

RFP 26-01 Radon Mitigation Contractor Questions & GDPM Answers:

- 1) What is the exact number of units that require mitigation? The list provided is not exact. Do units that do not have test results require mitigation? "Approximately 100" is not an accurate evaluation since the lists provided with Addendum 01 does not come close to 100. 123 units is a far cry from 100. Please clarify.
This will be confirmed in the addendum. There are some additional units which are being added into the project.
- 2) Can the piping configuration be altered to eliminate the tee at the bottom of the pipe as this tee is not needed if the suction points are in a corner thereby blocking air from one of the outlets. Current Ohio Department of Health mitigation standards allow for the elimination of the tee in the current application. Please clarify.
This detail is acceptable
- 3) Unit pricing may need to be clarified. For instance, the pricing for a one-story slab versus a two story with basement or two-story slab on grade is significantly different. Please clarify what configuration is to be employed for the unit pricing.
This will be confirmed in the addendum.
- 4) Please clarify Post Mitigation Radon testing. Does the Contractor provide Third Party testing or will Contractor testing employing Ohio Department of Health Radon testing standards be satisfactory.
This will be confirmed in the addendum.
- 5) Do the Ohio Department of Health mitigation standards apply? Ohio Department of Health Radon does have jurisdiction for this establishment.
Ohio Department of Health applies
- 6) Do you happen to have the designs for these nine locations specifying the: Foundation type and number of stories, Proposed installation locations for radon system components, & Specific house/unit numbers?
The units at Malden-Whitmore and Malden-Hollencamp were added into the project by the Owner. We are working to organize and provide these plans to the bidders, please look for an addendum with additional information.
- 7.) Do we know or can confirm the presents of lead-based paint or asbestos in any way? If so, which units specifically have tested positive for it?
Information listed below.
- 8) How will we gain access to each unit in a timely manner for starting in the mornings and closing up at night? Will we have a maintenance tech who has to open doors for us?
Arrangements will be made.

- 9) What is the possibility to gain access to view a few of the units prior to being awarded the bid? It explains in the documents that you will be able to look inside of them only once you have been awarded the project.

Call Kevin Arnold at 937-910-7637.

- 10) Can you share the budget for this project?

We do not disclose that information.

Asbestos

Caliph Court

1. Unit 5064 only above the furnace.

Woodview

1. Negative.

Westdale

1. Units in buildings A-1, A-2, A-7, A-9, A-10, A-12 are negative for asbestos.
2. Units in buildings A-3, A-5 and A-6 have not been tested.

Limestone-Modena

1. Negative.

Mount Crest

1. Negative.

Park Manor

1. Units in the Park Manor scope have not been tested.

Riverside

1. ACM was detected in unit 4017 only, in the mastic.

Riverview

1. ACM was detected in the mastic units:
2. 3116
3. 3310
4. 3330

Rosemont

1. Units have not been tested.

Malden- Hollencamp-Friden-Whitmore

1. 508 Malden ACM found in joint compound.
2. 4626 Friden Court ACM found in living room floor.
3. 4620 Friden ACM found in living room floor.
4. 4608 Friden Court ACM found in living room floor.
5. 4603 Friden ACM found on the first floor.
6. 4602 Friden living room floor.

Lead Based Paint**Caliph Court**

- 1 Negative.

Woodview

- a. Negative.

Westdale

1. Units in buildings A-1, A-2, A-7, A-9, A-10, A-12 negative.
2. Units in buildings A-3, A-5 and A-6 have not been tested.

Limestone-Modena

- i. Negative.

Mount Crest

1. Negative.

Park Manor

1. Not Tested

Riverside

2. Negative

Riverview

- a. Negative

Rosemont

- i. Units have not been tested.

Malden- Hollencamp-Friden-Whitmore

1. 508 Malden Positive.
2. 4626 Friden Positive.
3. 4620 Friden Positive.
4. 4608 Friden Positive.
5. 4603 Friden Positive.
6. 4602 Frieden Positive.