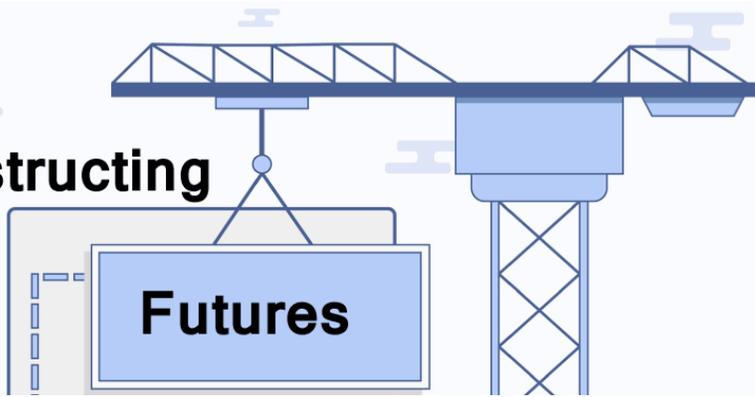




# Constructing



## Futures

VOLUME 1, ISSUE 2

SEPTEMBER 2017



## Cincinnati Metropolitan Housing Authority Real Estate Construction & Development Newsletter

### CONSTRUCTION WORK: IN PROGRESS & UPCOMING

**Millvale Renovations:** 27 units make up the current phase of construction work taking place in Millvale. Full external and internal renovations of the homes are being done there. Some of the work being done includes new roofs, windows, stucco, plus upgraded electrical, plumbing and HVAC. Families will return to brand new homes when the work is completed.

Also, thank you for parking along the street while the parking lots were renovated. The work was successfully completed and the Millvale Road lot was raised to

help eliminate any future puddle build-up in the area.

**West Union Square:** More than 20 weeks of construction has taken place at West Union Square. Development at this Colerain Township site is progressing and the building design is beginning to take shape. The foundation, footers and site drains have all been installed and some sections are under roof. (photo above right)

**Findlater Gardens:** Providing housing solutions for everyone is important at CMHA. The agency has been making UFAS modifica-

tions that benefit persons with disabilities at several sites. Findlater Gardens features 30 units that will be modified to meet accessibility standards. The first phase, which includes 12 units, is 50% complete and the remaining Phase I units will be completed by the end of September. As a reminder you will receive a 48 hour notice prior to construction start. Some of the modifications include replacing grab bars, adjusting the heights of kitchen cabinets and shelving, lowering thermostat heights and adding access ramps.



Newly Renovated Millvale Parking Lot

### CONSTRUCTION BY THE NUMBERS

<b>Millvale Parking Lot</b>	<b>\$98,830</b>
<b>Horizon Hills Lighting</b>	<b>\$13,969</b>
<b>Suterview Roof Repair</b>	<b>\$23,275</b>
<b>City West Retail Build Out</b>	<b>\$49,350</b>

### Construction Chit Chat

**UFAS** is a term often heard around CMHA and other agencies that build housing. It is the Uniform Federal Accessibility Standards and all federally assisted new construction housing must meet the standard. Developments with 5 or more units must construct 5% of the units to be accessible for persons with mobility disabilities. An additional 2% must be accessible for persons with hearing or visual disabilities.

**Sight Shines Bright:** Agency efficiency increased when the security measures were updated at the Price Hill site. Horizon Hills is home to new building security lights. All of the wall packs were upgraded with the new LED lights and new pole lighting was also installed with LED fixtures. As you may already know, LED lights last longer, are more durable and energy efficient. If you notice a light out, please let property management know as soon as you are aware.

## HORIZON HILLS LIGHTING COMPLETED



**You're invited to interview for the Free Painter Training Course**  
Presented by  
Cincinnati Metropolitan Housing Authority & Sherwin-Williams  
Next Class: October 23-27  
Class size is limited, call today!  
**(513) 977-5853 or 977-5852**

## CMHA

1627 Western Ave.  
Cincinnati, OH 45214  
Cintimha.com

Constructing Futures: SEPTEMBER 2017

## RECD TEAM SPOTLIGHT

Jamie Jamison is the Technical Project Coordinator at CMHA and he's been with the agency since 2009. He is responsible for preparing specifications and drawings for future construction projects. In other words he tells contractors the story of the work that needs to be completed. Jamie also works as the contact person to the lessees of City West Retail during the construction period, providing them with construction progress and updates. Recently Jamie worked with Urban Styles and K.M. Network, Inc. to open the barbershop at City West Retail. He provided Gold Standard customer service by coming in on off days to meet with inspectors to make sure the grand opening would take

place as scheduled. This is Jamie's fifth completed tenant improvement build-out at City West Retail.

Jamie interacts with residents as well. He is leading the ADA upgrades that are taking place agency-wide. He takes pride in ensuring families that the work will be done in a timely manner and it will not hinder them from doing their daily activities. No matter what customer Jamie is assisting he keeps one thought in mind, *"CMHA is here to provide quality housing. I feel our customers are important to us and we should treat them professionally. It's our job to put them first."*



## Partner Spotlight

In photo left to right:  
David Mukasa  
Ronald Williams  
Jamie Jamison

Cincinnati Metropolitan Housing Authority partners with many businesses that do work beyond housing. RECD works with contractors and business owners to make entrepreneurial visions come to light. City West Retail is located in the West End and is home to several businesses that offer great services to people who work and live in the community. There's a daycare, dance studio, kids' boutique, a wellness center and phone store in the business district. Urban Styles Barber & Beauty is the newest retailer to open shop at City West Retail. Ronald Williams is the Owner and Master Barber of Urban Styles, located at 1432 Linn Street. Williams saw the available space along Linn Street and knew it would be a great location for the barbershop, *"I wanted to be located here so kids could see a tangible role model... someone who could be their cousin, uncle, brother doing something positive in the area."* Williams worked diligently with RECD, Touchstone Properties and KM Network Incorporated to open Urban Styles on June 26, 2017.