



CMHA Boardroom  
1635 Western Avenue  
Cincinnati, Ohio 45214

**TOUCHSTONE PROPERTY SERVICES**

**MEETING AGENDA**

**BOARD OF COMMISSIONERS**

**Cincinnati, OHIO**

**Tuesday, August 31, 2021**

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**6:00 P.M.**

**I. AGENDA SCHEDULE**

1. Call Meeting to Order
  2. Roll Call
  3. Approval of Minutes
  4. Discussion of Secretary Recommendations
  5. Adjourn
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**II. ROLL CALL**

**III. APPROVAL OF MINUTES**

1. Regular Board Meeting – June 29, 2021

(Enclosure #1) (Roll Call)

**IV. DISCUSSION OF SECRETARY RECOMMENDATIONS**

1. **Resolution #135** – Resolution Approving the Financial Report for the Month of June 2021 with Collection Losses

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

2. **Resolution #136** – Resolution to Approve the Monthly Financial Statement for Hamilton County Affordable Housing, Springdale Senior Limited Partnership d/b/a Baldwin Grove, The Reserve on South Martin, Cary Crossing, West Union Square, Sutter View, Evanston, Pinecrest, Park Eden Apartments, City West Retail and Touchstone Property Services for the Six Months Ending June 30, 2021 for Calendar Year 2021

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

3. **Resolution #137** – Resolution to Authorize the Execution of Depository Agreement Between Hamilton County Affordable Housing and US Bank  
(Enclosure #4) (Reema Ruberg) (Roll Call)
4. **Resolution #138** – Resolution to Authorize the Execution of Depository Agreement Between City West Retail and US Bank  
(Enclosure #5) (Reema Ruberg) (Roll Call)
5. **Resolution #139** – Resolution to Authorize the Execution of Depository Agreement Between Springdale Senior Limited Partnership d/b/a Baldwin Grove and PNC Bank  
(Enclosure #6) (Reema Ruberg) (Roll Call)
6. **Resolution #140** – Resolution to Authorize the Execution of Depository Agreement Between Touchstone Property Services, Inc. and US Bank  
(Enclosure #7) (Reema Ruberg) (Roll Call)
7. **Resolution #141** – Resolution to Authorize the Execution of Depository Agreement Between Touchstone Property Services, Inc. and Fifth Third Bank  
(Enclosure #8) (Reema Ruberg) (Roll Call)
8. **Resolution #142** – Resolution Providing Authorization to Proceed with the Request for Proposals and Solicitations for General Goods and Services from Outside Vendors
  1. TP21-1011 – Snow Removal Services  
(Enclosure #9) (Marquita Flowers/Janell Duncan) (Roll Call)
9. **Resolution #143** – Resolution Authorizing the Chief Executive Officer of Touchstone Property Services to Negotiate and Enter Into Contracts for Solicitation TP21-1005; Plumbing Maintenance and Repair Services with Triton Services, Inc.; Blau Mechanical, Inc.; Queen City Mechanicals, Inc.; and Roto-Rooter Services Company in a Not-to-Exceed Amount of \$150,000 Annually Per Contractor for a Maximum 5-Year Contract, Funded by Operating Funds, Not to Exceed the Board Approved Budget  
(Enclosure #10) (Marquita Flowers/Janell Duncan) (Roll Call)

**10. Resolution #144 – Resolution Authorizing the Chief Executive Officer of Touchstone Property Services to Negotiate and Enter Into Contracts for Solicitation TP21-1006; Janitorial Services with Thomas Rehabbing, LLC; Cogar Enterprise, LLC; Kare ‘N’ Cleaning Services LLC; KNVY Renovations LLC; Colossal Janitorial, LLC; A F.I.S.T. of Contractors, LLC; Finesse Services, LLC; Virtue Painting Inc.; DCJ Janitorial LLC; Alex Maliyah Cleaning Services, LLC; Simply Enchanted Homecare LLC d/b/a Simply Enchanted Janitorial and Maintenance; Bruce Gray d/b/a From the Ground Up; Priority Services of Ohio LLC; Trustus Transportation LLC d/b/a Trustus Maintenance & Janitorial in a Not-to-Exceed Amount of \$150,000 Annually Per Contractor for a Maximum 5-Year Contract, Funded by Operating Funds, Not to Exceed the Board Approved Budget**

**(Enclosure #11) (Marquita Flowers/Janell Duncan) (Roll Call)**

**11. Resolution #145 – Resolution Authorizing the Chief Executive Officer of Touchstone Property Services to Negotiate and Enter Into Contracts for Solicitation TP21-1009; Security Guard Services with BWH Security, LLC and Vets Securing America, Inc. in a Not-to-Exceed Amount of \$250,000 Annually for the Pool of Contractors for a Maximum 5-Year Contract, Funded by Operating Funds, Not to Exceed the Board Approved Budget**

**(Enclosure #12) (Marquita Flowers/Janell Duncan) (Roll Call)**

**12. Resolution #146 – Resolution Authorizing the Chief Executive Officer of Touchstone Property Services to Negotiate and Enter Into Contracts for Solicitation TP21-1010; Preventative Maintenance Plan with A F.I.S.T. of Contractors, LLC; William M. Kramer d/b/a Kramer And Associates Group; and Triton Services, Inc. in a Not-to-Exceed Amount of \$90,000 Annually Per Contractor for a Maximum 3-Year Contract, Funded by Operating Funds, Not to Exceed the Board Approved Budget**

**(Enclosure #13) (Marquita Flowers/Janell Duncan) (Roll Call)**

**V. ADJOURN**

**TOUCHSTONE PROPERTY SERVICES, INC. Board**

**Cincinnati Metropolitan Housing Authority  
Board of Housing 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**