

North Peace Housing Foundation

6780 – 103rd Avenue, Peace River, Alberta T8S 0B6

Tel: (780) 624-2055 Fax: (780) 624-2065

Email: tammy.menssa@nphf.ca

To: The Board of Directors

From: Tammy Menssa, Executive Director

Re: Demolition of Community Housing Unit Located at 11100-107 Avenue, Fairview

Date: June 29, 2023

In 2019, Alberta Seniors and Housing transferred title of 15 single family detached homes to the North Peace Housing Foundation.

Among the properties received by the Foundation, one home had been vacant since 2017, when the original tenants, who had occupied the unit since 1974, moved out. Regrettably, the house is in a severe state of disrepair and requires extensive renovations. It is likely that the cost of the repairs would exceed the market value of the property.

The property in question is located on a corner lot, measuring 15.2 m by 42.6 m, and is zoned as R2. It has been earmarked for future development to provide social and affordable housing accommodations. The objective is to offer a basic level of housing for low- and moderate-income households, as per the original Transfer Agreement.

To prepare for future development, Administration seeks the Board's approval to proceed with demolishing the house. We have already contacted three companies to obtain estimates for the demolition and removal of the house, along with dead trees, cement, and asphalt. Additionally, the area will be properly backfilled.

Of the three companies, Bieg-A-Hoe Backhoe Service Ltd. has provided the lowest quote at \$29,500.00, plus GST.

We kindly request the Board's approval to move forward with the demolition of the house, as it aligns with our plans for future development and allows us to efficiently utilize the property for social and affordable housing purposes.

Recommendation:

Direct Administration to hire Bieg-A-Hoe Backhoe Service Ltd. to demolish the Community Housing unit located at 11100-107 Avenue, Fairview, for the quoted price of \$29,500.00 plus GST.

Bieg-A-Hoe Backhoe Service Ltd.

Box 1833
Fairview, AB T0H 1L0
780-835-3627

Estimate

Date	Estimate #
2022-10-03	294

Name / Address
North Peace Housing Foundation 6780 - 103 Ave Peace River, Ab T8S 0B6

Project

Description	Qty	Rate	Total
Demolish house at 2122 111th Street in Fairview, take away trees, take cement out & haul away, & backfill.		18,500.00	18,500.00
Landfill fees for disposal of house, cement, trees and asphalt driveway		11,000.00	11,000.00
GST On Sales		5.00%	1,475.00
		Total	\$30,975.00

RICK DOSTALER CONSTRUCTION


9621-94 Ave
PEACE RIVER, ALBERTA T8S 1J1
Phone 625-1580

PROPOSAL SUBMITTED TO <i>NPH</i>	PHONE	DATE <i>June 12/2023</i>
STREET	JOB NAME <i>House Demo</i>	
CITY, PROVINCE AND POSTAL CODE <i>Peace River AB</i>	JOB LOCATION <i>11100-107th Fairview</i>	
ARCHITECT	DATE OF PLANS	JOB PHONE

We hereby submit specifications and estimates for:	Estimated Cost
<i>Demo House - Haul to land fill</i>	
<i>Demo shed</i>	
<i>Trim Trees</i>	
<i>Removal of Ashphalt</i>	
<i>Fill in hole and plant grass</i>	
	<i>\$ 39,500.00</i>

We propose to furnish material and labour - complete in accordance with above specifications, for the sum of:
Thirty nine thousand five hundred dollars (\$ *39,500.00*).

Payment to be made as follows:

Authorized Signature 

Note: This proposal may be withdrawn by us if not accepted within 10 days.

Signature _____

Signature _____



June 26, 2023

NORTH PEACE HOUSING FOUNDATION (11100-107 Ave Fairview, AB)

No	Item	Quantity	Unit	Unit Price	Total
General Items					
1	Mobilization / Demobilization				\$2,200.00
2					\$0.00
Work to Be Started in Summer 2023					
3	House approx 1200 square feet Demolish & Haul away	1	m3	\$43,000.00	\$43,000.00
4		1	m3	\$0.00	\$0.00
5		1	m3	\$0.00	\$0.00
6		1	m3	\$0.00	\$0.00
7		1	m2	\$0.00	\$0.00
8		1	m3	\$0.00	\$0.00
9		1		\$0.00	\$0.00
10		1		\$0.00	\$0.00
Total					\$45,200.00

X

Michel Pelchat
Owner


www.mdpoilfieldservices.com
 OILFIELD SERVICES LTD.
 780.624.1980 780.618.5061
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 BOX 5360 PEACE RIVER, AB T8S 1R9
Michel Pelchat
 Owner
 C: 780.618.5061 O: 780.624.1980 F: 780.624.4565
mpelchat@telusplanet.net

Thank you for your consideration,



Tammy Menssa
Executive Director

