



PORTLAND PARKS & RECREATION

Healthy Parks, Healthy Portland

REPORT TO COUNCIL

Date: May 14, 2015

To: City Council

From: Allison Rouse, Project Manager
on behalf of Christine Moody, Chief Procurement Officer

Subject: Transmit Evaluation Report on the Alternative Contracting Method for the South Waterfront Greenway Central District Improvements, Contract No. 30002713



We are pleased to announce that construction of the South Waterfront Greenway Central District is complete after years of planning, design, permitting and construction. The park is open and already bringing habitat improvements to the Willamette River and recreational benefits to residents and visitors to the South Waterfront neighborhood.

Due to the complexity of the construction, Portland Parks & Recreation (PP&R), in consultation with the Office of Procurement Services, sought permission from the Council in 2011 to execute an alternative to the mandated low bid contracting method. Council accepted the Findings presented, which asserted that deviating from low bid would not encourage favoritism in contracting or substantially diminish competition, and would likely reduce costs to the City. State law and City code require that now that the project is complete, PP&R return with an evaluation of whether the alternative method, a Construction Manager/General Contractor (CM/GC) method in this case, actually benefitted the City.

We are pleased to transmit, and request your acceptance of, this Evaluation Report on the Alternative Contracting Method for the South Waterfront Greenway Central District Improvements (Report, Contract 30002713), attached as Exhibit A.

Other attachments referenced in the report are:

- Exhibit B – Factual Findings, Proposed Exemption from Competitive Bidding, 2011
- Exhibit C – Memorandum, Evaluation of Phase 1A Cost, Rider Levett Bucknall
- Exhibit D - Memorandum, Evaluation of Phases 1B and 2 Cost,
Project Controls Group

Administration

1120 S.W. 5th Ave., Suite 1302
Portland, OR 97204
Tel: (503) 823-7529 Fax: (503) 823-6007

www.PortlandParks.org
Amanda Fritz, Commissioner
Mike Abbaté, Director

Sustaining a healthy park and recreation system to make Portland a great place to live, work and play.



Agenda No.
REPORT
Title

Transmit evaluation report on the alternative contracting method for the South Waterfront Greenway Central District Improvements (Report; Contract No. 30002713)

<p>INTRODUCED BY Commissioner/Auditor: Commissioner Fritz</p>	<p>CLERK USE: DATE FILED <u>MAY 22 2015</u></p>
<p>COMMISSIONER APPROVAL</p> <p>Mayor—Finance and Administration - Hales</p> <p>Position 1/Utilities - Fritz <i>And Fritz</i></p> <p>Position 2/Works - Fish</p> <p>Position 3/Affairs - Saltzman</p> <p>Position 4/Safety - Novick</p>	<p style="text-align: center;">Mary Hull Caballero Auditor of the City of Portland</p> <p>By: <i>Susan Parsons</i> Deputy</p>
<p>BUREAU APPROVAL</p> <p>Bureau: Portland Parks & Recreation Bureau Head: <i>Abbate</i></p> <p>Prepared by: Allison K. Rouse Date Prepared: May 14, 2015</p> <p>Impact Statement Completed <input checked="" type="checkbox"/> Amends Budget <input type="checkbox"/></p> <p>City Auditor Office Approval: required for Code Ordinances</p> <p>City Attorney Approval: required for contract, code, easement, franchise, charter, Comp Plan <i>Jaf</i></p> <p>Council Meeting Date May 27, 2015</p>	
<p>ACTION TAKEN:</p> <p style="font-size: 1.2em; font-weight: bold;">MAY 27 2015 ACCEPTED</p>	

AGENDA

TIME CERTAIN

Start time: _____

Total amount of time needed: _____
(for presentation, testimony and discussion)

CONSENT

REGULAR *PJH* *2 of 2*

Total amount of time needed: _____
(for presentation, testimony and discussion)

FOUR-FIFTHS AGENDA	COMMISSIONERS VOTED AS FOLLOWS:		
		YEAS	NAYS
1. Fritz	1. Fritz	✓	
2. Fish	2. Fish	✓	
3. Saltzman	3. Saltzman	✓	
4. Novick	4. Novick	✓	
Hales	Hales	✓	