

*EPV*

**MEMO**

Date: June 10, 2016  
To: HACB Board of Commissioners  
From: Roy V. Peters, Deputy Executive Director *RVP*  
Subject: Status of HACB Construction Projects

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As June 10, 2016, HACB construction activity status is as follows:

- Public Housing – All sites. The abatement and replacement of asbestos-containing floor tiles continues. We believe we have completed 85 of 232 Public Housing units to date, with 2 in process, currently subject to status review.
- Public Housing – Rhodes Terrace (43-13) – Phase I of water conservation landscape work is substantially complete, with front yard tree replacements and irrigation systems the focus of work. Ready bid packet for back yard landscape improvements.
- Public Housing – Accomplish water and electrical energy conservation measures (ECM's) identified by Siemens in their Investment Grade Energy Audit. Water conservation measures should be out to re-bid in the next few months. 2016 also work includes replacement of electrical fixtures with energy efficient versions.
- Public Housing, Winston Gardens (43-10) – Exterior accessible path-of-travel improvements has been completed. Phase II window replacement work has been completed.
- Walker Commons – Siding replacements and exterior path-of-travel improvements are in planning for 2016 and 2017 work.
- Chico Commons – The next phase of siding replacements is being planned and organized for 2016 completion.
- Main Office – a project is being organized to address deficiencies in physical accessibility of the office building, parking lot striping and signage, and front door replacement.
- Scattered site – Energy Conservation work on parking lot lighting replacements, being organized. Select exterior electrical lighting improvements are being completed by Maintenance.
- Alamont Apartments – two (2) additional 2<sup>nd</sup> story patios are being replaced.
- Cordillera Apartments – Organizing to replace balcony surround assemblies.

If you have any questions, I will be happy answer those at the Board meeting.

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**MEMO**

Date: June 10, 2016

To: HACB Board of Commissioners

From: Roy V. Peters, Deputy Executive Director



Subject: Public Housing Capital Fund Status Report

**Capital Fund 501-13 Funding Amount \$534,757**

As June 10, 2016, the funding for this Capital Fund is 100% obligated, and 77% expended. Projects include:

- Site Upgrade** – Landscaping upgrade at Rhodes Terrace (43-13), nearing completion;
- VCT & Asbestos Tile Replacement** – All concrete-block units – complete for this Fund;
- ADA Site Upgrades** – Winston Gardens (43-10) Path of Travel, has been completed;
- Window Replacement** - Winston Gardens (43-10) Phase II window replacements, has been completed.

**Capital Fund 501-14 Funding Amount \$556,734**

As June 10, 2016, the funding for this Capital Fund is 100% obligated and 70% expended, reflecting last month's budget modification (pending HUD approval). Projects include:

- VCT & Asbestos Tile Replacement** – All concrete-block units, ongoing.
- ADA Site Upgrades** – Winston Gardens (43-10) Path of Travel, close to completion;
- Window Replacement** – Winston Gardens (43-10) Phase II window replacements, has been completed;
- HVAC Replacement** – Chico, Gridley and Biggs, under contract.

**Capital Fund 501-15 Funding Amount \$549,428**

As June 10, 2016, the funding for this Capital Fund is 16% obligated, and 9% expended. Remaining projects include:

- Site Upgrade** – All concrete-block units, misc. (trees, sewer, hardscape), planned.
- VCT & Asbestos Tile Replacement** – All concrete-block units.
- ADA Upgrades** – Unit improvements addressed in DAC report.
- HVAC Replacement** – Chico, Gridley and Biggs,
- Energy Conservation Work** – Water & Lighting - Chico, Oroville, Gridley and Biggs, planned.

Capital Fund Program - Summary by Capital Fund Project

Cash Available as of 06-10-2016

Capital Funds 501-13, 501-14 and 501-15

		501-13				501-14 (revised 5/5/2016)				501-15				Totals		
		Original	Revised	Obligated	Expended	Original	Revised	Obligated	Expended	Original	Revised	Obligated	Expended	Orig/Revised	Expended	Balance
Line No.	Summary by Development Account															
1	Total Non-CGP Funds															
2	1406 Operations (20%)	106,951	0			20,000	0			20,000				20,000	0	20,000
3	1408 Management Improvements															
4	1410 Administration (10%)	53,475	53,475	53,475	53,475	55,673	55,673	55,673	55,673	54,942		54,942	25,444	164,090	134,592	29,498
5	1411 Audit	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000				6,000	4,000	2,000
6	1415 Liquidated Damages															
7	1430 Fees and Costs	45,000	94,820	94,820	88,030	45,000	21,000	19,740	13,295	28,425				144,245	101,325	42,920
8	1440 Site Acquisition															
9	1450 Site Improvement	149,664	99,844	99,844	99,844	58,500	255,486	255,252	173,624	58,500		21,502	15,502	413,830	288,970	124,860
10	1460 Dwelling Structures	127,667	234,618	234,618	118,544	348,761	150,000	148,716	122,243	348,761		6,747	6,747	733,379	247,534	485,845
11	1465.1 Dwelling Equipment	50,000	50,000	50,000	50,000	26,800	57,575	57,575	9,480	36,800		6,324	0	144,375	59,480	84,895
12	1470 Nondwelling Structures															
13	1475 Nondwelling Equipment															
14	1485 Demolition															
16	1492 Move to Work Demonstration															
17	1495.1 Relocation Costs						15,000	15,000	13,643					15,000	13,643	1,357
18	1499 Development Activities															
19	1502 Contingency															
		534,757	534,757	534,757	411,893	556,734	556,734	553,956	389,958	549,428	0	89,514	47,693	1,640,919	849,544	791,375
				100%	77%			100%	70%			16%	9%			

Housing Authority of the County of Butte

HUD Low Income Public Housing

**Capital Fund Program Summary - Projects Proposed or Under Contract**

	1406 Operations	1408 Mngmt Improvemnts	1410 Admin	1411 Audit	1430 Fees and Cost	1450 Site Improvement	1460 Dwelling Structure	1465 Building Equipment	1495 Relocation Costs	Totals	"UC" Under Contract
<b>Cash Available as of 06-10-2016</b>	20,000	0	29,498	2,000	42,920	124,860	485,845	84,895	1,357	791,375	
<b>501-13, 501-14 and 501-15 Funding</b>										0	
<b>1406 Operations</b>	20,000									20,000	
<b>1408 Management Improvements</b>										0	
<b>1411 Audit Cost Cap Fund</b>				2,000						2,000	
<b>1410 Administration Future needs</b>			29,498		0					29,498	
<b>1430 Architectural service / permits</b>					35,056					35,056	
<b>1410 Administration onsite work</b>					1,239					1,239	
<b>1450 Site Work Landscaping/ Concrete work / ADA</b>						43,104				43,104	
<b>1460 Window Replacements (43-10)</b>							142,950			142,950	
<b>1460 ADA upgrades</b>					6,625	81,756	0			88,381	
<b>1460 VCT Tile Replacement (Cinder Block Units)</b>							53,175			53,175	
<b>1465 Water Heater/HVAC Units/ Kitchen Appliances</b>								84,895		84,895	
<b>1460 ECM Electrical and Water Improvements</b>							289,721			289,721	
<b>1495 Relocation Costs</b>									1,356.85	1,357	
										791,375	Total