



CMHA Boardroom
1635 Western Avenue
Cincinnati, Ohio 45214

TOUCHSTONE PROPERTY SERVICES, INC.

MEETING AGENDA

BOARD OF COMMISSIONERS

Cincinnati, OHIO

Tuesday, September 29, 2026

6:00 P.M.

I. AGENDA SCHEDULE

1. Call Meeting to Order
 2. Roll Call
 3. Approval of Minutes
 4. Discussion of Secretary Recommendations
 5. Adjourn
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II. ROLL CALL

III. APPROVAL OF MINUTES

1. Board Meeting – August 25, 2026

(Enclosure #1) (Roll Call)

IV. DISCUSSION OF SECRETARY RECOMMENDATIONS

1. **Resolution #454** – Resolution Approving the Financial Report for the Month of August 2026 with Collection Losses

(Enclosure #2) (Vernal Moore/Karen Goins) (Roll Call)

2. **Resolution #455** – Resolution to Approve the Financial Statements for Hamilton County Affordable Housing, Springdale Senior Limited Partnership d/b/a Baldwin Grove, The Reserve on South Martin, Cary Crossing, West Union Square, Sutter View, Evanston, Pinecrest, Park Eden Apartments, Marianna Terrace, Horizon Hills, Bennett Point, Riverview San Marco, Logan Commons, Beechwood, Marquette Manor, City West Retail and Touchstone Property Services for the Months Ending July 31, 2026 and August 31, 2026 for Calendar Year 2026

(Enclosure #3) (Vernal Moore/Karen Goins) (Roll Call)

3. **Resolution #456** – Resolution Providing Authorization to Proceed with the Requests for Proposals and Solicitations for General Goods and Services and Construction from Outside Vendors
 1. SOL TP26-1024 – Standpipe and Sprinkler Testing
 2. SOL 2026-4002 – Contracts for Real Estate Title and Property Transfer Services

(Enclosure #4) (Vernal Moore/Gary Boeres/Marco Benavides) (Roll Call)

4. **Resolution #457** – Resolution Authorizing the Chief Executive Officer of Touchstone Property Services to Sign the First One-Year Contract Extension Option for Contract TP23-1035; Answering Services with ECallogy, LLC; Lee Consulting Associates LLC d/b/a CallCenter123; McGhee and Associates, LLC; Push Contractors Inc.; and Gilson Software Solutions-PHA, LLC in a Not to Exceed Amount of \$50,000 Annually Per the Pool of Contractors or the Board Approved Budget for a Maximum 5-Year Contract, Funded by Operating Funds

(Enclosure #5) (Vernal Moore/Marco Benavides) (Roll Call)

5. **Resolution #458** – Resolution Authorizing the Chief Executive Officer of Touchstone Property Services to Sign the Third One-Year Contract Extension Option for Contract 2023-5007; Contract Labor and Executive Search Services with Aquarius Professional Staffing, LLC; Precision Staffing Services, LLC; and Staffmark Investments, LLC in a Not to Exceed Amount of \$520,000 Annually Per the Pool of Contractors or the Board Approved Budget for a Maximum 5-Year Contract, Funded by TPS Operating Funds

(Enclosure #6) (Lisa Thomas/Marco Benavides) (Roll Call)

6. **Resolution #459** – Resolution Authorizing the Chief Executive Officer of Touchstone Property Services to Negotiate and Enter Into Contracts for Solicitation TP26-1019; Elevator Maintenance and Repair Services with TK Elevator Corporation in a Not to Exceed Amount of \$200,000 Annually or the Board Approved Budget for a Maximum 5-Year Contract, Funded by Operating Funds

(Enclosure #7) (Vernal Moore/Marco Benavides) (Roll Call)

7. **Resolution #460** – Resolution Authorizing the Chief Executive Officer of Touchstone Property Services to Negotiate and Enter Into Contracts for Solicitation TP26-1020; Snow Removal Services with Western Skies Landscapes LLC; Just Right Construction and Lawn Care Service; Gilbey's Landscaping LLC; Brighter Day Outdoor Services LLC; Crossty Renovation Services LLC; Coker Contracting LLC; and Butler Lawn Care and Landscaping Corporation in a Not to Exceed Amount of \$90,000 Annually Per the Pool of Contractors or the Board Approved Budget for a Maximum 5-Year Contract, Funded by Operating Funds

(Enclosure #8) (Vernal Moore/Marco Benavides) (Roll Call)

During August 2026 of calendar year 2026, TPS did not enter into any non-construction contracts with not-to-exceed maximum amounts below \$100,000. Appropriate Procurement processes are adhered to for all purchases.

(Enclosure #9) (Marco Benavides)

V. **ADJOURN**

TOUCHSTONE PROPERTY SERVICES, INC. Board

Cincinnati Metropolitan Housing Authority
Board of Housing Commissioners

Mr. William Myles, Chair
Ms. Mayme L. Mitchell, Vice-Chair
Mr. Thomas J. Weidman
Ms. Bernadette Watson
Mr. Edward R. O'Donnell
Ms. Lann B. Field