

PROVIDENCE HOUSING AUTHORITY

ASSET MANAGEMENT BOARD OF COMMISSIONERS SUBCOMMITTEE MEETING Major Project Report August 24, 2017

Major Projects Underway

- Current bids for the Fire Protection Upgrades at Dominica are currently advertised publically from 8/8 through 8/15; the second bidding process for this project is to target bids from Trade Companies opposed to a General Contractor to lower the costs of construction.
- The PHA has received and is currently reviewing the initial report from our Elevator Consultant (Syska-Hennessey) to modernize the elevators at Kilmartin, Dexter and Hartford. The next phase is to develop bidding documents for each building elevator modernization project.
- 2 additional buildings are currently being painted at Hartford Park by PHA Painters; 3 buildings have been complete to-date.
- The tentative start date to install 2 new domestic hot water boilers at Manton is 8/28/17; this was funded partially through a CDBG grant from the City of Providence.
- Further information will be provided in the Monthly Management Report.
- A contract to perform lead testing at all PHA sites, with the exception of Dexter and Kilmartin, has gone out for bid; bids are due 8/24/17
- A contract has been awarded to provide asbestos abatement services to Atlantic Abatement
- Quotes are being requested to provide extensive repairs to 2 Scattered Site due to fires.
- A contract has been awarded to provide bed bug heat treatment services Authority wide.
- Construction is in progress to install vinyl siding, window and porch replacement at 3 Scattered Sites; 2 units have been complete to-date
- A bid package is being created to convert 4 units to fully handi-cap accessible units; this will complete our Voluntary Compliance Agreement (VCA) with HUD.
- A bid package is being created to replace apt. entrance concrete steps at Chad Brown
- RISE Engineering has agreed to replace all common area and exterior lighting with LEAD fixtures and provide water saving devices in 5 high-rises at no cost to the PHA; water saving devices and insulation installation has begun at various developments
- A bid package is being created to vinyl side 2 or 3 buildings at Hartford Park.
- Extensive repairs and floor replacement continue at Scattered Sites; these are being performed by Union Hall Carpenters and Painters.