



Cincinnati Metropolitan Housing Authority  
CMHA Boardroom  
1635 Western Avenue  
Cincinnati, Ohio 45214

**CMHA BOARD OF COMMISSIONERS**

**REGULAR MEETING AGENDA**

**BOARD OF COMMISSIONERS**

**Cincinnati, Ohio**

**Tuesday, November 26, 2019**

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**6:00 P.M.**

**I. AGENDA SCHEDULE**

1. Call Meeting to Order
  2. Roll Call
  3. Approval of Minutes
  4. Presentations
  5. Public Comment
  6. J-RAB Report
  7. Discussion of Secretary Recommendations
    - 7A. Financial Report
    - 7B. Request Approval to Solicit Bids
    - 7C. Resolutions – Approve Contract Renewals
    - 7D. Resolutions - Award Construction Contracts
    - 7E. Adopt a Resolution – General
  8. Adjourn
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**II. ROLL CALL**

**III. APPROVAL OF MINUTES**

1. Regular Board Meeting – October 29, 2019

(Enclosure #1)

(Roll Call)

**IV. PRESENTATIONS**

We have no presentations this month

**V. PUBLIC COMMENT**

- Ms. Carol Brown – Riverview Resident Council President

**VI. J-RAB ROSS GRANT UPDATE**

J- RAB ROSS Grant Update

## **VII. DISCUSSION OF SECRETARY RECOMMENDATIONS**

**The Following Recommendations Are Offered For The Board Of Commissioners Approval:**

### **7A. Approval of the Financial Report**

- 1. Resolution #5320 – Resolution Approving the Bad Debt Write-Offs for October 2019**

**(Enclosure #2) (Reema Ruberg) (Roll Call)**

- 2. Resolution #5321 – Resolution to Approve Fiscal Year 2020 October Financial Statement for the Cincinnati Metropolitan Housing Authority**

**(Enclosure #3) (Reema Ruberg) (Roll Call)**

### **7B. Request Approval to Solicit Bids for the following items:**

**No requests to solicit bids this month**

### **7C. Contract Renewals:**

- 1. Resolution #5322 – Resolution Authorizing the Chief Executive Officer of the Cincinnati Metropolitan Housing Authority to Sign the Third One-Year Contract Option Extension for Solicitation 2016-1003; Collection Services with Heis & Wenstrup Co., L.P.A., and Sonnek and Goldblatt, Ltd. To Provide Collection Services on an As-Needed Basis Paid for by Operating Funds and Administrative Fees**

**(Enclosure #4) (Joy Gazaway/Janell Duncan) (Roll Call)**

- 2. Resolution #5323 – Resolution Authorizing the Chief Executive Officer of the Cincinnati Metropolitan Housing Authority to Sign the First One-Year Contract Option Extension for Solicitation 2018-5005; Printing and Mailing Services with NCB, Inc. d/b/a Custom Mail Services Paid for by Operating Funds, Administrative Fees and Management Services**

**(Enclosure #5) (Marquita Flowers/Vincent Muliro/Janell Duncan) (Roll Call)**

- 3. Resolution #5324 – Resolution Authorizing the Chief Executive Officer of the Cincinnati Metropolitan Housing Authority to Sign the First One-Year Contract Option Extension for Solicitation 2018-4007 for Project Management, RAD Development and Design Management Consultants with Community Development Strategies, Inc., CSG Advisors Incorporated, CVR Associates, Incorporated, Dominion Environmental Group, Inc. d/b/a Dominion Due Diligence Group, Hairgrove Consulting LLC, Joan M. Garrity, National Council for Community Development, Inc. d/b/a National Development Council, New Hope Consulting, LLC, and IFH Solutions, LLC in a Not-to-Exceed Amount of \$100,000 Annually for Each for a Maximum 5-Year Contract Funded by Operational Funds, Management Services Fees, Capital Grants and Development Funds**

**(Enclosure #6) (Joe Norton/Gary Boeres/Janell Duncan) (Roll Call)**

**7D. Adopt a Resolution to Award the following Construction Contracts:**

- 1. Resolution #5325 – Resolution Authorizing the Chief Executive Officer of the Cincinnati Metropolitan Housing Authority to Enter Into a Contract for Solicitation 2019-3018 Tuck Pointing, Parapet Walls Repairs & Façade Sealing at The Riverview Apartments for the Amount of \$115,000 Paid for by Capital Funds**

**(Enclosure #7) (Joe Norton/Janell Duncan) (Roll Call)**

- 2. Resolution #5326 – Resolution Authorizing the Chief Executive Officer of the Cincinnati Metropolitan Housing Authority to Enter Into Contract 2019-3021 with Johnson Controls Fire Protection LP f/k/a Simplex Grinnell, LP for Cameras, Access Control and Intercoms at Pinecrest for the Amount of \$400,630 Paid for by Capital Funds**

**(Enclosure #8) (Joe Norton/Janell Duncan) (Roll Call)**

**7E. Adopt a Resolution – General**

- 1. Resolution #5327 – Resolution Authorizing the Chief Executive Officer of the Cincinnati Metropolitan Housing Authority to Enter Into Contracts for Solicitation 2019-1017; Ground Maintenance and General Facilities Maintenance Services with A-Z Lawn Care & Property Management, LLC, Allison Landscaping, Inc., Steven Scales d/b/a B&H Elite Complete Lawn & Garden Care, Brighter Day Outdoor Services, LLC, Leroy Goodwin II d/b/a Goodwin Lawn Care Services, Just Right Construction and Lawn Care Service, King’s Lawncare & Snow Removal, LLC, Mia Mulawn Services, L.L.C., Myers Landscaping LLC, and TruGreen Limited Partnership d/b/a TruGreen Lawncare in a Not-to-Exceed Amount of \$500,000 Per Firm Per Maximum 5-Year Contract Funded by Operating Funds**

**(Enclosure #9) (Marquita Flowers/Janell Duncan) (Roll Call)**

- 2. Resolution #5328 – Resolution Authorizing the Chief Executive Officer of the Cincinnati Metropolitan Housing Authority to Enter Into Contracts for Solicitation 2019-2003; HCV Inspection Services with Chase Construction & Development Group, LLC d/b/a Chase Construction & Inspection Group and Safebuilt Ohio, LLC in a Not-to-Exceed Amount of \$200,000 Annually Per Firm Per Maximum 5-Year Contract Funded by Administrative Fees**

**(Enclosure #10) (Lisa Isham/Janell Duncan) (Roll Call)**

- 3. Resolution #5329 – Resolution Authorizing the Installation of Shot Spotter at CMHA Properties (1999 Sutter Avenue, 2017 Knob Court, 1771 Bleecker Lane, 1627 Western Avenue) and Providing the Chief Executive Officer with Authorization to Contract for Shot Spotter Services**

**(Enclosure #11) (Joy Gazaway) (Roll Call)**

4. **Resolution #5330** – Resolution Authorizing the Chief Executive Officer of the Cincinnati Metropolitan Housing Authority to Execute and Submit Rental Assistance Demonstration (RAD) Applications for 140 Units at the Asset Management Project Known as Marquette Manor

(Enclosure #12) (Gary Boeres) (Roll Call)

5. **Resolution #5331** – Resolution Authorizing the Incorporation of Legal Entities to Facilitate 9% Low-Income Tax Credit Application for a New Housing Development in the Cincinnati Neighborhood of Pendleton

(Enclosure #13) (Joy Gazaway) (Roll Call)

6. **Resolution #5332** – Resolution Authorizing the Disposition of 65 Vacant Parcels of Land at City West and Delegating the Authority to the Chief Executive Officer to Submit an Amendment to the Disposition Approval to the U.S. Department of Housing and Urban Development Special Application Center

(Enclosure #13) (Joy Gazaway/Joe Norton) (Roll Call)

## VIII. ADJOURN

# **Cincinnati Metropolitan Housing Authority**

## **Board of Commissioners**

**Mr. William Myles, Chair**

**Mr. Edward R. O'Donnell, Vice Chair**

**Mr. Thomas J. Weidman**

**Ms. Mayme L. Mitchell**

**Ms. Teri Spears**

**Ms. Jill R. McGrail**

**Mr. Kevin M. Moore**