
ADDENDUM

Project: CREATING OPPORTUNITIES FOR AFFORDABLE HOMEOWNERSHIP VIA HOMEBUYER ASSISTANCE

Tender Closing Date: 2021-11-17

Tender No: HDB2021-001

Date: 2021-11-01 **Addendum No:** 1 (One)

Please note the following and attached changes, corrections, additions, deletions, information and/or instructions in connection with the Request for Tender, and be governed accordingly. Failure to acknowledge receipt of all addenda in Appendix C – Addendum Acknowledgment Form renders your Bid non-compliant.

Description of Addendum:

CLARIFICATIONS

1. For clarification, qualified households can use the down payment assistance received through COAH to purchase modular units once they are complete. The purchase price upon which the down payment assistance will be based must include the cost of land, all construction costs (creation of the modular unit, transport, commissioning, utility hook-ups, etc.), transfer ownership of the unit and land.
2. The following statement in section has been modified;

Projects and activities not eligible under this NRFP include (a) rental housing, (b) Projects which do not provide owner-occupied housing, and (c) Projects/properties/home that have already secured a financial commitment from Manitoba Housing.

And now reads;

Projects and activities not eligible under this NRFP include (a) rental housing, (b) Projects which do not provide owner-occupied housing, and (c) Projects/properties/home that have already secured a financial commitment from Manitoba Housing **with the exception of Municipal Grant Funding.**

ADDENDA ACKNOWLEDGMENT

1. Appendix C – Acknowledgement of Addendum Form now forms part of the NRFP. The form is available on MERX or on the Manitoba Housing website through this link.
<http://www.manitoba.ca/housing/progs/nrfp-oah.html>
2. The following statement in Appendix A has been removed.

I/We hereby acknowledge receipt of all addenda issued via Manitoba Housing's website at: <http://www.manitoba.ca/housing/progs/rfp-homeownership-assist.html>

3. Under section 3.3 Addenda, where the statement read

The Proponent shall acknowledge receipt of addenda on the Submission Form (Appendix “A”)

Now reads,

The Proponent shall acknowledge receipt of all addenda on the Addendum Acknowledgment Form (Appendix “C”)

INSTRUCTIONS TO BIDDERS / QUESTIONS

QUESTION 1: Section 2.7 (1) cited “down payment assistance not to exceed ten (10) per cent of the maximum home sale price as set out in Section 2.5 of this NRFP”. Would it be correct thus, to interpret that the down payment for each eligible homebuyer must not exceed \$27,500 – based on the quoted maximum purchase price of \$275,000 in Section 2.5 ?

RESPONSE: Yes, the maximum available to an Eligible Homeowner is \$27,500 assuming that the down-payment percentage of 10% is justified (as opposed to the 5% minimum required down-payment), and the house price reflects the actual cost of the property.

QUESTION 2: Section 2.2 cited that “Proposals may target newly acquired housing Projects anywhere in Manitoba, with the exception of recognized or designated First Nation communities. Priority will be given to Proponents that will deliver homeownership opportunities in northern, rural and remote regions of Manitoba.” ... our community does not have an inventory of housing projects with units for purchase readily. We would thus like to know whether an eligible homebuyer may use the down payment toward purchasing an empty lot (real estate) with a commitment to build a detached home with at least two bedrooms.

RESPONSE: A homebuyer would not be eligible in this instance. The NRFP is specific to down-payment assistance to acquire ready to occupy units and not for construction of new housing units.

QUESTION 3: I am preparing our application for COAH, and I'm just wondering how extensive the financial statements need to be that are being requested. ... we maintain our month-to-month bookkeeping through a ledger in excel - it's not fancy at all! Would that suffice? Or would the 2020 year end financial statements from our audit be better?

It also states that any financial statements from a parent company would be requested as well. ... [If we are a subsidiary of a municipality] does that mean MB Housing requires the financial statements of ... municipalities as well?

RESPONSE: In this circumstance the audited 2020 year end financial statements for the organization are sufficient.

End of Addendum #1

This Addendum shall be incorporated into the Request for Tender and shall form a part of the Contract documents