



## REQUEST FOR PROPOSALS

### PENGUIN LIFE SUPPORT SYSTEM UPGRADE Consultant Services

#### Contact Information

Oregon Zoo  
4001 S. W. Canyon Road  
Portland, OR 97221

#### Project Manager

Lee Campbell, Project Manager  
Email: [lee.campbell@oregonzoo.org](mailto:lee.campbell@oregonzoo.org)  
503-220-2794 Fax 503-226-2786

#### Procurement Contact

Melanie Briggs, Procurement Analyst  
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503-220-5718 Fax 503-220-3680

### RFP 10-1558-ZOO

Notice is hereby given that proposals for RFP 10-1558-ZOO for: **Penguin Filtration / Life Support Systems, Consultant Services** shall be received by Oregon Zoo, 4001 S.W. Canyon Road, Portland, OR 97221 until **2:00 PM on Thursday, December 3, 2009**. **It is the sole responsibility of the proposer to ensure that Metro receives the Proposal by the specified date and time. All late Proposals shall be rejected.** **PROPOSERS SHALL REVIEW ALL INSTRUCTIONS AND CONTRACT TERMS AND CONDITIONS.**



**Architectural /Engineering /Cost Estimating  
Consultant Team**

**I. INTRODUCTION**

The **Oregon Zoo**, a Division of Metro, a metropolitan service district organized under the laws of the State of Oregon and the Metro Charter, located at 600 NE Grand Avenue, Portland, OR 97232-2736, is **requesting proposals from qualified Architectural and Engineering firms (including Life Support Systems engineers) for the Penguin Filtration Life Support System Upgrade. Proposals will be due no later than 2:00 p.m., Thursday, December 3, 2009** in the Zoo's Construction / Maintenance offices at 4001 SW Canyon Rd, Portland, OR 97221, Attention: Lee Campbell, Oregon Zoo Project Manager. Details concerning the project and proposal are contained in this document.

**A Pre-Proposal Conference and site tour will be held 10:00 a.m. on Tuesday, November 10, 2009**, at the Oregon Zoo (address above). It is strongly encouraged for a representative from each team to attend this meeting. **Attendance of a consultant team member, at this meeting is worth five points in the Proposal Evaluation.**

Interested parties are asked to contact the project manager, prior to Tuesday, November 10, 2009, to verify intent to attend and to receive directions.

Enter the Gate A (Employee Entrance) and go to the Construction / Maintenance Office.

**PROVIDE A PROPOSAL FOR: 1) Schematic Design of Penguin Filtration / Life Support System 2) Design Development, including life support system, architectural, structural, electrical, civil and geotechnical elements (as necessary) 3) Construction Documents; 4) Cost Estimating; 5) City of Portland reviews associated with construction permits; 6) Bid Process support; 7) Construction Administration support, including system start-up.**

Drawings may be viewed and purchased online through Ford Graphics PlanWell. See page 26 for details.

**BACKGROUND OF PROJECT:**

The Oregon Zoo received a commitment of bond money, in 2009, for a series of projects. Objectives of the bond include **improving Zoo infrastructure and conserving water by upgrading the Penguin Exhibit aquatic life support systems.**

The **Penguin Filtration / Life Support System** represents an important step in strengthening the Zoo's commitment to conserving water while providing excellent water quality for animal husbandry and water clarity for an improved public viewing experience.

The Zoo has a long-standing commitment to wildlife conservation and education, while reinforcing its role as the region's leading destination and one our community's most valuable assets

**Inspiring our community to create a better future for wildlife - - Oregon Zoo's Mission Statement**

**PROJECT DESCRIPTION:****Existing Penguin Facility**

- The original Penguin Exhibit was built in the 1940's as an open-air exhibit. The exhibit was enclosed in the late 1960's and was retrofitted in the 1980's with the addition of filtration.
- Water from the existing pool skimmers goes to City sewer and is not re-circulated, creating excessive water use. Water is running continuously to the exhibit so that skimming of the pool occurs. Skimmer piping is undersized and cast in concrete. Remodel is required to improve the skimming system and re-circulate water to a new filter system.
- The pool holds 25,000 gallons of water and is currently dumped weekly, for water clarity. Additional filtration is needed to minimize the dumping of water to the City sewer.
- A wave machine oscillates water in the exhibit.
- Existing sand filters and pumps are in a basement mechanical room.
- The existing facility utilizes fresh water (not salt water).
- The existing water is not chilled.

**Plans of the existing facility are available per Attachment E.**

**Proposed Penguin Facility**

- The existing building and exhibit will remain, with the mechanical area expanding only as needed to accommodate new Filtration / Life Support Systems. The mechanical room can be expanded to the south of the exhibit to house a new filtration system. Pumps will remain below the water level (in the basement).
- Construction documents will detail demolition and removal of old equipment that cannot be utilized. Structural demolition and reconstruction will be detailed.
- The existing exhibit rockwork will be demolished only as necessary to modify the skimmer system. Circulation of the water in the pool will be evaluated and the skimmers modified to maximize optimal water movement (inlets on inside edge and the bottom of the pool?)
- Any aesthetic upgrade to the exhibit will be done by the Zoo, and identified as "By Owner" in the Construction Documents. This includes new rockwork that requires repair after modifications to the existing skimmer system. Significant impact to the aesthetics of the exhibit, due to system modifications, will be reviewed and approved by Zoo staff, at each phase of design.
- A new aquatic life support system will be designed:
  - An appropriate flow rate will be determined by consultants, to handle bio-load in the pool. Directional flow will be optimized.
  - Pool water turn-over will be as recommended by consultants to meet Association of Zoo and Aquarium standards.
  - It is anticipated that both sand filters and trickle filters will be utilized, as well as back-wash recovery holding tanks. Penguin molt and sedimentation will be considered with strainer baskets, skimming and drainage installed, as required.
  - Consultants will evaluate and recommend ultra-violet or ozone bacterial treatment and protein skimmers (fractionators).
  - Water chemistry parameters will be confirmed with Zoo staff.
- Process water use will be evaluated, by consultants, before and after installation of new systems, including the estimated quantity of process water directed to the sanitary sewer. Recommend metering locations and times.
- Minimal water chilling water will be designed to offset warming and to mitigate algae growth.



- The new exhibit will be fresh water (not salt water).
- The following existing systems will be evaluated for adequacy with the addition of new equipment for the water systems:
  - HVAC
    - Ventilation in the mechanical rooms
    - Air quality in animal areas (filtration, dehumidification and turn-over).
  - Electrical
  - Wave Machine

**DIRECT CONSTRUCTION BUDGET: \$ 700,000 (to be verified by consultants).**

**ATTACHMENTS:**

- A - Sample Contract
- B - Schematic Design, Design Development, Construction Document, Bid Process and Construction Administration Details
- C - Life Support System Engineers (other engineers can be proposed).
- D - Local Architects / Engineers (other consultants can be proposed).
- E - Existing Facility Drawings

**II. PROPOSED SCOPE OF WORK/SCHEDULE**

Metro is seeking proposals from qualified Architectural and Engineering firms (including Life Support Systems engineers) to perform the services described in Section 1 of this proposal. It is expected that consultants will deliver the products described below.

1. Schematic Design

- a. Provide a schematic flow diagram of the proposed aquatic life support system for the existing Penguin Exhibit.
- b. Provide a schematic layout of equipment in and around the existing exhibit and identify where architectural expansion or underground tank installation is required (if anywhere).
- c. Refer to Section VI and Attachment B for detailed requirements.

2. Design Development -

- a. Confirm the Schematic Design and make modifications, as required to meet the budget for the project. Identify life support, architectural, electrical, mechanical, structural, civil and geotechnical requirements. Identify any Zoo-Furnished equipment and responsibilities for installation. Provide the engineering, as required, to bring the project within budget.
- b. Refer to Section VI and Attachment B for detailed requirements.



3. Construction Documents:

- a. Prepare drawings and specifications required to bid the work. Evaluate constructability and staging and include requirements in the final documents. **It is necessary to minimize impact to operations of the Zoo. Construction of the project will occur during regular Zoo operations.**
- b. Refer to Section VI and Attachment B for detailed requirements.

4. Cost Estimating:

- a. Prepare three detailed Direct Construction cost estimates based on the architectural and engineering packages: 1) Schematic Design; 2) Design Development and 3) Construction Documents (post permitting, pre-bid). The architectural team shall prepare the estimate in sufficient detail to assist the Zoo in confirming the reasonable construction costs of the Project. The estimate must take into account the availability of materials and labor, and construction sequencing, scheduling and the current bid climate. The Architect shall consult with the Zoo, and target the areas of design that could reduce the overall Project cost. Include with the proposal, unit pricing for redrawing, revisions and/ or value engineering of the Project, if so directed by the Zoo.
- b. Prepare a cost estimate of annual operating / maintenance costs for the new life support system.
- c. Refer to Attachment B for detailed requirements.

5. Bid Process Support:

- a. The Architect shall assist the Zoo with respect to solicitation and obtaining bids from Contractors.
- b. Refer to Attachment B for detailed requirements.

6. City of Portland Permitting

- a. The consultant team will provide necessary support to obtain a Building Permit from the City of Portland.
- b. A Conditional Use Planning Review is not anticipated.

7. Construction Administration / Start-Up:

- a. **The Architect will assist the Zoo's Project and Construction Manager with Construction Administration.** The Zoo's Project and Construction Manager will assume a lead in the Construction Administration, but will not accept responsibility for engineering design provided by the consultant team.
- b. The Life Support System Engineer will provide start-up support for the Contractor and the Zoo, providing trouble-shooting analysis as needed, until the system functions as expected.

Refer to Attachment B for detailed requirements.

**PROPOSED SCHEDULE:**

- Consultant teams should develop a working schedule to present with this proposal. Submit a proposed project schedule for consultant work, defined in the Scope summary (above). Show work-times, reviews, revision time and completion for each of the seven (7) project elements.
- Assume consultant work will begin January 11, 2010. This date is established for the purpose of evaluation and will be adjusted based on actual Contract Start date.
- The consultant team will provide a revised design schedule, monthly, during the course of this contract.
- Microsoft Project is the proposed software to be utilized for Schedule Control.
- Anticipated bid date for construction is late Spring 2010.

**III. QUALIFICATIONS**

**Provide qualifications for:** Architectural and Engineering (Structural, Mechanical, Electrical, Civil and Environmental) and Cost Estimating Services for this proposal. Teams shall document their qualifications / experience for all team members in the following categories:

- Professionals licensed in the State of Oregon in the following disciplines: Architecture, Mechanical, Electrical, Structural, Civil, Cost Estimating.
- Public Agency work.
- Projects that include aquatic animal Life Support Systems and / or work similar to the scope described in this Request for Proposals.
- Association of Zoos and Aquariums accredited facility work.
- Engineering experience with sustainable closed-loop systems.
- Coordination of multiple design trades.
- Minority / Women and Emerging Small Business Certifications

**IV. PROJECT ADMINISTRATION****Consultant Team Administration:**

- The Lead Consultant firm shall describe proposed methodology for completing all elements of the work.
- The Lead Consultant firm shall identify a Primary Contact and support personnel for the project.
- The Lead Consultant firm shall coordinate the work of all sub-consultants to be complete within the project schedule.
- The Lead Consultant firm shall coordinate all sub-consultant drawings, evaluations and cost data into a single cohesive submittal.
- Each sub-consultant shall provide a Primary Contact and support personnel for the project.

**Zoo Team Administration:**

The Zoo's Project Team will consist of the Project Manager, the Life Support Technician and others. The Zoo's Project Manager will coordinate with other divisions of the Zoo, as required.

**V. PROPOSAL INSTRUCTIONS****A. Submission of Proposals**

One original and five copies of the sealed proposal shall be furnished to Metro, addressed to:  
The Oregon Zoo, Construction / Maintenance  
Attn. Lee Campbell  
4001 SW Canyon Road  
Portland, OR 97221-2799

**B. Proposal Deadline**

Proposals are due no later than **2:00 p.m. PST, Thursday, December 3, 2009**. Late proposals will not be considered.

**C. RFP as Basis for Proposals**

This Request for Proposals represents the most definitive statement Metro will make concerning the information upon which Proposals are to be based. Any verbal information, which is not addressed in this RFP, will not be considered by Metro in evaluating the Proposal. All questions relating to this RFP and which may warrant a written reply or amendment should be addressed via e-mail to [lee.campbell@oregonzoo.org](mailto:lee.campbell@oregonzoo.org). Any questions, which in the opinion of Metro warrant a written reply or addendum, will be furnished to all parties receiving this RFP. Metro will not respond to questions received after **2:00 p.m., Tuesday, November 12, 2009.**

**D. Information Release**

All proposers are hereby advised that Metro may solicit and secure background information based upon the information, including references, provided in response to this RFP. By submission of a proposal all proposers agree to such activity and release Metro from all claims arising from such activity.

**E. Minority, Women, and Emerging Small Business Program**

In the event that any subcontracts are to be utilized in the performance of this agreement, the Proposer's attention is directed to Metro Code provisions 2.04.100, which encourages the use of minority, women and emerging small businesses (MWESB) to the maximum extent practical. Copies of these MWESB requirements are available from the Metro Procurement Office, 600 NE Grand Avenue, Portland, OR 97232, (503) 797 1816.

**VI. PROPOSAL CONTENTS**

The proposal should contain no more than **fifty (50)** pages of written material (excluding biographies and brochures, which may be included in an appendix), describing the ability of the consultant to perform the work requested, as outlined below. The proposal should be submitted on recyclable, double-sided recycled paper (post consumer content). No waxed page dividers or non-recyclable materials should be included in the proposal.



- A. **Transmittal Letter:** Indicate who will be assigned to the project; indicate who will be project manager, and that the proposal will be valid for ninety (90) days. 2 pages (max)
- B. **Approach/Project Work Plan:** Describe how the work will be done within the given timeframe and budget. Include a proposed work plan and schedule. Refer to Sections I and II and Attachment B. 10 pages (max):
- Description of how consultants will complete the project design phases and deliverables:
    - Schematic Design
    - Design Development
    - Construction Documents
    - Bidding
  - Example of a Life Support System diagram for penguins:
    - Filtration
    - Bacterial Treatment
    - Other Equipment
    - Directional water flow
  - Description of consultant involvement during construction:
    - Supplemental Instructions
    - Requests for Information
    - Contract Management
  - Description of post-construction involvement:
    - System start-up
    - As-built drawing
  - Proposed Project Schedule
    - Propose a time-frame for each phase of the project.
    - Show activities, relationship of activities and durations.
  - Cost Estimating Plan (Per Section II)
- C. **Staffing/ Experience:** (Refer to Sections III and IV) 25 pages (max)
- Identify specific personnel assigned to major project tasks, their roles in relation to the work required, percent of their time on the project, assurance they will be active with the special qualifications they may bring to the project. Identify the specific engineers selected to do the design work for the life support elements of this project.
  - The Zoo/Metro intends to award this contract to a single firm to provide the services required. Proposals must identify a single person as project manager to work with Metro. The consultant must assure responsibility for any sub-consultant work and shall be responsible for the day-to-day direction and internal management of the consultant effort.
  - Indicate how your firm and sub-consultants meet the experience requirements listed in section III of this RFP. List projects conducted over the past five years, especially in the City of Portland, which involved services similar to the services required here. For each of these other projects, include the name of the customer contact person, his/her title, role on the project, and telephone number. Identify persons on the proposed project team who worked on each of the other projects listed, and their respective roles. Include resumes of individuals proposed for this contract.

**D. Diversity in Employment and Contracting**

- Provide a percentage breakdown of Minority, Women, or Emerging Small Business firms that will be used on the project.
- Provide a description of your firm's experience in promoting participation on the part of MWESB firms as contractors, consultants, or suppliers. Describe innovative or successful measures your firm has employed on prior projects and how MWESB firms will be used on this project.
- Include certification numbers for MBE, WBE, or ESB certifications by prime contractor and any subcontractors or suppliers.
- Provide a description of your policies, practices and plans to employ and maintain a diverse workforce.

**E. Cost/Budget: 5 pages (max)**

- Present the proposed cost of the consultant services for each phase of work for this project, with a total **Not-to-Exceed** fee, including total personnel expenditures, support services, and sub-consultant fees. Requested expenses should also be listed. List hourly rates for personnel assigned to the project.
- Provide a blended, daily unit price for the team – for an 8 hour day.

**F. Exceptions and Comments: To facilitate evaluation of proposals, all responding firms will adhere to the format outlined within this RFP. Firms wishing to take exception to, or comment on, any specified criteria within this RFP are encouraged to document their concerns in this part of their proposal. Exceptions or comments should be succinct, thorough and organized. 5 pages (max)****VII. GENERAL PROPOSAL/CONTRACT CONDITIONS**

- A. **Limitation and Award**: This RFP does not commit Metro to the award of a contract, nor to pay any costs incurred in the preparation and submission of proposals in anticipation of a contract. Metro reserves the right to waive minor irregularities, accept or reject any or all proposals received as the result of this request, negotiate with all qualified sources, or to cancel all or part of this RFP.
- B. **Billing Procedures**: Proposers are informed that the billing procedures of the selected firm are subject to the review and prior approval of Metro before reimbursement of services can occur. Contractor's invoices shall include an itemized statement of the work done during the billing period, and will not be submitted more frequently than once a month. Metro shall pay Contractor within 30 days of receipt of an approved invoice.
- C. **Validity Period and Authority**: The proposal shall be considered valid for a period of at least ninety (90) days and shall contain a statement to that effect. The proposal shall contain the name, title, address, and telephone number of an individual or individuals with authority to bind any company contacted during the period in which Metro is evaluating the proposal.
- D. **Conflict of Interest**: A Proposer filing a proposal thereby certifies that no officer, agent, or employee of Metro or Metro has a pecuniary interest in this proposal or has participated in contract negotiations



on behalf of Metro; that the proposal is made in good faith without fraud, collusion, or connection of any kind with any other Proposer for the same call for proposals; the Proposer is competing solely in its own behalf without connection with, or obligation to, any undisclosed person or firm.

- E. **Equal Employment and Nondiscrimination Clause:** Metro and its contractors will not discriminate against any person(s), employee or applicant for employment based on race, creed, color, national origin, sex, sexual orientation, age, religion, physical handicap, political affiliation or marital status. Metro fully complies with Title VI of the Civil Rights Act of 1964 and related statutes and regulations in all programs and activities. For more information, or to obtain a Title VI Complaint Form, see [www.metro-region.org](http://www.metro-region.org) or call (503) 797-1536.
- F. **Appeal of Contract Award:** Aggrieved proposers who wish to appeal the award of this contract must do so in writing within seven (7) days of issuance of the notice of intent to award by Metro. Appeals must be submitted to Darin Matthews, Procurement Officer, 600 NE Grand, Portland, Oregon 97232 and must state the specific deviation of rule or statute in the contract award. Metro will issue a written response to the appeal in a timely manner.

## VIII. EVALUATION OF PROPOSALS

An Evaluation Committee consisting of not less than four (4) knowledgeable individuals ("Evaluators") shall evaluate the proposals. Working independently with copies of the written proposals, the Evaluators will assign scores to each proposal for each of the categories described under Evaluation Criteria (below). The four (4) categories and the highest possible score for each are outlined on the next page.

For each proposal, the total score from each Evaluator shall be computed; this figure will be added to that proposal's scores from the other Evaluators, giving the full "Evaluation Score" for each written proposal.

METRO may choose to add a second step to the evaluation process. If, at the conclusion of evaluation of the written proposals, it is determined to be in the best interests of METRO, oral evaluations will also be conducted. The top-scoring Proposers, not more than three (3), shall be invited to the oral interview. The same criteria used to evaluate the written responses will be used to evaluate the finalists during the oral evaluations. No additions, deletions or substitutions may be made to proposals during the oral evaluations that cannot be viewed as clarification.

After the oral evaluation, each evaluator will independently assign a score to each evaluation criterion and the criteria scores for the oral evaluation will be summed. The oral evaluation scores and the written evaluation scores will be summed resulting in a final score. The award will be given to the proposal having the highest final score.

- A. Proposals received that conform to the proposal instructions will be evaluated. The evaluation will take place using the evaluation criteria identified in the following section. Interviews may be requested prior to final selection of one firm.
- B. **Evaluation Criteria:** This section provides a description of the criteria, which will be used in the evaluation of the proposals submitted to accomplish the work defined in the RFP.

# **PENGUIN FILTRATION / LIFE SUPPORT SYSTEM**



**METRO**

## **REQUEST FOR PROPOSALS RFP 10-1558-ZOO**

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

### **PERCENTAGE OF TOTAL SCORE** (refer to Section VI, for details to be included in the proposal):

#### **Project Work Plan/Approach**

##### **Demonstration of understanding of the project objectives & methodology:**

Description of the project design phases, and the consultant team deliverables for each phase	10
Example of Life Support System flow diagram.	10
Description of how consultant team will support Construction.	6
Description of post-construction system commissioning / start-up.	6

**Schedule reflecting phases of the project, from Schematic Design to Completion** **8**

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**40**

#### **Project Staffing & Experience**

Percentage breakdown of proposed consultant involvement.	14
Description of how the team will work together.	8
Relevant resume information for each consultant (Qualifications, Section III), including similar work	8

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**30**

#### **Diversity in Employment and Contracting**

<b>Percentage breakdown of Minority, Women, or Emerging Small Business used on the project</b>	<b>4</b>
Description of your firm's experience in promoting participation on the part of MWESB firms	2
Certification numbers for MBE, WBE or ESB consultants	2
Description of policies, practices and plans to employ and maintain a diverse workforce.	2

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**10**

#### **Budget/Cost Proposal**

Cost proposal for each phase of work with a total <u>Not-to-Exceed Proposal</u>	10
Provide a blended average unit price for each day (8 hours) of work for the team	5

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**15**

#### **Attendance at Pre-Proposal Conference**

**5**

### **TOTAL POINTS**

**100**

## **IX. NOTICE TO ALL PROPOSERS -- STANDARD AGREEMENT**

The attached personal services agreement is a standard agreement approved for use by the Office of Metro Attorney. This is the contract the successful team will enter into with Metro; it is included for your review prior to submitting a proposal.



**Attachment A**

**SAMPLE PERSONAL SERVICES AGREEMENT**

Contract # \_\_\_\_\_

THIS AGREEMENT is between Metro, a metropolitan service district organized under the laws of the State of Oregon and the Metro Charter, located at 600 N.E. Grand Avenue, Portland, OR 97232-2736, and \_\_\_\_\_, referred to herein as "Contractor," located at \_\_\_\_\_.

In exchange for the promises and other consideration set forth below, the parties agree as follows:

1. **Duration.** This personal services agreement shall be effective \_\_\_\_\_ and shall remain in effect until and including \_\_\_\_\_, unless terminated or extended as provided in this Agreement.
2. **Scope of Work.** Contractor shall provide all services and materials specified in the attached "Exhibit A -- Scope of Work," which is incorporated into this Agreement by reference. All services and materials shall be provided by Contractor in accordance with the Scope of Work, in a competent and professional manner. To the extent that the Scope of Work contains additional contract provisions or waives any provision in the body of this Agreement, the Scope of Work shall control.
3. **Payment.** Metro shall pay Contractor for services performed and materials delivered in the amount(s), manner and at the time(s) specified in the Scope of Work for a maximum sum not to exceed \_\_\_\_\_ AND \_\_\_\_\_/100THS DOLLARS (\$ \_\_\_\_\_).

1. **Insurance.**

- a. Contractor shall purchase and maintain at the Contractor's expense, the following types of insurance, covering the Contractor, its employees, and agents:
  - (1) Broad form comprehensive general liability insurance covering bodily injury and property damage, with automatic coverage for premises, operations, and product liability, shall be a minimum of \$1,000,000 per occurrence. The policy must be endorsed with contractual liability coverage; and
  - (2) automobile bodily injury and property damage liability insurance coverage shall be a minimum of 1,000,000 per occurrence.
- b. Metro, its elected officials, departments, employees, and agents shall be named as ADDITIONAL INSUREDS. Notice of any material change or policy cancellation shall be provided to Metro 30 days prior to the change or cancellation.
- c. Contractor, its subcontractors, if any, and all employers working under this Agreement that are subject employers under the Oregon Workers' Compensation Law shall comply with ORS 656.017, which requires them to provide Workers' Compensation coverage for all their subject workers. Contractor shall provide Metro with certification of Workers' Compensation insurance including employer's liability. If Contractor has no employees and will perform the work without the assistance of others, a certificate to that effect may be attached, as Exhibit B, in lieu of the certificate showing current Workers' Compensation.
- d. If required by the Scope of Work, Contractor shall maintain for the duration of this Agreement professional liability insurance covering personal injury and property damage arising from errors, omissions, or malpractice. Coverage shall be in the minimum amount of \$500,000. Contractor shall provide to Metro a certificate of this insurance, and 30 days' advance notice of material change or cancellation.



e. Contractor shall provide Metro with a Certificate of Insurance complying with this article, and naming Metro as an additional insured within fifteen (15) days of execution of this contract, or twenty-four (24) hours before services under this contract commence, whichever date is earlier.

2. Indemnification. Contractor shall indemnify and hold Metro, its agents, employees and elected officials harmless from any and all claims, demands, damages, actions, losses and expenses, including attorney's fees, arising out of or in any way connected with its performance of this Agreement, or with any patent infringement or copyright claims arising out of the use of Contractor's designs or other materials by Metro and for any claims or disputes involving subcontractors.

6. Ownership of Documents and Maintenance of Records. Unless otherwise provided herein, all documents, instruments and media of any nature produced by Contractor pursuant to this agreement are Work Products and are the property of Metro, including but not limited to: drawings, specifications, reports, scientific or theoretical modeling, electronic media, computer software created or altered specifically for the purpose of completing the Scope of Work, works of art and photographs. Unless otherwise provided herein, upon Metro request, Contractor shall promptly provide Metro with an electronic version of all Work Products that have been produced or recorded in electronic media. Metro and Contractor agree that all work Products are works made for hire and Contractor hereby conveys, transfers, and grants to Metro all rights of reproduction and the copyright to all such Work Products.

a. Contractor and subcontractors shall maintain all fiscal records relating to such contracts in accordance with generally accepted accounting principles. In addition, Contractor and subcontractors shall maintain any other records necessary to clearly document:

- (1) The performance of the contractor, including but not limited to the contractor's compliance with contract plans and specifications, compliance with fair contracting and employment programs, compliance with Oregon law on the payment of wages and accelerated payment provisions; and compliance with any and all requirements imposed on the contractor or subcontractor under the terms of the contract or subcontract;
- (2) Any claims arising from or relating to the performance of the contractor or subcontractor under a public contract;
- (3) Any cost and pricing data relating to the contract; and
- (4) Payments made to all suppliers and subcontractors.

b. Contractor and subcontractors shall maintain records for the longer period of (a.) six years from the date of final completion of the contract to which the records relate or (b.) until the conclusion of any audit, controversy or litigation arising out of or related to the contract.

c. Contractor and subcontractors shall make records available to Metro and its authorized representatives, including but not limited to the staff of any Metro department and the staff of the Metro Auditor, within the boundaries of the Metro region, at reasonable times and places regardless of whether litigation has been filed on any claims. If the records are not made available within the boundaries of Metro, the Contractor or subcontractor agrees to bear all of the costs for Metro employees, and any necessary consultants hired by Metro, including but not limited to the costs of travel, per diem sums, salary, and any other expenses that Metro incurs, in sending its employees or consultants to examine, audit, inspect, and copy those records. If the Contractor elects to have such records outside these boundaries, the costs paid by the Contractor to Metro for inspection, auditing, examining and copying those records shall not be recoverable costs in any legal proceeding.

d. Contractor and subcontractors authorize and permit Metro and its authorized representatives, including but not limited to the staff of any Metro department and the staff of the Metro Auditor, to inspect, examine, copy and audit the books and records of Contractor or subcontractor, including tax returns, financial statements, other financial documents and any documents that may be placed in escrow according to any contract requirements. Metro shall keep any such documents confidential to the extent permitted by Oregon law, subject to the provisions of section E.

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

e. Contractor and subcontractors agree to disclose the records requested by Metro and agree to the admission of such records as evidence in any proceeding between Metro and the Contractor or subcontractor, including, but not limited to, a court proceeding, arbitration, mediation or other alternative dispute resolution process.

f. Contractor and subcontractors agree that in the event such records disclose that Metro is owed any sum of money or establish that any portion of any claim made against Metro is not warranted, the Contractor or subcontractor shall pay all costs incurred by Metro in conducting the audit and inspection. Such costs may be withheld from any sum that is due or that becomes due from Metro.

g. Failure of the Contractor or subcontractor to keep or disclose records as required by this document or any solicitation document may result in debarment as a bidder or proposer for future Metro contracts as provided in ORS 279B.130 and Metro Code Section 2.04.070(c), or may result in a finding that the Contractor or subcontractor is not a responsible bidder or proposer as provided in ORS 279B.110 and Metro Code Section 2.04.052.

7. Project Information. Contractor shall share all project information and fully cooperate with Metro, informing Metro of all aspects of the project including actual or potential problems or defects. Contractor shall abstain from releasing any information or project news without the prior and specific written approval of Metro.

8. Independent Contractor Status. Contractor shall be an independent contractor for all purposes and shall be entitled only to the compensation provided for in this Agreement. Under no circumstances shall Contractor be considered an employee of Metro. Contractor shall provide all tools or equipment necessary to carry out this Agreement, and shall exercise complete control in achieving the results specified in the Scope of Work. Contractor is solely responsible for its performance under this Agreement and the quality of its work; for obtaining and maintaining all licenses and certifications necessary to carry out this Agreement; for payment of any fees, taxes, royalties, or other expenses necessary to complete the work except as otherwise specified in the Scope of Work; and for meeting all other requirements of law in carrying out this Agreement. Contractor shall identify and certify tax status and identification number through execution of IRS form W-9 prior to submitting any request for payment to Metro.

9. Right to Withhold Payments. Metro shall have the right to withhold from payments due to Contractor such sums as necessary, in Metro's sole opinion, to protect Metro against any loss, damage, or claim which may result from Contractor's performance or failure to perform under this Agreement or the failure of Contractor to make proper payment to any suppliers or subcontractors.

10. State and Federal Law Constraints. Both parties shall comply with the public contracting provisions of ORS chapters 279A, 279B and 279C, and the recycling provisions of ORS 279B.025 to the extent those provisions apply to this Agreement. All such provisions required to be included in this Agreement are incorporated herein by reference. Contractor shall comply with all applicable requirements of federal and state civil rights and rehabilitation statutes, rules and regulations including those of the Americans with Disabilities Act.

11. Sites. The situs of this Agreement is Portland, Oregon. Any litigation over this agreement shall be governed by the laws of the State of Oregon and shall be conducted in the Circuit Court of the state of Oregon for Multnomah County, or, if jurisdiction is proper, in the U.S. District Court for the District of Oregon.

12. Assignment. This Agreement is binding on each party, its successors, assigns, and legal representatives and may not, under any circumstance, be assigned or transferred by either party.

13. Termination. This Agreement may be terminated by mutual consent of the parties. In addition, Metro may terminate this Agreement by giving Contractor seven days prior written notice of intent to terminate, without waiving any claims or remedies it may have against Contractor. Termination shall not excuse payment for expenses properly incurred prior to notice of termination, but neither party shall be liable for indirect or consequential damages arising from termination under this section.

**PENGUIN FILTRATION / LIFE SUPPORT SYSTEM**



**METRO**

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14. No Waiver of Claims. The failure to enforce any provision of this Agreement shall not constitute a waiver by Metro of that or any other provision.

15. Modification. Notwithstanding and succeeding any and all prior agreement(s) or practice(s), this Agreement constitutes the entire Agreement between the parties, and may only be expressly modified in writing(s), signed by both parties.

METRO

By \_\_\_\_\_

By \_\_\_\_\_

Title \_\_\_\_\_

Title \_\_\_\_\_

Date \_\_\_\_\_

Date \_\_\_\_\_

**Attachment B****SCOPE DETAILS****A. SCHEMATIC DESIGN OF AQUATIC LIFE SUPPORT SYSTEM**

1. In the Schematic Design phase, the Architect and the Life Support System Engineer shall provide (as described in Section 1):
  - Diagrammatic design of the Life Support System, confirming system parameters.
  - Schematic Equipment layout, identifying necessary expansion and demolition of the existing building.
  - Identification of architectural and engineering requirements for the project (structural, electrical, mechanical, civil, life support).
  - Evaluation of existing water use vs. project water use after project is implemented.
  - Evaluation of the adequacy of these existing systems: HVAC, electrical, water temperature, wave machine.
  - Cost Estimate

**B. DESIGN DEVELOPMENT SERVICES**

1. In the Design Development Stage, the Architect shall assist the Zoo with development of the plans, defined by the approved Schematic Design Documents (including approved Life Support System) and Approved Budget. For approval by the Zoo/Metro the Design Development Documents will consist of Drawings and Specifications and other documents to fix and describe the size and character of the entire project, including architectural, structural, mechanical, electrical systems, life safety, energy management, and alternative energy systems and such other elements as may be appropriate. Consideration shall be given to availability of materials, equipment and labor, construction sequencing and scheduling, economic analysis of construction and operations, user safety and maintenance requirements, and energy conservation.
2. Based upon the approved Schematic Design (including approved Life Support System), the Architect shall prepare the documents for this Design Development Phase according to the following guidelines:
  - a. Architectural design documentation services consisting of continued development and expansion of architectural Schematic Design Documents to establish the final scope, relationships, forms, size and appearance of the project through:
    - (1) Plans, sections and elevations.
    - (2) Typical construction details.
    - (3) Fenestration, building enclosure.
    - (4) Character and quality of project elements.
    - (5) Preliminary color/material palette.
    - (6) Final materials selections.
    - (7) Equipment layouts



- (8) Building cross sections with floor to floor heights indicated.
  - b. Structural design documentation services consisting of continued development of the specific structural system(s) and Schematic Design Documents in sufficient detail to establish:
    - (1) Basic structural system and dimensions.
    - (2) Final structural design criteria.
    - (3) Foundation design criteria.
    - (4) Sizing of major structural components.
    - (5) Critical coordination clearances.
    - (6) Drawings and Specifications and materials lists.
    - (7) Typical sections.
  - c. Life Support engineer will detail all aspects of the water filtration and life support system.
  - d. Mechanical design documentation services as required for appropriate filtration and ventilation of the Exhibit space.
  - e. Electrical design documentation services consisting of continued development and expansion of electrical Schematic Design Documents and development of Drawings and Specifications and materials lists to establish:
    - (1) Criteria for lighting and control systems.
    - (2) Sizes and capacities of equipment major components.
    - (3) Equipment layouts.
    - (4) Required space for equipment.
    - (5) Required chases and clearances.
    - (6) Riser diagrams.
    - (7) Energy conservation measures related to lighting and other potentials.
  - f. Civil design documentation services consisting of Design Documents and development of Drawings and Specifications and materials lists to establish (as necessary):
    - (1) Site plans showing buildings and exhibits, paving, sidewalks, curbs, walkways, driveways, landscaped areas, retaining walls, service areas and special features.
    - (2) Plan showing existing grades – data provided by Zoo
    - (3) Stormwater System - Site drainage layout and location of utilities and points from which services will be run to the building.
    - (4) Sanitary Sewer System
    - (5) Domestic Water System
    - (6) Underground installations.
3. At approximately one-half of completion of the Design Development Phase, the Architect shall conduct a review of the design process with the Zoo to ascertain that the Design Development Documents are on schedule and addressing the Zoo's program requirements.
  4. Architect, as part of its production of the Design Development Documents, shall develop and refine as a single integrated document a written description of the criteria and standards to be incorporated into the



final Construction Documents, where such design has not been explicitly defined in the Design Development Documents.

5. During the course of this phase, Architect shall prepare evaluations of building and exhibit materials and systems for the purpose of comparing construction costs, operating costs and short- and long-term benefits, i.e., value engineering/life-cycle analysis.
6. Architect shall prepare, as part of Design Development, a Project Cost Estimate in sufficient detail to assist Zoo in determining the reasonable construction costs of the Project. The estimate must take into account the availability of materials and labor, and construction sequencing and scheduling. If said estimate exceeds the "Approved Design Budget," the Architect shall, at the Architect's expense, redraw, revise and/ or value engineer the Project, if so directed by the Zoo, so that said estimate does not exceed the "Approved Design Budget" as adjusted by Zoo. If Zoo concludes that Architect's budget is inaccurate, program adjustments and/or alternates shall be prepared.

**Consultants will also prepare an estimate of the annual operating / maintenance costs of the new life support system.**

7. Architect shall coordinate its work with the work of the Zoo's separate contracts for this Project. Architect shall consult the City of Portland as required to obtain the building permit(s). Architect shall also prepare written and graphic explanatory materials and appear as may be required on Zoo's behalf at all agency meetings.
8. Architect shall conduct informal meetings with City Planning staff to solicit and receive their comments with respect to the Project and the Amendment to the 1997 Conditional Use Master Plan.
9. At the end of the Design Development Phase, the Architect shall present for approval, by the Zoo, the Design Development Drawings and other documents as may be appropriate. In addition, Architect shall prepare and deliver to Zoo two final colored renderings, depicting views selected by the Zoo.
10. Architect shall provide seven (7) sets of copies of all final drawings and written material.

**C. CONSTRUCTION DOCUMENTS SERVICES**

1. Based upon the approved Design Development, the Architect shall prepare for approval by the Zoo, Construction Documents based on the approved Design Development Documents.
2. Architect shall ascertain, consistent with professional A.I.A. standards, that the Construction Documents are complete, accurate and coordinated between the architectural work and the work of the engineering and other involved disciplines for the Project; and that the contents of the drawings and specifications are internally consistent and consistent with the end of the Design Development Phase concurred in by Zoo.

When Zoo determines that revisions, amendments or supplementary documents are required because of a mistake on the part of Architect, Architect shall prepare them at no expense to Zoo.

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3. The Architect shall present Construction Documents at 85 percent and final stages for Zoo's review and comment. The Architect shall provide evaluation of budget, schedule and response to program and design objectives at each stage.
4. The Architect shall advise the Zoo of any recommended adjustments to the Project's "Approved Design Budget" indicated by changes in Project scope requirements or general market conditions.
5. The Architect shall provide an independent estimate based on the 85 percent Construction Document Stage. If the Architect's estimate exceeds the "Approved Design Budget," the Architect shall, at the Architect's expense, redraw, revise and/or value engineer the Project, if so directed by the Zoo, so that the estimate is within the "Approved Design Budget". If Zoo concludes that Architect's budget is inaccurate, program adjustments and/or alternates shall be prepared.
6. The Architect shall assist the Zoo in connection with the Zoo's responsibility for filing documents required for the approval of governmental authorities having jurisdiction over the Project.
7. The Architect shall conduct informal meetings with City Planning staff to solicit and receive their comments with respect to the Project and the 1997 Conditional use Master plan amendment process
8. The Architect shall attend governing agency meetings with the Zoo as required to assist the Zoo in obtaining guidelines for the Project from regulatory agencies having approval jurisdiction.
9. The Architect shall prepare written and graphic materials as may be required from time to time for Zoo to obtain necessary uses, appeals, site and other governmental permits and approvals.
10. Architect shall, as part of the development of Division F of the Specifications, assist the Zoo in preparing a Project Procedures Manual outlining all procedures to be followed for the processing, change orders, reporting, and control of all shop drawings, transmittals, submittals, substitutions, catalogs, project reports, field orders, test reports, inspections, maintenance manuals, and other construction documentation. The Architect is responsible for all RFI, ASI and shall answer them as previously described in this document.
11. Architect shall prepare a complete set of signed reproducible Construction Documents and Specifications as the deliverable work product of this phase and suitable for use as bidding documents.
12. Architect shall prepare upon completion of Construction Documents Phase, an assessment of the estimated cost of construction based upon these final documents as compared to those documents used for the 85 percent construction document phase estimate. Assessment will provide Zoo with the Architect's assessment of the anticipated lowest responsible general contract bid versus the "Approved Design Budget" prior to the Zoo's decision to go out for construction bids.
13. The Architect shall provide final selection and obtain approval, by Zoo, of colors and materials.
14. The Architect shall provide presentation services for presentations of Construction Documents for final approval, by Zoo, prior to bidding.

**D. BIDDING PHASE**

1. The Architect shall assist the Zoo with respect to the following matters regarding solicitation and obtaining bids from Trade Contractors:
  - a. Assisting Zoo in conducting pre-bid conferences with prospective bidders to familiarize bidders with the bidding documents and management techniques and with any special systems, materials or methods called for by the documents.
  - b. Answering questions and evaluating substitution requests and issuing bid document addenda.
2. Architect shall assist Zoo with the preparation of all bid packages including alternates if required, General Conditions, Instructions to Bidders, bidding forms and other similar documents. Zoo shall advertise, issue addenda, and print and distribute plans and specifications for bid.
3. Architect shall assist in Zoo's review and analysis of low bid and participate in pre-award conferences with the successful bidder to discuss procedures and applicable regulations.
4. If addenda are issued during the bidding phase and/or changes are made prior to execution of the construction contract for any respective bid package, such drawings and specifications as require revisions shall be conformed to the required construction condition and re-issued by Architect as part of a complete reproducible set of Conformed Construction Documents.
5. In the event that the lowest responsible bid shall exceed the " Approved Design Budget," as contained in Construction Documents and accepted by Zoo by more than five percent (5%), Architect shall, at Architect's expense, redraw and revise the plans and specifications, if so directed by Zoo, so that a responsible bid within said " Approved Design Budget" may be obtained either by formal re-bidding or negotiation.

**E. CONSTRUCTION PHASE**

**The Architect will assist the Zoo's Project Manager with Construction Administration (as defined by the following tasks).** The Zoos' Project Managers will assume a lead in the Construction Administration, but will not accept responsibility for engineering design provided by the Architect.

1. The Construction Phase will commence with the award of the first contract for construction and, together with Architect's obligation to provide Basic Services under this Agreement, will terminate when final payment to the Contractors is due, or in absence of a final Certificate of Payment or of such due date, sixty (60) days after the Date of Substantial Completion of the work, or beneficial occupancy, whichever occurs first.
2. Architect shall meet with, advise, and consult with the Zoo and Contractors, as needed, to review design compliance, respond to RFI requests in a most timely manner, monitor workmanship, and acceptability of the Contractor's performance and final product.
3. Architect shall assist in the administration of the construction contracts as set forth in the General Conditions. Architect shall meet with and advise Zoo as requested to facilitate prompt, economical and satisfactory completion of construction.

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4. Instruction by Architect to the Contractors shall be forwarded through the Zoo as an ASI, except as may be required in the event of an emergency. Architect shall have authority to act on behalf of Zoo only the extent provided in the Contract Documents unless otherwise modified in writing by Zoo.
5. Architect shall assist Zoo in conducting pre-construction and progress meetings at which Zoo, Architect, and the Contractor(s) will discuss jointly such matters as procedure, progress, problems and scheduling.
6. Architect shall inform Zoo in writing of any meetings and discussions with the Contractor or subcontractors that result in decisions or actions by the Architect which affect the Project.
7. Architect shall not have control or charge of and shall not be responsible for construction means, methods, techniques, sequences or procedures or for safety precautions and programs in connection with the work, for any other persons performing any of the work, or for the failure of any of them to carry out the work in accordance with the Contract Documents.
8. Architect shall at all times have access to the work. He shall visit the site as necessary during the construction phase, to become generally familiar with the progress and quality of the work and to determine in general if the work is proceeding in conformity with the Contract Documents. However, Architect shall not be required to make exhaustive or continuous on-site inspections to check the quality or quantity of the work. He shall prepare and submit to Zoo a written report detailing his observations at each visit to the Project site. On the basis of such on-site observations as an architect, Architect shall keep Zoo informed of the progress and quality of the work and shall advise Zoo if the work in general is not proceeding in conformance with the Contract Documents. Architect shall endeavor to guard Zoo against defects and deficiencies in the work of the Contractor.
9. Architect shall be the interpreter of the requirements of the Contract Documents as regards the compliance and workmanship in accordance with the design documents. Architect shall render interpretations necessary for the proper execution or progress of the work upon written request of Zoo. Unless a longer period is agreed to by Zoo, Architect shall render written decisions, within five (5) working days of receipt thereof, on all claims, disputes and other matters in question between Zoo and the Contractor relating to the compliance with design of the work or the interpretation of the Contract Documents.
10. Interpretations and decisions of Architect shall be provided to Zoo within five (5) working. Days of Architect's receipt of the requests for information (RFI), interpretations or decisions relating to compliance with the intent of the construction documents. When a period of greater than five (5) working days is required to resolve such matters, Architect shall nonetheless indicate in writing within five (5) days the effort and time required and shall confer with Zoo as relates to the priority of such information. The information provided by Architect shall be consistent with the intent of and reasonably inferable from the Contract Documents and shall be in written and/or graphic form.
11. Architect shall notify the Zoo of any work which he observes does not conform to the Contract Documents and, upon instruction from the Zoo, may reject such work on the Zoo's behalf.
12. Architect shall establish and implement procedures for expediting the processing, review and acceptance of shop drawings and samples.
13. In accordance with professional practice, Architect shall review and note any exceptions or errors, or take other appropriate action, on the Contractor's submittals such as shop drawings, product data,



samples, or other written or graphic material for conformance with the design concept of the work. Such review shall include whether or not the Contractor(s) has conformed with the Project design concept and with the Construction Documents. Such action shall be taken by Architect and its consultants consistent with the scheduling and progress of the Project and within the priority assigned to the requirement for such information by Contractor(s) or Zoo. All submittals by the Contractor(s) and their return by Architect shall be routed through Zoo. Architect's approval of a specific item shall not indicate approval of an assembly of which the item is a component. Architect shall endeavor to protect Zoo against defects, discrepancies, and deficiencies in such submittals of which Architect is aware or of which Architect in the exercise of reasonable care and through its development of the Construction Documents should be aware.

Architect's review will not relieve Contractor(s) of any of its obligations under the Contract Documents.

14. Architect shall, **with the Zoo staff's input**, carefully review the Contractor's written requests for substitutions for specific products, materials, equipment, or systems, and other departures from the Construction Documents. Architect shall promptly complete its review so as to not unnecessarily disrupt the orderly progress of the work as represented by the current construction schedule maintained by Contractor. Architect shall provide to Zoo a written response on the subject request, with a recommendation for its disposition and the reasons therefore.
15. Architect shall prepare Drawings, Specifications and supporting data and provide other services in connection with a Change Order to the extent that the Change Order is to remedy a deficiency or to clarify the Drawings and Specifications. This additional information shall be issued as a part of a complete reproducible set of Conformed Construction Documents.
16. Based on Architect's observations and evaluations of the Contractor's Applications for Payment, the Architect shall, **with the Zoo staff's input**, review and certify the amounts due to the Contractor. The Architect's certification for payment shall constitute a representation to the Zoo, based on the Architect's observations at the site and on the data comprising the Contractor's Application for Payment that, to the best of the Architect's knowledge, information and belief the Work has progressed to the point indicated and the quality of Work is in accordance with the Contract Documents. The foregoing representations are subject to an evaluation of the Work for conformance with the Contract Documents upon Substantial Completion, to results of subsequent tests and inspections, to minor deviations from the Contract Documents correctable prior to completion and to specific qualifications expressed by the Architect.
17. Architect shall review the work to determine, in consultation with the Zoo, the occurrence of the Date of Substantial Completion of a portion of the work done by the Contractor(s) and the date upon which such portion is finally completed. The Architect shall also determine, in consultation with the Zoo, the occurrence of the Date of Substantial Completion of all portions of the work and the date of final completion of the work. The Architect shall, based on his observations and investigation, compile a list of incomplete and unsatisfactory items to be forwarded to the Zoo who shall obtain from Contractor a schedule for their completion. The Architect shall review written warranties, as-builds, operation and maintenance manuals and related documents required by the Contract Documents as assembled by the Contractor.
18. Architect shall review the testing and inspection reports of independent testing agencies, and make written recommendations to Zoo as the evaluation of the report data dictates.



19. Architect shall review and become knowledgeable with the Contractor's construction schedule as accepted by Zoo. Its reviews, approvals, investigations, clarifications, interpretations and all other activities needed shall be carried out in a prompt manner so as not to delay the Project in any way except if authorized in advance in writing by Zoo.
20. Architect in conjunction with the Life Support engineer shall provide testing, water quality, load trending, commissioning, and balancing criteria for all equipment and systems and shall review testing and balancing reports and advise Zoo whether the equipment and systems meet design criteria. If systems and equipment do not meet design criteria, Architect and the Engineer shall advise Zoo of appropriate remedial action to be taken by Contractor.
21. Architect's mechanical, electrical and specialty engineers and designers in conjunction with the Contractor's specified training sessions, will conduct a walk-through seminar of appropriate length and detail to explain to Zoo personnel the specific operation of equipment and systems and assist in building and exhibit start-up.
22. Architect shall advise Zoo of changes in applicable codes and regulations that have taken place after the Building Permit is issued as the Architect becomes aware of them.
23. The extent of the duties, responsibilities and limitations of authority of the Architect as a representative of the Zoo during construction shall not be modified or extended without written consent of the Zoo.

**F. POST -CONSTRUCTION PHASE**

Based on information provided by the Contractor, the Architect shall provide the Zoo with reproducible full-size record (as-built) drawings and/or specifications. In addition, Architect shall provide to Zoo as-built drawings on AutoCAD. The final record drawings, specifications and CAD discs shall be delivered to Zoo within sixty (60) calendar days after receipt of all necessary written information.



**Attachment C**

**Life Support System Consultants**

The following list of Life Support System consultants is not intended to be exclusive (other firms may be proposed), but is included to assist Architects with indentifying firms that may be interested in collaborating on the project:

**Aquatic Environments, Inc.**

Woburn, MA  
Thruston Wright, (781) 935-8877  
[aquaticiss@aol.com](mailto:aquaticiss@aol.com)

**Wright Water Engineers, Inc.**

Denver, CO 80211  
Wayne Lorenz, (303) 480-1700  
[wlorenz@wrightwater.com](mailto:wlorenz@wrightwater.com)

**AREA / Aquaticas Construction**

Homestead, FL  
Jason Mulvihill, (305) 248-4205  
[info@areainc.com](mailto:info@areainc.com)

**Emperor Aquatics, Inc.**

Charlotte, NC  
Dan Dycha, (704) 910-0827  
[ddcha@emperoraquatics.com](mailto:ddcha@emperoraquatics.com)

**MWH Americas, Inc.**

San Diego, CA; Boston, MA; Portland, OR  
Joseph Arlotto, (858) 751-1258 ; Senior Aquatic Engineer  
[Arlotto@mwhglobal.com](mailto:Arlotto@mwhglobal.com)  
Christopher E. Eccles, (858)-751-1220  
[Eccles@mwhglobal.com](mailto:Eccles@mwhglobal.com)  
Emerson Olander, (617) 314-7156  
[olander@mwhglobal.com](mailto:olander@mwhglobal.com)

**T.A. Maranda Consultants, Inc.**

Blaine, WA  
Ted Maranda, (360) 371-3107  
[MarandaTed@aol.com](mailto:MarandaTed@aol.com)

**TJP Engineering**

Imperial Beach, CA  
Terri Johnson, (619) 423-8700, x 111  
[tjohnson@tjpengeering.com](mailto:tjohnson@tjpengeering.com)  
Robert Satchell, (619) 423-8700 x 216  
[rsatchell@tjpengeering.com](mailto:rsatchell@tjpengeering.com)



**Attachment D**

**Architects / Engineers**

The following list of consultants is not intended to be exclusive (other firms may be proposed), but is included to assist in identifying firms that may be interested in collaborating on the project:

**Dangermond Keane Architecture**

Portland, Oregon  
Steve Dangermond, (503) 487-0211  
[info@dangermondkeane.com](mailto:info@dangermondkeane.com)

**Yianni Doulis Architecture**

Portland, Oregon  
Yianni Doulis (503) 467-4826  
[yianni@ydarchitecture.com](mailto:yianni@ydarchitecture.com)

**EHDD Architects**

San Francisco, California  
Phoebe Schenker, (415) 285-9193  
[p.schenker@ehdd.com](mailto:p.schenker@ehdd.com)

**Oh Planning & Design**

Portland, Oregon  
Deb France, (503) 280-8000  
[Deb.france@chpd.net](mailto:Deb.france@chpd.net)

**Studio Hanson Roberts**

Bainbridge Island, Washington  
Becca Hanson, (206) 842-8332  
Dave Roberts  
[bhanson@studio-hansonroberts.com](mailto:bhanson@studio-hansonroberts.com)

**Glumac Engineering**

Portland, Oregon  
Kirk Davis, (503) 227-5280  
[kdavis@glumac.com](mailto:kdavis@glumac.com)

**KPFF**

Portland, Oregon  
Paul Degis, (503) 452-3859  
[kpffcivil@pdx.com](mailto:kpffcivil@pdx.com)

**WRG Engineering**

Portland, Oregon  
Matt Lewis, (503) 419-2500  
[Matt.lewis@carnowrg.com](mailto:Matt.lewis@carnowrg.com)



**Attachment E**

**Existing Building Drawings**

PDF plans of this existing facility are available online through Ford Graphics PlanWell:

- 1) Go to [www.fordgraphics.com](http://www.fordgraphics.com), select Oregon/ SW Washington region,
- 2) Select the first option on the left side of the page, "PlanWell Enterprise – Enter Planroom
- 3) Select the third option down, "Public Planroom" and hit the "GO" button
- 4) Select the project from the list of projects in the public planroom.

Drawings and the Request for Proposal may be viewed and purchased online. For help call Ford Graphics Bid Services department at (503) 227-3424.