

LEGAL NOTICE

Sealed Bids will be received at the Office of the Division of Community Development, City of Mansfield, Ohio, Eighth Floor of the Municipal Building, 30 North Diamond Street, Mansfield, Ohio 44902, until 12 O'clock Noon, Thursday, May 7, 2026, at which time all bids will be opened and publicly read, for the rehabilitation of real property located at:

940 Province Ln., (Emergency Rehab, Lead Safe) Roof
533 Park Ave. W., (Emergency Rehab, Lead Safe) Boiler
96 Carpenter Rd., (Emergency Rehab, Lead Safe) HWT, furnace
863 Dickson Pkwy., (Emergency Rehab, Lead Safe) Electric
144 S. Adams St., (Emergency Rehab, Lead Safe) Plumbing
171 Vale Ave., (Emergency Rehab, Lead Safe) Plumbing
427 4th Ave., (Emergency Rehab, Lead Safe) Laundry room addition

Documents and specifications may be seen and blank proposals can be obtained at the office of Community Development, 7:30 a.m. to 4:00 p.m., Monday through Friday.

The above-mentioned real property will be open for inspection to prospective bidders on a prearranged date and at a specific time. Prospective bidders must contact the Division of Community Development, at the above-mentioned address, for the date and time of the inspection.

Each bid must contain the full name of the party or parties making the same and all persons interested therein, and in accordance with Section 153.54 of the Ohio Revised Code must be accompanied by a certified check, cashiers check, or letter of credit in an amount equal to ten percent (10%) of the total amount of the bid, payable to the City of Mansfield, Ohio, Community Development Department. Bids may not be withdrawn for at least sixty (60) days after scheduled closing time of receipt of bids.

No bid will be entertained unless made on the forms furnished by the City of Mansfield, Ohio, signed, sealed and delivered at the office of Community Development, 30 North Diamond Street, Mansfield, Ohio 44902, prior to 12 O'clock Noon, on the day specified above.

Envelopes must be plainly marked on the outside, "Bid for Rehabilitation of Real Property" located at: 940 Province Ln., (Emergency Rehab, Lead Safe), 533 Park Ave. W., (Emergency Rehab, Lead Safe), 96 Carpenter Rd., (Emergency Rehab, Lead Safe), 863 Dickson Pkwy., (Emergency Rehab, Lead Safe), 144 S. Adams St., (Emergency Rehab, Lead Safe), 171 Vale Ave., (Emergency Rehab, Lead Safe), 427 4th Ave., (Emergency Rehab, Lead Safe), Mansfield Ohio.

This project is financed 100% with Federal money - Community Development Block Grant.

The City of Mansfield, Ohio reserves the right to reject any and all proposals and waive any irregularities.

APPOINTING AUTHORITY
AUTHORIZED BY ORD. 18 -257

INVITATION FOR BIDS

THE CITY OF MANSFIELD, OHIO will receive bids for Rehabilitation of Real Property located at: 940 Province Ln., (Emergency Rehab, Lead Safe), 533 Park Ave. W., (Emergency Rehab, Lead Safe), 96 Carpenter Rd., (Emergency Rehab, Lead Safe), 863 Dickson Pkwy., (Emergency Rehab, Lead Safe), 144 S. Adams St., (Emergency Rehab, Lead Safe), 171 Vale Ave., (Emergency Rehab, Lead Safe), 427 4th Ave., (Emergency Rehab, Lead Safe), Mansfield, Ohio, until Noon, Thursday, May 7, 2026, at the office of Community Development, 30 North Diamond Street, Mansfield, Ohio 44902, at which time and place all bids will be publicly opened and read aloud.

Bids are invited upon the several items and quantities of work as follows:

<u>Carpentry</u>	<u>Plumbing</u>	<u>HVAC</u>	<u>Lead Safe Work</u>	<u>Roofing</u>
<u>Electric</u>				

Contract Documents, including Technical Specifications are on file at the Office of Community Development, 30 North Diamond Street, Mansfield, Ohio 44902.

Attention is called to the fact that no contract can be entered into if the contract price is in excess of 10% of the cost estimates.

Attention is called to the fact that the City of Mansfield has reaffirmed its Minority Business Enterprise Program (MBE) and a Women's Business Enterprise Program (WBE) Ordinance No. 81-32. The program provides that to the maximum extent feasible, MBE's and WBE's are to participate in providing materials and services. The established goals are as follows: I. Minority Business Enterprise - Construction 10%, Supplies - 3%. II. Women's Business Enterprise, All Elements - 2%.

Attention is called to the fact that the Contractor must comply with the provisions of the Copeland "Anti-Kick Back" Act (18 U.S.C. 874) as supplemented in Department of Labor Regulations (29 CFR, Part 3). This Act provides that each Contractor shall be prohibited from inducing, by any means, any person employed in the construction, completion or repair of Public Work, to give up any part of the compensation to which he is otherwise entitled.

Attention is particularly called to the Lead-Based Paint Poisoning Act, Public Law 91-695, as amended by Public Law 94-317. Lead-Based paint is defined as "any paint containing more than 5/10 of 1% lead by weight or paint manufactured after June 22, 1977 containing more than 6/100 of 1% lead by weight, in the total (calculated as lead metal) or in the dried film of paint already applied or both. "Any surfaces of residential structures assisted with HUD funds, containing or suspected of containing paint of this nature should be properly inspected, tested or treated. (See General Conditions, Sec. 133)

This project is financed 100% with Federal money - Community Development Block Grant.

The City of Mansfield, Ohio reserves the right to reject any or all bids or to waive any irregularities in the bidding.

Bids may be held by the City of Mansfield, Ohio for a period not to exceed sixty (60) days from the date of the opening of bids for the purposed of reviewing the bids and investigating the qualifications of Bidders prior to awarding of the Contract.

DATE: 4-20-2026

THE CITY OF MANSFIELD, OHIO
BY: 
Appointing Authority

**CITY OF MANSFIELD, OHIO
HOME REHABILITATION LOAN AND GRANT PROJECT**

SUPPLEMENTARY INFORMATION

1. **SURITY BOND:** A Proposal Bond (Bid Guaranty and Performance Bond) or a Performance Bond.
2. **INSURANCE:** Workman's Compensation, Contractor's Public Liability and Automobile Liability Insurance are required.
3. **BID GUARANTY:** All Bidders are required to submit a bid guaranty in the form of a cashiers check, certified check, letter of credit, or a Proposal Bond, equal to 10% of the bid amount.
4. **SITE VISITATION:** It is essential for interested Bidders to visit the 7 existing site(s) to become familiar with the scope of the work, at the scheduled time listed below. At this time, every effort will be made to fully demonstrate the scope of the work at each home, as well as answering any questions the Bidder may have regarding items he or she may have already examined in the specifications. It shall be the Bidder's responsibility to field verify conditions, quantities and construction difficulty as a part of his or her bid.
5. **PAYMENT:** Invoices can be submitted to the Community Development Department each month and bills will be paid by the City after inspection of the work performed. Final payment will not be made until all necessary verifications, final inspections, and releases are submitted to the Community Development Department on or in the proper form. Please note that the Contractor is **NOT** required to pay prevailing wage rates, nor shall be required to submit any records of payroll to the City.
6. **SPECIFICATIONS:** The Technical Specifications cover all areas of construction in a general format intended to show quality and techniques required for proper workmanship. The Individual Specifications are so written as to identify the specific areas of work with each of the residences. These Specifications attempt to analyze the scope of the work, but in certain instances, do not totally itemize the inventory of work covered by each section and required for completing the scope of work. The on-site inspections with the Architect are intended to clarify these areas, and as such, we cannot stress too much the necessity for the Bidder to attend the site visitation.
7. **PERMITS:** The Contractor shall be responsible for obtaining all required permits, prior to beginning of construction, and provide copies to the Community Development Department. Copies of final inspections will also be provided to the Community Development Department.
8. **INSPECTIONS:** The Inspector of Community Development shall be notified by the Contractor for field inspections of: surfaces stripped for new paint; site work excavated for new concrete; concrete footers ready for masonry; roof tear-offs ready for new roofing. Failure to do so may require removal of newly placed material.
9. **PERSONNEL:** The Contractor and its employees shall perform the work in a workmanlike manner and shall at all times respect the property of the Property Owner, as well as the occupants of each premise. Failure of the Contractor to so conduct the work shall be reason for dismissal of any employee from the project.
10. **COST ESTIMATE:** No contract can be entered into if the contract price is in excess of 10% of the cost estimates.

NOTE: **SITE VISITATION WILL BE ON Thursday, April 30, 2026, starting at 940 Province Ln., Mansfield, at 9:00 a.m.**