

# Okanagan Indian Band

12420 Westside Road • Vernon, BC, • V1H 2A4  
Telephone: 250-542-3444 • Facsimile 250-542-0541  
Email: [martina.lewis@okanagan.org](mailto:martina.lewis@okanagan.org)

## CMHC Expression of Interest (EOI) Application

**Deadline for Submission of EOI: May 10, 2020**

### SECTION 1: PROJECT DESCRIPTION

<b>New or Existing</b> (N or E)	<b>Target Tenant Type</b> (Family, Non Elderly Singles, Seniors)	<b>Dwelling Type</b> (Single, Semi-Detached/Duplex, Row/Apartment, Garden Suite)	<b>Number of Units</b>	<b>Number of Bedrooms</b>	<b>Proposed Monthly Rent Per Unit</b>	<b>Estimated Capital Costs Per Unit</b>
			1			

What is your estimated timeframe for obtaining house plans and specifications?

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### SECTION 2: GENERAL INFORMATION

Please provide the lot number and legal land description for the proposed unit in your project.

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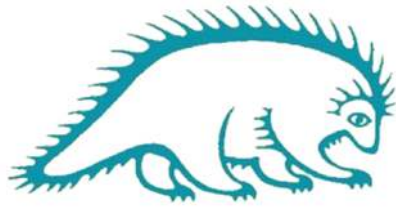
All lots must be unencumbered, ready for construction and serviced with water, septic, electricity and road access after construction to BC Building Code standards.

### SECTION 3: FINANCIAL INFORMATION

Will the project leverage any funding from other sources (e.g. Indigenous Services Canada, Habitat for Humanity, First Nation Equity, etc.)? If yes, please identify the other funding sources:

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## SECTION 4: CONSTRUCTION APPROACH AND PROJECT READINESS

Please explain how you will approach construction (e.g. general contractor, construction management, modular-build, public or invitational tender) and explain you will ensure that the unit is delivered within the program timeframe:

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Will the project include any energy efficiency strategies/features that go beyond the requirements of the National Building Code? If yes, please provide a brief description of the planned level of environmental efficiency for the project (e.g. BC Energy Step Code, Net-Zero Ready, etc.):

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### **ALLOCATION REQUEST FOR 2020/2021 SECTION 95 PROGRAM**

I confirm that I have the capacity to deliver the unit requested within the program timelines (e.g. construction to start within 6 months of final commitment approval).

All requests for units must include a copy of the selection criteria from the community's ratified housing policy or BCR confirming that the selection criteria have been made known and available to all members of the community.

**PLEASE ENSURE YOUR COMPLETED EXPRESSION OF INTEREST REPLY FORM IS RECEIVED BY MAY 10, 2020**

## SECTION 5: CONTACT INFORMATION

Please identify the contact person for questions related to this Expression of Interest:

NAME

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: Title:

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Phone:

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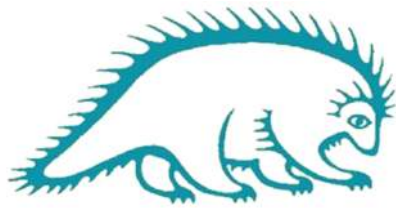
Email:

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Signature:

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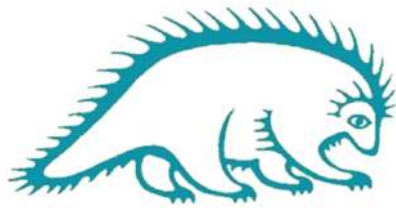
First Nation: Okanagan Indian Band



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Estimated Capital Costs	Line #	OKIB Band Member	PWH Typical Costs
<b>Shelter Capital Costs</b>			
Interest (progress advances)	1	\$ 1,512	\$ 1,512
Architect & Engineering Fees	2		\$ 3,700
Audit Charges	5	\$ 333	\$ 333
Inspectors Fees (BC Bldg Code)	7	\$ 1,300	\$ 1,300
<b>Sub Total</b>	8	<b>\$ 3,145</b>	<b>\$ 6,845</b>
<b>Building and Landscaping</b>			
Site Prep (including driveways)	9A		\$ 16,100
Foundation	9B		\$ 20,000
Bldg Construction cost	10		\$ 202,745
Appliances	12		\$ 2,500
Surveys	13		\$ 5,000
Landscaping, Fencing, Decks, Carport	14		\$ 32,833
On-Site Servicing:	15		\$ -
Water	16A		\$ 750
Sewer/Septic	16B		\$ 16,000
Electrical	16C		\$ 4,000
Gas/Propane	16D		\$ 1,400
<b>Total Services</b>		<b>\$ 26,400</b>	<b>\$ 22,150</b>
<b>Sub Total</b>	18	<b>\$ 26,400</b>	<b>\$ 301,328</b>
Total Shelter Capital Cost (line 8+18)	19	<b>\$ 29,545</b>	<b>\$ 308,173</b>
Plus Contingency (Budgeted)	20	\$ -	\$ -
<b>Total Shelter Capital Cost</b>		<b>\$ 29,545</b>	<b>\$ 308,173</b>
<b>Proposed Financing</b>			
<b>Loan Amount</b>			
Total Shelter Capital Cost	24	\$ 29,545	\$ 308,173
Less Equity:			
First Nation Funds (cash)	25	\$ -	\$ -
First Nation Labour	26	\$ -	\$ -
ISC Housing Funds (\$42,266 X 1)	27	\$ 42,266	\$ 42,266
<b>CMHC Total Loan Amount</b>	28	-\$ 12,721	\$ 265,907
Maximum loan amount	29	<b>\$ 268,000</b>	<b>\$ 268,000</b>
Contingency	30	<b>\$ 280,721</b>	<b>\$ 2,094</b>



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<b>NOTES:</b>		
Fixed Estimated cost for CMHC Application	1	<div style="border: 1px solid black; padding: 10px;"> <p>Dear Member,            Please fill out green boxes with your estimated numbers.            Please don't change the yellow boxes as they are only guidelines/ estimates.            Please don't change grey shaded boxes as they are calculations.</p> </div>
Modular \$0; Stick frame \$3700	2	
Fixed Estimated cost for CMHC Application	5	
Modular \$1300; Stick frame \$2500	7	
	8	
Tree removal , rough grading, Road access, driveway,	9A	
Estimate: Crawl space \$20,000; Bsmt (7') \$50,000	9B	
Estimated: Modular: \$140/sf; Stick Frame \$190/sf	10	
Estimate	12	
Estimate	13	
Estimate	14	
	15	
Depends on water source(well or OKIB) & location from source	16A	
Estimate	16B	
Estimate; Depends on location from existing poles.	16C	
Estimate	16D	
	18	
	19	
	20	
	24	
	25	
	26	
Fixed Subsidy	27	
	28	
Depends on # bdrms and given by CMHC 20200214 per conversation	29	
Calculation	30	