



A. CALL TO ORDER

B. PRESENTATIONS, ANNOUNCEMENTS, SPECIAL REPORTS

C. CITIZEN COMMENTS

This section of the agenda allows citizens to address the Commission regarding any issue not on the agenda. The duration for each individual speaking is limited to 3 minutes. Matters requiring further investigation or detailed answers will be referred to City staff for follow-up and report at a future meeting.

D. CONSENT AGENDA (Item Nos. 1 - 2)

Page #

The Consent Agenda will be enacted with one vote. The Chairman will first ask the staff, the public and the Commissioners if there is anyone who wishes to remove any item from the Consent Agenda for discussion and consideration. The matters removed from the Consent Agenda will be considered individually at the end of this Agenda under "Items Removed from the Consent Agenda." At that time, any member of the audience may comment on any item pulled from the Consent Agenda. The entire Consent Agenda, with the exception of items removed to be discussed under "Items Removed from the Consent Agenda," is then voted upon by roll call under one motion.

1. Approval of the Minutes of the Meeting of August 11, 2008.....58
2. Change Order No. 1 to the Contract Documents for Construction of61
SW 124th Avenue / SW Myslony Street to SW Tualatin-Sherwood Road

E-F. PUBLIC HEARINGS

None.

G. GENERAL BUSINESS

None.

H. ITEMS REMOVED FROM CONSENT AGENDA

Items removed from the Consent Agenda will be discussed individually at this time. The Chairman may impose a time limit on speakers addressing these issues.

I. COMMUNICATIONS FROM COMMISSIONERS

J. EXECUTIVE SESSION

K. ADJOURNMENT



Approved by Tualatin
Development Commission
Date August 25, 2008
Recording Sec J. K. Kiley

STAFF REPORT

TUALATIN DEVELOPMENT COMMISSION

TO: Honorable Chairman and Members of the Commission

FROM: Sherilyn Lombos, Administrator *sl*

DATE: August 25, 2008

SUBJECT: APPROVE MINUTES FOR THE MEETING OF AUGUST 11, 2008

ISSUE BEFORE THE COMMISSION:

The issue before the Commission is to approve the minutes for the Tualatin Development Commission meeting of August 11, 2008.

RECOMMENDATION:

Staff respectfully recommends that the Commission adopt the attached minutes.

FINANCIAL IMPLICATIONS:

There are no financial impacts associated with this item.

Attachments: Minutes

TUALATIN DEVELOPMENT COMMISSION

18880 S.W. MARTINAZZI AVENUE
TUALATIN, OR 97062-7092

503 / 692-2000

Approved by Tualatin
Development Commission
Date August 25, 2008
Recording Sec J Kirby



TUALATIN DEVELOPMENT COMMISSION MEETING MINUTES OF AUGUST 11, 2008

PRESENT: Chairman Lou Ogden; Commissioners Chris Barhyte, Monique Beikman, and Jay Harris; Truax; Sherilyn Lombos, Administrator; Doug Rux, Community Development Director; Brenda Braden, City Attorney; Mike McKillip, City Engineer; Carina Christensen, Assistant to the City Manager; and Maureen Smith, Recording Secretary

ABSENT: Commissioners Bob Boryska*, Donna Maddux*, Ed Truax* [* denotes excused]

[Unless otherwise noted MOTION CARRIED indicates all in favor.]

(NOTE: There was no work session held prior to this meeting)

A. CALL TO ORDER

Chairman Ogden called the meeting to order at 7:41 p.m.

B. PRESENTATIONS, ANNOUNCEMENTS, SPECIAL REPORTS

None.

C. CITIZEN COMMENTS

None.

D. CONSENT AGENDA

None.

E-F. PUBLIC HEARINGS

None.

G. GENERAL BUSINESS

None.

H. ITEMS REMOVED FROM CONSENT AGENDA

*Items removed from the Consent Agenda will be discussed individually at this time.
The Chairman may impose a time limit on speakers addressing these issues.*

I. COMMUNICATIONS FROM COMMISSIONERS

None.

J. EXECUTIVE SESSION

None.

K. ADJOURNMENT

MOTION by Commissioner Barhyte, SECONDED by Commissioner Harris to adjourn the meeting at 7:42 p.m. MOTION CARRIED.

Sherilyn Lombos, Administrator

Recording Secretary

A handwritten signature in blue ink, appearing to read "Maureen Smith", is written over a horizontal line.



Approved by Tualatin
Development Commission
Date August 25, 2008
Recording Sec. J. Kirby

STAFF REPORT

TUALATIN DEVELOPMENT COMMISSION

TO: Honorable Chairman and Members of the Commission

THROUGH: Sherilyn Lombos, Administrator *SL*

FROM: Doug Rux, Community Development Director *DR*

DATE: August 25, 2008

SUBJECT: CHANGE ORDER NO. 1 TO THE CONTRACT DOCUMENTS FOR
CONSTRUCTION OF SW 124th AVENUE / SW MYSLONY
STREET TO SW TUALATIN-SHERWOOD ROAD

ISSUE BEFORE THE COMMISSION:

Whether the Tualatin Development Commission should approve Change Order No. 1 for construction of the SW 124th Avenue / SW Myslony Street to SW Tualatin-Sherwood Road (see attached map).

RECOMMENDATION:

Staff recommends that the Commission approve the attached change order and that the Chairman and Administrator be authorized to execute said Change Order No. 1.

EXECUTIVE SUMMARY:

- This action is not a public hearing.
- This change order covers the cost of additional work resulting from:
 - Relocating existing chain link fence along the Tualatin Island Green's property to function as temporary construction fencing.
 - Washington County requirements to modify the signal controller and signal poles.
 - Storm sewer pipe quantity increase and modification to the installation depth.
 - Installation of a Clean Water Services required water quality manhole.
 - Construction of a rip rap outfall pad due to the water quality manhole.
 - Adjustment to the installation of the sanitary sewer line due to an existing culvert and provision to allow an abutting property to connect to the sanitary sewer line.

- Modifying a sanitary sewer manhole to accommodate the modified pipe installation depth.
- To proceed with the project the Commission needs to approve Change Order No. 1.
- The expectation for project completion is February 2009.
- The Commission awarded the bid for SW 124th Avenue on May 27, 2008 in the amount of \$2,582,987.80.
- There are no criteria to apply to this request.

OUTCOMES OF DECISION:

Approval of Change Order No. 1 for SW 124th Avenue will result in the following:

1. Enables the contractor to move forward on the construction of SW 124th Avenue.
2. Protects an abutting property owner from possible property damage.
3. Allows 124th Avenue to be constructed in a manner that satisfies Washington County and Clean Water Services design standards.
4. Provides a storm sewer system that meets the needs of the roadway project.
5. Provides a sanitary sewer that meets the needs to service abutting properties.

Not approving Change Order No. 1 for SW 124th Avenue will result in the following:

1. Delay payment to contractor.
2. Delay construction of SW 124th Avenue.
3. Provide opportunity for negotiation of unit pricing and lump sum amounts.

ALTERNATIVES TO RECOMMENDATION:

Alternatives evaluated to approval of Change Order No. 1 are as follows:

1. Reject the change orders proposed by the contractor.
2. Negotiate costs of change order items.

FINANCIAL IMPLICATIONS:

The cost for Change Order No. 1 is \$38,955.25. The current project cost is \$2,621,943.05, which is 101% of the original contract amount. This is within budget for this project.

PUBLIC INVOLVEMENT:

Public involvement is not required as part of this action.

Attachments: A. Map of 124th Avenue
 B. Change Order No. 1

CHANGE ORDER NO. 1

TO THE CONTRACT DOCUMENTS FOR CONSTRUCTION OF SW 124th AVENUE /SW MYSLONY STREET TO SW TUALATIN-SHERWOOD ROAD

This Change Order No. 1 modifies the agreement by and between Northwest Earthmovers Inc., hereinafter referred to as the Contractor, and the Tualatin Development Commission, hereinafter referred to as the Owner, for the Construction of SW 124th Avenue /SW Myslony Street to SW Tualatin-Sherwood Road, to the extent described below:

1. For relocating existing chain link fence at west side of job to provide temporary fencing for Tualatin Island Greens the Owner will pay the Contractor the following lump sum amount:

ITEM NO.	ITEM DESCRIPTION	UNIT OF MEASURE	UNIT PRICE
950	Relocate Fencing	LS	\$3,214.25

2. For modifying signal controller and signal pole per revised sheets TS-1 to TS-5 and revised specifications Section 2920.42 it is agreed that the Owner will pay the Contractor the following lump sum amount:

ITEM NO.	ITEM DESCRIPTION	UNIT OF MEASURE	UNIT PRICE
960	Modify Signal Controller and Signal Pole	LS	\$6,113.40

3. For increasing the storm sewer pipe quantity from 2670 lineal feet to 2678 lineal feet and lowering the depth of the pipe to accommodate a Clean Water Services required 60-inch Water Quality Manhole it is agreed that the Owner will pay the Contractor the following:

ITEM NO.	ITEM DESCRIPTION	UNIT OF MEASURE	UNIT PRICE
150	12" Storm Sewer Pipe	LF	(\$42.10)
150	12" Storm Sewer Pipe	LF	\$42.10

4. For installation of the required Concrete Manhole, 60-inch Water Quality it is agreed that the Owner will pay the Contractor the following lump sum amount:

ITEM NO.	ITEM DESCRIPTION	UNIT OF MEASURE	UNIT PRICE
151	Concrete Manhole, 60-inch Water Quality	EA	\$4,565.00

5. For one Rip Rap outfall pad associated with the 60-inch Water Quality Manhole and additional pipe length it is agreed that the Owner will pay the Contractor the following lump sum amount:

ITEM NO.	ITEM DESCRIPTION	UNIT OF MEASURE	UNIT PRICE
152	Rip Rap Outfall Pad	EA	\$495.00

6. For modifications to the sanitary sewer pipe to address: 1) A flattened pipe slope, 2) A deepened pipe that allows Tualatin Island Greens connection to the sanitary line and to construct the line under a 36-inch culvert that conveys storm water from Columbia Corrugated Box, 3) reducing the pipe length by 26 feet from 1,750 to 1,724 to accommodate a relocated placement of a manhole the Owner will pay the Contractor the following:

ITEM NO.	ITEM DESCRIPTION	UNIT OF MEASURE	UNIT PRICE
160	10" Sanitary Sewer Pipe	LF	(\$49.40)
160	10" Sanitary Sewer Pipe	LF	\$64.20

7. For modifications to the sanitary sewer pipe referenced in #6 above, to accommodate the deeper installation of the sanitary sewer line the Owner will pay the Contractor the following lump some amount:

ITEM NO.	ITEM DESCRIPTION	UNIT OF MEASURE	UNIT PRICE
200	Concrete Manhole, 48-inch Eccentric Cone	EA	(\$2,099.00)
200	Concrete Manhole, 48-inch Eccentric Cone	EA	\$2,250.00

Except as herein modified, the terms of the basic contract between the Tualatin Development Commission and Northwest Earthmovers, Inc. shall remain in full force and effect.

Dated this 25th day of August, 2008.

NORTHWEST EARTHMOVERS, INC.

By Mike Ober

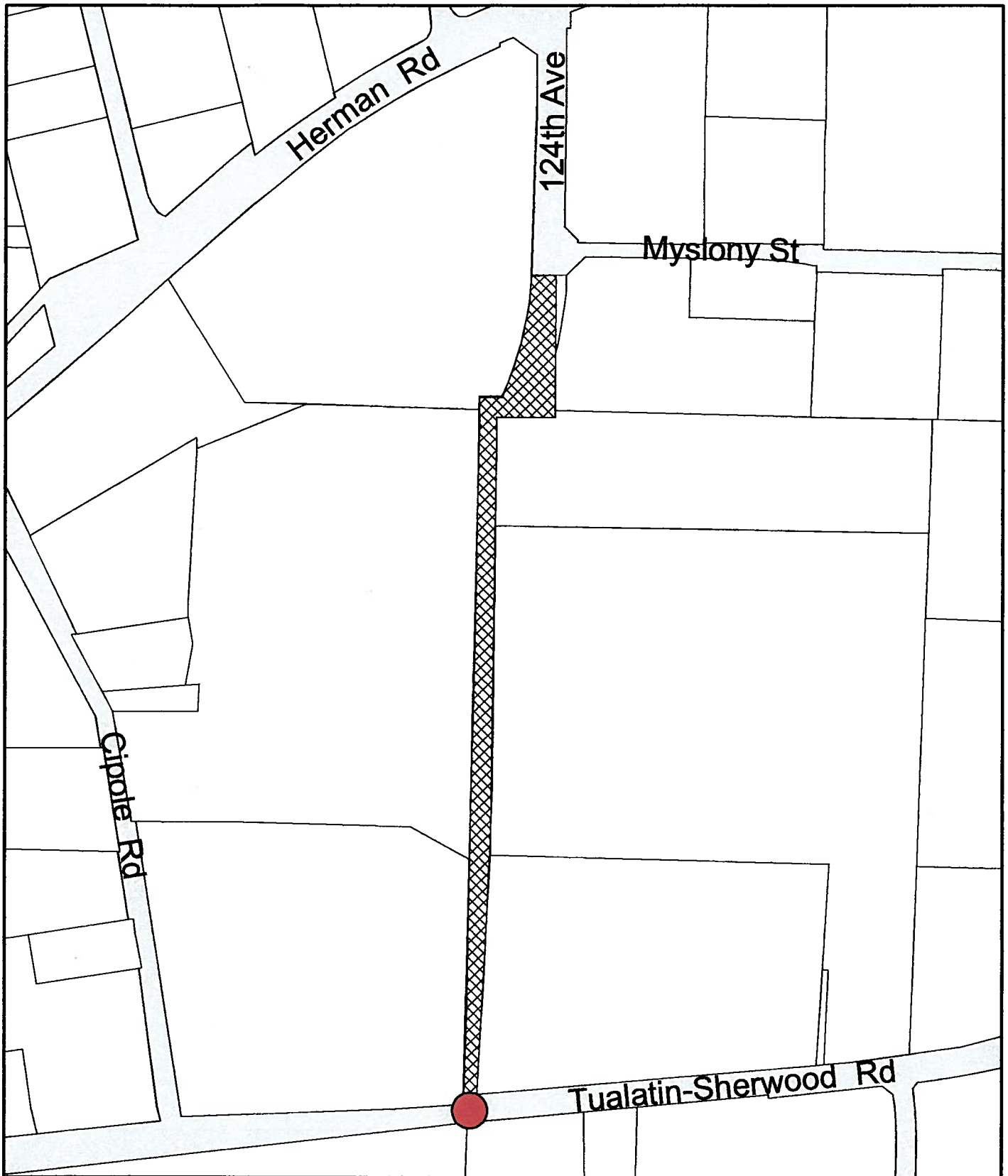
Date 8/14/08

TUALATIN DEVELOPMENT COMMISSION

By [Signature]
Chairman

ATTEST: [Signature]
Administrator

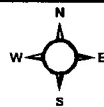
124th Ave: Myslony St to Tualatin-Sherwood Rd Project



Possible Traffic Signal



124th Ave Extension



RF 1:4,600

This map is derived from various digital database sources. While an attempt has been made to provide an accurate map, the City of Tualatin, OR assumes no responsibility or liability for any errors or omissions in the information. This map is provided "as is". -Engineering and Building Dept.
Plotted 6/2/2008