

Portland, Oregon

## FINANCIAL IMPACT and PUBLIC INVOLVEMENT STATEMENT For Council Action Items

(Deliver original to Financial Planning Division. Retain copy.)

1. Name of Initiator Susan Meamber		2. Telephone No. 823-9709	3. Bureau/Office/Dept. Parks & Recreation
4a. To be filed (hearing date):  May 15, 2013	4b. Calendar (Check One)  <div style="display: flex; justify-content: space-around;"> <span>Regular <input type="checkbox"/></span> <span>Consent <input checked="" type="checkbox"/></span> <span>4/5ths <input type="checkbox"/></span> </div>		5. Date Submitted to Commissioner's office and FPD Budget Analyst: April 30, 2013
6a. Financial Impact Section: <input checked="" type="checkbox"/> Financial impact section completed		6b. Public Involvement Section: <input checked="" type="checkbox"/> Public involvement section completed	

**1) Legislation Title:** \*Amend contract with Talisman Construction Services to include repair work on three additional terraces at the Pittock Mansion (Ordinance; amend Contract #30003110).

**2) Purpose of the Proposed Legislation:** This ordinance allows the Chief Procurement Officer to approve change orders to the contract to add the remaining terrace work and resets the contract amount that the 25% contract increase trigger is based upon. The ordinance also authorizes the Director of Parks to execute amendments to the Project Support Agreement that allows PP&R to accept funding for the project from the Pittock Mansion Society.

**3) Which area(s) of the city are affected by this Council item? (Check all that apply—areas are based on formal neighborhood coalition boundaries)?**

- |   |                                    |   |                                |
|---|------------------------------------|---|--------------------------------|
| <input type="checkbox"/> City-wide/Regional | <input type="checkbox"/> Northeast | <input checked="" type="checkbox"/> Northwest | <input type="checkbox"/> North |
| <input type="checkbox"/> Central Northeast  | <input type="checkbox"/> Southeast | <input type="checkbox"/> Southwest            | <input type="checkbox"/> East  |
| <input type="checkbox"/> Central City       |                                    |   |                                |

### FINANCIAL IMPACT

**4) Revenue:** Will this legislation generate or reduce current or future revenue coming to the City? If so, by how much? If so, please identify the source.  
No.

**5) Expense:** What are the costs to the City as a result of this legislation? What is the source of funding for the expense? (Please include costs in the current fiscal year as well as costs in future years. If the action is related to a grant or contract please include the local contribution or match required. If there is a project estimate, please identify the *level of confidence*.)

There is no cost to the City as a result of this legislation. The Pittock Mansion Society is providing the funding for the additional work.

**6) Staffing Requirements:**

- **Will any positions be created, eliminated or re-classified in the current year as a result of this legislation?** *(If new positions are created please include whether they will be part-time, full-time, limited term, or permanent positions. If the position is limited term please indicate the end of the term.)* No
- **Will positions be created or eliminated in future years as a result of this legislation?** No

*(Complete the following section only if an amendment to the budget is proposed.)*

**7) Change in Appropriations** *(If the accompanying ordinance amends the budget please reflect the dollar amount to be appropriated by this legislation. Include the appropriate cost elements that are to be loaded by accounting. Indicate "new" in Fund Center column if new center needs to be created. Use additional space if needed.)*

Fund	Fund Center	Commitment Item	Functional Area	Funded Program	Grant	Sponsored Program	Amount

**[Proceed to Public Involvement Section — REQUIRED as of July 1, 2011]**

PUBLIC INVOLVEMENT

8) Was public involvement included in the development of this Council item (e.g. ordinance, resolution, or report)? Please check the appropriate box below:

- ☐ YES: Please proceed to Question #9.  
☒ NO: Please, explain why below; and proceed to Question #10.

The City does not typically conduct public involvement on repair projects such as this one that do not significantly affect the public. The Pittock Mansion Society has taken the lead in keeping its visitors, donors and members informed about the project. They are also posting signage at the Mansion to notify visitors about the project. PMS will continue in this role through the completion of the project.

9) If "YES," please answer the following questions:

a) What impacts are anticipated in the community from this proposed Council item?

b) Which community and business groups, under-represented groups, organizations, external government entities, and other interested parties were involved in this effort, and when and how were they involved?

c) How did public involvement shape the outcome of this Council item?

d) Who designed and implemented the public involvement related to this Council item?

e) Primary contact for more information on this public involvement process (name, title, phone, email):

10) Is any future public involvement anticipated or necessary for this Council item? Please describe why or why not.

No. See #8 above.

Jeff Shaffer, Interim Finance Manager

APPROPRIATION UNIT HEAD (Typed name and signature)



## PORTLAND PARKS & RECREATION

Healthy Parks, Healthy Portland

186026

by \$265,000  
from \$482,209  
to \$747,209,

### ORDINANCE COVER SHEET

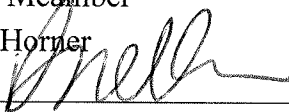
Title of Ordinance/Report: \*Amend contract with Talisman Construction Services to include repair work on three additional terraces at the Pittock Mansion (Ordinance; amend Contract #30003110).

Today's Date: April 30, 2013

Expected Date to Council: May 15, 2013

Preparer's Name: Susan Meamber

Manager's Name: Brett Horner

Manager's signature: 

If this is an Agreement, a Contract, or a Contract amendment, has it been "Approved as to Form" by the City Attorney? no

Will this be on **Regular** or **Consent** agenda? consent

#### 1. Background

Once the private home of the pioneer Pittock family, the Pittock Mansion is a 22-room house designed by architect Edward Foulkes, completed in 1914. The mansion sits 1,000 feet above sea level on 46 acres and commands a view of five mountains in the Cascade Range. It is an outstanding architectural achievement with its eclectic design of circular rooms, combining fine plasterwork, cut and polished marbles, cast bronze, and superbly crafted hardwoods and paneling.

The Pittocks lived there with their family from 1914 until the death of Georgiana in 1918 and Henry in 1919. The house remained as a family residence until 1958. Six years later, the City of Portland purchased the estate, partly through citizen donations, to preserve the building from demolition and its extensive grounds from subdivision. It was opened to the public one year later and has remained a community landmark ever since. In 1969 the building was listed on the National Register of Historic Places and describes the mansion as "unrivaled as the largest and most lavish house ever to be built in Portland."

The building's original concealed roof gutters direct roof run-off through the building's hollow exterior walls to be collected in the basement, and from there to the storm sewer. This drainage system is inadequate and leads to undesirable water infiltration in areas where it is damaging the mansion. Previous projects provided four exterior downspouts that provide some relief by directing some of this water onto the terraces where it pools, creating the potential for additional water damage to the building finishes and structure.

In December 2011 an estimate was prepared by Professional Roof Consultants, the design consultant for the project. Based on this estimate the total cost for performing the work required for all four terraces at the mansion was \$1,137,529.

Funding at that time was not sufficient to repair all four terraces, but was enough to repair the main ground level terrace. The three additional terraces needing repairs were included as alternates in the bid documents. The contract to perform the main terrace repairs was awarded to Talisman Construction Services in January 2013. The contract amount is \$482,209. The cost to complete the remaining three terraces is \$265,000. Since the Pittock Mansion Society has raised additional funds, Portland Parks and Recreation and the Pittock Mansion Society would like to add the three additional terraces to the existing construction contract. This increase of \$265,000 is more than 25% of the original contract amount and requires Council approval.

This ordinance allows the Chief Procurement Officer to approve change orders to the contract to add the remaining terrace work and resets the contract amount that the 25% contract increase trigger is based upon. The ordinance also authorizes the Director of Parks to execute amendments to the Project Support Agreement that allows PP&R to accept funding for the project from the Pittock Mansion Society.

2. **Financial Impact**

The funding for this additional work is being provided by the Pittock Mansion Society. The amount of total additional donations is approximately \$265,000.

3. **Controversial and/or legal issues**

None anticipated

4. **Link to current City policies**

The terrace repair work has been on the PP&R Capital Project list for many years. Parks 2020 Vision identifies maintaining the assets that we have as a priority.

5. **Citizen participation**

The Pittock Mansion Society has taken the lead in keeping its visitors, donors and members informed about the project. They are also posting signage at the Mansion to notify visitors about the project. PMS will continue in this role through the completion of the project.

6. **Other government participation**

None