

Agenda No. 263

REPORT

Accept proposal of Raimore Construction, LLC for the Outer Division Multi-Modal Safety Project for \$7,530,290 (Procurement Report - RFP No. 00001521)

April 21, 2021

TO THE COUNCIL:

The Portland Bureau of Transportation (PBOT) is responsible for transportation operations and improvements within the City’s public right-of-way. The Outer Division Multi-Modal Safety Project will construct safety improvements on SE Division Street between SE 80th and SE 174th Avenues.

The goal of the Project is to construct multi-modal safety improvements along SE Division Street between SE 80th and SE 174th Avenues (approximately 5 miles). The project includes ten new signalized crossings, pedestrian-scaled street lighting, raised center medians, protected bike lanes, civil improvements including concrete sidewalk and ADA-ramps, signing, striping and tree planting.

Ordinance No. 190042 was approved by City Council on July 8, 2020 authorizing Procurement Services to use an alternative contracting method to select a proposer for the Outer Division Multi-Modal Safety Project. The Chief Procurement Officer advertised Request for Proposals (RFP) No. 00001521 on January 6, 2021, for the construction of the Outer Division Multi-Modal Safety Project with an overall budget of \$11,300,000. PBOT rated the project estimate confidence level as Low at that time. On February 18, 2021 five (5) proposals were received. The proposals were reviewed, evaluated, and scored by a seven (7)-member evaluation committee. The evaluation committee

Introduced by
Mayor Ted Wheeler

Bureau
Management and Finance

Prepared by
Rachel Beane

Date Prepared
March 29, 2021

Requested Council Date
April 21, 2021

Requested Agenda Type
Regular
15 min requested

Date Filed with Clerk
April 13, 2021

consisted of representatives from PBOT and two (2) members from the Minority Evaluator Program. The evaluation committee selected Raimore Construction, LLC as the highest scoring proposer. Based on the proposal received, PBOT anticipates the construction contract cost to not exceed \$7,530,290.

The City’s equity in contracting aspirational goal of 20% of the hard construction costs for subcontractor and supplier utilization of firms certified by the State’s Certification Office for Business Inclusion and Diversity (COBID) applies to this project. **Raimore Construction, LLC has committed to subcontract 29.63% to COBID Certified firms** as follows:

Subcontractor	Certification	Area of Work	Ownership	Amount
Affordable Electric Inc	DBE/MBE	Electrical	African American/ Male	\$1,958,714
All About Flagging, LLC	DMWESB	Flagging	African American/ Female	\$75,000
Bailey’s Construction Unlimited	DBE/MBE/ ESB	Hauling	African American/ Male	\$75,000
JBL Signs, Striping & Supplies, LLC	DBE/WBE/ ESB	Signage	Caucasian /Female	\$111,253
Miller Factors, LLC	WBE	Landscaping	Caucasian /Female	\$11,359
Total				\$2,231,32

Raimore Construction, LLC acting as the prime contractor intends to self-perform 70.37% of the work and to contract 0% to non-certified firms.

Raimore Construction, LLC is located in Portland, Oregon, and is a State COBID Certified DBE/MBE Contractor and is an African American/male owned firm. They have a current City of Portland Business Tax Registration and are in full compliance with all of the City’s contracting requirements.

PBOT has funds budgeted in PBOT Capital Project T00629, which is included in FY 20-21 budget and five-year CIP forecast.

It is recommended that a Performance Bond and Payment Bond each at 100% of the contract amount be furnished by the Contractor. Further, it is also recommended that a two(2) year Maintenance/Warranty Bond for 20t% of the final contract amount be furnished by the Contractor before final payment is released.

The bid sureties of the remaining bidders should be returned immediately in compliance with Section 5.34.410D of the City Code.

Procurement Services recommends that Council accept this Report and authorize the Chief Procurement Officer to execute the contract with Raimore Construction, LLC.

Recommended by:

Kathleen Brenes-Morúa

Interim Chief Procurement Officer

KBM: rab

Action taken:

Commissioners voted as follows (Yea or Nay)

Rubio -

Ryan -

Hardesty -

Mapps -

Wheeler -

IMPACT STATEMENT

Legislation title: Accept proposal of Raimore Construction, LLC for the Outer Division Multi-Modal Safety Project for \$7,530,290 (Procurement Report - RFP No. 00001521)

Contact name: Kathleen Brenes-Morua, Interim Chief Procurement Officer

Contact phone: (503) 823-2506

Presenter name: Kathleen Brenes-Morua, Interim Chief Procurement Officer

Purpose of proposed legislation and background information:

The purpose of this legislation is to authorize the Chief Procurement Officer to execute a construction contract for the Outer Division Multi-Modal Safety Project for \$7,530,290.

The Portland Bureau of Transportation (PBOT) needs to construct multi-modal safety improvements along SE Division Street between SE 80th and SE 174th Avenues (approximately 5 miles). The project includes ten new signalized crossings, pedestrian-scaled street lighting, raised center medians, protected bike lanes, civil improvements including concrete sidewalk and ADA-ramps, signing, striping and tree planting

Ordinance No. 190042 was approved by City Council on July 8, 2020 authorizing Procurement Services to use an alternative contracting method to select a contractor for the Outer Division Multi-Modal Safety Project. The Chief Procurement Officer advertised Request for Proposals (RFP) No. 00001521 on January 6, 2021, for the construction of the Outer Division Multi-Modal Safety Project with an overall budget of \$11,300,000. PBOT rated the project estimate confidence level as Low at that time.

Financial and budgetary impacts:

Based on the proposal received, PBOT anticipates the construction contract cost to not exceed \$7,530,290.

PBOT has funds budgeted in PBOT Capital Project T00629, which is included in FY 20-21 budget and five-year CIP forecast.

Costs for this project will be posted to PBOT Capital Project T00629, which is included in PBOT's FY 20-21 budget and five-year CIP forecast.

The purposed legislation will not create, eliminate or re-classify any positions now or in the future.

Community impacts and community involvement:

PBOT had an extensive public outreach/community involvement phase during the planning and design phases for this project. Outreach included monthly partner coordination meetings with the community, focus groups, business office hours, open houses, tabling at community events, one-on-one business and property owner meetings, mailers (physical and online) and presentations to neighborhood and business associations.

The construction contracting community, including contractors certified with the State of Oregon as minority, women, and emerging small businesses became involved when the Chief Procurement Officer advertised and publicly noticed the project on the City’s Online Procurement System on January 6, 2021. A public notice was also posted in the Daily Journal of Commerce on January 8, 2021.

However, prior to advertisement, Procurement and PBOT’s Equity Coordinator provided advance notice of the upcoming capital project to the contracting community at various points over 2020. The outreach included:

- Sharing information on the project in various meetings and newsletters to the contracting community between June and November 2020
- Presenting on the project at the July and November NAMC meetings
- Providing project information in the construction opportunities PDF pamphlet shared with NAMC, PBDG and OAME so these organizations could include in their newsletters from June through September.

Potential proposers were able to review the competitive solicitation, ask questions, provide comments and submit a proposal in response to the Request for Proposal (RFP). Proposals received resulted in the award of the construction contract. Procurement Services managed the procurement process. No protests were received.

No known persons or groups will be testifying.

No future public involvement is anticipated or necessary for this request.

100% Renewable Goal:

This action neither increases nor decreases the City’s total energy use.
 This action neither increases nor decreases the City’s renewable energy use.

Budgetary Impact Worksheet

Does this action change appropriations?

- YES:** Please complete the information below.
 NO: Skip this section

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