



Legislation Details (With Text)

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On agenda:	10/14/2021	Final action:	10/14/2021
Effective date:			
Title:	Resolution approving a contract with Carver Park LLC to be the Construction Manager as Constructor for the rehabilitation of the Townhomes at Carver Park project in an amount not-to-exceed \$5.35 million		
Sponsors:	THE CHAIR		
Indexes:			
Attachments:	1. Project Description Townhomes Carver Park.pdf, 2. Financial Analysis-Townhomes Carver Park.pdf, 3. Construction Manager as Constructor- Townhomes Carver Park-A133-2009.pdf, 4. General Conditions-Townhomes Carver Park-A201-2017.pdf		

Date	Ver.	Action By	Action	Result	Tally
10/14/2021	0	TRAVAUX INC. BOARD OF DIRECTORS	ADOPTED	Pass	9:0

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Original

The President

Resolution approving a contract with Carver Park LLC to be the Construction Manager as Constructor for the rehabilitation of the Townhomes at Carver Park project in an amount not-to-exceed \$5.35 million

WHEREAS, WHEREAS, Townhomes at Carver Park Project received Commitment for Housing Assistance Payments (CHAP) under the Rental Assistance Demonstration (RAD) from the Housing and Urban Development (HUD); and

WHEREAS, the Housing Authority of the City of Milwaukee (HACM) received an allocation of Low Income Housing Tax Credits from the Wisconsin Housing and Economic Development Authority for the rehabilitation of 122 rental housing units; and

WHEREAS, HACM will incorporate Carver Park LLC to be the owner entity of this Project; and

WHEREAS, HACM is the developer and the Managing Member of Carver Park LLC through its wholly owned Limited Liability Company, Carver Park Development LLC; and

WHEREAS, the President recommends that Travaux, Inc. enter into a contract with Carver Park LLC, the owner of Townhomes at Carver Park project; now, therefore, be it

RESOLVED, by Travaux, Inc. that they approve entering into a contract with Carver Park LLC the to be the construction manager at risk/constructor for Townhomes at Carver Park project; and, be it

FURTHER RESOLVED, that the proper officers of Travaux, Inc. are hereby authorized and directed to properly execute said contract for and on behalf of Travaux, Inc.; and, be it

FURTHER RESOLVED, that if any extensions of the time of performance and change orders are needed, the Chairman or President may approve such request without any further action of Travaux Inc.; and, be it

FURTHER RESOLVED, that all acts previously performed, relative to this matter, by the Directors and the Present of Travaux, Inc., be

and hereby are approved, ratified, and confirmed in all respects.

Attachments:

Project Description

Low Income Housing Tax Credit Financial Analysis (Project Pro-forma)

Draft of Construction Management Contract

AIA Document A133 -2009 "CM as Constructor"

AIA Document A201 - 2017 - General Conditions

Housing Management, Fernando Aniban, 10/8/2021