

# Addendum/Block 26 Plaza Redevelopment

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## ADDENDUM NUMBER 1

### BLOCK 26 PLAZA REDEVELOPMENT PROJECT

**RFB11-1808**  
**RFB11-1837**  
**RFB11-1838**  
**RFB11-1839**  
**RFB11-1842**  
**RFB11-1843**  
**RFB11-1844**

#### General Items/Clarifications

- **The 95% plans have been replaced with a 100% set and are available at [www.precisionimages.com](http://www.precisionimages.com)**
- **The specifications have been amended. The amended page is attached to this addendum.**
- There is no specific line item for mobilization costs. Add a mobilization lump sum cost item to all bid packages. Mobilization costs may include City of Portland Right of way permits for staging materials.
- Traffic control is the responsibility of each contractor performing work on the site. Add a line item to individual bid packages if needed to perform the work.
- Metro is responsible for all project permits. Contractors shall be responsible for trade permits such as, but not limited to, plumbing permits and electrical permits.
- MERC shall provide office space and restrooms for contractor use in a building adjacent to the plaza site at 910 NE MLK.
- MERC shall provide a limited number of parking spaces at the Oregon Convention Center for contractor vehicles and possible staging at the corner of Lloyd and MLK..
- Metro shall be responsible for the cost of removing the City of Portland parking meters.
- Metro will be responsible for installing temporary site fencing to the property lines to fully enclose the site. A gate will be installed at the existing curb cut on MLK.
- Metro shall be responsible for all project survey work. Survey work will be completed by Alcantar Survey. The general scope of work will provide:
  - Control Checks and Demolition Limits
  - Site Grading Staking
  - Staking for Utilities (Storm, Sanitary and Water)
  - Staking for Interior Concrete Flatwork
  - Staking for Concrete Seatwall and Cheekwalls
  - Interior Concrete Curb, Planters and Paving Staking
  - Staking for the Concrete Stairs and Handrail Footings
  - Staking for the Concrete Curbs and Driveways in the ROW

Engineer's estimate for bid packages:

General Site Work	\$128,000
Landscaping and Irrigation	\$77,000
Electrical	\$72,000
Concrete and Steel Reinforcement	\$170,000
<i>Sidewalk and Street Tree Demolition</i>	<i>\$13,000*</i>
<i>Site Furnishing Installation</i>	<i>\$22,000*</i>
<i>Paver Installation</i>	<i>\$11,000*</i>
<i>Site survey</i>	<i>\$4,780*</i>
<i>Site Design, Landscape Architect</i>	<i>\$65,000*</i>
<i>Site fencing and traffic control</i>	<i>\$1,000</i>
<b>Total</b>	<b>\$562,780</b>

- All contracts in this project are to be Prevailing Wage because of the overall value of the project.
- Sheltered Market bidders are not required to provide payment, performance or bid bond.

### **Block 26 Plaza Redevelopment Scopes of Work (ALL)**

Metro is coordinating this project on behalf of itself partly to direct the “smaller” scopes of work to its Sheltered Market Program. All Scopes of Work are listed below in order to avoid any confusion about the scope of the whole project. **Only MWESB firms are eligible to bid on Demolition, Site Furnishings and Paver installation.**

#### **CONCRETE INSTALLATION AND STEEL REINFORCEMENT**

Consult drawings and specifications for the following scope of work. See Cast In Place Concrete 03 30 00, Concrete Paving 32 13 00, and Pavement Joint Sealant 32 13 73. The scope of work does not include installing base rock material on a 95% compacted subgrade. The project scope for concrete and steel reinforcement includes:

- Steel reinforcement
- Interior plaza concrete flatwork
- Transformer pad
- Stormwater planter
- Light pole bases
- Concrete seatwall and cheekwall construction
- Concrete curbing, mow strips, planter edging, paver area border within plaza area
- Concrete stairs and handrail footings
- *\*\*Concrete weirs for the raingardens*
- Tent footings included, hardware by others
- Concrete sidewalks, driveway approaches and curb construction in the right of way

- Sealants and caulking

Work does not include demolition of damaged sidewalks or curbing or placement of base rock material.

## **ELECTRICAL INSTALLATION**

Refer to the following specification sections: Common Work Results for Electrical 26 05 00, Electrical power Conductors and Cable 26 05 19, Grounding and Bonding for Electrical Systems 26 05 26, Raceway and Boxes for Electrical Systems 26 05 33, Identification for Electrical Systems 26 05 53, Low Voltage Lighting Control Panels 26 09 42, Service Entrance 26 20 00, Panel Boards 26 24 16, Wiring Devices 26 27 26, Circuit Protective Devices 26 28 00, and Lighting 26 50 00. Construction of the transformer pad will be completed by others. Contractor shall provide and install:

- Installation of conduits and trenching
- Wire enclosures (transformer pad by others)
- All site lighting
- Service and distribution for all panels, lighting conduits and feeders
- Connections to the irrigation system
- Event power receptacles
- Obtain and pay for all trade permits
- Low voltage connections

## **IRRIGATION AND LANDSCAPE INSTALLATION**

Refer to the following specification sections: Site Clearing 31 10 00, Earth Moving 31 20 00 and Storm Utility Drainage Piping 33 41 00. The Contractor shall:

- Install complete irrigation system including: connections, controllers, valves, heads, all main/lateral lines
- Prepare site for planting:
  - Import top soil
  - Complete fine grading
  - Amend soil in the lawn area, beds, and storm water planter areas
- Landscaping:
  - Seed lawn area
  - Plant shrubs, ground cover, trees
  - Mulch landscaped areas & storm water planters
- Maintenance:
  - Perform landscape maintenance during the establishment period to ensure survival of plant material

## **SITE WORK AND EXCAVATION**

Consult drawings and specifications for the following scope of work. See Site Clearing 31 10 00, Storm Utility Drainage Piping 33 41 00 and Earth Moving 31 20 00 specifications. Contractor shall:

- Grade site according to elevations indicated on plans
- Cut/fill/dispose of soils as needed to prepare the subgrade and obtain rough elevations
- Install and maintain all erosion/sedimentary control including: silt fence, truck track pad, filtration rolls and catch basin protection
- Install all base course material for concrete construction, curbs, sidewalks, seat walls, foundations, stairs, footings, drain rock at French drain and filtration fabric
- Install storm drain utilities: perforated pipe, PVC installation, pre-cast flow control manhole, bypass inlet, trench drains, cleanouts, mitered outfall, tie-in to existing system, Chambermaxx stormwater detention system
- Install miscellaneous sanitary sewer connections
- Install water connections
- Install asphalt paving patches at curb and driveway locations
- *\*\*Install sleaving as indicated on drawings*

## **DEMOLITION**

See the following specification sections: Site Work 31 10 00 and Tree Protection 01 56 39.

This scope of work includes all products, materials and labor required to install or construct the following items:

- Remove all damaged sidewalk panels, curbing and driveway approaches
- Saw cut all adjacent asphalt or concrete that is to remain in place
- Remove asphalt necessary to allow curb to be constructed and driveways to be closed
- Recycle all concrete material and steel
- Install tree protection for street trees to remain
- Remove all tree and major roots as indicated on plans
- Provide traffic control while working in the right of way

## **SITE FURNISHINGS**

See the following specification sections: Decorative Metal Work 05 73 00 and Site furnishings 12 93 00.

This scope of work includes all products, materials and labor required to install or construct the following items:

- Bike racks
- Stainless steel hand railings
- Removable and permanent bollards
- Litter receptacles
- Sealer application- bollards
- Tent anchors are to be installed by others.

### **PERMEABLE PAVER INSTALLATION**

See the following specification sections: Pavement Joint Sealant 32.13.73 and Permeable Concrete Unit Pavement 34.14.13.19.

Contractor shall set concrete unit base material and pavers on a subgrade compacted to 95% that has been installed by others. Another contractor will install site built concrete edging that will enclose the pavers. This scope of work includes all products, materials and labor required to install or construct the following items:

- Place and compact aggregate bedding and base system: No. 8 aggregate, No. 57 aggregate, No. 2 aggregate
- Install pre-cast concrete pavers
- Install jointer filler

Non-Sheltered Market Projects Scopes of Work Clarifications (these are indicated in the above Scopes of Work by a double asterisk and italics):

- Concrete weirs shall be part of the Concrete and Steel Reinforcement Scope of Work.
- Sleaving for the electrical work shall be part of the Site work and Excavation Scope of Work.
- Metro is responsible for the purchase and installation of the tent pole foundations.

Sheltered Market Scopes of Work Clarifications (these are indicated in the above Scopes of Work by a double asterisk and italics):

- Bollards and Bike Racks in the Site Furnishings specifications are included within 100% specifications, Site Furnishings 12.93.00

### **BID SHEETS**

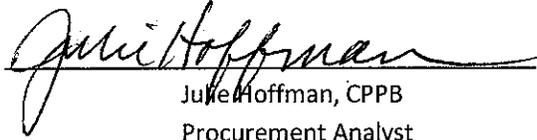
All bid sheets are replaced in their entirety with the Attached, addended Bid Sheets.

### **PRE-BID MEETING ATTENDEE LISTS**

The attendee list for each Pre-Bid meeting is attached.

All other terms, conditions, and requirements of the RFP remain in full force.

Issued February 16, 2011

  
Julie Hoffman, CPPB  
Procurement Analyst



RFB 11-1808 Block 26 Plaza Redevelopment

600 NE Grand Ave.  
Portland, OR 97232-2736  
(503) 797-1700

# Concrete and Steel Reinforcement Installation

## SCHEDULE OF BID PRICES (Addendum #1)

The Bidder, whose legal signature binding the Bidder to the bid process indicated on these pages is found on the signature page, hereby bids as follows:

Item	Description	Unit	Total Amount
1	Steel reinforcement		
2	Interior plaza concrete flatwork		
3	Transformer pad		
4	Stormwater planter		
5	Light pole bases		
6	Concrete seatwall and cheekwall construction		
7	Concrete curbing, mow strips, planter edging, paver area border within plaza area		
8	Concrete stairs and handrail footings		
9	Tent footings, hardware by others		
10	Concrete sidewalks, driveway approaches and curb construction in the right of way		
11	Sealants and caulking		
12	Concrete weirs for raingardens		
13	Mobilization		
14	Traffic mitigation (if needed)		
<i>Block 26 Plaza Redevelopment: <b>Concrete and Steel Reinforcement Installation</b></i>			
<i>Construction Cost</i>			
<i>Base Bid Project</i>			
Total Contract Price (in words)			
			DOLLARS)



600 NE Grand Ave.  
 Portland, OR 97232-2736  
 (503) 797-1700

RFB 11-1837 Block 26 Plaza Redevelopment

# Electrical Installation

## SCHEDULE OF BID PRICES (addendum #1)

The Bidder, whose legal signature binding the Bidder to the bid process indicated on these pages is found on the signature page, hereby bids as follows:

Item	Description	Unit	Total Amount
1	Low voltage connections		
2	Wire enclosures (transformer pad by others)		
3	All site lighting		
4	Service and distribution for all panels, lighting conduits and feeders		
5	Connections to the irrigation system		
6	Installation of conduits and trenching		
7	Event power receptacles		
8	Obtain and pay for all trade permits		
9	Mobilization		
10	Traffic mitigation (if needed)		
<i>BLOCK 26 PLAZA REDEVELOPMENT: ELECTRICAL INSTALLATION COST</i>			
<i>BASE BID PROJECT</i>			
Total Contract Price (in words)			
(			DOLLARS)



RFB 11-1838 Block 26 Plaza Redevelopment

600 NE Grand Ave.  
Portland, OR 97232-2736  
(503) 797-1700

# Irrigation and Landscape Installation

## SCHEDULE OF BID PRICES (Addendum #1)

The Bidder, whose legal signature binding the Bidder to the bid process indicated on these pages is found on the signature page, hereby bids as follows:

Item	Description	Qty	Unit	Total Amount
1	Install complete irrigation system: all connections, controllers, valves, heads, all main/lateral lines			
2	Import top soil and complete fine grading of the site			
3	Amend soil in lawn area, planting beds, storm water planter areas			
4	Seed lawn areas			
5	Plant shrubs, ground cover, and trees including stormwater planters			
6	Mulch all planter beds and stormwater planter area			
7	Provide landscape maintenance in establishment period			
8	Mobilization			
9	Traffic mitigation (if needed)			
<i>BLOCK 26 PLAZA REDEVELOPMENT: IRRIGATION AND LANDSCAPE INSTALLATION CONSTRUCTION COST BASE BID PROJECT</i>				
	Total Contract Price (in words)			DOLLARS)
	(			



RFB 11-1839 Block 26 Plaza Redevelopment

# Excavation, General Site Work and Utility Installation

600 NE Grand Ave.  
Portland, OR 97232-2736  
(503) 797-1700

## SCHEDULE OF BID PRICES (Addendum #1)

The Bidder, whose legal signature binding the Bidder to the bid process indicated on these pages is found on the signature page, hereby bids as follows:

Item	Description	Unit	Total Amount
1	Grade site according to elevations indicated on plans		
2	Cut/fill/dispose of soils as needed to prepare the subgrade and obtain rough elevations		
3	Install and maintain all erosion/sedimentary control including: silt fence, truck track pad, filtration rolls and catch basin protection		
4	Install all base course material for concrete construction, curbs, sidewalks, seat walls, foundations, stairs, footings, drain rock at French drain and filtration fabric		
5	Install storm drain utilities: perforated pipe, PVC installation, pre-cast flow control manhole, bypass inlet, trench drains, cleanouts, mitered outfall, tie-in to existing system, Chambermaxx stormwater detention system		
6	Install miscellaneous sanitary sewer connections		
7	Install water connections		
8	Install asphalt paving patches at curb and driveway locations		
9	Install sleaving as indicating in drawings		
10	Mobilization		
11	Traffic Mitigation (if needed)		
<i>BLOCK 26 PLAZA REDEVELOPMENT: EXCAVATION, GENERAL SITE WORK AND UTILITY INSTALLATION</i>			
<i>CONSTRUCTION COST</i>			
<i>BASE BID PROJECT</i>			
Total Contract Price (in words)			
(			DOLLARS)



# Site Furnishings

**SCHEDULE OF BID PRICES (ADDENDUM #1)**

**RFB # 11-1842**

The Bidder, whose legal signature binding the Bidder to the bid prices indicated on these pages is found on the signature page, hereby bids as follows:

Item No.	Description	Price	Unit	Total
1	Bike racks		Rack	\$
2	Stainless steel hand railings		Linear Foot	\$
3	Removable and permanent bollards		Bollard	\$
4	Litter receptacles		Receptacle	\$
5	Sealer application- bollards		Bollard	\$
6	Mobilization			\$
7	Traffic Mitigation (if needed)			\$
	<b>TOTAL</b>			<b>\$</b>

**Note: If any of the items listed on the Bid Schedule contain recycled product (see attached), the bidder shall specify the amounts of such product in an attachment to the Bid Form. If no attachment is included, the amount of recycled product in the items listed will be considered to be zero for the purpose of this bid. Metro reserves the right to reject any or all bids.**

Bidder signature \_\_\_\_\_

Print Name of Bidder \_\_\_\_\_

Print Name of Company \_\_\_\_\_

Signature \_\_\_\_\_

Print Name and Title \_\_\_\_\_

Acknowledges Receipt of Addenda No's. \_\_\_\_\_ through \_\_\_\_\_ inclusive



RFB 11-1843 Block 26 Plaza Redevelopment – Sheltered Market

600 NE Grand Ave.  
Portland, OR 97232-2736  
(503) 797-1700

# Permeable Paver Installation

## Schedule of Bid Prices (Addendum #1)

RFB # 11-1843

The Bidder, whose legal signature binding the Bidder to the bid prices indicated on these pages is found on the signature page, hereby bids as follows:

Item No.	Description	Total
1	Place and compact aggregate bedding and base system: No 8 aggregate, No. 57 aggregate, No. 2 aggregate	\$
2	Install pre-cast concrete pavers	\$
3	Install joint filler	\$
4	Mobilization	\$
5	Traffic Mitigation (if needed)	\$
	<b>TOTAL</b>	<b>\$</b>

**Note: If any of the items listed on the Bid Schedule contain recycled product (see attached), the bidder shall specify the amounts of such product in an attachment to the Bid Form. If no attachment is included, the amount of recycled product in the items listed will be considered to be zero for the purpose of this bid. Metro reserves the right to reject any or all bids.**

Bidder signature \_\_\_\_\_

Print Name of Bidder \_\_\_\_\_

Print Name of Company \_\_\_\_\_

Signature \_\_\_\_\_

Print Name and Title \_\_\_\_\_

Acknowledges Receipt of Addenda No's. \_\_\_\_\_ through \_\_\_\_\_ inclusive.



RFB 11-1844 Block 26 Plaza Redevelopment – Sheltered Market

600 NE Grand Ave.  
Portland, OR 97232-2736  
(503) 797-1700

### Sidewalk Demolition & Street Tree Removal

#### Schedule of Bid Prices (Addendum #1)

RFB # 11-1844

The Bidder, whose legal signature binding the Bidder to the bid prices indicated on these pages is found on the signature page, hereby bids as follows:

Item No.	Description	Total
1	Remove all damaged sidewalk panels, curbing and driveway approaches	\$
2	Saw cut all adjacent asphalt or concrete that is to remain in place	\$
3	Remove asphalt necessary to allow curb to be constructed	\$
4	Recycle all concrete material and steel	\$
5	Install tree protection for street trees to remain	\$
6	Remove all tree and major roots as indicated on plans	\$
7	Mobilization	\$
8	Traffic Mitigation (if needed)	\$
	<b>TOTAL</b>	<b>\$</b>

**Note: If any of the items listed on the Bid Schedule contain recycled product (see attached), the bidder shall specify the amounts of such product in an attachment to the Bid Form. If no attachment is included, the amount of recycled product in the items listed will be considered to be zero for the purpose of this bid. Metro reserves the right to reject any or all bids.**

Bidder signature \_\_\_\_\_

Print Name of Bidder \_\_\_\_\_

Print Name of Company \_\_\_\_\_

Signature \_\_\_\_\_

Print Name and Title \_\_\_\_\_

Acknowledges Receipt of Addenda No's. \_\_\_\_\_ through \_\_\_\_\_ inclusive

## Sign In Sheet – Sheltered Market – Block 26 Plaza Redevelopment Voluntary Pre-Bid Meeting

Company Name	Company Address	Company Email	State of Oregon Certification M, W, E
Bryan Green Construction	1336 NE 73 <sup>rd</sup> Street Portland OR 97213	<a href="mailto:bryangreengconstruction@gmail.com">bryangreengconstruction@gmail.com</a>	ESB
McLean Landscaping	11230 SE Freeman St Portland OR 97219	<a href="mailto:MIimmclean7@aol.com">MIimmclean7@aol.com</a>	ESB
Cindy's Concrete	PO Box 1254 Portland OR 97045	<a href="mailto:cindysconcrete@gmail.com">cindysconcrete@gmail.com</a>	WBE, MBE
Ramos Construction	4134 N Vancouver Portland OR	<a href="mailto:jonathan@rda-construction.net">jonathan@rda-construction.net</a>	MBE
Gray Bear Construction	PO Box 4369 Portland OR 97208	<a href="mailto:josh@graybearconstruction.com">josh@graybearconstruction.com</a>	MBE, ESB
Faison Construction	6226 SW 33 <sup>rd</sup> Pl Portland OR	<a href="mailto:faisoninfo@comcast.net">faisoninfo@comcast.net</a>	MBE, ESB
Amex Inc Ramos Inc	450 S Dogwood St Portland OR	<a href="mailto:jaime@amexbuilds.com">jaime@amexbuilds.com</a>	MBE, ESB
White Dog Construction	1526 NE Alberta St, #216 Portland OR 97211	<a href="mailto:scott@whitedogconstruction.com">scott@whitedogconstruction.com</a>	MBE, ESB
Green Life Construction	14008 SE Summerfield Loop Happy Valley OR 97086	<a href="mailto:greenlife@frontier.com">greenlife@frontier.com</a>	MBE, ESB
Turtle Mt Construction	530 SE Pine Portland OR	<a href="mailto:tom@sperrott.com">tom@sperrott.com</a>	
Great Kate Construction	1333 SE Clatsop St Portland OR	<a href="mailto:kathryn@greatkateconstruction.com">kathryn@greatkateconstruction.com</a>	

## Sign In Sheet – Block 26 Plaza Redevelopment Voluntary Pre-Bid Meeting

Company Name	Company Address	Company Email
Eagle-Elsner, Inc	PO Box 23294 Tigard OR	<a href="mailto:Curtis@eagle-elsner.com">Curtis@eagle-elsner.com</a>
Arellano's Construction	PO Box 2225 Wilsonville OR	
3 Kings Environmental, Inc.	PO Box 280 Battleground, WA 98604	<a href="mailto:gschmidt@3kingsinc.com">gschmidt@3kingsinc.com</a>
R & R General Contractors	9720 SW Hillman Court Suite 840 Wilsonville OR 97070	<a href="mailto:jvail@rrgcinc.net">jvail@rrgcinc.net</a>
Varin Construction	PO Box 1623 Sherwood OR 97140	<a href="mailto:ed@varinconstruction.com">ed@varinconstruction.com</a>
I & E Construction	9550 SE Clackamas Rd Clackamas OR 97015	<a href="mailto:vern@iandeconstruction.com">vern@iandeconstruction.com</a>
JP Contractors Inc	5402 NE Columbia Blvd Portland OR 97218	<a href="mailto:jpmail@jpcontractors.com">jpmail@jpcontractors.com</a>
Heil Electric	8425 SE Stark St Portland OR 97216	<a href="mailto:bram@heil-electric.com">bram@heil-electric.com</a>
Brown Contracting	PO Box 26439 Eugene OR 97402	<a href="mailto:adam@browncontracting.net">adam@browncontracting.net</a>
Champion Sweeping	PO Box 12062 Portland OR 97212	<a href="mailto:Kidtek360@aol.com">Kidtek360@aol.com</a>
3D Electrical Services	PO Box 173 Oregon City OR 97045	<a href="mailto:bill@3Delectrical.com">bill@3Delectrical.com</a>
Catworks LLC	22105 B NE 72 <sup>nd</sup> Avenue Battleground WA 98604	<a href="mailto:mike@catworks-llc.com">mike@catworks-llc.com</a>
Crestview Construction	205 SE 3 <sup>rd</sup> Ave #600 Hillsboro OR 97123	<a href="mailto:mark@crestviewconstruction.net">mark@crestviewconstruction.net</a>
Whitaker/Ellis	9400 SW Barbur Blvd Portland OR 97219	<a href="mailto:greg@whitakerellis.com">greg@whitakerellis.com</a>

PROJECT MANUAL

<u>Section</u>	<u>Title/Modification</u>
<b>03 30 00</b>	<b>Cast-in-place Concrete</b> 1.3 Quality Assurance <i>ADD:</i> D. Mock-Up: Provide mock-up for evaluation of consistent formwork, concrete coloring, texture, finishes and joints and Type 2 skate deterrent for evaluation of cast-in-place concrete seatwalls. <ol style="list-style-type: none"><li>1. Construct at least one month before start of concrete work, using materials and methods to be used in actual work.</li><li>2. Locate mock-ups on site in areas designated by Owner's Representative. Mock-up shall be 3 lineal feet of completed seatwall.</li><li>3. Retain samples of all materials used in each mock-up for comparison purposes.</li><li>4. Mock-up may remain and be utilized in the work as directed by Owner's Representative.</li><li>5. Remove mock-up when no longer required for comparison with finished work if not used as part of final paving.</li><li>6. Include all products, finishes and sealants for mockup reviews.</li><li>7. Sample mockups to be corrected, as required for final approval.</li></ol>
<b>32 84 00</b>	<b>Planting Irrigation</b> 2.1 D. Central Control Components <i>REVISE TO READ:</i> <ol style="list-style-type: none"><li>1. Provide in approved SS pedestal mounted enclosure.</li></ol> <i>ADD:</i> <ol style="list-style-type: none"><li>2. Rainbird Site Satellite with Maxicom-based central control.</li><li>3. Operates up to 16 stations minimum.</li><li>4. Site Satellite to communicate with central controller at Oregon Convention Center via cell phone or radio. No data, hardwire or fibre-optic available on site.</li></ol>