

**MEET AND CONFER AGENDA**

**MEETING DATE:** September 26, 2017  
**TIME:** 9:00 A.M.  
**LOCATION:** City of Cincinnati, 805 Central Avenue, 7<sup>th</sup> Floor  
**FACILITATOR:** Nyemah Stark, Senior Community Development Analyst

**ITEM**  
**Developer:** Kennedy Heights Cultural Campus  
**Main Contact:** Kennedy Heights Development Corp  
 Robert Sheeran  
 513-324-3480/sheeran@Xavier.edu

**City Analyst:** Katrina Gragston  
 513.352.6250/katrina.gragston@cincinnati-oh.gov

**City Involvement:** 120,000  
**Funding Source:** NBDIP - City Capital Funds  
**Total Project Cost:** 120,000

**Pre-Bid Meeting:** October 11, 2017 9:00 AM  
 6620 Montgomery Rd. Cincinnati, Ohio 45213

**Bid Acceptance Date:** October 11, 2017 at 2:00 PM  
**Bid Closing Date:** October 18, 2017 at 2:00 PM  
 Abercrombie Associates, 3377 Compton Rd. Suite 120  
 Cincinnati, Ohio 45251

**Bid Packets Opening Date:** October 18, 2017 at 2:01 PM  
 Abercrombie Associates, 3377 Compton Rd. Suite 120  
 Cincinnati, Ohio 45251

**Project Anticipated Start Date:** November 1, 2017  
**Project Anticipated End Date:** November 30, 2017

**Section 3:** NO  
**State Prevailing Wage:** YES  
**Davis Bacon:** NO  
**Location(s):** 6620 Montgomery Rd, Cincinnati, Ohio 45213/Kennedy Heights  
**Parcel ID#:** 129-0001-0140-00  
**Description:** Restoration of existing asphalt paving parking lot

Work to be bid (*mark with an "x"*):

General Contractor		HVAC		Siding		Elevator	
Surveying		Dry Wall		Inter. Painting		Landscape	
Demo		Metals		Exter. Painting		Security	
Abatement/Environ		Doors		Driveway/Sidewalk		Extermination	
Site Work		Ceiling		Masonry		Clean-up	
Framing - Rough		Windows		Foundation		Other (list below)	
Framing - Finish		Insulation		Concrete		Asphalt Paving	X
Electric		Flooring		Fire Suppression			
Plumbing		Roofing		Specialties			

Additional opportunities to bid may be available on the City's Vendor Self Service website, which can be found here:  
<https://vss.cincinnati-oh.gov/webapp/VSSPROD/AltSelfService>. Offerors may register as a City vendor online at [www.cincinnati-oh.gov/vss](http://www.cincinnati-oh.gov/vss).

INCLUDE AS ATTACHMENT:

**ITEM**

Developer:  
Main Contact:

**West End Baymiller Properties**

SSRG  
Walter Weed SSRG  
513-967-1091  
wweed@ssrg.com

City Analyst:

Carlos Jean-Baptiste, Development Analyst  
513-352-6111 [carlo.jean-baptiste@cincinnati-oh.gov](mailto:carlo.jean-baptiste@cincinnati-oh.gov)

City Involvement:  
Funding Source:  
Total Project Cost:

None  
500,000 SEED Funding & \$22,132 from Hazard Abatement (Fund 347)  
\$522,132

Pre-Bid Meeting:

9/26/2017 10:00 AM  
1803 Baymiller Street

Bid Acceptance Date:  
Bid Closing Date:

9/26/2017  
10/03/2017

Project Anticipated Start Date:  
Project Anticipated End Date:

9/25/2017  
12/01/2017

Section 3:  
State Prevailing Wage:  
Davis Bacon:  
Location(s):

NO  
NO  
NO  
1803, 1807, 1809, 1813, 1817 & 1819 Baymiller Street (West End)  
Cincinnati, Ohio 45214

Parcel ID#:

184-0003-0134-00  
184-0003-0132-00  
184-0003-0131-00  
184-0003-0130-00  
184-0003-0129-00  
184-0003-0128-00

Description:

Stabilize the Buildings and perform the work to bring the Properties into compliance with Vacated Building Maintenance License (“VBML”) requirements. Such compliance with VBML requirements shall be determined by the City’s Department of Buildings and Inspections. The purpose of preserving the Buildings is to abate any hazardous conditions affecting the public due to the dilapidated condition of the Buildings, and promoting the Buildings’ return to future productive economic use.

Work to be bid (mark with an “x”):

General Contractor		HVAC		Siding		Elevator	
Surveying		Dry Wall		Inter. Painting		Landscape	
Demo		Metals		Exter. Painting	X	Security	
Abatement/Environ		Doors		Driveway/Sidewalk		Extermination	
Site Work		Ceiling		Masonry		Clean-up	
Framing - Rough		Windows		Foundation		Other (list below)	
Framing - Finish		Insulation		Concrete			
Electric		Flooring		Fire Suppression			
Plumbing		Roofing		Specialties			

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**ITEM**

Developer:  
Main Contact:

**Cedar Corridor - Piqua Expansion**

Working In Neighborhoods  
Glen Rahtz, Construction Coordinator  
513-541-4109 ext.135, grahtz@wincincy.org

City Analyst:

Anthony Cadle, Community Development Analyst  
[anthony.cadle@cincinnati-oh.gov](mailto:anthony.cadle@cincinnati-oh.gov) / (513) 352-6118

City Involvement:  
Funding Source:  
Total Project Cost:

\$102,000  
HOME (\$52,000) & City Capital (\$50,000)  
\$372,489.64

Pre-Bid Meeting:  
Bid Acceptance Date:  
Bid Closing Date:

Monday, October 2, 2017 at 10:00 am  
Tuesday, October 3, 2017, 9:00 AM  
Tuesday, October 24, 2017, 4:00 PM  
1814 Dreman Avenue, Cincinnati, OH 45223

Bid Packets Opening Date:

Tuesday, October 24, 2017, 4:30 PM  
1814 Dreman Avenue, Cincinnati, OH 45223

Project Anticipated Start & End Date:

November 2017 – September 2018

Section 3:  
State Prevailing Wage:  
Davis Bacon:  
Location(s):  
Parcel ID#:  
Description:

YES  
NO  
NO  
5925 Piqua Avenue & 1314 Cedar Avenue in College Hill  
235-0002-0007 & 235-0002-0022  
Project will consist of the construction of two three-bedroom single-family homes. One home will be an affordable unit and sold to a buyer earning 80% of the area median income or less. The remaining unit will be sold at market rate. The average size of the units is 1500 square feet with both units being two story.

Work to be bid (*mark with an "x"*):

General Contractor	X	HVAC		Siding		Elevator	
Surveying		Dry Wall		Inter. Painting		Landscape	
Demo		Metals		Exter. Painting		Security	
Abatement/Environ		Doors		Driveway/Sidewalk		Extermination	
Site Work		Ceiling		Masonry		Clean-up	
Framing - Rough		Windows		Foundation		Other (list below)	
Framing - Finish		Insulation		Concrete			
Electric		Flooring		Fire Suppression			
Plumbing		Roofing		Specialties			

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INCLUDE AS ATTACHMENT:

PLANS WILL BE IN MEETING

**ITEM**

Developer:  
Main Contact:

**Adams Edge**

Camden Land Group, LLC  
Dutch Cambuzzi  
513-489-5544 ext. 27/ [dcambuzzi@camdenhomes.com](mailto:dcambuzzi@camdenhomes.com)

City Analyst:

Anthony Cadle  
513-352-6118/ [anthony.cadle@cincinnati-oh.gov](mailto:anthony.cadle@cincinnati-oh.gov)

City Involvement:  
Funding Source:  
Total Project Cost:

Indirect Funding  
CRA Tax Abatement  
14,494,548

Pre-Bid Meeting:

By Appointment  
1201 Elsinore Avenue, Cincinnati, Ohio 45202

Bid Acceptance Date:  
Bid Closing Date:

Monday, October 2, 2017, 9:00 AM  
Friday, October 13, 2017, 12:00 PM  
4565 E. Galbraith Road, Suite A, Cincinnati, Ohio 45236

Bid Packets Opening Date:

Friday, October 13, 2017, 12:01 PM  
4565 E. Galbraith Road, Suite A, Cincinnati, Ohio 45236

Project Anticipated Start Date:  
Project Anticipated End Date:

October 23, 2017  
January 31, 2019

Section 3:  
State Prevailing Wage:  
Davis Bacon:

No  
No  
No

Location(s):  
Parcel ID#:

1201 Elsinore Street, Cincinnati, Ohio 45202  
0073-0003-0269

Description:

The project will include the construction of 64 unit apartments in Mount Adams at the corner of Elsinore and Wareham. The structure will have 2 tiers of underground parking and an amenity deck.

Work to be bid (mark with an "x"):

General Contractor		HVAC	X	Siding	X	Elevator	X
Surveying		Dry Wall	X	Inter. Painting	X	Landscape	x
Demo		Metals	X	Exter. Painting	X	Security	
Abatement/Environ		Doors	X	Driveway/Sidewalk	X	Extermination	
Site Work	X	Ceiling	X	Masonry	X	Clean-up	
Framing - Rough	X	Windows	X	Foundation	X	Other (list below)	
Framing - Finish	X	Insulation	X	Concrete	X		
Electric	X	Flooring	X	Fire Suppression	X		
Plumbing	X	Roofing	X	Specialties	X		

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PLANS WILL BE IN MEETING

**ITEM**

**Fergus & Mad Anthony SF Homes**

Developer: Cincinnati Northside Community Urban Redevelopment Corp (CNCURC)

Main Contact: Michael Berry  
512-910-2202 / cincicdc@gmail.com

City Analyst: John Reiser, Community Development Analyst  
[John.Reiser@cincinnati-oh.gov](mailto:John.Reiser@cincinnati-oh.gov)

City Involvement: \$211,486

Funding Source: City Capital

Total Project Cost: \$555,510

Pre-Bid Meeting: October 2, 2017 at 7:45 AM  
4221 Mad Anthony Street, Cincinnati, OH 45223

Bid Acceptance Date: October 9, 2017

Bid Closing Date: October 30, 2017 at 4:00 PM  
4129 Georgia Avenue, Cincinnati, OH 45223

Bid Packets Opening Date: October 31, 2017, 7:45 AM  
2835 Woodburn Avenue, Cincinnati, OH 45206

Project Anticipated Start Date: November 13, 2017

Project Anticipated End Date: April 13, 2018

Section 3: NO

State Prevailing Wage: NO

Davis Bacon: NO

Location(s): 4205 Mad Anthony, Cincinnati, OH 45223  
4221 Mad Anthony, Cincinnati, OH 45223

Parcel ID#: 221-0020-0043, 221-0020-0033

Description: Complete Rehab of one existing single-family home and construction of one new single-family home.

Work to be bid (mark with an "x"):

General Contractor	X	HVAC		Siding		Elevator	
Surveying		Dry Wall		Inter. Painting		Landscape	
Demo		Metals		Exter. Painting		Security	
Abatement/Environ		Doors		Driveway/Sidewalk		Extermination	
Site Work		Ceiling		Masonry		Clean-up	
Framing - Rough		Windows		Foundation		Other (list below)	
Framing - Finish		Insulation		Concrete			
Electric		Flooring		Fire Suppression			
Plumbing		Roofing		Specialties			

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PLANS WILL BE PROVIDED AT MEETING

**ITEM**

Developer:  
Main Contact:

**Uptown 2, LLC – 341 & 343 Calhoun Street**  
Uptown 2, LLC  
Kathy Albrecht, Property Manager  
513-523-9229, [kalbrecht@studenthousingmgmt.com](mailto:kalbrecht@studenthousingmgmt.com)

City Analyst:

John Reiser, Community Development Analyst  
[John.Reiser@cincinnati-oh.gov](mailto:John.Reiser@cincinnati-oh.gov)

City Involvement:  
Funding Source:  
Total Project Cost:

CRA Tax Abatement  
N/A  
\$2,624,350

Pre-Bid Meeting:  
Bid Acceptance Date:  
Bid Closing Date:  
Bid Packets Opening Date:

10-02-17  
10-03-17  
10-13-17  
10-16-17

Project Anticipated Start Date:  
Project Anticipated End Date:

11-01-17  
07-01-18

Section 3:  
State Prevailing Wage:  
Davis Bacon:  
Location(s):  
Parcel ID#:  
Description:

NO  
NO  
NO  
341 & 343 Calhoun Street (CUF)  
102-0006-0087-00  
5 story mixed use building with 2 store fronts on 1<sup>st</sup> floor and 8,5 bedroom apartments on floors 2-5 multi-family.

Work to be bid (mark with an "x"):

General Contractor	X	HVAC	X	Siding	X	Elevator	X
Surveying	X	Dry Wall	X	Inter. Painting	X	Landscape	X
Demo	X	Metals	X	Exter. Painting	X	Security	X
Abatement/Environ	X	Doors	X	Driveway/Sidewalk	X	Extermination	
Site Work	X	Ceiling	X	Masonry	X	Clean-up	X
Framing - Rough	X	Windows	X	Foundation	X	Other (list below)	
Framing - Finish	X	Insulation	X	Concrete	X		
Electric	X	Flooring	X	Fire Suppression	X		
Plumbing	X	Roofing	X	Specialties			

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PLANS TO BE PROVIDED AT MEETING