



**Cincinnati Metropolitan Housing Authority
Webcam and Teleconferencing
Cincinnati, Ohio 45214**

CMHA BOARD OF COMMISSIONERS

REGULAR MEETING AGENDA

BOARD OF COMMISSIONERS

Cincinnati, Ohio

Tuesday, December 15, 2020

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. Discussion of Secretary Recommendations**
 - 6A. Financial Report**
 - 6B. Request Approval to Solicit Bids**
 - 6C. Resolutions – Approve Contract Renewals**
 - 6D. Resolutions – Award Construction Contracts**
 - 6E. Adopt a Resolution – General**
 - 7. Adjourn**
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II. ROLL CALL

III. APPROVAL OF MINUTES

- 1. Regular Board Meeting – November 24, 2020**

(Enclosure #1)

(Roll Call)

IV. PRESENTATIONS

- Plante Moran – Discussion of CMHA FY2020 Annual Audit**

V. PUBLIC COMMENT

- Mr. Reula Newland – Landlord in HCV Program**

VI. DISCUSSION OF SECRETARY RECOMMENDATIONS

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

6A. Approval of the Financial Report

1. **Resolution #5483** – Resolution to Approve Cincinnati Metropolitan Housing Authority Annual Audit for Fiscal Year 2020

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

6B. Request Approval to Solicit Bids for the following items:

We do not have any requests to solicit bids this month

6C. Contract Renewals:

1. **Resolution #5484** – Resolution Authorizing the Chief Executive Officer of the Cincinnati Metropolitan Housing Authority to Sign the Fourth One-Year Contract Extension Option with G.J. Berding Surveying, Inc.; Glaus, Pyle, Schomer, Burns & Dehaven Inc. d/b/a GPD Group; Infrastructure & Development Engineering, Inc.; The Mannik & Smith Group, Inc.; Power Engineers, Inc.; Elevar Design Group, Inc. d/b/a SFA Architects, Inc.; and Value-Tech, Inc. d/b/a VT Design Solutions for Solicitation 2016-4102; General Engineering Services in a Not-to-Exceed Amount of \$200,000 Per Firm for a Maximum 5-Year Contract Funded by Capital Grant Funds and Development Funds

(Enclosure #3) (Joe Norton/Janell Duncan) (Roll Call)

2. **Resolution #5485** – Resolution Authorizing the Chief Executive Officer of the Cincinnati Metropolitan Housing Authority to Sign the Third One-Year Contract Extension Option with General Electric Security, Inc. d/b/a Dial One Security, Inc. for Solicitation 2018-1003; Fire Alarm Services in an Amount Not-to-Exceed \$565,000 Per Maximum 5-Year Contract Agreement Funded by Operating Funds

(Enclosure #4) (Marquita Flowers/Janell Duncan) (Roll Call)

3. **Resolution #5486** – Resolution Authorizing the Chief Executive Officer of the Cincinnati Metropolitan Housing Authority to Sign the Second One-Year Contract Extension Option 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 #5) (Joe Norton/Gary Boeres/Janell Duncan) (Roll Call)

6D. Adopt a Resolution to Award the following Construction Contracts:

We do not have any new Construction Contracts this month over \$100,000 (Per resolution #5442 approved 08.25.2020, the CEO has Authorization to Sign Contracts in an Amount Not-to-Exceed \$100,000. In November there were zero contracts at \$100,000 or below)

6E. Adopt a Resolution – General

1. **Resolution #5487** – Resolution Authorizing the Incorporation of Maple RAD, LLC; Maple RAD Development Corp.; Beechwood RAD, LLC; and Beechwood RAD Development Corp. and Associated Employer Identification Numbers to Facilitate the Rental Assistance Demonstration (RAD) Conversions/Rehabilitations of Maple Tower and The Beechwood

(Enclosure #6) (Gary Boeres) (Roll Call)

2. **Resolution #5488** – Resolution Authorizing the Chief Executive Officer of the Cincinnati Metropolitan Housing Authority to Negotiate and Enter into a Contract for Solicitation 2020-1004; Janitorial Services and Covid Cleaning for Asset Management Properties with TrustUs Transportation, LLC d/b/a TrustUs Maintenance & Janitorial; Lae-Kwam Dukes d/b/a Intense Pro Cleaning Service; DCJ Janitorial LLC; A FIST of Contractors LLC; Bruce Gray d/b/a From the Ground Up Renovations; Clayton Walker; DDMDS, LLC; Cogar Enterprise, LLC; M.T. Franchising, Incorporated d/b/a Jan-Pro of Greater Cincinnati/Dayton; Primo Services, LLC; Pleazant Contracting Services, LLC; Kare ‘N’ Cleaning Services LLC; Diamond Professional Contractors LLC; GLT Renovations LLC; Alex Maliyah Cleaning Services, LLC; Somebody Gotta Do It LLC; Finesse Services, LLC; Connecting Plugs Cabling Service Co.; KNVY Renovations LLC; Triumph Home LLC d/b/a Triumph Property Services; and Dixie Services LLC in a Not-to-Exceed Amount of \$100,000 Annually for Each Contractor or the Board Approved Budget for a Maximum 5-Year Contract Paid for by Operational Funds

(Enclosure #7) (Marquita Flowers/Janell Duncan) (Roll Call)

3. **Resolution #5489** – Resolution Authorizing the Chief Executive Officer of the Cincinnati Metropolitan Housing Authority to Negotiate and Enter into a Contract for Solicitation 2020-7001; Near Site Clinic Health Care Services with Marathon Health, LLC in a Not-to-Exceed Amount of \$160,000 Annually or the Board Approved Budget for a Maximum 5-Year Contract Paid for by Development Funds, Administrative Fees, Operational Funds and Management Services Funds

(Enclosure #8) (Lisa Thomas/Janell Duncan) (Roll Call)

4. **Resolution #5490** – Resolution Authorizing the Chief Executive Officer of the Cincinnati Metropolitan Housing Authority as Signator on Moderate Rehabilitation (MOD-REHAB) Contracts Effective January 1, 2021

(Enclosure #9) (Lisa Isham) (Roll Call)

5. **Resolution #5491** – Resolution Adopting the Significant Amendment to the FY2020 Annual/Five Year Capital Plan to Incorporate Changes Required for the Admissions and Occupancy Policy for LIPH Wait List Administration

(Enclosure #10) (Marquita Flowers) (Roll Call)

VII. ADJOURN

Cincinnati Metropolitan Housing Authority

Board of Commissioners

Mr. William Myles, Chair

Ms. Mayme L. Mitchell, Vice Chair

Mr. Thomas J. Weidman

Ms. Teri Spears

Mr. Reginald J. Harris

Mr. Edward R. O'Donnell

Mr. Kevin M. Moore