



Fort Hunter Liggett Army Family Housing Unaccompanied Personnel Housing





Fort Hunter Liggett Army Family & Unaccompanied Personnel Housing

-Mission Statement-

To provide excellent customer service and quality family housing to all military and civilian employees residing in Army Family Housing & Unaccompanied Personnel Housing at Fort Hunter Liggett.



Department of Public Works Housing Division



Laura Belton
Housing Manager
GS-1173-12

UPH

Larry Washington
Billeting Worker WG-5

Vacant
Custodial -WG-2

AFH

Jake Dayton
Housing Management Asst
GS-1173-07

(Contractor)
Housing Assistant



Fort Hunter Liggett Army Family Housing

Army Family Housing Assets/1-1-15

82 Family Housing Units

8 - 2 Bedroom Junior Enlisted/JNCO

29 - 3 Bedroom Junior Enlisted/JNCO

22 - 4 Bedroom Junior Enlisted/JNCO

12 - 3 Bedroom SNCO

10 - 4 Bedroom CGO/FGO

1 - 4 Bedroom FGO



Fort Hunter Liggett Unaccompanied Personnel Housing

19 - UPH Assets

2- 2 Bedroom UPH Converted Units

2-3 Bedroom UPH Converted Units

15-2 Bedroom Apartments /2-1-15



Fort Hunter Liggett Unaccompanied Personnel Troop Transient Housing Housing Assets

| Bldg# | #Rooms | Open Bay | Capacity | Dayrooms |
|-------|--------|----------|----------|----------|
| 229 | 72 | x | 72/144 | 3 |
| 295 | 114 | x | 228 | 3 |
| 205 | x | 9 | 360 | 1 |
| 207 | x | 9 | 360 | 1 |
| 208 | x | 9 | 360 | 1 |
| 230 | x | 9 | 360 | 1 |
| ORTC | | | 880 | 10 |



Fort Hunter Liggett Army Family Housing

Top 3 Challenges

Issue 1: Personnel Shortage – The barracks use to have six full time custodial personnel and five additional custodial staff during the summer months. One Scheduler and one Billeting Worker for a total staff of 13. Present Staff is 1 WG-5 Billeting Worker with one additional WG-2 Custodial Worker which I have not Submitted an RPA on as of 8-7-18.

Issue 2: Getting Projects Scoped and Awarded to execute rental income not getting the same support from Engineering without personnel in place to support.
Only

Issue 3: Getting the JOC contractor up and mobilized to perform Contract work for both Army Family Housing & Unaccompanied Personnel Housing to accomplish painting and flooring replacement.



Fort Hunter Liggett Army Family Housing & Unaccompanied Personnel Housing

Army Family Housing & UPH
Quality of Life Improvements:

- Playground Update 06 & Repairs/Replacement 16
- Skate Park 10
- Splash Park 10
- Covered BBQ areas 11/12
- Dog Park 13
- Big screen TV replacement with 52" HD TV's 12
- New Day Room furniture & equipment 12



Fort Hunter Liggett Army Family Housing

Initiatives

Army Family Housing Energy Conservation/Maintenance Project

- Window replacement
- Solar street lights
- Solar tube lighting
- Attic Fans
- Interior Doors
- Low Flow Toilets
- Flooring Replacement



Fort Hunter Liggett

Unaccompanied Personnel Housing

Top 3 FY-18

Unfinanced Requirements (UFR's)

- Funding of custodial and management of UPH (TT)
- HVAC Upgrade for AFH & UPH (TT) Facilities
- Projects Funded
 - Exterior Door Replacement
 - Painting Spanish Oaks



DIRECT FUNDING PROJECT DETAIL >50K

| Sum of Oblig. (Cum) | Column Labels | | | | | | |
|---------------------------------|------------------|----------------|----------------|----------------|------------------|----------------|------------------|
| Row Labels | 2012 | 2013 | 2014 | 2015 | 2016 | 2017 | Grand Total |
| (blank) | 260148.32 | 149851.1 | 560255.3 | 246135 | 412361.25 | 291041.3 | 1919792.2 |
| BLINDS REPLACEMENT | | | | | 54,177 | | 54,177 |
| ELECTRICITY | | | | 171,821 | 129,147 | | 300,968 |
| IT EQUIPMENT | 201,785 | | | | | | 201,785 |
| LANDSCAPE AND DOGPARK | 346,600 | | | | | | 346,600 |
| PROPANE | | | | 203,000 | 203,000 | | 406,000 |
| REPAIR/REPLACE PLAYGROUND EQUIP | | | | | 244,893 | | 244,893 |
| REPLACE FENCING | 415,458 | | | | | | 415,458 |
| REPLACE FLOORING | | | | 60,000 | | | 60,000 |
| REPLACE INTERIOR DOORS | | 425,032 | | | | | 425,032 |
| SIDEWALK AND DRIVEWAY REPAIRS | | | 188,254 | | | | 188,254 |
| SPLASH PARK MAINTENANCE | | 60,000 | 52,500 | | | | 112,500 |
| TECH & ADMIN | 55,118 | 49,472 | 30,193 | 44,522 | 61,921 | 61,996 | 303,222 |
| Grand Total | 1,279,109 | 684,355 | 831,202 | 725,478 | 1,105,500 | 353,037 | 4,978,682 |



FRA RENT COLLECTION FUNDING ALL YEARS

| Sum of Oblig. (Cum) | Column Labels | | | | | |
|---------------------|---------------|----------------|------------------|----------------|-------------------|------------------|
| Row Labels | 21 Travel | 23 Utilities | 25 Contracts | 26 GPC | 33 Transportation | Grand Total |
| 2012 | | 39,000 | 535,998 | 17,256 | | 592,254 |
| 2013 | | 194,055 | 611,274 | | | 805,329 |
| 2014 | | | 805,717 | 11,662 | | 817,378 |
| 2015 | | 21,535 | 836,496 | - | | 858,030 |
| 2016 | | - | 604,980 | 108,728 | 33 | 713,741 |
| 2017 | 1,700 | | 2,055 | 116,496 | 571 | 120,822 |
| Grand Total | 1,700 | 254,590 | 3,396,519 | 254,142 | 605 | 3,907,555 |

RENT COLLECTION PROJECT DETAIL >50K

| Sum of Oblig. (Cum) | Column Labels | | | | | |
|-----------------------------------|----------------|----------------|----------------|----------------|----------------|------------------|
| Row Labels | 2012 | 2013 | 2014 | 2015 | 2016 | Grand Total |
| AFH SIDEWALK / DRIVEWAY REPAIRS | | | 54,112 | | | 54,112 |
| AFH TOILET REPLACEMENT | | | | 326,262 | | 326,262 |
| BLINDS REPLACEMENT | | | | | 51,000 | 51,000 |
| COST TRANSFERS FROM DIRECT TO FRA | 535,998 | 805,329 | 199,729 | 75,955 | | 1,617,011 |
| GROUND SOURCE HEAT PUMP | | | 507,746 | | | 507,746 |
| REFUSE COLLECTION | | | | 51,435 | | 51,435 |
| REPAIR / REPLACE PLAYGROUND EQUIP | | | | | 485,000 | 485,000 |
| REPLACE FLOORING AFH | | | | 306,570 | | 306,570 |
| SPLASH PARK MAINTENANCE | | | | 52,500 | 52,500 | 105,000 |
| Grand Total | 592,254 | 805,329 | 817,378 | 858,030 | 713,741 | 3,907,555 |



Army Family Housing Occupancy Rates

| Year | Occupancy Rate |
|------|----------------|
| FY13 | 83% |
| FY14 | 75% |
| FY15 | 87% |
| FY16 | 89% |
| FY17 | 93% |



AFH & UPH TDA

| PARNO | LN | TITLE | NAME | GR | CIVCC | CTYPE | CMU | APPR | MDEP |
|-------|----|------------------------------|-------------------|----|-------|-------|-----|------|------|
| 054 | | <u>HOUSING DIVISION</u> | | | | | | | |
| 054 | 01 | <u>SUPV HSG MGR</u> | | 13 | GS | 101 | 400 | | E33H |
| 054 | 01 | SUPV HOUSING MANAGER | BELTON LAURA L. | 12 | | 101 | | AFHO | E33H |
| 054A | | <u>HOUSING SVCS</u> | | | | | | | |
| 054A | 01 | HOUSING MGT ASST | | 07 | GS | 101 | 201 | | E33H |
| 054A | 01 | HOUSING MGT ASST | DAYTON, JAKE | 07 | | 101 | | AFHO | E33H |
| 054C | | <u>UNACCOMPANIED HOUSING</u> | | | | | | | |
| 054C | 01 | UPH LABORER | | 05 | WG | 102 | 200 | | QHFM |
| 054C | 01 | CUSTODIAL WORKER | | 02 | | 102 | | OMA | QHFM |
| 054C | 01 | BILLETING WORKER | WASHINGTON, LARRY | 05 | | 102 | | OMA | QHFM |