SUGGESTIONS FOR SEMINAR ON
CREATIVE FINANCING AND COST CONTROLS

By Frederick C. Cuny

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Suggestions for Seminar on Creative Financing and Cost Controls

Cost Control:

A. Budgeting
B. Flow charting (critical path)
C. Establish Strict Accounting Procedures
D. Centralized financial control
E. Staffing Considerations
   -- Streamlining staff (organigram)
   -- Strict time limits according to project needs
F. Competitive bidding
G. Reporting

Creative Controls for Construction Projects

A. Buy directly from producers
B. Wholesale quantity purchasing
C. Guaranteed quantity purchases
D. Purchase salvaged or used materials
E. Produce or prepare materials (ex. Block making) on site
F. Material cooperatives
G. Strategic purchasing
H. Block busting the merchants
I. Specific attention in building materials
Creative Financing

- Revolving loans
- Subsidized loans (soft loans)
- Grants for loans (qualifying grants)
- Loans for loans
- Loan guarantees

Principles

- Let someone else make and administer the loans
- Keep the loans clean (ex. simple interest, straightforward agreements)
- Emphasize credit education