



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, June 27, 2023**

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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
    - 4A. Financial Report
    - 4B. Request Approval to Solicit Bids
    - 4C. Resolutions – Approve Contract Renewals
    - 4D. Resolutions - Award Construction Contracts
    - 4E. Adopt a Resolution – General
  5. Executive Session
    - Legal
    - Personnel
  6. Adjourn
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**II. ROLL CALL**

**III. APPROVAL OF MINUTES**

1. Regular Board Meeting – May 30, 2023

(Enclosure #1)

(Roll Call)

**IV. DISCUSSION OF SECRETARY RECOMMENDATIONS**

The Following Recommendations Are Offered for The Board of Commissioners Approval:

**4A. Approval of the Financial Report**

1. Resolution #5867 – Resolution Approving the Bad Debt Write-Offs for April and May 2023

(Enclosure #2) (Cedric Oluoch/Reema Ruberg/Marquita Flowers) (Roll Call)

2. Resolution #5868 – Resolution to Approve Fiscal Year 2023, April and May 2023 Financial Statements for the Cincinnati Metropolitan Housing Authority

(Enclosure #3) (Cedric Oluoch/Reema Ruberg) (Roll Call)

3. **Resolution #5869** – Resolution to Approve the Fiscal Year 2024 Budget for the Cincinnati Metropolitan Housing Authority

(Enclosure #4) (Cedric Oluoch/Reema Ruberg) (Roll Call)

**4B. Request Approval to Solicit Bids for the following items:**

1. **Resolution #5870** – Resolution Providing Authorization to Proceed with the Request for Proposals and Solicitations for General Goods and Services from Outside Vendors

1. SOL 2023-1015 – Fire Watch Services
2. SOL 2023-1016 – Plumbing Services
3. SOL 2023-1017 – Glass and Window Installation Services
4. SOL 2023-1018 – Security Guard Services

(Enclosure #5) (Marquita Flowers/Janell Duncan)

**4C. Contract Renewals:**

1. **Resolution #5871** – Resolution Authorizing the Chief Executive Officer of the Cincinnati Metropolitan Housing Authority to Sign the Third One-Year Contract Extension Option for Contract 2020-4002; Bond Counsel with Ballard Spahr LLP; Coats Rose, P.C.; and Taft Stettinius & Hollister LLP in a Not-to-Exceed Amount of \$500,000 Annually Per Contractor or the Board Approved Budget for a Maximum 5-Year Contract, Funded by Development Funds

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

**4D. Adopt a Resolution to Award the following Construction Contracts:**

There are no new construction contracts this month over \$100,000

**4E. Adopt a Resolution – General**

1. **Resolution #5872** – Resolution Authorizing the Chief Executive Officer of the Cincinnati Metropolitan Housing Authority to Negotiate and Enter Into Contracts for Solicitation 2023-1009; Work Order Services with Howard Edwards Contractors LLC; A F.I.S.T. of Contractors LLC; Diamond Professional Contractors LLC; Terrance Shipmon d/b/a Upgrade Renovation Restoration and Repair Company; Cogar Enterprise, LLC; Crossty Renovation Services LLC; Bruce Gray d/b/a From the Ground Up Renovations; Colossal Janitorial, LLC; GLT Renovations LLC; Ultimate Professionals LLC; KNVY Renovations LLC; Trustus Transportation, LLC d/b/a Trustus Maintenance & Janitorial; D C J Janitorial LLC; SRB All Occasions LLC; Fanci Structure Construction LLC; G2 Residential Services, LLC; and D10 LLC in a Not-to-Exceed Amount of \$200,000 Annually Per Contractor or the Board Approved Budget for a Maximum 5-Year Contract, Funded by Operational Funds (Asset Management)

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

2. **Resolution #5873** – Resolution Authorizing the Chief Executive Officer of the Cincinnati Metropolitan Housing Authority to Negotiate and Enter Into Contracts for Solicitation 2023-1014; Vacancy Prep Unit Turnover (Make Ready) Services with G J T Construction Inc.; Terry Jarvis d/b/a J Companies; Diamond Professional Contractors LLC; Howard Edwards Contractors LLC; The Stonestreet Group LLC; Crossty Renovation Services LLC; Urban Care LLC; Colossal Janitorial, LLC; G2 Residential Services, LLC; Brown Development & Construction LLC; A F.I.S.T. of Contractors LLC; GLT Renovations LLC; Zoe Consulting Group, Ltd.; Terrance Shipmon d/b/a Upgrade Renovation Restoration and Repair Company; Hill and Truss Maintenance & Janitorial Services LLC; Mac Consulting LLC; Trustus Transportation, LLC d/b/a Trustus Maintenance & Janitorial; KNVY Renovations LLC; and A-1 Janitorial Services LLC in a Not-to-Exceed Amount of \$200,000 Annually Per Contractor or the Board Approved Budget for a Maximum 3-Year Contract, Funded by Operational Funds (Asset Management)

(Enclosure #8) (Marquita Flowers/Janell Duncan) (Roll Call)

3. **Resolution #5874** – Resolution Authorizing the Chief Executive Officer of the Cincinnati Metropolitan Housing Authority to Negotiate and Enter Into Contracts for Solicitation 2023-1015; Fire Watch Services with The Stonestreet Group LLC; TrustUs Security LLC; Pelta Protective Specialists, LLC; Ultimate Professionals LLC; and G2 Residential Services LLC in a Not-to-Exceed Amount of \$300,000 Annually Per Contractor or the Board Approved Budget for a Maximum 5-Year Contract, Funded by Operational Funds (Asset Management) and Capital Grants

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

4. **Resolution #5875** – Resolution Authorizing the Chief Executive Officer of the Cincinnati Metropolitan Housing Authority to Take Necessary Actions to: (1) Acquire the Real Property at Approximately 1712 Logan Street; (2) Facilitate the Development of Logan Commons and (3) Provide Development Financing to Logan Commons, LLC for the Project

(Enclosure #10) (Gary Boeres) (Roll Call)

During May 2023, Fiscal Year 2023, CMHA entered into six (6) non-construction contracts with not-to-exceed minimum amounts \$100,000 and one joinder. CMHA did not enter into any construction contracts below \$100,000 in May.

(Enclosure #11) (Janell Duncan)

## V. EXECUTIVE SESSION

- Legal
- Personnel

## VI. 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**

**Ms. Bernadette Watson**

**Mr. Edward R. O'Donnell**

**Mr. Kevin M. Moore**