

WANTED: RESIDENTIAL HOUSE TO LEASE
PROJECT NAME: Department of Human Services, Weatherization
LOCATION: Parts of Ingham and Eaton Counties
Space Request (SR) # 2009-0452

The State of Michigan is seeking a residential home constructed prior to 1978 consisting of at least 1,000 square feet located within the following boundaries: West of Martin Luther King, North of 496, South of Willow, and East of 69/96 with preference given to spaces located in the downtown districts, town centers, and central business districts, Brownfield sites, or historical buildings. The house must be a typical older building and should require little or no renovations. The space must be available as soon as possible. This house is to fulfill criteria for a federally mandated program that will provide a training location for testing and certifying residential inspectors. It will only be used for training purposes and not a home.

The structure CANNOT be a historical property or be located in a historical district if the home is over 50 years of age

A. The home should meet as many of the following requirements as possible:

1. Residential structure
2. Exterior - Aluminum vinyl or wood clapboard siding
3. Attached garage (preferred, but not necessary)
4. Walk-up attic with access door
5. Knob & tube wiring (preferred) and/or Romex wiring
6. Basement with crawl space area is preferred, but a full basement is acceptable
7. Fireplace or unvented space heater
8. Enclosed front or rear porch with a register in the floor. (Preferred)
9. On site parking for students – preference is four spaces
10. Public Utilities
 - a. Natural gas or propane would be the fuel of choice for all appliances - required for DHW tank & Atmospheric furnace
 - b. Water and sewer (No well or septic)
 - c. Electricity

B. If the following items are not currently in the house, the State may either install or purchase and put in the house. These items will provide hands-on training. For example, if there isn't a bath/kitchen exhaust fan, the State will install and it will remain.

1. Bathroom and/or kitchen exhaust fan
2. Atmospheric furnace
3. Atmospheric DHW tank
4. Gas cook stove
5. Refrigerator (year of manufacturer 1985-1997)
6. Clothes dryer

C. The items listed below are things the State may insert to provide hands-on training. Upon termination of the agreement, the State will restore to the original state; however, the venting and insulation that improves the energy efficiency of the property will remain.

1. 4"sidewall cavity with fiberglass insulation installed in a few cavities
2. Attic vented with Ridge vent, Soffit venting, and gable vents

Anyone interested in offering a potential residential house for our inspection, which is under your ownership, is to provide an address and location map, a description of the space, a contact person's telephone number and name, and any other pertinent information, no later than October 30, 2009, to: Judy Bobo, Department of Management and Budget, Real Estate Division, Cohodas Building, Room 408, 1401 Presque Isle, Marquette, Michigan 49855. Simultaneously email your information to dmb-realestate@michigan.gov indicating the appropriate SR # and project name in the subject line.

The State of Michigan reserves the right to reject any and all spaces submitted. This solicitation is to determine interest only. Proposals for lease arrangements may be solicited at a later date. Due date for information will be strictly adhered to.

Thank you for your interest in doing business with the State of Michigan.

Terri L. Fitzpatrick
Director, Real Estate Division