



JAN 29 2003

January 28, 2003

Denali Commission  
Joel Neimeyer, P.E., Project Manager  
510 L Street, Suite 410  
Anchorage, Alaska 99501

Joel

Michelle -  
Please file.  
Thanks.  
Joel

**RE: Quarterly Progress Report for Grant # 0033-DC-2001-115 – Chugachmiut  
Dental Clinic/Training Facility**

Dear Mr. Neimeyer:

Attached is *Quarterly Progress Report* and *Project Financial Status Report* on the Chugachmiut Dental Clinic/Training Facility Grant due within thirty days of the end of the previous quarter. The report covers the period 10/01/02 – 12/31/02. Please contact me if you have questions. Thank you.

Cordially,

Gerald Pilot  
Project Manager

Enclosure:



**QUARTERLY PROGRESS REPORTS**  
**Chugachmiut Dental Clinic/Training Facility**  
**Project Number: 0033-DC-2001-115**

***Submitted to:***

Joel Neimeyer, P.E., Project Manager  
Denali Commission  
510 L Street, Suite 410  
Anchorage, Alaska 099501

***Report Submitted by:***

Gerald Pilot, Project Manager  
Chugachmiut  
4201 Tudor Centre Dr., Suite 210  
Anchorage, Alaska 99508

***Date of Report:***

01/30/03

***Period of Report:***

10/01/02 – 12/31/02

***Summary of Activities:***

The project scope is to design and construct/renovate 5,057 square feet space in the Orca Building in Seward, Alaska. The structure will house a Regional Dental Clinic, a multi-purpose Community Health Aide (CHAP) program, Disease Prevention/Health Education and Dental Health Aide (DHA) Training Center program, and other health care services. The construction grant amount is \$304,750, and the total project cost is \$331,000. Construction began in November 2002 and will be completed in March 2003.

***Accomplishment to date:***

The architectural design was completed in July 2002. The project was put out for bid in August and a construction contract was signed in November 2002. Construction commenced in November 2002 and is in progress. The construction project was approximately 25 % complete on December 31, 2002.

A request was submitted to the Denali Commission last quarter to amend the original Project Award to cover the construction shortfall of approximately \$360,000 for this project. Chugachmiut has since committed the necessary construction funds to construct the project as designed. We continue to pursue supplemental grant funding from the Denali Commission, as well as other sources, as the project continues.

The construction project in Seward is composed of four concurrent activities: 1) The Dental/Training Facility Project; 2) The Chugach Repository and Museum Project; 3) The Back-up Generator/Fuel Tank System; and, 4) The Sprinkler System throughout the

Building. The total cost of construction is approximately \$1,021,123. The base cost of construction for the Dental Project is \$664,386 and is made up of \$632,886 for construction and \$31,500 for construction management. We have been awarded \$304,750 of construction grant funds for this project. This leaves a difference of \$359,636 that we have committed to get this portion of the project constructed. This is a major commitment by this organization.

***Other Issues:***

Since this grant covers expenditures for construction only and not architectural design, we paid the cost for design through other organizational funds. We have also re-budgeted the \$15,000 of organizational in-kind for construction administration into construction. We will use the entire \$304,750 in awarded grant funds for construction.

A request for grant draw down was made during the quarter. We have not received any draw down funds to date. We expect to receive grant funds during the next quarter.

Attached are photographs of the construction on the project. A short description of the activity in the photos is provided.

**Project Financial Status Report:**

1. The total Project Budget.
  - a. \$331,000.
2. The total Amount of Denali Commission Funds Committed to the Project.
  - a. \$304,750.
3. Total Project Expenditures at end of Quarter. (For Dental Project only)
  - a. \$136,356. (No draw downs to date).
4. The Total Expenditure of Denali Commission Funds for the Project at the end of the Quarter.
  - a. \$136,356. (No draw downs to date).
5. The Percentage of Expenditures to the Total Budget.
  - a. 41%.
6. Project Performance Analysis on Project Line Items showing Budget Costs Compared to Actual Expenditures and Obligations to Date versus Work Performed to Date for Each Line Item.
  - a. 100% Match of Obligations to Expenditures. We have committed an additional \$360,000 of organizational funds to construct this project.

Attached is internal budget # 350-00 for the Seward Office Building. In November 2002, we moved the original Denali Commission Grant for this project (#521-03) to the 350 Account to simplify the accounting processes. The overall construction project combines two major activities. Also attached for your reference is a *Sources and Uses of Funds* statement that outlines the estimated costs for developing the Dental/Training Facility Project. The statement demonstrates our financial commitment to developing the project as planned.

**CHUGACHMIUT DENTAL/TRAINING FACILITY  
SOURCES AND USES OF FUNDS  
PLANNING, DESIGN & CONSTRUCTION**

**SOURCES OF FUNDS**Planning and Design

Chugachmiut In-Kind - Design Funds	\$	60,106
Chugachmiut In-Kind - Plan Review/Permitting		3,643
Chugachmiut In-kind – Dental Equipment Design		6,500
Chugachmiut In-Kind - Bid Services		<u>5,156</u>
Subtotal – Planning & Design	\$	<u>75,405</u>

Construction

Denali Commission Grant	\$	304,750
ANTHC – DEHE Back-up Generator Grant (Dental Portion)		37,090
ANTHC – DEHE for Sprinkler System (Dental Portion)		<u>30,371</u>
Subtotal Construction Funds	\$	<u>372,211</u>

Total Sources of Funds: \$ 447,616

**USES OF FUNDS**Planning and Design

Architectural Design	\$	60,106
Plan Review/Permitting		3,643
Dental Equipment Design		6,500
Bid Services		<u>5,156</u>
Subtotal – Planning and Design	\$	<u>75,405</u>

Construction

Construction	\$	632,886
Construction Management		<u>31,500</u>
Subtotal	\$	<u>664,386</u>

Total Uses of Funds \$ 739,791

**Deficit (Construction)**

**\$ 292,175**

**Notes:**

- The \$75,405 in Planning and Design costs are all in-kind sunk costs.
- We have reserved other funds as a final option to cover the construction shortfall of \$292,175.
- The Denali Commission grant provides funds construction funds only so our in-kind funds may total approximately \$367,580.
- This financial statement covers the Sources and Uses of Funds for the Dental/Training Facility Project only.
- The sheet is provided to support and clarify the report.
- The amounts are estimates only and are not audited.

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Bus date: 11/30/02

Chugachmiut  
Fiscal Grant - Oct thru Sept  
For The Period Ended 11/30/2002

*Genid*

521 03 DENALI COM. DENTAL/TRAINING

Code Description	Budget	Month to date	Year to date	Bal remaining	% Complete
5400 Contractual	289,750.00	0.00	0.00	289,750.00	0
TOTAL EXPENSES	289,750.00	0.00	0.00	289,750.00	0
6005 Indirect Rate @ 5%	15,000.00	0.00	0.00	15,000.00	0
TOTAL	304,750.00	0.00	0.00	304,750.00	0

*to be moved  
to  
350,000 for Onea Bldg  
construction*

Run date: 01/13/03 @ 14:36  
 Bus date: 12/31/02

Chugachmiut  
 Fiscal Grant - Oct thru Sept  
 For The Period Ended 12/31/2002

350 00 \*\*\*SEWARD OFFICE BUILDING

Code	Description	Budget	Month to date	Year to date	Bal remaining	% Complete
5000	Salaries	41,358.00	3,422.03	7,261.55	34,096.45	18
5010	Fringe Benefits	11,580.00	1,088.43	2,482.91	9,097.09	21
5100	Travel - Training/Meeting	1,340.00	0.00	0.00	1,340.00	0
5200	Supplies	4,000.00	353.70	547.80	3,452.20	14
5220	Postage/Freight	700.00	0.00	0.00	700.00	0
5300	Equipment	700.00	0.00	0.00	700.00	0
5330	Computer Maintenance	300.00	0.00	0.00	300.00	0
5350	Depreciation	99,000.00	0.00	0.00	99,000.00	0
5400	Contractual	6,000.00	200.00	1,250.00	4,750.00	21
5410	Short Term Contracts	2,250.00	0.00	0.00	2,250.00	0
5420	Legal	36,500.00	1,656.89	1,656.89	34,843.11	5
5510	Facilities/Maintence	6,300.00	1,358.61	1,876.75	4,423.25	30
5520	Telephone	500.00	31.65	63.30	436.70	13
5530	Utilities	25,000.00	2,239.60	4,085.19	20,914.81	16
5531	Utilities	5,000.00	422.83	888.57	4,111.43	18
5532	Utilities	20,000.00	1,532.41	3,157.64	16,842.36	16
5533	Utilities	1,000.00	77.82	155.52	844.48	16
5534	Utilities	5,000.00	324.71	643.15	4,356.85	13
5540	Construction/Renovation	1,026,123.00	54,420.62	54,420.62	971,702.38	5
5541	Repairs	2,000.00	0.00	149.66	1,850.34	7
5650	Insurance	14,200.00	0.00	0.00	14,200.00	0
5681	Property Taxes	9,000.00	0.00	0.00	9,000.00	0
5682	FNB Interest On Loan	126,816.00	12,220.59	49,180.05	77,635.95	39
5683	NPRHA Interest On Loan	21,568.00	2,142.06	8,599.31	12,968.69	40
TOTAL EXPENSES		1,466,235.00	81,491.95	136,418.91	1,329,816.09	9
TOTAL		1,466,235.00	81,491.95	136,418.91	1,329,816.09	9