

**MEET AND CONFER AGENDA**

**MEETING DATE:** JULY 25, 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**

**Trinitas Development - Straight Street Apartments**

**Developer:** Trinitas Development  
**Main Contact:** Ryan Weyer, Preconstruction Director  
 765-807-2709  
**City Analyst:** John Reiser, Community Development Analyst  
[John.Reiser@cincinnati-oh.gov](mailto:John.Reiser@cincinnati-oh.gov)  
  
**City Involvement:** LEED CRA Tax Abatement  
**Funding Source:** N/A  
**Total Project Cost:** \$108,269,771  
  
**Pre-Bid Meeting:** By Appointment – Please contact Ryan Weyer  
**Bid Acceptance Date:** August 4, 2017  
**Bid Closing Date:** August 8, 2017  
 Please title bids “The Collegiate at University of Cincinnati” and submit to  
 Attn: Ryan Weyer, 201 Main Street, Suite 1000, Lafayette, IN 47901  
  
**Bid Packets Opening Date:** August 8, 2017, time TBD  
  
**Project Anticipated Start Date:** September 1, 2017  
**Project Anticipated End Date:** August 1, 2019  
  
**Section 3:** NO  
**State Prevailing Wage:** NO  
**Davis Bacon:** NO  
**Location(s):** 424 Straight Street, Cincinnati, OH 45219  
**Parcel ID#:** Multiple  
**Description:** The project will be a new 550,000 sf, 340 unit multi-family project. It will be an eight to twelve story, structural metal framed building. The final project scope(s) that will be bid shall include: demolition, earthwork, utilities, concrete, masonry, misc. metals, rough carpentry, finish carpentry, roofing, siding, insulation, door/frames/hdwr, windows, storefront, drywall, light gage metal framing, flooring, paint, specialties and landscape.

Work to be bid (mark with an “x”):

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

<https://www.dropbox.com/sh/4sl88fmybl3dlcy/AABLr9Nux4TEymMqmPQvzx4Ba?dl=0>

**ITEM**

**1415 Republic**

Developer:  
Main Contact:

1415 Republic LLC  
Michael Collins, Vice President  
MCollins@CPSConsult.com  
Construction Process Solutions, LTD.  
Lindsey Florea, Development Analyst  
[Lindsey.Florea@Cincinnati-oh.gov](mailto:Lindsey.Florea@Cincinnati-oh.gov)

City Analyst:

City Involvement:  
Funding Source:  
Total Project Cost:

CRA  
Private Funds  
\$300,000

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

By Appointment @ 1415 Republic LLC  
7/25/17 @ 12noon  
8/4/17 @ 12noon  
For bid submission info, contact: [MCollins@CPSConsult.com](mailto:MCollins@CPSConsult.com)

Bid Packets Opening Date:  
Project Anticipated Start Date:  
Project Anticipated End Date:

8/4/17  
July 2017  
October 2017

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

NO  
NO  
NO  
O T R  
081-0004-0099-00  
Renovation of existing 3,000 SF garage into market rate office space

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

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

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INCLUDE AS ATTACHMENT: Plans are attached, parts of the plans are progressing

**ITEM****126-130 E 6<sup>th</sup> Street Reakirt and Brunswick Historic Renovation**

Developer:

DREA 6 Exchange, LLC

Main Contact:

Daniel Kiley

Principal, Project Management

513.241.7373, [Dkiley@cresa.com](mailto:Dkiley@cresa.com)

City Analyst:

Lindsey Florea, Development Analyst

[Lindsey.Florea@Cincinnati-oh.gov](mailto:Lindsey.Florea@Cincinnati-oh.gov)

City Involvement:

LEED CRA

Funding Source:

Private Funds

Total Project Cost:

Estimated \$11 MM

Pre-Bid Meeting (site visit):

10/10/2017 @ 10 AM &amp; 10/17/2017 @ 1 PM

Bid Acceptance Date:

10/19/2017 @ 8 AM

Bid Closing Date:

10/24/2017 @ 2 PM

Bid Packets Opening Date and Time:

10/24/17 @ 3 PM

Project Anticipated Start Date:

11/9/17

Project Anticipated End Date:

11/9/18

Section 3:

No

State Prevailing Wage:

No

Davis Bacon:

No

Location(s):

126 – 130 E 6<sup>th</sup> Street Reakirt and Brunswick Buildings

Parcel ID#:

078-0001-0052, 078-0001-0054

Description:

Historic Renovation of the 10-story Reakirt Building (126 E 6<sup>th</sup>) into 60 Market Rate Apartment units and the 6-story Brunswick Building (130 E 6<sup>th</sup>) into Commercial Office Suites located in the heart of the Business District in Cincinnati, Ohio.

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

General Contractor		HVAC	X	Siding		Elevator	X
Surveying		Dry Wall	X	Inter. Painting	X	Landscape	
Demo		Metals-non struct.	X	Exter. Painting	X	Security	
Abatement/Environ		Doors	X	Driveway/Sidewalk		Extermination	
Site Work		Ceiling		Masonry	X	Clean-up	
Framing - Rough	X	Windows	X	Foundation		Final Cleaning	X
Framing - Finish	X	Insulation	X	Concrete	X	Retaining walls	
Electric	X	Flooring	X	Fire Suppression	X	Misc. steel	
Plumbing	X	Roofing	X	Specialties	X		

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: Plans can be viewed at <http://plans.modelgroup.net>

**ITEM**

Developer:  
Main Contact:

City Analyst:

City Involvement:  
Funding Source:  
Total Project Cost:  
Pre-Bid Meeting:

Bid Acceptance Date:  
Bid Closing Date:

Bid Packets Opening Date:

Project Anticipated Start Date:  
Project Anticipated End Date:

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

**McPherson Street Project**

Habitat for Humanity of Greater Cincinnati  
Richard Schwartz, Procurement Manager  
513-482-5603 [richard.schwartz@habitatcincinnati.org](mailto:richard.schwartz@habitatcincinnati.org)

Gary T Boeres | Development Officer 4  
(O) 513-352-6138

[Gary.Boeres@Cincinnati-Oh.gov](mailto:Gary.Boeres@Cincinnati-Oh.gov)

\$66,000.00  
HOME Funds  
\$389,700  
No pre-bid meeting schedule  
Plans for bid items available throughout bidding period up to bid close

TBD  
TBD  
4910 Para Dr., Cincinnati, OH 45237  
TBD 1:00 P.M.  
4910 Para Dr. Cincinnati, OH 45237

10/11/17  
3/7/18  
YES – we make every attempt to hire from Section 3 Directory  
NO  
NO  
907 McPherson Ave., 909 McPherson Ave., 911 McPherson Ave.  
907 McPherson – 176-0022-0226-00  
909 McPherson – 176-0022-0225-00  
911 McPherson – 176-0022-0224-00

Description:

Grantee shall construct 3 new residential units on contiguous sites owned by Habitat for Humanity of Greater Cincinnati. All units shall be built substantially according to the plans and specifications approved by the Department of Trade and Development and the Urban Design Team. Upon completion, all units shall be built in accordance with the City building codes and shall meet all federal and state regulations. All units will be sold to qualified low income households at or below 80% of area median income who will occupy the unit as their principal place of residence.

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

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

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INCLUDE AS ATTACHMENT:

**PLANS, WAGE RATES, AND FORM 217 FOR MEETING**

**ITEM**

Developer:  
Main Contact:

City Analyst:

City Involvement:  
Funding Source:  
Total Project Cost:  
Pre-Bid Meeting:

Bid Acceptance Date:  
Bid Closing Date:

Bid Packets Opening Date:

Project Anticipated Start Date:  
Project Anticipated End Date:

Section 3:  
State Prevailing Wage:  
Davis Bacon:

Location(s):  
Parcel ID#:

**Hunsford Street Project**

Habitat for Humanity of Greater Cincinnati  
Richard Schwartz, Procurement Manager  
513-482-5603 [richard.schwartz@habitatcincinnati.org](mailto:richard.schwartz@habitatcincinnati.org)  
Gary T Boeres | Development Officer 4  
(O) 513-352-6138, [Gary.Boeres@Cincinnati-Oh.gov](mailto:Gary.Boeres@Cincinnati-Oh.gov)  
\$44,000.00  
HOME Funds  
\$259,800  
No pre-bid meeting schedule  
Plans for bid items available throughout bidding period up to bid close  
TBD  
TBD  
4910 Para Dr., Cincinnati, OH 45237  
TBD  
4910 Para Dr. Cincinnati, OH 45237

8/7/17  
10/30/17  
YES – we make every attempt to hire from Section 3 Directory  
NO  
NO  
225 Hunsford St., 229 Hunsford St.  
245-0005-0079-00, 245-0005-0175-00

Grantee shall construct 3 new residential units on contiguous sites owned by Habitat for Humanity of Greater Cincinnati. All units shall be built substantially according to the plans and specifications approved by the Department of Trade and Development and the Urban Design Team. Upon completion, all units shall be built in accordance with the City building codes and shall meet all federal and state regulations. All units will be sold to qualified low income households at or below 80% of area median income who will occupy the unit as their principal place of residence.

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

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

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INCLUDE AS ATTACHMENT:

**PLANS WILL BE IN MEETING**