

MEET AND CONFER AGENDA

MEETING DATE: April 25, 2017
TIME: 9:00 A.M.
LOCATION: City of Cincinnati, 805 Central Avenue, 7th Floor
FACILITATOR: Nyemah Stark, Senior Community Development Analyst

ITEM

Roselawn Senior Apartments

Developer: Gardner Capital Development Ohio, LLC
 Main Contact: Scott Puffer, Gardner Capital
 spuffer@gardnercapital.com/314-561-5909
 City Analyst: Roy J. Hackworth/Sr. Development Analyst
 513-352-6119/roy.hackworth@cincinnati-oh.gov

City Involvement: \$500,000
 Funding Source: HOME
 Total Project Cost: Estimated \$8.2 MM

Pre-Bid Meeting: 9am, Friday- March 5th 2017.
 1821 Summit road, suite #114 RBA

Bid Acceptance Date: Friday, May 12th 2017 8am-1pm.
 Bid Closing Date: Friday, May 12th 2017 at 1:00pm.

Bid Packets Opening Date: May 12th at 1pm. RBA- 1821 Summit road, suite #114.

Project Anticipated Start Date: May 22nd, 2017.
 Project Anticipated End Date: May 21st, 2018.

Section 3: Yes
 State Prevailing Wage: No
 Davis Bacon: TBD
 Location(s): 1811 Losantiville Avenue, 45237, Roselawn
 Parcel ID#: 117-17-012
 Description: 4 story, new construction, metal frame and concrete structure.
 59,000 sf with 50 apartments, and 65 parking spaces.

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

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

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.

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 (site visit):
Bid Acceptance Date:

Bid Closing Date:

Bid Packets Opening Date and Time:

Project Anticipated Start Date:
Project Anticipated End Date:

Section 3:
State Prevailing Wage:
Davis Bacon:

Location(s):
Parcel ID#:
Description:

Morgan Apartments

Over-the-Rhine Community Housing
Ashleigh Finke, Director of Real Estate Development
afinke@otrch.org/513-381-1173

Roy J. Hackworth/Sr. Development Analyst
roy.hackworth@cincinnati-oh.gov/513-352-6119

\$350,000
CDBG
Estimated \$10.7 MM

4/26/2017 @ 10 AM & 4/27/2017 @ 1 PM
5/1/2017 @ 8 AM, at 2170 Gilbert Ave Suite 100, Cincinnati, OH 45206

5/9/2017 @ 2 PM, at 2170 Gilbert Ave Suite 100, Cincinnati, OH 45206

5/9 @ 2 PM, at 2170 Gilbert Ave Suite 100, Cincinnati, OH 45206

6/19/2017
8/31/2018

Yes
No
No

19-27 W. Clifton, 53 E. Clifton, 2 E. McMicken, 1900 Vine, 1902-04 Vine
95-3-36, 94-5-150, 94-5-170, 94-5-169, 94-5-171
Renovation of 47 units across five scattered-site buildings north of Findlay Market in OTR. Units will consist of 3 efficiencies, 10 one-bedrooms, 22 two-bedrooms, 9 three-bedrooms, 2 four-bedrooms, and 1 five-bedroom unit

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

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

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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#:
Description:

College Hill Façade Improvement Program – 6118 Hamilton Avenue

College Hill Community Urban Redevelopment Corporation (CHCURC)
Seth Walsh, CHCURC Executive Director
513-681-1551, seth.walsh@chcurc.com
Greg Koehler, Senior Development Analyst
513-352-1596, greg.koehler@cincinnati-oh.gov

TBD – Approximately \$1,500
CDBG (Federal)
Approximately \$4,500

Thursday, April 27, 2017 at 10 am
1551 Marlowe Avenue, Cincinnati, OH 45224

Friday, April 28, 2017 at 8 am
Friday, May 5, 2017 at 5 pm
1551 Marlowe Avenue, Cincinnati, OH 45224

Monday, May 7, 2017 at 9 am
1551 Marlowe Avenue, Cincinnati, OH 45224

June 1, 2017
June 30, 2017

YES
NO
YES

6118 Hamilton Avenue, College Hill
233-0003-0179-00

Bacall's is using the Façade Improvement Program for three classic awnings for the building. The awnings will be as follows:

One above the main entry at 34'0" wide, 2'6" drop, 2'6" projection and a rigid valance of 12". It will be replacing the two lower awnings currently existing.

Two awnings will replace the existing awnings above the windows of Bacall's. They will be 6'2" wide, 2'6" drop, 2'6" projection with 12" rigid valance.

The Fabric will be Sunbrella yellow with grey edges. The frame will be welded aluminum tube, mill finish.

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		Awning	x
Electric		Flooring		Fire Suppression			
Plumbing		Roofing		Specialties			

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