

MEMORANDUM

From: Kenneth E. Martin – Manager of Procurement and Contracts

Re: Questions and Answers – Vacant Unit Cleanout – RFQ PH01TH0226

Date: February 24, 2026

Q. Please confirm we aren't bidding a price, but merely accepting the pricing structure shown on Page 11 of the RFQ?

A. Correct

Q. For unit pricing structure, what are the differences between the definitions of "Moderate" and "Difficult"?

A. The amount of junk needed to be removed.

Q. Who determines whether a unit is moderate or difficult?

A. The Program Coordinator

Q. For units above the first floor, do all buildings have service elevators that can be utilized?

A. No. There are three senior high-rise buildings that are 10 stories. They have two elevators in each building. The other sites have up to three stories. There are no elevators at any other site.

Q. If no elevators exist for use, does that affect the difficulty of the cleanout and subsequent pricing?

A. No.

Q. Will the scope of work include cleanup like vacuuming and/or sweeping?

A. No, rough-clean only.

Q. The awarded contract amount for the previous or current contractor?

A. You must agree to pricing structure as indicated in the RFQ package.

Q. The name of the previously awarded bidder?

A. Four contractors were previously awarded.

Q. MBE Certificate – out of state?

A. MBE is not required.

Q. Estimated contract volume?

A. The THA does not have a specified volume guarantee. Unit turns are typically well over 100 per year.

Q. Materials and equipment?

A. Dumpsters – THA will provide a dumpster at each location that requires cleanout.

A. Are other materials supplied – No

A. Is the contractor responsible for all cleaning supplies, tools, and labor equipment – This is a rough-clean to prepare units for a general contractor.

Q. Unit condition assessment?

A. Who determines the classification of each unit – THA project coordinator.

A. Is this assessment provided – THA will notify contractor, and contractor will agree.

A. What criteria define classification – amount of junk to be removed.

Q. Response time?

A. usually with 24 to 48 hours

Q. Is project labor agreement required?

A. No. Fee for each unit type is specified.

Q. Payment and Invoice timeline?

A. After completion of assigned units for that time period.