

184164

**ORDINANCE NO.**

Authorize contract with Michael Willis Architects for design services for the Interstate Maintenance Facility Rehabilitation Project (Ordinance)

The City of Portland ordains:

Section 1. The Council finds:

1. The Portland Water Bureau's Interstate Maintenance Facility is the headquarters for approximately 300 employees. These employees provide support services required to maintain, operate, and expand the City's drinking water delivery system. The facility has several structures of varying size and age.
2. The main building is referred to as the Maintenance Building. It is also the oldest, having been constructed in 1925 with bricks and mortar. A seismic evaluation of the Maintenance Building determined that it would be vulnerable to a sizable earthquake event. The design and construction do not fulfill the current and future operational needs of the Portland Water Bureau.
3. A new building will be constructed to assure the safety of the employees and fulfill the Portland Water Bureau operational requirements as an essential City service.
4. The Bureau requires consultant services for the design of the Interstate Maintenance Facility Rehabilitation Project. These services include the design of the new Maintenance Building, the development of construction documents, and construction observation.
5. Request for Proposal WTR 061 was advertised in January 2008 as part of the formal competitive solicitation process in accordance with the City Code for Professional Contracts.
6. After determining that Michael Willis Architects was the successful Proposer, the project was put on hold because the budget for this project was not approved until the current fiscal year.
7. While the project was on hold, two changes to the scope of work became necessary. Changes in City policy shifted the responsibility of obtaining LEED certification from the City to the Contractor. In addition, the geotechnical report that was to be used to drive design decisions is now out of date. The Contractor now has to perform a new geotechnical investigation to generate a current report.
8. \$350,428, or approximately 18.6%, of the contract dollars will be awarded to State of Oregon certified Minority, Women, and Emerging Small Businesses.
9. The not to exceed value of the contract is \$1,885,034. The Confidence Level for this contract is High. Funding for the project is available in the FY 2010-11 Budget and will be requested in the FY 2011-12 and FY 2012-13 Budgets.

NOW, THEREFORE, the Council directs:

- a. That the Commissioner-in-Charge and Auditor are authorized to execute on behalf of the City a contract with Michael Willis Architects in a form in accordance with the contract attached as Exhibit A.
- b. The Mayor and Auditor are hereby authorized to draw and deliver checks chargeable to the Water Fund, Account 521000, when demand is presented and approved by the proper authorities.

Passed by the Council, OCT 13 2010

Commissioner Leonard  
David Gray  
September 22, 2010

**LaVonne Griffin-Valade**  
Auditor of the City of Portland

By  Deputy

Agenda No.  
**ORDINANCE NO. 184164**  
Title

Authorize contract with Michael Willis Architects for design services for the Interstate Maintenance Facility Rehabilitation project (Ordinance)

<b>INTRODUCED BY</b> Commissioner/Auditor: <b>Commissioner Leonard</b>	CLERK USE: DATE FILED <u>OCT 01 2010</u>
<b>COMMISSIONER APPROVAL</b>	LaVonne Griffin-Valade Auditor of the City of Portland
Mayor—Finance and Administration - Adams	
Position 1/Utilities - Fritz	
Position 2/Works - Fish	
Position 3/Affairs - Saltzman	
Position 4/Safety - Leonard <i>Leonard</i>	By: <i>[Signature]</i> Deputy
<b>BUREAU APPROVAL</b>	<b>ACTION TAKEN:</b>
Bureau: Water Bureau Head: David G. Shaff <i>[Signature]</i>	OCT 06 2010 PASSED TO SECOND READING OCT 13 2010 9:30 A.M.
Prepared by: David Gray Date Prepared: September 22, 2010	
Financial Impact Statement Completed <input checked="" type="checkbox"/> Amends Budget <input type="checkbox"/> Not Required <input type="checkbox"/>	
Portland Policy Document If "Yes" requires City Policy paragraph stated in document. Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
Council Meeting Date October 6, 2010	
City Attorney Approval	

<b>AGENDA</b>
<b>TIME CERTAIN</b> <input type="checkbox"/> Start time: _____  Total amount of time needed: _____ (for presentation, testimony and discussion)
<b>CONSENT</b> <input type="checkbox"/>
<b>REGULAR</b> <input checked="" type="checkbox"/> Total amount of time needed: <b>15 minutes</b> (for presentation, testimony and discussion)

FOUR-FIFTHS AGENDA	COMMISSIONERS VOTED AS FOLLOWS:	
	YEAS	NAYS
1. Fritz	<input checked="" type="checkbox"/>	
2. Fish	<input checked="" type="checkbox"/>	
3. Saltzman	<input checked="" type="checkbox"/>	
4. Leonard	<input checked="" type="checkbox"/>	
Adams	<input checked="" type="checkbox"/>	