



Scope of Work

PROJECT NAME: Gooseberry Trails
PROJECT LOCATION: 6865 SW Capitol Hill Road, Portland, OR, 97219
PROJECT DESCRIPTION: 52 Attached Townhomes
SCOPE OF WORK: Public Works
DATE OF WORK: September 2025
BID DUE DATE: 8/29/25

Scope of Work:

1. Schedule

- a. Anticipated Start: September 2025
- b. Anticipate 1 mobilization. Provide unit cost for additional mobilizations
- c. Exact dates will be communicated by Habitat site superintendent

2. General notes

- a. Please bid all materials according to the quantities in the bid tab
- b. Attend on-site Pre-Con meeting with City of Portland PBOT and PWP staff
- c. Provide all labor, materials, and equipment mobilization to perform scope of work.
- d. Provide all material submittals within 5 days of contract execution
- e. Include all excavation, backfill, and dirt haul-off.
- f. Read and adhere to all notes and details on all construction documents
- g. Work may not proceed until all applicable City inspections and special inspections have been approved.
- h. No gas service will be installed for this project.
- i. Pothole for existing utilities prior to starting construction. Notify Habitat of any potential conflicts
- j. Coordinate with AKS to deliver as-builts at the close of construction
- k. Contractor to supply all form materials, fasteners, and equipment

3. Permits

- a. Habitat to provide public works permit
- b. Provide and coordinate all vehicular and pedestrian traffic control for scope of work
- c. Contractor to apply for lane/street closure permits as necessary (TSUPs), Habitat to pay all permit fees.
- d. Contractor to apply for plumbing permit for water, storm, and sanitary underground connection. Habitat to pay all permit fees
- e. Contractor to assist Habitat with city inspections and perform any necessary corrections to close public works permit.

4. Erosion Control

- a. Install and maintain all erosion control measures according to approved plans, City of Portland and DEQ requirements.
- b. All erosion control corrections to be made within 24 hours of inspection notice.
- c. Implement "wet weather" measures as necessary, per DEQ and City of Portland requirements
- d. Include unit pricing for all erosion control measures
- e. Contractor responsible for keeping the street clean, including street sweeping if necessary, for the duration of their scope of work
- f. Remove and dispose of erosion control measures when no longer needed.
- g. Provide dewatering as necessary; direct all water to onsite stormwater pond.

5. Demolition

- a. Install and maintain all required tree protection, per plan
- b. Remove all trees according to tree removal plan
- c. Sawcut existing asphalt pavement and remove existing asphalt pavement to cut line per plans.
- d. Demolish and remove existing concrete curb and sidewalk per plan
- e. Provide, install, and maintain any steel plates needed. Remove any plates when no longer required.
- f. Decommission existing sanitary bypass infrastructure, per plan
- g. Remove and backfill existing stormwater bypass infrastructure, per plan

6. Grading

- a. Excavate under future SW California Lane to remove all organics and undocumented fill per geotech report. Retain spoils on site for backfill based on geotech approval. See supplemental geotech report for details of potential reuse of spoils.
- b. Grade and prep for new public road per plan
- c. Grade and prep for new concrete curbs, sidewalks, and ADA crossings per plan
- d. Grade and prep for new pedestrian path per plan

- e. Grade existing ditch, and prep for new stormwater inlet at Capitol Hill Rd, per plans
- f. Provide all necessary soil compaction according to plans, code requirements, and geotech requirements.
- g. Provide unit pricing for cement treatment at 2%, 4% and 6% per CY
- h. Provide the following unit pricing:
 - i. excavation per bank yard
 - ii. haul off per bank yard
 - iii. import of structural fill per cubic yard
 - iv. placement of structural fill per cubic yard
 - v. import of 3/4" minus per cubic yard

7. Site Concrete and Flatwork

- a. Provide all labor and material to pour all public curbs, sidewalks, and ADA crossings per plans.
- b. Provide and install all asphalt paving per plans
- c. Provide and install sleeves for temporary irrigation under flatwork, per plan
- d. Provide all labor to install poured shoring trench per plans and geotech documents
- e. Provide all labor to install cast in place retaining wall per plans
- f. Contractor to supply all form materials, fasteners, and equipment
- g. Contractor to coordinate with CalPortland or Wilsonville to order concrete using Habitat's account.
- h. Contractor to coordinate with Ralph's Concrete Pumping Service for pumping using Habitat's account.
- i. Contractor to order concrete accessories from Westside Concrete Accessories or Cascade Concrete Accessories using Habitat's account.
- j. Use Eco-Pan concrete washout provided onsite by Habitat
- k. Provide all labor to install guard rail footings per plan

8. Stormwater System

- a. Install public stormwater facilities, structures and underground lines, including all cast-in-place structures, per approved plans.
- b. Excavate to "Storm BP CO 1.7" on page C250 and connect existing stormwater line on church property to new stormwater main on SW California Lane, per plans
- c. Provide and install sleeves for temporary irrigation into stormwater planters

9. Sanitary System

- a. Install new sanitary infrastructure under SW California Lane and SW Capitol Hill Rd, per plans.
- b. Excavate to "Sanitary BP 1.6" on page C350 and connect existing sanitary line on church property to new sanitary main on SW California Lane, per plans

10. Water System and Public Irrigation

- a. Coordinate with Portland Water Bureau for installation of public water infrastructure
- b. All water service work in the ROW and up to the public meters to be completed by Portland Water Bureau
- c. Excavator to provide labor and material to install water service connection from master meter to DCVA.
- d. Provide and install irrigation sleeves under sidewalks per plan

11. Dry Utilities

- a. Provide and install conduit from onsite electrical conduit to standoff bracket at new power poles

12. Pedestrian Path Lighting

- a. Provide all labor and material to excavate and backfill pedestrian path lighting trenches.
- b. Coordinate with lighting contractor for location of conduit stubs
- c. Provide conduit connection to PGE power source for streetlights and pedestrian path lighting

13. Signage, Striping and Fencing

- a. Provide and install all signage and striping per plan
- b. Provide and install guardrail at SW California Lane, per plan
- c. Provide and install fencing at SW California Lane, per plan