------|--------------|---------------|------------|--------------|--------------|--------------|
| | | # | % | # | % | # | % | # | % | # | % | # | % | # | % | # | % |
| | COMBINED PH & SEC 8 | 3,268 | 40.1% | 3,443 | 42.2% | 139 | 1.7% | 1,292 | 15.8% | 13 | 0.2% | 8,154 | 100.0% | 361 | 4.4% | 7,793 | 95.6% |

RACE/ETHNICITY OF PUBLIC HOUSING HOUSEHOLDS

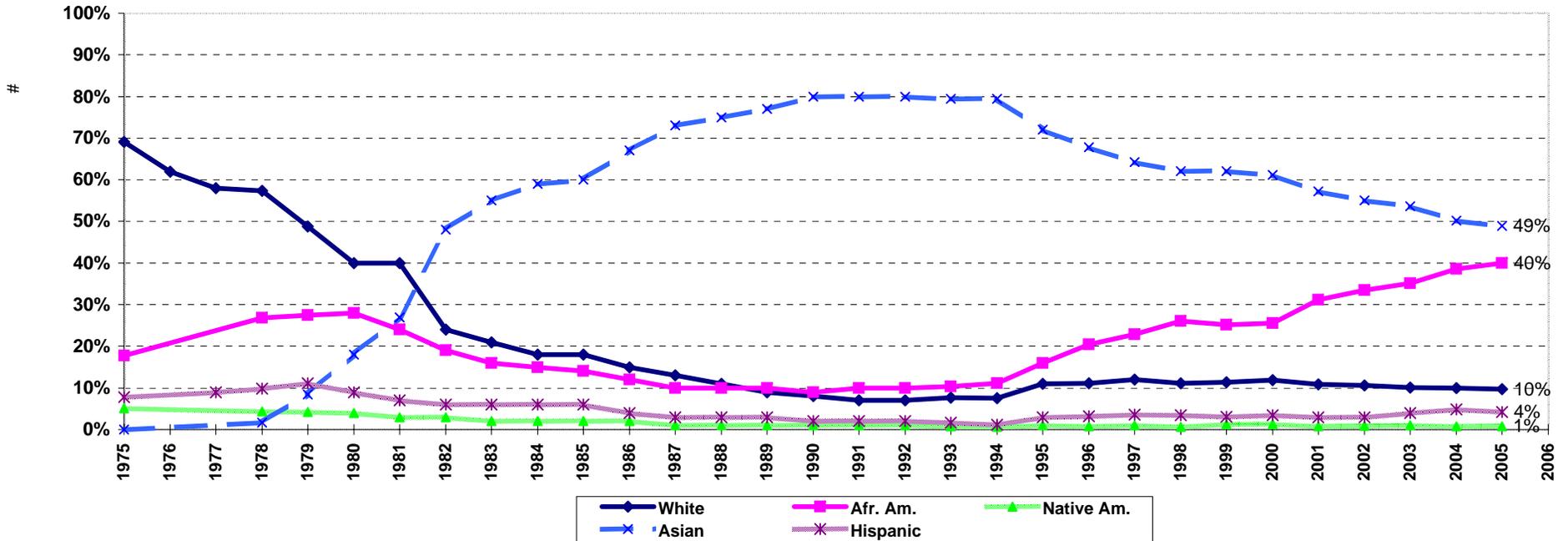
09-30-05

| | | | | | | | | | | | | | | | | |
|-----------------------|-------|-------|-------|-------|-----|------|-------|-------|----|------|-------|--------|-----|------|-------|-------|
| PUBLIC HOUSING | 1,609 | 39.0% | 1,412 | 34.2% | 39 | 0.9% | 1,055 | 25.6% | 13 | 0.3% | 4,127 | 100.0% | 174 | 4.2% | 3,953 | 95.8% |
| SECTION 8 | 1,659 | 41.2% | 2,031 | 50.4% | 100 | 2.5% | 237 | 5.9% | 0 | 0.0% | 4,027 | 100.0% | 187 | 4.6% | 3,840 | 95.4% |

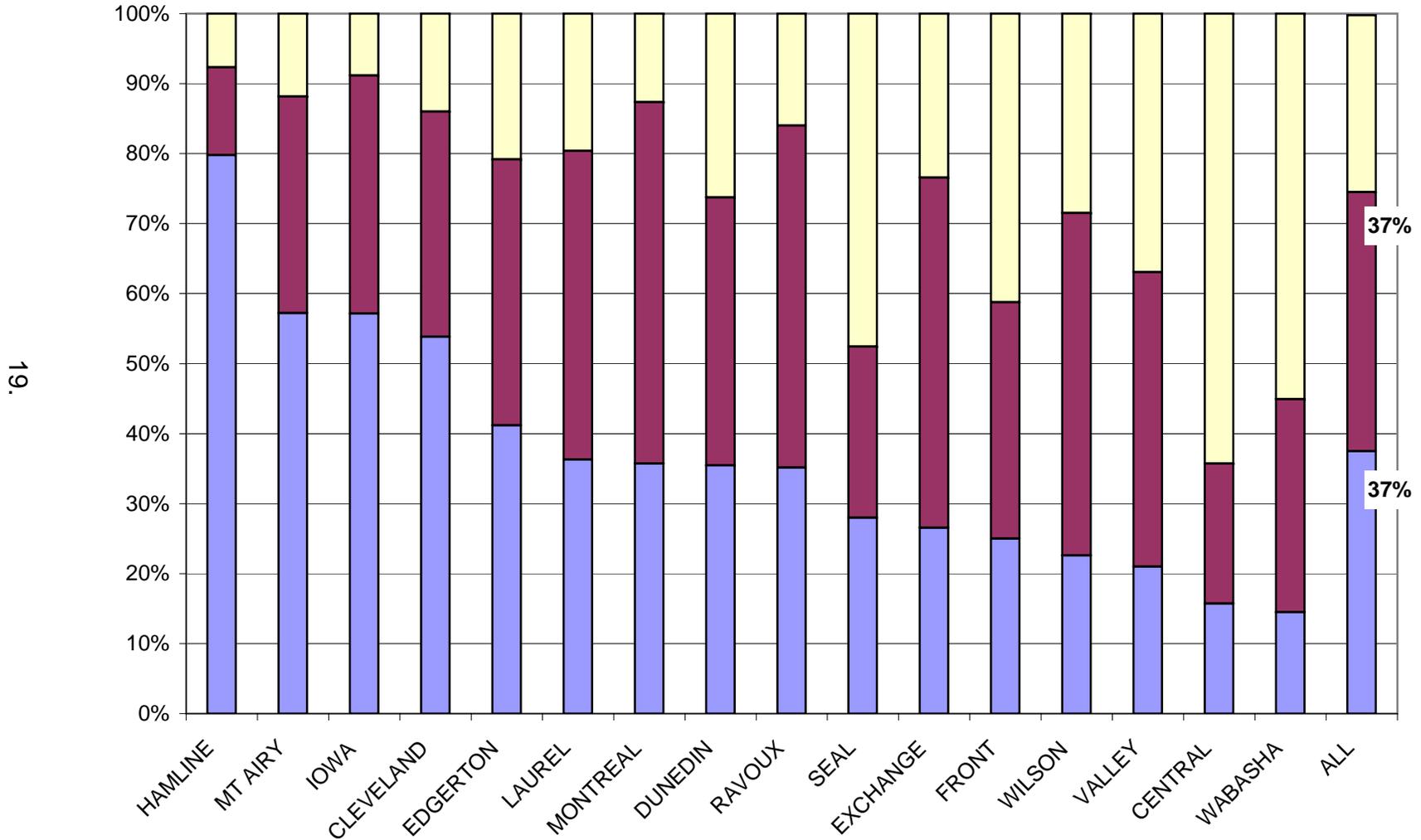
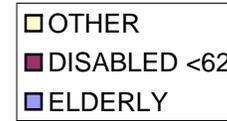
| WAITING LISTS | White | | Afr-Am | | Amlnd | | Asian/PI | | Multiple/None | | TOTAL | | Hisp | | Non-Hisp/Blank | |
|--------------------------------|-------|-------|--------|-------|-------|------|----------|-------|---------------|------|-------|--------|------|------|----------------|-------|
| COMBINED PH & SEC 8 | 2,093 | 24.9% | 4,901 | 58.4% | 181 | 2.2% | 1,169 | 13.9% | 46 | 0.5% | 8,390 | 100.0% | 396 | 4.7% | 7,994 | 95.3% |
| PUBLIC HOUSING | 1,603 | 24.4% | 3,762 | 57.3% | 139 | 2.1% | 1,047 | 15.9% | 14 | 0.2% | 6,565 | 100.0% | 316 | 4.8% | 6,249 | 95.2% |
| SECTION 8 | 490 | 26.8% | 1,139 | 62.4% | 42 | 2.3% | 122 | 6.7% | 32 | 1.8% | 1,825 | 100.0% | 80 | 4.4% | 1,745 | 95.6% |

c: JMG,Sr.Staff;N.Semmelroth,C.Toavs,K.Lindgren,P.O'Sullivan,B.Jurewitsch,R.Ander,S.Borndale;Housing Managers;J.MacDonald;Rick Jordan;M.Driscoll

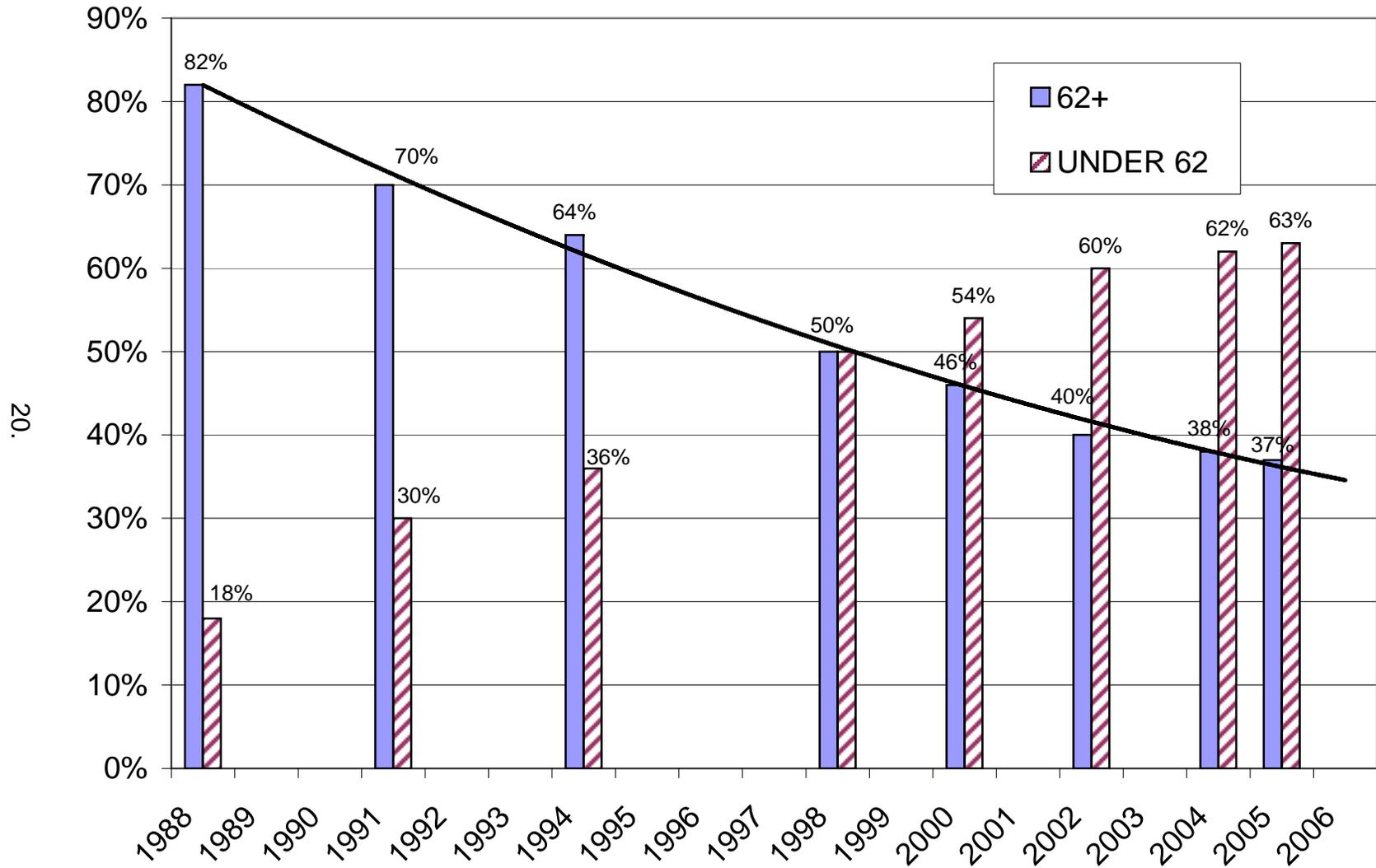
SAINT PAUL PHA'S FAMILY PUBLIC HOUSING RESIDENTS
1975-2005



PHA HI-RISES - September 2005
Most Residents Are Elderly or Disabled



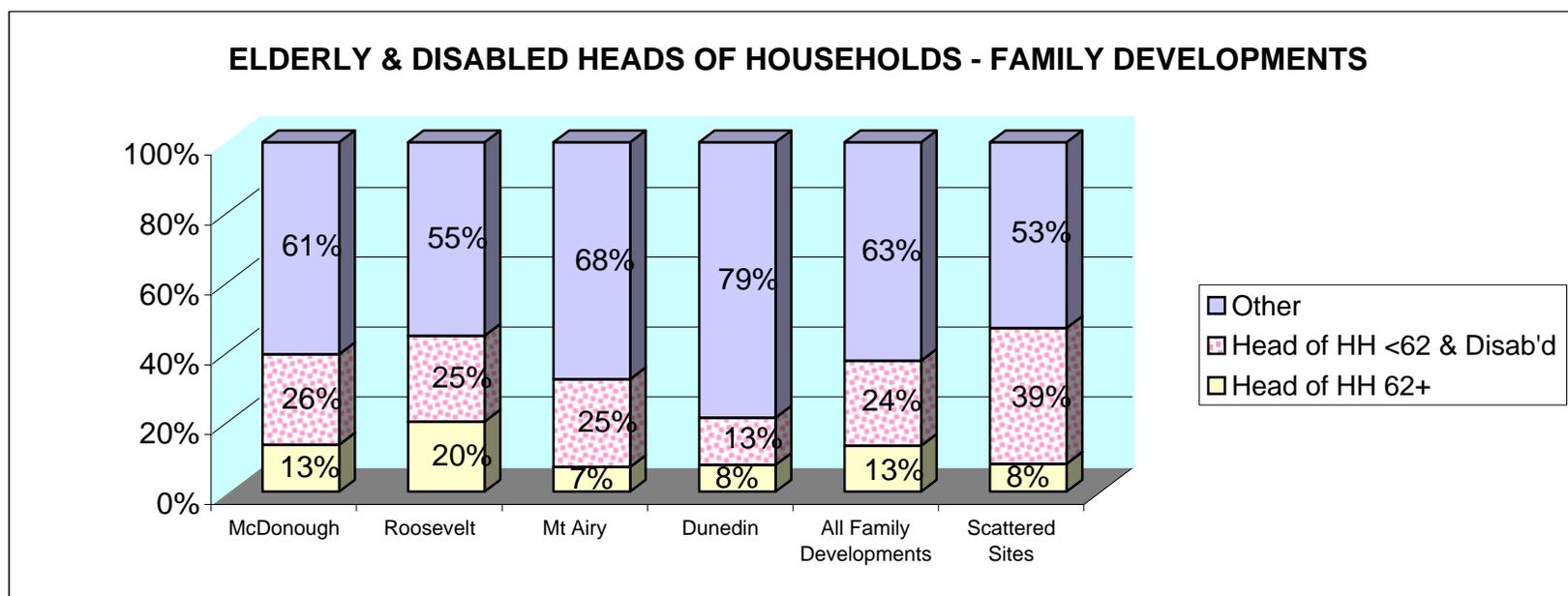
HI-RISE POPULATION TRENDS



ELDERLY & DISABLED HEADS OF HOUSEHOLDS IN PHA FAMILY HOUSING

| | Total DU's | Other | Other | Head of HH 62+ | Head of HH 62+ | Head of HH <62 & Disab'd | Head of HH <62 & Disab'd | Head of HH 62+ OR Disab'd | Head of HH 62+ OR Disab'd |
|--------------------------------|-------------|------------|------------|----------------|----------------|--------------------------|--------------------------|---------------------------|---------------------------|
| McDonough | 580 | 352 | 61% | 78 | 13% | 150 | 26% | 228 | 39% |
| Roosevelt | 314 | 174 | 55% | 63 | 20% | 77 | 25% | 140 | 45% |
| Mt Airy | 298 | 202 | 68% | 21 | 7% | 75 | 25% | 96 | 32% |
| Dunedin | 104 | 82 | 79% | 8 | 8% | 14 | 13% | 22 | 21% |
| All Family Developments | 1296 | 810 | 63% | 170 | 13% | 316 | 24% | 486 | 38% |
| Scattered Sites | 414 | 220 | 53% | 33 | 8% | 161 | 39% | 194 | 47% |

21.



Note: McDonough and Roosevelt Homes have 1-bedroom units which typically house elderly and disabled single persons.

FAMILY SELF-SUFFICIENCY QUARTERLY ACTIVITY UPDATE REPORT

July 1, 2005 - September 30, 2005
(DRAFT)

| | S/8 | PH | TOTAL |
|---|------------|-----------|------------|
| Current Active FSS Clients: | 92 | 21 | 113 |
| New FSS Contracts Added: | 9 | 2 | 11 |
| FSS Clients Graduated this Quarter: | 0 | 1 | 1 |
| FSS Clients Terminated this Quarter: | 4 | 2 | 6 |
| Current Clients Ported-Out but Not Absorbed: (Receiving HRA has FSS Contract) | 7 | 0 | 7 |
| Revised FSS Program Minimum Size: | 492 | 26 | 518 |
| ACTIVE CLIENTS AT ENDING OF FY05 (March 31, 2005) | 87 | 19 | 106 |
| Total Clients Served FY06: (Counting Non-Absorbed Port-Outs) | 102 | 21 | 123 |
| FSS Clients Who Purchased Homes-to-Date: | 19 | 2 | 21 |

For HUD SEMAP Purposes

| | S/8 | PH | TOTAL |
|--|------------|------------|------------|
| Total Clients Served FY06 to Date: (Not counting Non-Absorbed Port-outs) | 96 | 21 | 117 |
| Total Clients Active on 9/30/2005: | 92 | 21 | |
| Active Clients on 9/30/2005 w/Escrow Accounts: | 57 | 10 | |
| %Total Clients on 9/30/2005 w/Escrow Accounts: | 62% | 48% | |

SUMMARY OF PUBLIC HOUSING INCOMES

July 2005 Data

| | FAMILY | | HI-RISE | |
|--|-----------------------------|--|-----------------------------|--|
| Average Household Size | 4.3 | | 1.0 | |
| Average Income - All HHs | \$ 16,962 | | \$ 10,200 | |
| <i>Twin Cities Median Income</i> | <i>\$ 77,000 (4-person)</i> | | <i>\$ 53,900 (1-person)</i> | |
| Average HH Income as Percent of Median Income | 22% | | 19% | |

| Income by Source | FAMILY | | HI-RISE | |
|--|-----------|---------|-----------|---------|
| | Number | Percent | Number | Percent |
| HH's with Wage Income | 746 | 45% | 497 | 19% |
| Average Income from Wages | \$ 19,857 | | \$ 13,783 | |
| HH's with SocSec or SSI | 875 | 52% | 1773 | 72% |
| Average Income from SS/SSI | \$ 8,633 | | \$ 8,699 | |
| HH's with Public Assistance (MFIP, MSA) | 687 | 41% | 286 | 12% |
| Average Income from Public Assistance | \$ 4,893 | | \$ 1,367 | |
| HH's with Income from Assets | 237 | 14% | 585 | 24% |
| Average Income from Assets | \$ 67 | | \$ 349 | |
| HH's with Other Income (Child Support, pension, etc) | 399 | 24% | 880 | 33% |
| Average Other Income | \$ 2,801 | | \$ 2,856 | |
| HH's with Excluded Income (Earned Income Disregard) | 196 | 12% | 105 | 4% |
| Average Excluded Income | \$ 7,732 | | \$ 8,414 | |

| | FAMILY | | HI-RISE | |
|------------------------------------|------------|------------|------------|------------|
| | Number | Percent | Number | Percent |
| Occupied Units Reported | 1673 | | 2487 | |
| Average Rent Paid | \$ 231 | | \$ 215 | |
| Average Utility Allowance | \$ 104 | | \$ - | |
| Average Rent + Utilities | \$ 335 | | \$ 215 | |
| Flat Rent Payers | 180 | 11% | 306 | 12% |
| Households with Zero Income | 28 | 2% | 132 | 5% |

Unit Refused -Turndown Report for 2nd & 3rd Quarters, 2005

| Hi Rises | Total Offered | Total Turndowns | Total Housed | % Turndowns |
|------------------|---------------|-----------------|--------------|-------------|
| Mt. Airy | 14 | 6 | 8 | 43% |
| Central | 28 | 15 | 13 | 54% |
| Valley | 24 | 5 | 19 | 21% |
| Neil | 11 | 5 | 6 | 45% |
| Dunedin | 30 | 15 | 15 | 50% |
| Cleveland | 11 | 3 | 8 | 27% |
| Iowa | 12 | 3 | 9 | 25% |
| Wilson | 43 | 20 | 23 | 47% |
| Front | 24 | 7 | 17 | 29% |
| Ravoux | 33 | 10 | 23 | 30% |
| Wabasha | 14 | 6 | 8 | 43% |
| Montreal | 26 | 9 | 17 | 35% |
| Exchange | 14 | 5 | 9 | 36% |
| Edgerton | 44 | 18 | 26 | 41% |
| Hamline | 24 | 13 | 11 | 54% |
| Seal | 9 | 3 | 6 | 33% |
| Sub Total | 361 | 143 | 218 | 40% |

| Turndown by Reasons | | |
|-----------------------------------|----------------|-------------|
| Reasons | # of Turndowns | % Turndowns |
| Doesn't like location | 65 | 25% |
| Doesn't like unit | 47 | 18% |
| Found other housing | 6 | 2% |
| Has lease in place | 2 | 1% |
| Has Section 8 | 2 | 1% |
| Needs larger unit | 3 | 1% |
| Needs parking space | 2 | 1% |
| Needs smaller unit | 2 | 1% |
| No longer interested | 9 | 3% |
| No response | 34 | 13% |
| No show to see unit or sign Lease | 2 | 1% |
| Not ready to move | 77 | 30% |
| Wants 1 BR | 2 | 1% |
| Wants unit at another site | 6 | 2% |
| Wants unit on lower floor | 1 | 0% |
| Total | 260 | 100% |

| Family Developments | | | | |
|---------------------|------------|------------|------------|------------|
| McDonough Homes | 120 | 45 | 75 | 38% |
| Roosevelt Homes | 82 | 35 | 47 | 43% |
| Mt. Airy Homes | 36 | 12 | 24 | 33% |
| Dunedin Terrace | 14 | 5 | 9 | 36% |
| Central Scats.** | 66 | 20 | 46 | 30% |
| Sub Total | 318 | 117 | 201 | 37% |

| Turndown by Management Sites | | |
|---|-----------------|---------------|
| Management Sites | Total Turndowns | % Turned Down |
| Central Scattered Sites | 35 | 13% |
| Dunedin Mmgt | 20 | 8% |
| Hi Rise Mgmt | 83 | 32% |
| McDonough Homes | 45 | 17% |
| Mt. Airy Mgmts | 18 | 7% |
| Roosevelt Homes | 35 | 13% |
| Valley Mgmt | 24 | 9% |
| Total Turndown by Management Sites | | 260 |

| Hi Rise + Family | Total Offered | Total Turndowns | Total Housed | % Turndowns |
|--------------------|---------------|-----------------|--------------|-------------|
| Grand Total | 679 | 260 | 419 | 38% |

**Includes turndowns by transfers from Scats tenant training list.