



CINCINNATI METROPOLITAN HOUSING AUTHORITY
SOLICITATION No. 2025-3027
ADDENDUM No. 3

Dated October 16, 2025

To Offerors:

The following additions, deductions, changes and corrections to the proposal and specifications for the above-mentioned project shall hereby be incorporated into the work, and their effect on the proposal shall be reflected in the Offeror's proposal. Offerors shall also verify this fact by indicating the receipt of the addendum in their proposal.

Additions, deductions, changes and/or corrections:

Questions:

- 1) *The tile flooring is loose on the first floor so will the flooring be removed and replaced with LVT flooring on the 1st floor throughout the unit?*
Yes, the 1st floor VCT tiles will be removed and the subflooring repaired and prep for the installation of LVT. The bathroom tiles will remain and be cleaned. Refer to SOW attached for details.
- 2) *There was a scope of work provided in addendum #2 so do we go by everything that is in the latest scope of work, or do we use a mixture of both scopes of work list?*
As indicated in Addendum 2, disregard previous i.e. the original Scope of Work.

Change:

Revised Scope of Work attached, for clarity the complete scope is included with the changes and/or additions highlighted. **Disregard previous.**

End of Addendum 3

SCOPE OF WORK					Provide product below or as approved equal
Mk'd	Location	Category	Item Description		
1	Throughout	General	Complete works required in <i>Make Ready Procedures</i> section, page 26		
2	Exterior Lawn	General	Remove debris in front and back lawn		
3	Exterior	Metals	Repair handrails, includes but not limited to provide end caps, secure handrail, fix to provide a continuous surface, detach and reattach end of handrail currently attached to the wall to provide proper separation.		
4	Exterior	Roof	Clean gutters		
5	Exterior	Roof	Replace roof and wood decks on the entire building		
6	Throughout	Windows	Clean and Repair as needed to assure proper working conditions.		
7	Throughout	Windows	Replace window screens		
8	Throughout	Electrical	Replace ALL Light Fixtures		
9	Exterior	Equipment	Replace mailbox		
10	Troughout	Ceilings	Install 14" of evenly distributed blown insulation in bedroom ceiling		
11	Throughout	Walls	Remove all items from walls including but not limited to screws, nails, stickers, tapes and blinds hardware		
			1. Provide and install GAF Timberline NS 25+ year dimensional shingles. Provide datasheets and electronic color charts for owners' selection, approval and record -Standard in-stock colors. 2. replace plywood sheathing in kind ie. decking type and thickness. 3. Follow all shingle manufacturers installation requirements. Replace all roof flashings. 4. Paint hot stack sleeves if in good condition. 5. Caulk all collars with Tuff Stuff Sealant. 6. If Ridge Vents - Replace metal ridge vent with shingle over ridge vent. 7. If 750 Vents – Replace with new. 7. Work to be completed in 21 dry work days once the contractor is on-site. 8. Replace all existing gutters and downspouts with new Gutter/Downspouts - 6" prefinished extruded aluminum gutters and 3x4 prefinished downspouts. Owner to select color from standard stock colors. 9. Furnish and install store bought rake trim and gutter apron drip flashings. Color to be selected by owner – From in-stock standard colors 10. Follow all OSHA safety requirements. 11. Provide the shingle warranty to CMHA. 12. Provide the following pictures with the payment application a. before b. of existing plywood sheathing exposed after shingles are removed. c. removal of plywood sheathing d. new plywood sheathing installed e. new shingles installed		
6	Throughout	Windows	Clean and Repair as needed to assure proper working conditions.		
7	Throughout	Windows	Replace window screens		
8	Throughout	Electrical	Replace ALL Light Fixtures		
9	Exterior	Equipment	Replace mailbox		
10	Troughout	Ceilings	Install 14" of evenly distributed blown insulation in bedroom ceiling		
11	Throughout	Walls	Remove all items from walls including but not limited to screws, nails, stickers, tapes and blinds hardware		
			Interior Areas: Project Source 1-Light 13-in Nickel LED Flush Mount Light Bathroom: Project Source 4.72-in 4-Light Brushed Nickel LED Modern/Contemporary Vanity Light Bar Exterior Porch and Back Door: Project Source Hobart 1-Light 11-in Black Indoor/Outdoor LED Flush Mount Light Architectural mailboxes, Wall mounted, Townhouse black, Medium, Galvanized Steel, Locking, Vertical.		

SCOPE OF WORK				Provide product below or as approved equal
Mk'd	Location	Category	Item Description	
12	Troughout	Walls / Ceilings	Repair surfaces including but not limited to: cracks, holes, water damage and bulges	
13	Troughout	Walls / Ceilings	Prep drywall for level 4 drywall finish. Drywall Shall be skim coated to provide smooth finish prior to painting.	
14	Throughout	HVAC	Clean and sanitize HVAC system, components, ductwork and grilles	
15	Throughout	HVAC	Replace all vent covers to match existing, color white. Replace thermostat in kind	
16	Throughout	Electrical	Replace and/or install New electrical GFCI outlet and cover in bathroom and kitchen.	Material: Plastic / Color: White / Size: in kind
17	Throughout	Electrical	Replace all outlet receptacles, cable and light switches and covers	Material: Plastic / Color: White / Size: in kind
18	Throughout	Electrical	Remove all smoke and carbon monoxide detectors and Install new Smoke Detectors and Carbon Monoxide Detectors in locations and quantities required to meet all applicable codes and regulations.	Smoke Detector: Kidde i4618, Firex Smoke Detector, Hardwired with nine V Battery Backup Carbon Monoxide: First Alert First Alert Brk Hardwired Smoke Detector + 1085 MPR Allergen Defense Filtrete Air Filter Single
19	Troughout	Paint	Repaint all interior surfaces including but not limited to Walls, Doors, Bases, Trims, interior chimney bricks and ceiling surfaces. Paint exterior Doors, Concrete base and Chimney.	Prime with (1) coat or primer and paint with (2) coats of paint as Specified.
20	Throughout	Paint	Primary wall paint:	Promar 200 Interior Latex Eggshell, SW 7015S (Repose Gray)
21	Throughout	Paint	Accent wall paint:	Promar 200 Interior Latex Eggshell, SW 6531 (Indigo)
22	Throughout	Paint	Primary trim paint:	Promar 200 Interior Latex Eggshell, Color TBD
23	Throughout	Paint	Ceiling paint:	Promar 200 Interior Latex Flat, SW 7006 (Extra White)
24	Throughout	Doors	Clean and Repair as needed to assure proper working conditions.	
25	Throughout	Doors	Replace all interior door hardware in kind	
26	Exterior Entryways	Doors	Clean all doors throughly.	
27	Exterior Entryways	Doors	Replace front and back doors screen doors hardware. Ensure proper operation of both screen doors.	
28	Throughout	Windows	Provide and install horizontal louver blinds in all window openings, sized (width and length) as each window opening.	LEVOLOR Trim+Go 2-in Slat in Cordless White Faux Wood Room Darkening Horizontal Blinds Install per manufacturer specifications.
29	1st Floor	Floor	Replace existing VCT tiles with new LVT flooring. Remove VCT tiles, prep and repair subfloor for proper installation of new LVT flooring as specified.	Gerflor Creation Clic 0359 "Wild Oak" 8" x 48.8"
30	Stair	Handrail	Clean and paint handrail, secure wall brackets as needed to assure proper working conditions	
31	Stair	Floor	Clean throughly and glue as needed the existing rubber threads in kind.	
32	Bathrooms	Floor	Clean and sanitize floor tiles and grout.	
33	1st Floor	Floor	Replace existing rubber wall base to match LVT flooring. Install new where required.	
34	Throughout	Closets	Clean and repair shelving and rods as needed to assure proper working conditions. Secure wall bracket if needed.	

SCOPE OF WORK			Item Description	Provide product below or as approved equal
Mk'd	Location	Category		
35	Kitchen	Cabinetry	Install new kitchen cabinets, and countertop. Configuration and dimensions to match existing and comply with UFAS standards.	Brand: Smart Cabinetry, Contruction: Ultimate Construction: 1/2" Plywood Construction with 2"x6" ACQ pressure treated solid lumber base perimeter touching the floor, laminate interior, and matching exterior. 1/2" plywood sink base floors with 3/4" plywood shelving. Includes plywood drawer bottom. Laminate countertop colors to be submitted to be chosen by CMHA Drawers: Solid Wood Dovetail Drawers Drawer Glides: Captive Roller (75lbs) Epoxy-coated, full extension Door Hinges: 6-Way adjustable self-close hinges Door Style: Rockport Maple, Standard overlay with Pull Handles Stainless
36	Kitchen	Equipment	Install new Gas Range	Gas Range 30" Free- Standing Gas Range By GE, Model: JGBS10DEMWW Color: White
37	Kitchen	Equipment	Install new Range Hood	Whirlpool 30-in Ductless 140-CFM Recirculating White Under Cabinet Range Hood with Charcoal Filter Item #617918 Model #UXT4030ADW
38	Kitchen	Equipment	Install new ADA Complaint Refrigerator	GE 15.6-cu ft Top-Freezer Refrigerator (White) ENERGY STAR Item #1207675 Model #GTE16DTNRWW
39	Kitchen	Equipment	Install new ADA Kitchen Sink	Sink: Elkay Celebrity Stainless Steel 33" x 22" x 7" Equal Double Bowl Top Mount Sink Model CR3322 and related plumbing
40	Kitchen	Fixture	Install new Kitchen Faucet	Faucet: American Standard Colony Pro Single Control Kitchen Faucet Model Number 7074.000 Kitchen Faucet Less side-spray, with Deck-plate, or equal approved. Include all plumbing fittings, p-traps, turnstops, flexible connectors, escutcheons, by ProFlo, including stainless basket strainer.
41	2nd Floor Bathroom	Demolition	Remove all equipments and fixtures including bathtub and wall tiles	
42	2nd Floor Bathroom	Plumbing	Provide all related plumbing work needed to install equipments to be replaced, including fittings and Flash Rough in Valve by American Standard.	
43	2nd Floor Bathroom	Equipment	Reglaze bathtub	
44	2nd Floor Bathroom	Equipment	Replace Bathtub Faucet	Faucet by: AmericanStandard or equal approved Commercial Shower System Trim Kit for Flash Rough Shower Valve 1.5 GPM with Hand Shower and Diverter Tub Spout Model Number: TU662.215
45	2nd Floor Bathroom	Equipment	Clean curtain rod and hooks by Moen	
46	2nd Floor Bathroom	Equipment	Clean and sanitize sink, replace faucet and fixtures in kind	Include all related plumbing work and fittings.

SCOPE OF WORK					Provide product below or as approved equal
Mk'd	Location	Category	Item Description		
47	2nd Floor Bathroom	Equipment	Clean medicine cabinet		
48	2nd Floor Bathroom	Equipment	Clean and sanitize Toilet		
49	2nd Floor Bathroom	Fixture	Replace toilet paper holder	in kind	
50	2nd Floor Bathroom	Fixture	Replace towel racks	in kind	
51	2nd Floor Bathroom	Mechanical	Install new vented exhaust fan. Replace existing ductwork.	Broan model LP80 CFM=60, ESP=0.25, WATTS=26.0, Amps=0.3, Sones=1, Volt/Phase=120/1, Mounting=Celing, Energy Star Rated	
52	2nd Floor Bathroom	Mechanical	Install new vented exhaust fan. Replace existing ductwork.	Broan model LP80 CFM=60, ESP=0.25, WATTS=26.0, Amps=0.3, Sones=1, Volt/Phase=120/1, Mounting=Celing, Energy Star Rated	
53	1st Floor Bathroom	Walls	Clean and disinfect throughly the tiles and grout		
54	1st Floor Bathroom	Equipment	Install curtain rod and hooks by Moen		
55	1st Floor Bathroom	Fixture	Replace toilet paper holder		
56	1st Floor Bathroom	Fixture	Replace towel racks		
57	1st Floor Bathroom	Fixture	Clean and sanitize sink, replace faucet and fixtures in kind	Include all related plumbing work and fittings.	
58	1st Floor Bathroom	Fixture	Replace shower fixtures	American Standard Commercial 3-spray round shower system trim kit with hand shower and tub spout 1.5 gpm in chrome	
59	1st Floor Bathroom	Plumbing	Provide all related plumbing work needed to install equipments to be replaced, including fittings and Flash Rough in Valve by American Standard.		
60	1st Floor Bathroom	Mechanical	Install new vented exhaust fan. Replace existing ductwork.	Broan model LP80 CFM=60, ESP=0.25, WATTS=26.0, Amps=0.3, Sones=1, Volt/Phase=120/1, Mounting=Celing, Energy Star Rated	
61	2nd Floor	Floor	Clean throughly and wax exsting hardwood floor		
62	Mech. Closet	Mechanical	Replace existing gas water heater with electric 40 gal. water heater	Provide all related plumbing work needed to install equipments to be replaced, including fittings and valves.	
63	2nd Floor	Doors	Provide and install new solid core door, hardware and privacy lockset in bathroom		
64	2nd Floor Bathroom	Walls	Remove wall tiles and provide and install shower surround.	Delta Classic 500 60 in. W x 73.25 in. H x 32 in. D 3-Piece Direct-to-Stud Alcove Shower Surrounds in High Gloss White	
55	1st Floor Bathroom	Fixture	Replace toilet	HOROW 17 in. ADA Chair Height 2-piece 1.28 GPF Single Flush Round Toilet Map Flush 1000g, Soft-Close Seat Included	