Attachment F

Denali Commission Quarterly
Project Narrative and funds Disbursement Request

Project Name: Southcentral Foundation RPTC Project

Agency: Southcentral Foundation Reporting Period: 2nd quarter

Grant #: 65-C-06-401 Amount of Funds Requested $ 183,738.54

1. What is the status of the project; include portions completed?

Renovation of the first home (Southcentral Foundation's Cleveland Drive Property) is complete and the program is operational. There are currently 7 youth in the program, with total capacity of 8.

Following is a list of the renovations completed at the Cleveland Drive property (supporting documentation attached):

- Demolition/changes to existing walls.
  - Removed wall in-between Office 104 and Study/visitor 105 area.
  - Removed North walls of Office 104 and Study/Visitor 105. This resulted in one larger combined open space which created the separate living quarters for the live-in staff.
- Carpet Replacement/Patching where walls were removed, replaced carpet in the two separate living rooms and adjoining hallways.
- Vinyl replacement in dish washing room, kitchen, pantry, immediate hallway and area in between the kitchen and pantry ending at the north end of the pantry.
- Doors were added to the west end of hall and the east end of the entry area.
- Addition of an R-13 sprinkler system-used existing one inch minimum supply.
- Remodel of interior bathroom to meet ADA standards (raised floor level of bathroom and improved sloping to drain in bathroom; included an ADA approved tub with adjusting shower head bench and grab bars, removed the heating register in the bathroom and replaced tank with right hand lever.
- Minor electrical changes to 3 rooms.
- Repaired water damage to floor joists and bleach mold in walls in new bathroom.
- Painted kitchen, main hallways and areas where walls were moved.
- Soffits required by the Fire Marshall
- Repaired damaged floor caused by water heater leaking.
- Trap primer for bathroom floor drain installed.
- Architect fees for design services for ADA bathroom and moving of walls and door.
- Wireless security system added including: warranty, installation, programming and training.

Acquisition and renovation of the 2nd and 3rd properties is pending property selection.

2. Is the project on schedule; if not, how will this be dealt with?

The first group home is operational. The timeline for the 2nd and 3rd home is not on schedule due to a number of factors including delay in receipt of capital funds, viewed properties not meeting program specifications and the challenge of identifying properties which meet program specification that are also in areas of town where community acceptance is favorable for SCF and the land has the proper zoning. Because selection of property is contingent upon community acceptance, targeting properties in the more favorable areas of town is necessary.

Working closely with Cook Inlet Housing Authority, SCF engaged in an aggressive search for properties to establish the 2nd and 3rd homes, including review of more than 300 real estate listings and on-site review of more than 25 properties perceived to be good possibilities for group home placement. As of the end of March, SCF has not pursued an offer on any of the properties to date and is continuing to actively screen and review properties as they become available.

Once SCF selects a property, the offer is contingent upon community acceptance. As long as there are no concerns brought forward to the Planning and Zoning Commission and the community council supports the program location, planning and zoning will release the conditional use permit that is required prior to seeking licensure. SCF cannot facilitate renovation of any property until the property is secured. In effort to minimize renovation expense, SCF is targeting properties with construction dates later than 1980 in effort to avoid problems with asbestos and lead-based paint, and properties that fit programming specifications.

SCF continues an aggressive search for potential properties and intends to act expediently as properties are identified.

3. Is the project on budget; if not, how will this be dealt with?

SCF is submitting reimbursement for the renovation expense of the first facility in this current report. The remaining funds are reserved for the 2nd and 3rd homes which have not been secured.

4. Other comments/problems and solutions:
Please see comments under question 1.

Attachment G

Denali Commission
Quarterly Project Financial Report

Project Name: Capital Enhancement Phase 1 Therapeutic Family Group Homes

Agency: Southcentral Foundation Reporting Period: January-March 2007

Grant #: 65C-06-401

Please include the following information:
(Use additional pages as necessary)

Budget Information:

1. The total project budget—Denali Commission and other funds combined
   $574,464
2. The total project expenditures as of the end of the most recent quarter
   $83,738.59
3. The total amount of Denali Commission funds committed to the project
   $574,464
4. The total expenditure of Denali Commission funds for the project as of the end of this reporting period
   $83,738.59
5. The percentage of expenditures to the total budget: 15%

	Total Budget	Total Expenses	Percent of Expenditures to Total Budget
Down Payment	64,243	0	0%
Closing Cost	40,000	0	0%
Renovation cost for 1st Group Home (Cleveland House facility)	83,000	83,738.59	15%
Renovation estimate for 2 additional group homes	190,000	0	0%
One Time Furniture, equipment and permits	197,221	0	0%
Total	574,464	83,738.59	15%

6. Project Performance Analysis (use PPA form on page2 of 641)

Project Schedule:

Attachment G

Denali Commission
Quarterly Project Financial Report
Project Performance Analysis (PPA) Form

Project Name: Southcentral Foundation
Reporting Period: January 1-March 31, 2007

Grant #: 65C-06-401

Line Items:	Approved Budget:	Actual Cost to Date:	Scheduled Completion Date:	Actual Work Performed:
Down Payment	64,243	0	Pending-targeting June 2007	SCF has reviewed more than 300 properties on the market, and have completed on-site visits of 18 properties. No offers have been made on current properties, however SCF has identified 3 properties that have potential and will 1) evaluate community acceptance 2) complete more thorough inspections and 3) engage in conversations with sellers regarding specifications.
Closing Cost	40,000	0	Pending-targeting June 2007	Pending selection of final two properties.
Renovation of 1st group home	83,000	83,738.59	June 2006	SCF completed renovation as planned.
Renovation estimate of 2 additional homes	190,000	0	Pending	SCF will be progressing on the securing the 2nd and 3rd group home during the 3rd and 4th quarter.
One time furniture/equipment	197,221	0	Pending	Pending 2nd and 3rd home
Totals:	$574,464	$83,738.59		

Signature: _____ Date: April 12, 20007

Katherine Gottlieb, MBA – President/CEO _____ Form 641B

Show the project schedule with milestone dates for design and construction.

Therapeutic Family Group Home 1 (Cleveland Drive Property)						
Task #	Activity Description	Activity Start Date	Target date for activity completion		Responsibility	Status
1.	Modification & Licensing for group home	May 1, 2006	June 1, 2006		SCF Facilities/Project Manager	Completed on 1st home June 2006.
2.	Assess needs and repairs of current facility	May 15, 2006	June 1, 2006		SCF Facilities	Complete
3.	Apply for DPH/MOA licensure/permits	June 1, 2006	August 2006		Charlie Daniels	Completed; home licensed October 2006.
4.	Award contract for repairs	April 15, 2006	May 1, 2006		Facilities	Completed
5.	Modification and repairs	May 1, 2006	June 1, 2006		Facilities	Completed
6	Furnish building					
	Purchase household 1x expenses	June 16, 2006	June 30, 2006		Charlie Daniels	Completed
7.	Admit Clients	July 31, 2006	October 20, 2006		Treatment Team	Completed
Group Homes #2 and #3			Target	Revised		
1.	Identify, Purchase, application for permits for group home property	February 20, 2007	Feb/May 2007	June 2007	Charlie Daniels	Still searching properties on the market; completion date pushed back to June 2007
2.	Attend community counsel meeting for community acceptance process	February 15, 2007	Feb/May 2007	June 2007	Charlie Daniels	Pending identification of 2nd and 3rd property-target completion date needs to be adjusted to June 2007

3.	Apply for Municipal permits if applicable	February 15, 2007	Feb/May 2007	July 2007	Charlie Daniels	Pending identification of 2nd and 3rd property. Target completion date needs to be adjusted to July 2007.
4.	Submit licensure application for home through DPH	February 15, 2007	Feb/May 2007	July 2007	Charlie Daniels	The timeline for this needs to be extended due to difficulty with property selection. Estimated revised target date is July 2007.
II	Modification of group homes		target	revised		
1.	Assess needs for homes	February 1, 2007	Feb/May 2007	June 2007	Facilities/Charlie Daniels	Pending identification of 2nd and 3rd homes.
2.	Bid renovations	February 1, 2007	Feb/May 2007	June 2007	Facilities	Pending identification of 2nd and 3rd homes.
3.	Award contracts; modification repairs	February 20, 2007	Feb/May 2007	July 2007	Facilities	Pending
III.	Secure memorandums of agreement with CIHA	July 21, 2006	July 31, 2006		Katie Johnson	Complete
IV.	Furnish Building (Homes 2 and 3)	Feb 15, 2007	Feb/May 2007	July 2007	Charlie Daniels	Pending
1.	Admit referred and waitlisted clients	March 1, 2007	Feb/June 2007	Aug 2007	SCF Clinical Team	Pending

Form 641A