

**Denali Commission Quarterly
Project Narrative and Funds Disbursement Request**

Project Name: Serenity House Replacement and Expansion

Agency: Central Peninsula Hospital

Reporting Period: July 1, 2008 – September 8, 2008

Grant No.: 01-1004-10

Amount of Funds Requested: \$330,282

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

The 5,000 square-foot home on 40 acres of land has been purchased and the renovations have been put out to bid by the Kenai Peninsula Borough Capital Projects team. The bid process will take approximately 4-6 weeks at which time contractors will be selected to begin life safety and ADA improvements.

2. Is the project on schedule; if no, how will this be dealt with?

The timeline of opening the facility has moved from late November 2008 to January 2009. The delay is due to several factors that resulted in a late start to preparation of bid documents for the renovations. The month-to-month lease on the existing facility has been extended to align with the new timeline to provide for uninterrupted delivery of treatment during the transition.

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

The project is on budget.

4. Other comments/problems and solutions:

The CPGH, Inc. Board of Directors, Hospital Administration, and Kenai Peninsula Borough wish to extend our sincere appreciation for the supportive and collaborative working relationship with the Commission and the staff at the Alaska State Hospital and Nursing Home Association, and specifically the work and public testimony of Denali Daniels. Ms. Daniels, at our request, provided a letter and attended the KPB Assembly work session to explain that this grant was contingent on their approval for the hospital to purchase the facility we had identified in our grant application. That clarification had a very significant impact on the outcome of their vote to proceed, and we recognize the substantial investment of time and money above and beyond the grant itself that has been made by the Denali Commission, Ms. Daniels and the staff at ASHNHA, to work with us through this public process.

This very generous investment in the future of substance abuse treatment on the Kenai Peninsula opened the doors not only to the opportunity to expand services at Serenity House, but also attracted new funding partners who, combined, invested an additional \$435,000 in the project.

**Denali Commission
Quarterly Project Financial Report
Form 641(A)**

Project Name: Serenity House Replacement and Expansion

Agency: Central Peninsula Hospital

Reporting Period: July 1, 2008 – September 8, 2008

Grant No.: ASHNHA Grant No. 01004-10

Please include the following information:

(Use additional pages as necessary)

Budget Information:

1. The total project budget—Denali Commission and other funds combined:
\$973,500
2. The total project expenditures as of the end of the most recent quarter:
\$660,564.20
3. The total amount of Denali Commission funds committed to the project:
\$486,750
4. The total expenditure of Denali Commission funds for the project as of the end of this reporting period: \$486,750 for the purchase of the house and property to be reimbursed by the Denali Commission; this is the first disbursement request for the Denali Commission funds committed for the project.
5. The percentage of expenditures to the total budget: 68%
6. Project Performance Analysis (Use PPA Form attached):

Project Schedule:

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

New facility purchased on August 1, 2008. Bid documents to contractors September 8, 2008. Renovations complete by late December 2008 or early January 2009. Occupancy planned for January 2009.

Form 641A

Denali Commission
Quarterly Project Financial Report
Project Performance Analysis (PPA) Form 641(B)

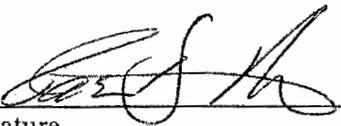
Project Name: Serenity House Replacement and Expansion

Agency: Central Peninsula Health Foundation

Reporting Period: July 1, 2008 – September 8, 2008

Grant No.: 01004-10

Line Items:	Approved Budget:	Actual Cost:	Scheduled Completion Date:	Actual Work Performed:
Purchase Facility	\$645,000	\$645,000	August 1, 2008	Purchase was recorded on August 1, 2008
Property Taxes	\$0	\$2,303.07	August 1, 2008	Unanticipated property tax for remainder of 2008 due at closing; the facility is tax-exempt going forward
Architectural and Engineering	\$50,000	\$11,532	Through July 1, 2008	Provided stamped design drawings for renovations. Further work has been done (but not yet invoiced) to prepare bid documents.
Closing costs and Appraisal	\$1,965	\$1,729.13	August 1, 2008	Appraisal completed prior to Assembly approval at a cost of \$1,215.
Totals:	\$696,965	\$660,564.20		



 Signature

September 8, 2008

 Date

Jason Paret, Chief Financial Officer

 Print Name and Title

Form 641B

THIS CHECK IS VOID WITHOUT A COLORED BORDER AND BACKGROUND PLUS A KNIGHT & FINGERPRINT WATERMARK ON THE BACK - HOLD AT ANGLE TO VIEW

central
peninsula
general hospital

250 Hospital Place - Soldotna, Alaska 99669
(907) 714-4404

Wells Fargo Bank, N.A.
Soldotna Branch
44552 Sterling Hwy.
Soldotna, AK 99669

11-24
1210(B)

CHECK NO: 0187904
VENDOR NO: V5826

CHECK AMOUNT
**\$632817.20

CHECK DATE: 07/29/08

PAY SIX HUNDRED THIRTY-TWO THOUSAND EIGHT HUNDRED SEVENTEEN 20/100
VOID AFTER 180 DAYS
NO SIGNATURES REQUIRED OVER \$25,000.00

TO THE
ORDER OF

SOUTHCENTRAL TITLE AGENCY
35096 KENAI SPUR HIGHWAY
SOLDOTNA, AK 99669

Ryan K Smith
AUTHORIZED SIGNATURE
[Signature]
AUTHORIZED SIGNATURE

SIGNATURE AREA CONTAINS A KNIGHT & FINGERPRINT CHECK WORDING

⑈0187904⑈ ⑆121000248⑆ 4000051730⑈

ABSENCE OF PINK U.S. PATENT NUMBERS UNDER SIGNATURE INDICATES CHECK IS FRAUDULENT. PATENT NUMBERS ARE PRINTED WITH HEAT SENSITIVE INK & WILL DISAPPEAR WHEN BLOWING OR RUBBING

Central Peninsula General Hospital
250 Hospital Place - Soldotna, Alaska 99669
(907) 714-4404

CHECK DATE: 07/29/08
CHECK NO: 0187904

INVOICE NUMBER	DATE	DESCRIPTION	GROSS AMOUNT	DISCOUNT	NET PAY	
STA072508	07/25/08	CLOSING COST	632817.20	0.00	632817.20	
VENDOR NO. V5826			TOTALS	GROSS AMT TOT	DISCOUNT TOT	NET AMOUNT TOTAL
				632817.20	0.00	632817.20

central
peninsula
general hospital

250 Hospital Place - Soldotna Alaska 99669
(907) 714-4404

THIS CHECK IS VOID WITHOUT A COLORED BORDER AND BACKGROUND PLUS A KNIGHT & FINGERPRINT WATERMARK ON THE BACK - HOLD AT ANGLE TO VIEW

central peninsula
general hospital

250 Hospital Place - Soldotna, Alaska 99669
(907) 714-4404

Wells Fargo Bank, N.A.
Soldotna Branch
44552 Sterling Hwy.
Soldotna, AK 99669

11-24
1210(B)

CHECK NO: 0186881
VENDOR NO: V5680

CHECK AMOUNT
****\$9000.00

CHECK DATE: 06/23/08

PAY NINE THOUSAND 00/100

TO THE
ORDER OF

RON MOORE COMPANY
35226 KENAI SPUR HWY
SOLDOTNA, AK 99669

Ryan K Smith
AUTHORIZED SIGNATURE
[Signature]
AUTHORIZED SIGNATURE

VOID AFTER 180 DAYS
TWO SIGNATURES REQUIRED OVER \$25,000.00

SIGNATURE AREA CONTAINS A KNIGHT & FINGERPRINT CHECK WORDING

⑈0186881⑈ ⑆121000248⑆ 4000051730⑈

ABSENCE OF PINK U S PATENT NUMBERS UNDER SIGNATURE INDICATES CHECK IS FRAUDULENT. PATENT NUMBERS ARE PRINTED WITH HEAT SENSITIVE INK & WILL DISAPPEAR WHEN BLOWING OR RUBBING

Central Peninsula General Hospital
250 Hospital Place - Soldotna, Alaska 99669
(907) 714-4404

CHECK DATE: 06/23/08
CHECK NO: 0186881

INVOICE NUMBER	DATE	DESCRIPTION	GROSS AMOUNT	DISCOUNT	NET PAY	
RMC061608	06/16/08	EARNEST MONEY	9000.00	0.00	9000.00	
VENDOR NO. V5680			TOTALS	GROSS AMT TOT	DISCOUNT TOT	NET AMOUNT TOTAL
			9000.00	0.00	9000.00	

central peninsula
general hospital

250 Hospital Place - Soldotna Alaska 99669
(907) 714-4404

THIS CHECK IS VOID WITHOUT A COLORED BORDER AND BACKGROUND PLUS A KNIGHT & FINGERPRINT WATERMARK ON THE BACK - HOLD AT ANGLE TO VIEW

central peninsula
general hospital

250 Hospital Place - Soldotna, Alaska 99669
(907) 714-4404

Wells Fargo Bank, N.A.
Soldotna Branch
44552 Sterling Hwy.
Soldotna, AK 99669

11-24
1210(B)

CHECK NO: 0184227
VENDOR NO: V5680

CHECK AMOUNT
***\$6000.00

VOID AFTER 180 DAYS
TWO SIGNATURES REQUIRED OVER \$25,000.00

CHECK DATE: 03/27/08

PAY SIX THOUSAND 00/100

TO THE
ORDER OF

RON MOORE COMPANY
35226 KENAI SPUR HWY
SOLDOTNA, AK 99669

Ryan K Smith
AUTHORIZED SIGNATURE
[Signature]
AUTHORIZED SIGNATURE

SIGNATURE AREA CONTAINS A KNIGHT & FINGERPRINT CHECK WORDING

⑈0184227⑈ ⑆121000248⑆ 4000051730⑈

ABSENCE OF PINK U.S. PATENT NUMBERS UNDER SIGNATURE INDICATES CHECK IS FRAUDULENT. PATENT NUMBERS ARE PRINTED WITH HEAT SENSITIVE INK & WILL DISAPPEAR WHEN BLOWING OR RUBBING

Central Peninsula General Hospital
250 Hospital Place - Soldotna, Alaska 99669
(907) 714-4404

CHECK DATE: 03/27/08
CHECK NO: 0184227

INVOICE NUMBER	DATE	DESCRIPTION	GROSS AMOUNT	DISCOUNT	NET PAY
RMC032608	03/26/08	EARNEST MONEY	6000.00	0.00	6000.00
TOTALS			GROSS AMT TOT	DISCOUNT TOT	NET AMOUNT TOTAL
			6000.00	0.00	6000.00

VENDOR NO.

V5680

central peninsula
general hospital

250 Hospital Place - Soldotna Alaska 99669
(907) 714-4404

A. U.S. Department of Housing and Urban Development

B. Type of Loan

1. <input type="checkbox"/> FHA	2. <input type="checkbox"/> FMHA	3. <input type="checkbox"/> Conv. Unins.
4. <input type="checkbox"/> VA	5. <input type="checkbox"/> Conv. Ins.	
6. File Number 23727		7. Loan Number
8. Mortgage Ins. Case No.		

Settlement Statement

C. Note: This form is furnished to give you a statement of actual settlement costs. Amounts paid to and by the settlement agent are shown. Items marked ("POC") were paid outside the closing: they are shown here for information purposes and are not included in the totals.

D. Name of Borrower: KENAI PENINSULA BOROUGH, 144 N Binkley, Soldotna, AK 99669

E. Name of Seller: BRADLEY K. HIBBERD, 47480 Kristina Way, Kenai, AK 99611
LINDA K. HIBBERD
TIN: _____

F. Name of Lender:

G. Property Location: T5N R11W SEC 23 SW 1/4 SE 1/4

H. Settlement Agent: Southcentral Title Agency (907) 262-4494
Place of Settlement: 35096 Kenai Spur Hwy., Soldotna, AK 99669
TIN: 92-0151300

I. Settlement Date: 7/23/2008
Proration Date: 8/1/2008

J. Summary of Borrower's Transaction		K. Summary of Seller's Transaction	
100. Gross amount due from borrower:		400. Gross amount due to seller:	
101. Contract sales price	645,000.00	401. Contract sales price	
102. Personal property		402. Personal property	
103. Settlement charges to borrower (line 1400)	514.13	403.	
104.		404.	
105.		406.	
Adjustments for items paid by seller in advance:		Adjustments for items paid by seller in advance:	
106. City/town taxes		406. City/town taxes	
107. County taxes 8/1/2008 to 1/1/2009	2,303.07	407. County taxes	
108. Assessments		408. Assessments	
109.		409.	
110.		410.	
111.		411.	
112.		412.	
120. Gross amount due from borrower:	647,817.20	420. Gross amount due to seller:	
200. Amounts paid by or in behalf of the borrower:		500. Reduction in amount due to seller:	
201. Deposit or earnest money	15,000.00	501. Excess deposit (see instructions)	
202. Principal amount of new loan(s)		502. Settlement charges to seller (line 1400)	
203. Existing loan(s) taken subject to		503. Existing loan(s) taken subject to	
204.		504. Payoff of first mortgage loan	
205.		505. Payoff of second mortgage loan	
206.		506. Deposit or earnest money	
207.		507.	
208.		508. Payoff FNBA #105002272	
209.		509.	
Adjustments for items unpaid by seller:		Adjustments for items unpaid by seller:	
210. City/town taxes		510. City/town taxes	
211. County taxes		511. County taxes 1/1/2008 to 8/1/2008	
212. Assessments		512. Assessments	
213.		513.	
214.		514.	
215.		515.	
216.		516.	
217.		517.	
218.		518.	
219.		519.	
220. Total paid by/for borrower:	15,000.00	520. Total reduction in amount due seller:	
300. Cash at settlement from/to borrower:		600. Cash at settlement to/from seller:	
301. Gross amount due from borrower (line 120)	647,817.20	601. Gross amount due to seller (line 420)	
302. Less amount paid by/for borrower (line 220)	15,000.00	602. Less total reduction in amount due seller(line 520)	
303. CASH (X)FROM ()TO BORROWER	632,817.20	603. CASH ()FROM (X)TO SELLER	

COPY

Buyers/Borrowers Initials: _____

Sellers Initials: _____

Peninsula Appraisal Group
P. O. Box 1870
Soldotna, AK 99669
907-262-5822
92-0143692

INVOICE	05/19/2008 DATE	08131 NUMBER
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Lender or Client: Central Peninsula General Hospital, Inc
250 Hospital Place
Soldotna, AK
99669

Item	Total
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APPRAISAL FEE FOR SERVICES RENDERED	\$	1,200.00
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Client: Central Peninsula General Hospital
47480 Kristina Way
Kenai, AK 99635

Sales Tax - 3%		15.00
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Total:	\$	1,215.00
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Thank you

BARNES • ARCHITECTURE INC

218 East 4th Avenue
 Anchorage, Alaska 99501
 (907) 276-5161
 (907) 276-5163 fax

RECEIVED
 JUN 24 2007

INVOICE NO. BA 0810-1

Project Name: Serenity House - CPGH

Ryan K. Smith
 Chief Executive Officer
 Central Peninsula General Hospital
 250 Hospital Place
 Soldotna, Alaska 99669

Date: 18-Jun-08

PROFESSIONAL SERVICES: Through: 31-May-08

Design and Construction Documents for modifications to 47480 Kristina Way
 Per accepted scope and fee estimate dated May 14, 2008

LABOR

Time & Expense Basis	Hours	Rate	Amount	Amount Due This Invoice
Principal/Lead Architect	6	\$150	\$900.00	
Sr. Architect	36.5	\$120	\$4,380.00	
Architect		\$105	\$0.00	
Designer/Draftsman		\$74	\$0.00	
Total Labor				\$5,280.00

CONSULTANT SERVICES

Time & Expense Basis	Consultant	Amount	
		(incl. cons. mark-up)	
Tauriainen	Civil/Struct.	\$0.00	
Jernstrom	Mech.	\$1,000.00	\$1,120.00
Cowling	Elec.	\$0.00	
Total Consultant Services			\$1,120.00

REIMBURSABLES

	Cost	W/10% Handling	
Reproduction		\$0.00	
Telephone	\$3.60	\$3.96	
Travel		\$0.00	
Total Reimbursables			\$3.96

Thank You,

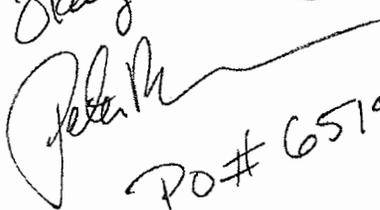


Jeffrey L. Barnes, AIA

SUMMARY

This Invoice:	\$6,403.96
Previous Billings:	\$0.00
Total Billings To Date:	\$6,403.96
Less Retainer xx/xx/xx:	\$0.00
Less Payments To Date:	\$0.00
Balance Due This Date:	\$6,403.96

Due Upon Receipt

Okay to pay

PO# 65157

BARNES • ARCHITECTURE INC

218 East 4th Avenue
 Anchorage, Alaska 99501
 (907) 276-5161
 (907) 276-5163 fax

INVOICE NO. BA 0810-2

Project Name: **Serenity House - CPGH**

Ryan K. Smith
 Chief Executive Officer
 Central Peninsula General Hospital
 250 Hospital Place
 Soldotna, Alaska 99669

Date: 18-Jul-08

PROFESSIONAL SERVICES: Through: 30-Jun-08

Design and Construction Documents for modifications to 47480 Kristina Way
 Per accepted scope and fee estimate dated May 14, 2008

LABOR

Time & Expense Basis	Hours	Rate	Amount	Amount Due This Invoice
Principal/Lead Architect	1.5	\$150	\$225.00	
Sr. Architect	2	\$120	\$240.00	
Architect		\$105	\$0.00	
Designer/Draftsman		\$74	\$0.00	
Total Labor				\$465.00

CONSULTANT SERVICES

Time & Expense Basis	Consultant	Amount	Amount Due This Invoice
		(incl. cons. mark-up)	
Tauriainen	Civil/Struct.	\$1,630.00	\$1,825.60
Jernstrom	Mech.		\$0.00
Cowling	Elec.		\$0.00
Total Consultant Services			\$1,825.60

REIMBURSABLES

	Cost	W/10% Handling	Amount Due This Invoice
Reproduction			\$0.00
Telephone	\$3.28		\$3.61
Travel			\$0.00
Total Reimbursables			\$3.61

Thank You,

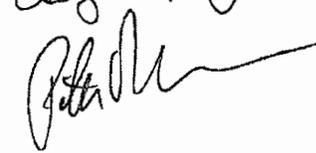


Jeffrey L. Barnes, AIA

SUMMARY

This Invoice:	\$2,294.21
Previous Billings:	\$6,403.96
Total Billings To Date:	\$8,698.17
Less Retainer xx/xx/xx:	\$0.00
Less Payments To Date:	\$6,403.96
Balance Due This Date:	\$2,294.21

Due Upon Receipt

okay to pay


01.11.00 0700

BARNES • ARCHITECTURE INC

218 East 4th Avenue
 Anchorage, Alaska 99501
 (907) 276-5161
 (907) 276-5163 fax

INVOICE NO. BA 0810-3

Ryan K. Smith
 Chief Executive Officer
 Central Peninsula General Hospital
 250 Hospital Place
 Soldotna, Alaska 99669

Project Name: **Serenity House - CPGH**

Date: 21-Aug-08

PROFESSIONAL SERVICES:

Through: 31-Jul-08

Design and Construction Documents for modifications to 47480 Kristina Way
 Per accepted scope and fee estimate dated May 14, 2008

LABOR

Time & Expense Basis	Hours	Rate	Amount	Amount Due This Invoice
Principal/Lead Architect	3	\$150	\$450.00	
Sr. Architect	10.5	\$120	\$1,260.00	
Architect		\$105	\$0.00	
Designer/Draftsman		\$74	\$0.00	
Total Labor				\$1,710.00

CONSULTANT SERVICES

Time & Expense Basis	Consultant	Amount (incl. cons. mark-up)
Tauriainen	Civil/Struct.	\$0.00
Jernstrom	Mech.	\$0.00
Cowling	Elec.	\$1,120.00
Total Consultant Services		\$1,120.00

REIMBURSABLES

	Cost	W/10% Handling
Reproduction		\$0.00
Telephone	\$3.92	\$4.31
Travel		\$0.00
Total Reimbursables		\$4.31

Thank You,



Jeffrey L. Barnes, AIA

SUMMARY

This Invoice:	\$2,834.31
Previous Billings:	\$8,698.17
Total Billings To Date:	\$11,532.48
Less Retainer xx/xx/xx:	\$0.00
Less Payments To Date:	\$8,698.17
Balance Due This Date:	\$2,834.31

Due Upon Receipt