

Waterfront Park/Ankeny Plaza and Street Improvements
Project Advisory Committee Meeting
Wednesday, December 10, 2008
6:00-7:00 p.m.
White Stage Building (70 NW Couch)

Committee members present:

Anne Naito Campbell	Bill Naito Co.
Lisa Frisch	Portland Business Alliance
Lisa Hamel	Portland World Market
Margaret Hinshaw	Mercy Corps
Charles Houtchens	Portland Saturday Market
Carol McCreary	Old Town/Chinatown NA
Liz Moorhead	Portland Parks and Recreation
Jan Oliver	University of Oregon
Chet Orloff	Portland Historian
Steve Robinson	Venerable Properties
Judy Van Alstyne	Bill Naito Co.
Paul Verhoeven	Portland Saturday Market

PDC Staff Present

Kevin Brake	Project Manager
Peter Englander	DTWF URA Manager
Joleen Jensen-Classen	Public Participation Manager
Juanita Swartwood	Public Participation Specialist

Meeting Summary

Project Status Report

Project Manager Kevin Brake began the meeting with by stating that the project is on track to be completed for the opening of Portland Saturday Market in March of 2009. The water feature will be complete by June of 2009 and a grand opening will be scheduled after that.

This project was on a very tight timeline which made it difficult to anticipate all related project expenses. As a result, the project currently has a funding gap of \$914,201.00. Increases expenses were a result of the following factors:

- Additional design fees
- Higher than anticipated utility fees from PGE and NW Natural
- Higher construction costs because of unforeseen site conditions and fire life safety issues.

The original project cost was \$12.2 million with a 10% contingency which in hind-sight was too low.

Cost Increase Breakdown (numbers will change as outstanding items are resolved with the contractor)

ITEM	COST INCREASE
• Park staff/Walk Macy Design Add. Services	\$299,914
• PDC soft costs	\$106,653
• WFP construction cost increases	\$251,357
• MAX Retail Construction Cost Increases	\$163,677

