



**Innovative Housing Block**  
1962-1968 SW Fifth Ave; 1975 College Street  
Portland, OR

**CONTACT PERSON:**  
**TOM SHERIDAN** tsheridan@pavilionconstruction.com

***REQUEST FOR SUB/VENDOR BIDS***

***DEADLINE FOR BID SUBMISSION 8/20/2010, 4:00 P.M.***

**Pavilion Construction** is a General Contractor that specializes in multi-family wood framed structures, with projects in OR, WA, NM, and NV. The principles of Pavilion Construction have constructed over 7,000 multifamily units, with a combined 39 years in the multi-family construction industry ([www.pavilionconstruction.com](http://www.pavilionconstruction.com)). Pavilion Construction is soliciting bids from subcontractors and vendors to perform all trades listed below.

**Project Description** 5th and College Portland, OR project is a 8 story 54 unit structure consisting of concrete, steel, and CMU Block structural components with a GeenGrid green roof system. The ground floor is a mix of retail, a residential lobby, a residential sales office and managers unit. The upper seven floors are a mix of two and three bedroom units.

Number of Buildings: 1  
Number of Units: 54  
Anticipated project start date: 10/15/2010  
Anticipated project completion date: 1/15/2012

Pavilion Construction is requesting subcontractor bids from the following trades: erosion control, earthwork(excavation and export of soils), shoring, drilled piers, wet and dry utilities(abandonment, relocations, and new), asphalt paving, pavement striping and signage, signage, irrigation, landscaping, waterproofing, concrete foundations, steel reinforcing, and concrete flatwork, gypcrete underlayment, masonry, metal fabrication, metal stud framing, rough carpentry materials and labor, engineered metal floor trusts, engineered metal roof trusses, finish carpentry, countertops, insulation, roofing, exterior cladding (metal panel), deck/traffic coating /waterproofing, sheet metal flashing, through penetration firestop systems, joint systems, steel doors, wood doors, interior millwork, door hardware, overhead garage doors, windows, gypsum board assemblies, floor coverings (hard surfaces and carpet), exterior and interior paint, fire extinguishers and cabinets, mailboxes, bath accessories, residential appliances, cabinets/casework, window coverings, elevator, plumbing system and finish trim, gas piping distribution, mechanical HVAC and ventilation systems, electrical line voltage system and finish trim, light fixtures, low voltage telephone and cable television, low voltage access controls, and low voltage fire alarm system.

**Requirements for all Sub Bidders:** All bidders must be in good standing with Pavilion Construction. All bidders shall complete a Pavilion Qualification Questionnaire (reference attached) and submit with proposal. All bids shall provide material, labor, and/or equipment that conform to the project construction documents and material specifications.

Insurance: Subcontractor to provide CGL at minimum levels, specified by owner of project, with additionally insured's named. If Pavilion is awarded the project minimum policy dollar values and additionally insured entities will be identified. The project will NOT include an OCIP or CCIP, "wrap" style insurance policy.

This project includes a premium wage requirement titled, OR20100043 6/04/10. Reference web site for Wage Decision and Reporting Requirements.

**Bidding Documents:**

| Description                 | Architect / Engineer          | Document Date | List of Drawings   |
|-----------------------------|-------------------------------|---------------|--|
| RFP Narrative               | SW 5th and College, LLC       | 3/9/2010      | Pages 1 - 592  |
| Architectural Drawings      | Barry R. Smith                | 6/15/2010     | A0.1, 0.2, 0.3, 0.4, 0.5, 0.6, 0.7, 0.8, 0.9, 1.1, 1.2, 1.3, 2.1, 2.2, 2.3, 2.4, 3.1, 3.2, 3.3, 3.4, 3.5, 3.6, 3.7, 3.8, 3.9, 3.10, 4.1, 4.2, 5.1, 5.2, 5.3, 5.4, 6.1, 6.2, 6.3, 6.4, 7.1, 7.2, 7.3, 7.4, 7.5, 7.6, 8.0, 8.1, 8.2, 8.3, 8.4, 8.5, 8.6, 8.7, 9.1, 9.2, 9.3, 9.4, 9.5, 9.6, 9.7, 9.8, 9.9, 10.1, 10.2, 10.3, 10.4, 10.5, 10.6, 10.7, 10.8, 10.9, 11.1, |
| Project Specifications      | Barry R. Smith                | 3/9/2010      | Pages 1 - 484  |
| Structural Drawings         | Hayden Consulting Engineers   | 7/16/2010     | S1.0, 1.1, 1.2, 2.0, 2.1, 2.2, 2.3, 2.4, 3.0, 3.1, 3.2, 3.3, 4.0, 4.1, 4.2, 4.3, 4.4, 5.0, 5.1, 5.2, EJ1, 2, 10,11, 12, 13, 14, 15, 16, 17, 18, EJL1, 2, 3, S101, 102, 103, 104, 105, 106, 202, 203, 204, 205, 206, 207, 208, 209, 301, 302, 303, 304  |
| Geotechnical Report         | Geo Pacific Engineering, Inc. | 11/9/2009     | pages 1 - 35   |
| Civil Drawings              | Land Tech, Inc                | 3/15/2010     | SH1, 2, C1, 2, 3, 4  |
| Plumbing Drawings           | MEP Consulting, LLC           | 6/15/2010     | P0.1, 1.0, 1.1, 1.2, 1.5, 1.6, 1.7, 1.8, 1.9, 6.1, 6.2, 6.3, 6.4, 6.5,   |
| Mechanical Drawings         | MEP Consulting, LLC           | 6/15/2010     | M0.1, 1.1, 1.2, 1.3, 1.4, 1.5, 1.6, 1.7, 1.8, 1.9, 6.1, 6.2  |
| Electrical Drawings         | HK Electrical Engineers, LLC  | 6/15/2010     | E1, 2, 3, 4, 5, 6, 8, 9, 10, 11, 12  |
| Fire Sprinkler Drawings     | Not Provided                  | Not Provided  | Not Provided   |
| Landscaping Drawings        | Not Identified                | 6/15/2010     | A1.1, 1.2, 1.3   |
| Elevator Drawings           | Not Provided                  | Not Provided  | Not Provided   |
| Electrical Utility Drawings | Not Provided                  | Not Provided  | Not Provided   |
| Gas Utility Drawings        | Not Provided                  | Not Provided  | Not Provided   |
| Miscellaneous 1             | Not Provided                  | Not Provided  | Not Provided   |

|                 |              |              |              |
|-----------------|--------------|--------------|--------------|
| Miscellaneous 2 | Not Provided | Not Provided | Not Provided |
|-----------------|--------------|--------------|--------------|

**Document Distribution:**

**Electronic:** Available on-line at [www.pavilionconstruction.com](http://www.pavilionconstruction.com) in the "OPEN FOR BID" Section. Reference the attachments to this RFB and information below. For reproductions, please download the sheets you need from our website and place your order at the plan center of your choice at your cost.

**View / Purchase:** **Ford Graphics**  
1431 NW 17th Ave.  
Daniel Corey  
dcorey@fordgraphics.com  
Phone (503) 548-9646  
Fax (503) 223-4254  
[www.fordgraphics.com](http://www.fordgraphics.com)

**Bid RFI's:** All bidding questions or clarifications shall be submitted in email form and directed to: **Tom Sheridan**  
tsheridan@pavilionconstruction.com  
Office Phone: (503) 290-5011  
Cell: (503) 891-6652

**Submission and Deadline for bids:** All bids to be received by 8/20/2010, @ 12:00 pm. Bid shall be submitted by fax, mail, or email to:

Pavilion Construction  
Attn: Tom Sheridan  
tsheridan@pavilionconstruction.com  
6720 SW Macadam Avenue, Suite 310  
Portland, OR 97219  
(503) 290-5011  
Fax 503 244-1810  
[www.pavilionconstruction.com](http://www.pavilionconstruction.com)



**Subcontractor Qualification Statement**

|   |                                      |                                      |   |
|---|--------------------------------------|--------------------------------------|---|
| Name  |                                      | Date                                 |   |
| Address   |                                      |                                      |   |
| City, State, Zip                                |                                      |                                      |   |
| Phone   |                                      | Fax                                  |   |
| Email Address                                   |                                      |                                      |   |
| Trade (s)                                       |                                      |                                      |   |
| Year Established                                |                                      |                                      |   |
| <input type="checkbox"/> MBE                    |                                      | <input type="checkbox"/> WBE         | <input type="checkbox"/> DBE  |
| <input type="checkbox"/> Union                  |                                      | <input type="checkbox"/> Non Union   |   |
| Ownership (Check One)                           |                                      |                                      |   |
| <input type="checkbox"/> Sole Proprietor        | <input type="checkbox"/> Partnership | <input type="checkbox"/> Corporation | <input type="checkbox"/> Joint Venture <input type="checkbox"/> Other |
| Contractors Licenses                            |                                      |                                      |   |
| State   | No.                                  | Type                                 |   |
|   |                                      |                                      |   |
|   |                                      |                                      |   |
|   |                                      |                                      |   |
|   |                                      |                                      |   |
| Geographic Area(s) Served                       |                                      |                                      |   |
|   |                                      |                                      |   |
| Employees:                                      |                                      |                                      |   |
|   |                                      |                                      |   |
| Years of Experience in Trade (Average)          |                                      |                                      |   |
|   |                                      |                                      |   |
| Levels of Experience (Journeyman, Helper, etc.) |                                      |                                      |   |
|   |                                      |                                      |   |
| Training Provided:                              |                                      |                                      |   |
|   |                                      |                                      |   |
| No. of Crews Operating at one time:             |                                      |                                      |   |
|   |                                      |                                      |   |
| Insurance:                                      |                                      |                                      |   |
| Worker's Compensation Carrier:                  |                                      | Policy:                              | Experience Modifier:  |
|   |                                      |                                      |   |
| General Liability Carrier:                      |                                      | Policy:                              | Limits Occurrence   |
|   |                                      |                                      |   |
| Auto Liability:                                 |                                      | Policy:                              | Limits Occurrence   |
|   |                                      |                                      |   |

|   |                  |         |       |
|---|------------------|---------|-------|
| Exemptions:   |                  |         |       |
| Applicable Experience References  |                  |         |       |
| Project   | Scope/Value/Size | Contact | Phone |
|   |                  |         |       |
|   |                  |         |       |
|   |                  |         |       |
|   |                  |         |       |
| <b>Status</b><br><br>1. Are you currently, or have you in the past five years, been involved with any litigation regarding workmanship involving homebuilding firms? <span style="float: right;"><input type="checkbox"/> Yes   <input type="checkbox"/> No</span><br>2. Are you currently, or have you in the past five years been involved with any litigation regarding injury? <span style="float: right;"><input type="checkbox"/> Yes   <input type="checkbox"/> No</span><br>3. Has your firm been terminated on any projects over the past three years? <span style="float: right;"><input type="checkbox"/> Yes   <input type="checkbox"/> No</span><br>4. Has this firm ever filed for bankruptcy reorganization? <span style="float: right;"><input type="checkbox"/> Yes   <input type="checkbox"/> No</span><br>5. Have any of the principals ever been associated with a previous business in this trade as principals where a bankruptcy has been filed? <span style="float: right;"><input type="checkbox"/> Yes   <input type="checkbox"/> No</span><br><br>If answer is yes to any of the above questions, please explain on separate sheet of paper. |                  |         |       |
| <b>Safety</b><br><br>Does your company have a Safety Manual and/or Program? <span style="float: right;"><input type="checkbox"/> Yes   <input type="checkbox"/> No</span><br>Safety Meetings conducted? (Weekly, Monthly, Quarterly?) <span style="float: right;"><input type="checkbox"/> Yes   <input type="checkbox"/> No</span><br>Meetings Documented? <span style="float: right;"><input type="checkbox"/> Yes   <input type="checkbox"/> No</span><br>Safety Violations: Please list if applicable<br><br>OSHA Ten Hour Course Required for Foremen? <span style="float: right;"><input type="checkbox"/> Yes   <input type="checkbox"/> No</span><br>Employee Screening   Drug Test <input type="checkbox"/> Yes <input type="checkbox"/> No                      Criminal Background <input type="checkbox"/> Yes <input type="checkbox"/> No  |                  |         |       |
| On behalf of the above named company, the undersigned certifies that the information and responses provided herein are true, complete and accurate as of this date, and I am aware that any intentionally misrepresented or falsified information may result in disqualification and termination of current and future contracting opportunities.   |                  |         |       |
| Signature:  |                  | Date:   |       |
| Name:   |                  | Title:  |       |

|                                    |  |
|------------------------------------|--|
| <b>Office Review</b>               |  |
| Has Subcontractor visited jobsite? | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| Notes:                             |  |
|                                    |  |
| By:                                |  |