

PROVIDENCE HOUSING AUTHORITY

FACILITIES MANAGEMENT BOARD OF COMMISSIONERS SUBCOMMITTEE MEETING Capital Improvements August 27, 2020

Major Projects Underway

- A bid package is currently advertised to install a young adult fitness park at Chad Brown; the Authority received a sole bid of \$296,000 which is way over original budget. The Authority will discuss further options.
- The Elevator modernization project at Kilmartin Plaza has resumed; 1 elevator car is close to completion.
- The project to vinyl side 4 bldgs. at Hartford and 6 duplexes at Scattered Sites is in progress.
- The porch and handi-cap replacement project at 3 Scattered Site Duplexes are in progress.
- Further information will be provided in the Monthly Management Report.
- The Authority has applied for CDBG money with the COP to replace the sliding doors at Dexter, Parenti and Kilmartin; CFP funds will be needed to supplement the project.
- A contract has been awarded to replace the apt. entrance door locks at Manton; construction date will be determined due to COVID-19.
- The fire alarm/sprinkler installation project at 335 Hartford is approximately 98% complete; completion of this project is expected to be extended due to COVID-19.
- A bid package was awarded to install automatic sprinklers and fire alarm upgrades to Carroll Towers, Parenti Villa and Dexter Manor; start of construction has been postponed due to COVID-19.
- The Lead Consultant has reviewed all the lead test results and is currently creating the scope of work. This project will be funded through a \$975,000 lead grant awarded by HUD for Hartford, Chad/Ad/Sun and Manton; CFP funds will also be used for this project.
- A contract has been signed to replace the roof at 335 Hartford H-rise; replacement is expected to begin August/Sept.
- A contract has been signed to install panic bar hardware on all common stairwell doors at Dexter I and II; funding will be CDBG from the City of Prov. and CFP funds.
- A vendor has been selected for a professional design for emergency generator transfer switch and emergency generator interface system at the Tavares Center at Chad Brown and the community room at 144 Dodge St.
- A low bidder has been identified for elevator modernization at 335 Hartford; a contract has been signed.
- The Authority has procured a roof consultant to assess the roof conditions all bldgs. at Chad and Hartford; a full report was received. All the roofs on the Chad Brown side and Sunset Village need to be replaced; roofs on the Admiral Terrace side and Hartford have 2-3 years left before replacement.