



**PUBLIC IMPROVEMENT CONTRACT**

**between**  
**CITY OF SANDY, OREGON**  
**and**  
Paul Brothers Inc

**Contract No. ITB007**

THIS PUBLIC IMPROVEMENT CONTRACT ("Contract") is made by and between the City of Sandy, a municipal corporation of the State of Oregon ("City"), and Paul Brothers Inc ("Contractor") to provide construction services on the following Meinig Park Improvements ("Project"), briefly described below:

The park is approximately 10 acres in size and the improvements in this project include approximately 1 acre of disturbance.

The project scope includes, but is not limited to:

- A. Site grading and erosion control
- B. Right-of-way curb ramp and sidewalk improvements along Meinig Avenue and McCormick Drive
- C. ADA parking space and access aisle off of McCormick Drive
- D. Installation of electrical improvements including site lighting
- E. Concrete stairs and stone site walls
- F. Construction of ADA-accessible pathways
- G. Repaving of asphalt parking lot
- H. Landscaping and lawn repair/reseeding
- I. Site preparation and coordination for three Owner provided and owner installed prefabricated picnic shelters
- J. Site preparation and coordination for Owner provided and owner installed restroom
- K. Drinking fountain installation

Additional requirements for the project include:

- A. Compliance with City of Sandy design standards, the Dark Sky Ordinance, and applicable ADA regulations
- B. Implementation of tree protection measures in coordination with a certified arborist (City will provide an arborist)
- C. Construction of on-site stormwater detention facilities as designed
- D. Installation of site furnishings and street trees
- E. Coordination with the project owner and the City's contracted landscape architect throughout construction
- F. Coordination with public utilities and adherence to recorded easements and dedications

The parties agree as follows:

**1. WORK.**

Contractor shall execute fully the Work described by the Contract Documents, unless specifically indicated in the Contract Documents to be the responsibility of others. "Work" means the construction and any related services required by or reasonably inferable from the Contract Documents, whether completed or partially completed, including (except as otherwise expressly stated in this Contract) all other labor, materials, equipment, tools, permits, fees, licenses, facilities, taxes, transportation, supervision, temporary constructions of every nature, and all other services, management, and facilities of every nature whatsoever necessary to fulfill Contractor's duties by executing and completing this Contract within the Contract Time. The Work may constitute the whole or a part of the Project.

**2. EFFECTIVE DATE AND TERMINATION DATE.**

The effective date of this Contract shall be the Contract Start Date identified in section 2.a. or the date on which each Party has signed this Contract, whichever is later. Unless earlier terminated as provided below, the termination date shall be the Contract End Date, subject to extension as provided in the Contract Documents.

**Offer and Contract Dates**

2.1. Contract Start Date: June 9, 2026

**"Work" Time Dates**

2.2. Anticipated Notice to Proceed Date: June 9, 2026 (Construction cannot begin until July 14, 2026)

2.3. Anticipated Substantial Completion Date: October 19, 2026

2.4. Anticipated Final Completion Date: November 3, 2026

2.5. Contract End Date: November 3, 2026

2.6. "Work" Time in Calendar Days: 98 days (Construction cannot begin until July 14th, 2026 and needs to be substantially complete by October 19, 2026)

PLEASE NOTE: Contractor shall not commence Work under this Contract until the Notice to Proceed has been issued.

**3. ENUMERATION OF CONTRACT DOCUMENTS.**

The "Contract Documents" include the following:

- This Contract with these Terms and Conditions.
- EXHIBIT A: City's General Conditions to the Contract - included in this form
- EXHIBIT B: Insurance Requirements - included in this form
- EXHIBIT C: BOLI Prevailing Wage Rates.
- EXHIBIT D: Bid Submittal
- EXHIBIT E: Invitation to Bid, Drawings, Addenda (Link)
- EXHIBIT F: Bonds- Performance Bond, Payment Bond
- EXHIBIT G: Additional Documents: Work Plan & Schedule, Schedule of values, and City of Sandy Business License.

**4. CONTRACT; CONTRACT DOCUMENTS; ENTIRE AGREEMENT.**

This Contract and the other Contract Documents forms the entire and integrated agreement between the parties. Unless the context requires otherwise, any reference to the "Contract" includes the Contract Documents.

## **5. THE CONTRACT TIME.**

Contractor shall achieve Substantial Completion of the Work under this Contract within 98 consecutive calendar days ("Contract Time") from the date specified in City's Notice to Proceed, subject to adjustments of this Contract Time as provided in the Contract Documents.

## **6. THE CONTRACT TOTAL.**

- 6.1. The Contract Total is \$1,211,707.00, which represents the total amount payable by the City to the Contractor for completion of all Work as defined in the Contract Documents. The City is further authorized to execute any and all subsequent change orders issued in accordance with the terms of this Contract, provided that the cumulative value of such change orders does not exceed the applicable threshold set forth herein.
- 6.2. The following bid alternates are included in the Contract Total: Add Alternative 1- Parking lot repaving: \$42,660.00
- 6.3. Unit prices if any: N/A
- 6.4. Allowances included in the Contract Total, if any: N/A
- 6.5. Notwithstanding any other provision of this Contract or the Contract Documents, the Contract Total includes all construction contingencies for existing site conditions other than for pre-existing Hazardous Materials. Contractor is thoroughly acquainted with and has inspected the Project site without restriction, understands the potential risks in this construction Work, and accepts the full risk of construction contingencies to complete the Work within the Contract Time and Contract Total set out in this Agreement.

## **7. PROGRESS PAYMENTS.**

- 7.1. The Contractor will submit an application for payment to the City Representative as provided in the General Conditions. The City Representative may require the Contractor to simultaneously submit an application for payment to the Design Professional working on the Project.
- 7.2. Each application for payment shall be for one calendar month ending on the last day of the month.
- 7.3. Payments are due and payable 30 days following receipt of the Contractor's complete Application for Payment or 15 days from the date after payment is approved by the City Representative, whichever is earlier. Payments due and unpaid under the Contract shall bear interest from the date payment is due at the rate set forth in ORS 279C.570(2).
- 7.4. The amount of each progress payment shall be determined as provided in the General Conditions, less retainage of 5% pursuant to ORS 279C.550 to 279C.565, ORS 701.420 and 701.430, and less liquidated damages, if any.
- 7.5. Unless otherwise specified in the Contract Documents, Contractor elects to have the City deposit the retainage as accumulated in an interest-bearing account in a bank, savings bank, trust company, or savings association as outlined in ORS 279C.560(5), OAR 125-249-0820(3), and OAR 137-049-0820(3), from which earnings on such account shall accrue to the Contractor.

## **8. INDEPENDENT CONTRACTOR STATUS.**

By its signature on this contract, Contractor certifies that the service or services to be performed under this Contract are those of an independent contractor as defined in ORS 670.600, and that Contractor is solely responsible for the work performed under this Contract. Contractor represents and warrants that Contractor, its subcontractors, employees, and agents are not "officers, agents, or employees" of the City within the meaning of the Oregon Tort Claims Act (ORS 30.260 through 30.300). Contractor shall be responsible for all federal, state, and local taxes and any and all fees applicable to payments for services under this Contract.

## **9. REQUEST FOR TAXPAYER IDENTIFICATION NUMBER.**

Contractor must be a current vendor with the City or must submit a completed "Request for Taxpayer Identification Number and Certification" (Form W-9) with this signed Contract. Payment information will be reported to the Internal Revenue Service under the name and TIN or SSN provided by Contractor. Contractor shall be responsible for all federal, state, and local taxes and any fees applicable to payments for Work under this Contract.

## 10. COMPLIANCE WITH APPLICABLE LAW.

Contractor shall comply with all federal, state, and local laws applicable to the Work under this Contract, and all regulations and administrative rules established pursuant to those laws, including without limitation, the following requirements of the Oregon Public Contract Code:

- 10.1. ORS 279A.110 (Non-discrimination Certification): Contractor shall certify that Contractor has not discriminated and will not discriminate against a Subcontractor in the awarding of a subcontract because the Subcontractor is a minority, women, or emerging small business enterprise (certified under ORS 200.055.), or a business that is owned or controlled by, or employs a disabled veteran (as defined in ORS 408.225).
- 10.2. ORS 279C.380 (Performance and Payment Bonds): Unless exempted by the City in writing pursuant to the City's local public contracting rules, prior to starting work under this Contract, Contractor or its Subcontractor shall execute and deliver to City a good and sufficient performance bond, in a form acceptable to City, in a sum equal to 100% of the construction portion of the Contract Price, and Contractor or its Subcontractor shall execute and deliver to City a good and sufficient payment bond, in a form acceptable to City, in a sum equal to 100% of the construction portion of the Contract Price, solely for the protection of claimants under ORS 279C.600.
- 10.3. ORS 279C.505 (Prompt Pay Requirement, Liens, Taxes, and Drug Testing): Contractor shall make payment promptly, as due, to all persons supplying to such Contractor labor or material for the performance of the Work provided for in such Contract; pay all contributions or amounts due the Industrial Accident Fund from such Contractor or Subcontractor incurred in the performance of the Contract; not permit any lien or claim to be filed or prosecuted against the state or a county, school district, municipality, municipal corporation or subdivision thereof, on account of any labor or material furnished; and pay to the Department of Revenue all sums withheld from employees pursuant to ORS 316.167. Contractor shall further demonstrate that an employee drug testing program is in place.
- 10.4. ORS 279C.510 (Recycling/Composting): If this Contract includes demolition work, the Contractor shall salvage or recycle construction and demolition debris, if feasible and cost-effective. If this Contract includes lawn or landscape maintenance, the Contractor shall compost or mulch yard waste material at an approved site, if feasible and cost-effective.
- 10.5. ORS 279C.515 (Failure to Pay Promptly): If Contractor fails, neglects, or refuses to make prompt payment of any Claim for labor or services furnished to the Contractor or a Subcontractor by any person in connection with this Contract as such Claim becomes due, the City may pay such Claim to the person furnishing the labor or services and charge the amount of the payment against funds due or to become due the Contractor by reason of this Contract. The payment of a Claim in the manner authorized in this section shall not relieve the Contractor or the Contractor's surety from any obligation with respect to any unpaid Claims. Unless the payment is subject to a good-faith dispute as defined in ORS 279C.580, if Contractor or any first-tier Subcontractor fails to pay any Claim for materials or labor furnished under this Contract within 30 days after being paid by City, interest shall be due on such claim as specified in ORS 279C.515(2) at the end of the 10-day period that payment is due under ORS 279C.580(4). A person with any such unpaid Claim may file a complaint with the Construction Contractor's Board unless the complaint is subject to a good-faith dispute as defined in ORS 279C.580.
- 10.6. ORS 279C.520 and 279C.540 (Hours of Labor, Holidays, and Overtime): Except as otherwise provided in an applicable collective bargaining agreement with a labor organization, Contractor shall not employ and shall require that its Subcontractors not employ any person to perform construction work for more than ten hours in any one day, or 40 hours in any one week, except in cases of necessity, emergency, or where the public policy absolutely requires it, and in such cases, except in cases of Contracts for personal services as defined in ORS 279A.055, the laborer shall be paid at least time and a half pay:
  - 10.6.1. For all overtime in excess of eight hours a day or 40 hours in any one week when the work week is five consecutive days, Monday through Friday; and
  - 10.6.2. For all overtime in excess of ten hours a day or 40 hours in any one week when the work week is four consecutive days, Monday through Friday; and
  - 10.6.3. For work performed on Saturday and on any legal holiday specified in any applicable collective bargaining agreement or ORS 279C.540(1)(b).



- 10.6.4. The requirement to pay at least time and a half for all overtime worked in excess of 40 hours in any one week shall not apply to individuals who are excluded under ORS 653.010 to 653.261 or under 29 U.S.C. Section 201 to 209 from receiving overtime. Contractor shall and shall require its Subcontractors to give notice in writing to their employees who work under this Contract, either at the time of hire or before commencement of Work on the Contract, or by posting a notice in a location frequented by employees, of the number of hours per day and days per week that the employees may be required to work.
- 10.7. ORS 279C.525 (Notice of Environmental Regulations): State law requires that solicitation documents for a public improvement contract make specific reference to federal, state, and local agencies that have enacted ordinances, rules, or regulations dealing with the prevention of environmental pollution or the preservation of natural resources that may affect the performance of this Contract. These agencies include, but are not limited to:
- 10.7.1. Federal Agencies: Department of Agriculture, Forest Service, Soil and Water Conservation Service, Coast Guard, Department of Defense, Army Corps of Engineers, Department of Emergency, Federal Energy Regulatory Commission, Environmental Protection Agency, Department of Health and Human Services, Department of Housing and Urban Development, Solar Energy and Energy Conservation Bank, Department of Interior, Bureau of Land Management, Bureau of Indian Affairs, Bureau of Mines, Bureau of Reclamation, Geological Survey, Minerals Management Service, U.S. Fish and Wildlife Service, Department of Labor, Mine Safety and Health Administration, Occupational Safety and Health Administration, Department of Transportation, Federal Highway Administration, and Water Resources Council.
- 10.7.2. State Agencies: Department of Administrative Services, Department of Agriculture, Soil and Water Conservation Commission, Columbia River Gorge Commission, Department of Energy, Department of Environmental Quality, Department of Fish and Wildlife, Department of Forestry, Department of Geology and Mineral Industries, Department of Human Resources, Department of Consumer and Business Services, Land Conservation and Development Commission, Department of Parks and Recreation, Division of State Lands, and Department of Water Resources.
- 10.7.3. Local Agencies: City councils, county courts, county boards of commissioners, metropolitan service district councils, design commissions, historic preservation commissions, planning commissions, development review commissions, special district boards of directors, and other and special governmental agencies such as Tri-Met, urban renewal agencies, and Port districts.
- 10.7.4. Tribal Governments.
- 10.8. ORS 279C.530 (Payment for Medical Care and Workers' Compensation): Contractor shall promptly, as due, make payments to any person, co-partnership, association, or corporation furnishing medical, surgical, and hospital care or other needed care and attention, incident to sickness or injury, to the employees of such Contractor, of all sums which the Contractor agrees to pay for such services and all moneys and sums which the Contractor collected or deducted from the wages of employees pursuant to any law, contract, or agreement for the purpose of providing or paying for such service. All employers, including the Contractor, that employ subject workers who work under this Contract in the State of Oregon shall comply with ORS 656.017 and provide the required workers' compensation coverage, unless such employers are exempt under ORS 656.126. Contractor shall ensure that each of its Subcontractors complies with these requirements.
- 10.9. ORS 279C.545 (Time Limitations on Claims for Overtime): Construction workers employed by the Contractor or its Subcontractor shall be foreclosed from the right to collect for any overtime under this Contract unless a claim for payment is filed with the Contractor or Subcontractor within 90 days from the completion of the Contract, providing the Contractor or Subcontractor has:
- 10.9.1. Caused a circular clearly printed in blackface pica type and containing a copy of this section to be posted in a prominent place alongside the door of the timekeeper's office or in a similar place which is readily available and freely visible to any or all workers employed on the Work; and
- 10.9.2. Maintained such circular continuously posted from the inception to the completion of the Contract on which workers are or have been employed.

- 10.10. ORS 279C.580(3) (Prompt Payment of First-Tier Subcontractors): Contractor shall include in each subcontract for property or services with a first-tier Subcontractor a clause that obligates the Contractor to pay the first-tier Subcontractor for satisfactory performance under its subcontract within ten days out of such amounts as are paid to the Contractor by the City. Contractor shall also include in each subcontract a clause that states that if the Contractor fails to pay any claim for materials or labor furnished under this Contract within 30 days after being paid by City, interest shall be due on such claim as specified in ORS 279C.515(2) at the end of the ten-day period that payment is due under ORS 279C.580(3). Contractor shall require each first-tier Subcontractor to include a payment clause and interest clause conforming to the requirements of ORS 279C.580 in each of its subcontracts, and to require each of its Subcontractors to include a similar clause in each contract with a lower-tiered subcontractor or supplier.
- 10.11. ORS 279C.605 (Notice of Claim on Bond): Any person claiming a right of action under ORS 279C.600 must file a notice of claim as provided in ORS 279C.605.
- 10.12. ORS 279C.800 to 279C.870 (Payment of Prevailing Wage Required):
- 10.12.1. The hourly rate of wage to be paid by Contractor or any Subcontractor to workers in each trade or occupation required for the public works employed in the performance of this Contract shall not be less than the specified minimum rate of wage in accordance with ORS 279C.838 and ORS 279C.840 for each trade or occupation as defined by the Commissioner of the Oregon Bureau of Labor and Industries in the applicable publication entitled Definitions of Covered Occupations for Public Works Contracts in Oregon available at <https://www.oregon.gov/boli/employers/pages/occupational-definitions.aspx>
  - 10.12.2. This contract is subject to the prevailing wage rates published as specified in the City's Invitation to Bid document included in this contract as Exhibit C.
  - 10.12.3. Contractor and all Subcontractors shall keep the prevailing wage rates for this Project posted in a conspicuous and accessible place in or about the Project.
  - 10.12.4. The City shall pay a fee to the Commissioner of the Oregon Bureau of Labor and Industries as provided in ORS 279C.825. The fee shall be paid to the Commissioner under the administrative rule of the Commissioner.
  - 10.12.5. If Contractor or any Subcontractor also provides for or contributes to a health and welfare plan or a pension plan, or both, for its employees on the Project, it shall post notice describing such plans in a conspicuous and accessible place in or about the Project. The notice shall contain information on how and where to make claims and where to obtain future information.
- 10.13. ORS 279C.836 (Public Works Bond Required): Contractor shall:
- 10.13.1. File a public works bond with the Construction Contractors Board pursuant to ORS 279C.836 before starting work on the Project, unless exempt under ORS 279C.836(2), (7) or (8); and
  - 10.13.2. Include in every subcontract a provision requiring the Subcontractor to file a public works bond with the Construction Contractors Board pursuant to ORS 279C.836 before starting work on the Project, unless exempt under ORS 279C.836(2), (7) or (8).
- 10.14. ORS 279C.845 (Prevailing Wage Certification; Additional Retainage):

- 10.14.1. Contractor and every Subcontractor shall file certified statements with City in writing in the form prescribed by the Commissioner of the Bureau of Labor and Industries, certifying the hourly rate of wage paid each worker whom Contractor or Subcontractor has employed upon such public work, and further certifying that no worker employed upon such public work has been paid less than the prevailing rate of wage or less than the minimum hourly rate of wage specified in the Contract, which certificate and statement shall be verified by the oath of Contractor or Contractor's surety or Subcontractor or Subcontractor's surety that Contractor and any Subcontractor has read such statement and certificate and knows the contents thereof, and that the same is true to Contractor or Subcontractor's knowledge. The certified statements shall set out accurately and completely the payroll records for the prior week including the name and address of each worker, the worker's correct classification, rate of pay, daily and weekly number of hours worked, deductions made, and actual wages paid.
- 10.14.2. The certified statement shall be delivered or mailed by Contractor or Subcontractor to City. Certified statements for each week during which the Contractor or Subcontractor employs a worker upon the public work shall be submitted once a month, by the fifth business day of the following month. Information submitted on certified statements may be used only to ensure compliance with the provisions of ORS 279C.800 to 279C.870. Notwithstanding any other provision of this Contract and in addition to any other retainage required under this Contract, the City shall retain 25% of any amount earned by the Contractor until the Contractor has filed the certified statements with the City as required by this Section. The City will pay the retainage required under this Section within 14 days after Contractor files the certified statements required by this Section.
- 10.14.3. Contractor and each Subcontractor shall preserve the certified statements for a period of three years from the date of completion of the Contract.
- 10.15. ORS 671.560, 701.026 (Landscape/Construction Contractors License Required): If Contractor is performing work as a landscape contractor as defined in ORS 671.520(2), Contractor must have a current, valid landscape contractor's license issued under ORS 671.560. If Contractor is performing work as a Contractor as defined in ORS 701.005(2), Contractor must have a current, valid construction contractor's license issued under ORS 701.026. Contractor shall further certify that all Subcontractors performing Work described in ORS 701.005(2) are registered with the Construction Contractors Board or licensed by the State Landscaping Contractor's Board as required by the above-noted statutes before they commence Work under this Contract. Contractor shall maintain in effect all licenses, permits, and certifications required for the performance of the Work. Contractor shall notify City immediately if any license, permit, or certification required for performance of this Contract shall cease to be in effect for any reason.
- 10.16. SB 675 (Oregon Tax Law Compliance): Contractor must, throughout the duration of this Contract and any extensions, comply with all tax laws of this state and all applicable tax laws of any political subdivision of this state. Contractor (to the best of Contractor's knowledge, after due inquiry), for a period of no fewer than six calendar years preceding the date of this Contract, faithfully has complied with:
- 10.16.1. All tax laws of this state, including but not limited to ORS 305.620 and ORS chapters 316, 317, and 318;
- 10.16.2. Any tax provisions imposed by a political subdivision of this state that applied to Contractor, to Contractor's property, operations, receipts, or income, or to Contractor's performance of or compensation for any work performed by Contractor;
- 10.17. ORS 279B.230(2) (Oregon Workers' Compensation Law): Contractor and its subcontractors, if any, are subject to Oregon Workers' Compensation Law, which requires all employers that employ subject workers who work under this Contract in the State of Oregon to comply with ORS 656.017 and provide the required workers' compensation coverage, unless such employers are exempt under ORS 656.126. Contractor shall ensure that each of its subcontractors, if any, complies with these requirements (ORS 279B.230(2)).

## 11. NOTICE.

Except as otherwise expressly provided in this Contract, any communications between the parties hereto or notices to be given hereunder shall be given in writing by personal delivery or mailing with postage prepaid to Contractor or City at the address set forth below. Any communication or notice so addressed and mailed shall be deemed to be given five (5) days after mailing. Any communication or notice by personal delivery shall be deemed to be given when actually delivered.

### For the City of Sandy

Contract Administrator Name, Title: Tiana Rundell, Parks & Recreation Director

Address, City, State and ZIP Code: 38348 Pioneer Blvd. Sandy, OR 97055

Telephone: 503-489-2157

Email: trundell@ci.sandy.or.us

### For the Contractor

Contract Administrator Name, Title: Scott Paul, Vice President

Address, City, State and ZIP Code: 8601 SE Revenue Rd. Boring, OR 97009

Telephone: 503-663-1220

Email: jpaul@paulbrothersinc.com

## 12. CONTRACTOR INFORMATION AND CERTIFICATION.

Contractor shall provide Contractor's Social Security number or Contractor's federal tax ID number and the additional information set forth below. This information is requested pursuant to ORS 305.385 and OAR 125-246-0330. Social Security numbers provided pursuant to this paragraph will be used for the administration of state, federal and local tax laws.

Legal Name: Paul Brothers Inc

Address, City, State and ZIP Code: 8601 SE Revenue Rd. Boring, OR 97009

Citizenship, if applicable: Non-resident alien? ☐ Yes ☒ No

Business Designation (check one):

☒ Professional Corporation ☐ Partnership ☐ Limited Partnership

☐ Limited Liability Company ☐ Limited Liability Partnership ☐ Sole Proprietorship ☐ Other

Federal Tax ID#: 93-0568993 or SSN:

Oregon CCB License Number: 64461

City may report the information set forth above in conjunction with any reports it makes to the Internal Revenue Service (IRS) under the name and Social Security number or taxpayer identification number provided.

The individual signing on behalf of Contractor hereby certifies and swears under penalty of perjury that: (a) the number shown on this form is Contractor's correct taxpayer identification; (b) Contractor is not subject to backup withholding because (i) Contractor is exempt from backup withholding, (ii) Contractor has not been notified by the IRS that Contractor is subject to backup withholding as a result of a failure to report all interest or dividends, or (iii) the IRS has notified Contractor that Contractor is no longer subject to backup withholding; (c) s/he is authorized to act on behalf of Contractor, s/he has authority and knowledge regarding Contractor's payment of taxes, and to the best of her/his knowledge, (d) Contractor is not in violation of any Oregon tax laws named in ORS 305.380(4). Contractor is an independent contractor as defined in ORS 670.600; and (e) the supplied Contractor data is true and accurate.

Contractor has the power and authority to enter into and perform this Contract. The persons executing this Contract on behalf of Contractor have the actual authority to bind Contractor to the terms of this Contract.

|                                                                                                                                                                                   |                                                                                                                                                                                   |
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| <p>FOR THE CITY OF SANDY:</p><br><br><br><hr/> <p><i>Signature</i></p><br><br><hr/> <p><i>Name (Printed)</i></p><br><br><hr/> <p><i>Title</i></p><br><br><hr/> <p><i>Date</i></p> | <p>FOR Paul Brothers Inc:</p><br><br><br><hr/> <p><i>Signature</i></p><br><br><hr/> <p><i>Name (Printed)</i></p><br><br><hr/> <p><i>Title</i></p><br><br><hr/> <p><i>Date</i></p> |
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## EXHIBIT A

### PUBLIC IMPROVEMENT CONTRACT

#### GENERAL CONDITIONS

##### 1. GENERAL PROVISIONS.

- 1.1. Architect. The "Architect" is [Lango Hansen Landscape Architects]
- 1.2. Contract Documents. The "Contract Documents" are enumerated in Item 3 of the Contract.
- 1.3. Contract Schedule. The "Contract Schedule" is the graphical representation of the practical plan for carrying out the Work and completing the Work within the Contract Time as set forth in the Contract Documents. The Contract Schedule provides a list of intended events and times to complete each event as set forth in the Contract Documents.
- 1.4. Drawings. The "Drawings" are the graphic and pictorial portions of the Contract Documents showing the design, location and dimensions of the Work, generally including plans, elevations, sections, details, schedules, and diagrams.
- 1.5. Knowledge. The terms "knowledge," "recognize" and "discover" their respective derivatives and similar terms in the Contract Documents, when used in reference to the Contractor, means that which the Contractor knows or should know, recognizes or should recognize and discovers or should discover. Analogously, the expression "reasonably inferable" and similar terms in the Contract Documents means reasonably inferable by a contractor familiar with the Project and exercising the care, skill and diligence required of the Contractor by the Contract Documents.
- 1.6. Modification. A "Modification" is
  - 1.6.1. a written amendment to this Contract signed by both parties;
  - 1.6.2. a Change Order;
  - 1.6.3. a Construction Change Directive; or
  - 1.6.4. a written order for a minor change in the Work issued by the Architect.
- 1.7. Organization of Drawings and Specifications. "Organization of Drawings and Specifications" into divisions, sections, articles, or otherwise arranged will not control Contractor in dividing the Work among subcontractors or in establishing the extent of Work to be performed by any trade subcontractor.
- 1.8. Project. The "Project" is the total construction of which the Work performed under the Contract Documents may be the whole or a part and which may include construction by City and by separate Contractors.
- 1.9. Project Site. The "Project Site" is the property upon which the Project lies and City's property that surrounds the Project, extending to the City's property boundary.
- 1.10. Specifications. The "Specifications" are that portion of the Contract Documents consisting of the written requirements for materials, equipment, systems, standards, and workmanship for the Work and performance of related services.

##### 2. CITY'S RESPONSIBILITIES.

- 2.1. Authorized Representative. City shall designate a person in writing to be the authorized representative with express authority, to the extent permitted by law, to bind and communicate on behalf of City with respect to all matters requiring City's approval or authorization ("City Representative"). The term "City" includes City Representative.
- 2.2. Contract Administration. City shall provide contract administrative services for the Project through City's authorized representative. The City Representative may engage and delegate authority to such additional staff and professional and technical consultants as City deems necessary to assist in perform its administrative tasks. Contractor shall direct all Project communications to City and in accordance with the Contract Documents, or as City directs in writing.

- 2.2.1. City may engage professional architects or engineers to assist City during construction of the Project to interpret technical contract provisions and to determine the amount, quality, acceptability, and fitness of the Work. Such architects or engineers will be authorized to act on behalf of City only to the extent expressly provided in the Contract Documents or as City otherwise directs in writing.
- 2.2.2. City may engage a consulting construction manager to provide Project administrative services on City's behalf. Such construction manager will be authorized to act on behalf of City to the extent expressly provided in the Contract Documents or as City otherwise directs in writing.
- 2.2.3. City may retain certain project inspectors to monitor compliance with Drawings and Specifications for the Project, as well as applicable codes and ordinances. Such project inspectors will be authorized to act on behalf of City to the extent expressly provided in the Contract Documents or as City otherwise directs in writing.
- 2.3. Access to the Work. City and its designated representatives shall have free access to the Work at all times. Contractor shall not carry on Work except with the knowledge of City and its designated representatives. City may require special inspection or testing of any portion of the Work, whether it has been fabricated, installed, or fully completed. Inspection or observation of Work shall not relieve Contractor from any obligation to fulfill the Contract.
- 2.4. Right to Stop or Reject Work. City may reject Work that fails to conform to the Contract Documents, as determined by City. If Contractor fails to promptly correct such defective Work, City may issue a written order directing Contractor to stop the Work, or designated portion thereof, until the cause for such order is eliminated. The right of City to stop the Work shall not give rise to a duty on the part of City, or any of its representatives, to discover nonconforming Work or to exercise the right to stop the Work for the benefit of Contractor or any other person or entity.
- 2.5. Permits and Access. Except for permits and fees that are Contractor's responsibility under the Contract Documents, City shall secure and pay for all other necessary approvals, easements, assessments and charges required to complete the Work..
- 2.6. Subsurface Surveys. City shall make available to Contractor, and Contractor shall study, the results of such test borings and information that City has concerning subsurface conditions and site geology. Contractor shall inform City of any other site investigation, analysis, study, or test conducted by or for Contractor or its agents and shall make the results available to City upon City's request.
- 2.7. City's Rights. The rights stated in this section and elsewhere in the Contract Documents are cumulative and do not limit any rights City may have under the Contract Documents, at law or in equity. Without limiting the generality of the foregoing sentence, any right City has under the Contract Documents to compel Contractor to fix defective Work, up to and including any warranty period the Contract Documents may establish, does not operate to shorten or otherwise limit statutes of limitations applicable to the Work.

### **3. CONTRACTOR'S RESPONSIBILITIES.**

- 3.1. General Responsibilities.
  - 3.1.1. Authorized Representative. Contractor shall designate a person in writing to be the authorized representative with express authority to bind and communicate on behalf of Contractor with respect to all matters requiring Contractor's approval or authorization ("Contractor Representative"). The term "Contractor" means the Contractor or the Contractor Representative.
  - 3.1.2. Materials, Equipment, and Services. The Contractor will provide all labor, materials, equipment, and services necessary to complete the Work, all of which will be provided in full accord with the Contract Documents.
  - 3.1.3. Supervision and Coordination. Unless otherwise expressly provided in the Contract Documents, the Contractor will be solely responsible for the supervision and coordination of the Work, including the construction means, methods, techniques, sequences, and procedures utilized.

- 3.1.4. Project Correspondence. Contractor shall provide City with a copy of all written communications between Contractor and City's consultants at the same time as that communication is made to such consultants, including, without limitation, all requests for information, correspondence, submittals, notices, and change order proposals. Contractor shall confirm oral communications in writing.
- 3.1.5. Project Boundary. Contractor shall confine operations at the site to areas permitted by law, ordinances, permits, and the Contract Documents and shall not unreasonably encumber the site with materials or equipment.
- 3.1.6. Taxes. Contractor shall pay all applicable taxes for the Work provided by Contractor that are legally applicable at the time the bid is submitted, whether or not yet effective or merely scheduled to go into effect.
- 3.1.7. Permits, Fees and Notices. Except as otherwise provided in the Contract Documents, Contractor shall secure and pay for all permits, licenses, and certificates that are the Contractor's responsibility under the Contract Documents and that are necessary for prosecution of Work before the date of the commencement of the Work or before the permits, licenses, and certificates are legally required to continue the Work without interruption. Contractor shall obtain and pay, when legally required, for all licenses, permits, inspections, and inspection certificates required by any authority having jurisdiction over any part of the Work included in the Contract. Contractor shall deliver all final permits, licenses, and certificates to City before demand is made for final payment.

### 3.2. Worksite Conditions.

- 3.2.1. Benchmarks and Monuments. Contractor shall protect and preserve established benchmarks and monuments and shall not change locations of benchmarks and monuments without City's prior written approval. Contractor shall replace any benchmarks or monuments that are lost or destroyed subsequent to proper notification of City and with City's approval.
- 3.2.2. Field Verification. Prior to the commencement of the Work, Contractor shall review the Project Site with City in detail and identify the area of the Work, staging areas, connections or interfacing with existing structures and operations, and restrictions on the Work site area. Contractor shall ensure that all forces on the Project Site are instructed about the acceptable working and staging areas and restrictions on use of the site. Contractor, with advance consent of City, shall erect such barriers and devices as are necessary to restrict access within the Work site to authorized areas and to prevent unauthorized access to non-Work areas.
- 3.2.3. Utility Locates. Contractor will be responsible to locate existing utilities and underground facilities that are indicated in the Contract Documents or that are known or reasonably should be known to exist in proximity to the Work. Contractor shall provide timely notice and locate requests with any affected utility or through contact with appropriate notification centers before commencing excavation or demolition Work that Contractor knows or reasonably should know is in proximity to such utilities or facilities. Contractor assumes the sole risk and will be responsible for all delay and expense arising out of Contractor's failure to do so. Contractor acknowledges that utility companies and other third parties owning or managing facilities that may need to be relocated are not City's agents and do not act for the City.

### 3.3. Responsibility for Performance.

- 3.3.1. Before beginning the Work, Contractor shall examine and compare the drawings and specifications with information furnished by City that are Contract Documents, relevant filed measurements made by the Contractor, and any visible conditions at the worksite affecting the Work.



3.3.2. Reporting Inconsistencies. Contractor is not required to ascertain that the Contract Documents are in accordance with applicable laws, statutes, ordinances, building codes, and rules and regulations, but Contractor shall promptly report any nonconformity it discovers to City. Contractor will be liable to City for damages if it fails, in the exercise of normal diligence, to recognize any error, inconsistency, omission or difference between field conditions and the Contract Documents. Contractor shall promptly report any errors, inconsistencies, or omissions it discovers, as a request for information, in such a form as City or Architect may require. Contractor will not be entitled to any modification in Contract Total or Contract Time solely by the request for information. Contractor shall carefully study and compare all Contract Documents, including Drawings, Specifications, and other instructions and shall at once report, in writing to City any error, inconsistency, or omission that Contractor or its employees or subcontractors may discover. In the event of an inconsistency within or between parts of the Contract Documents, or between the Contract Documents and applicable law, and regardless of whether Contractor reports the inconsistency to the City, the Contractor must: (i) provide the better quality or greater quantity of Work; or (ii) comply with the more stringent requirement as applicable.

3.3.3. Unnecessary Inquiries. Contractor is liable for costs incurred by City for professional services for interpretations or decisions of matters where the information sought is equally available to the party making the request.

### 3.4. Construction Materials and Supplies.

3.4.1. Quantities of Materials. Contractor shall provide materials in sufficient quantities on hand at such times as to insure uninterrupted progress of Work and shall store materials properly and protect materials as required.

3.4.2. Complete Assembly. For all materials and equipment specified or indicated in the Drawings, Contractor shall provide all labor, materials, equipment, and services necessary for complete assemblies and complete working systems, functioning as intended. Contractor shall furnish incidental items not indicated on Drawings, nor mentioned in the Specifications, that can be legitimately and reasonably inferred to belong to the Work described, or necessary in good practice to provide a complete assembly or system, as though itemized here in every detail. In all instances, Contractor shall install material and equipment in strict accordance with each manufacturer's most recent published recommendations and specifications. Contractor shall be responsible for appropriately sequencing the Work and for verification of suitability of prior work before subsequent construction activities.

3.4.3. Timely Ordering of Materials. Contractor shall coordinate submittal approvals and place orders for materials and/or equipment so that delivery of same will be made without delays to the Work. Contractor shall, upon City's reasonable request, provide documentary evidence that orders have been placed.

3.4.4. No Right to Lien. Contractor warrants good title to all material, supplies, and equipment installed or incorporated in Work and agrees upon completion of all Work to deliver the site to City, together with all improvements and appurtenances constructed or placed thereon by it, and free from any claims, liens, or charges. Because City's property is public property, Contractor and any person, firm, or corporation furnishing any materials or labor for any Work covered by this Contract, will not have any right to lien any portion of the Project Site or any improvement or appurtenance thereon.

3.4.5. Storage. Contractor and its subcontractors shall obtain City approval before delivering or storing materials or tools on City's premises. Upon approval, Contractor shall store materials and tools so that they do not hamper the operation of equipment or persons and do not present a fire or safety hazard.

### 3.5. Construction Personnel and Supervision.

- 3.5.1. Supervision. During progress of the Work, Contractor shall keep on the Project Site, and at all other locations where any Work related to this Contract is being performed, a competent project manager, construction superintendent and staff, who are employees of Contractor, to whom City does not object and at least one of whom is fluent in English, written and verbal. Contractor shall provide efficient supervision to the Work, using its best skill and attention. Before commencing the Work, Contractor shall give written notice to City of the name of its project manager and construction superintendent. Contractor is bound by all directions given to Contractor's project manager and/or construction superintendent as if such direction was given to Contractor.
- 3.5.2. Replacement of Supervision. Contractor shall not otherwise remove or replace the construction superintendent or project manager for any reason, including their need to work on other projects, or to take extended vacations, without submitting thirty (30) days' written notice to City. If Contractor's project manager, construction superintendent, or support staff member is no longer employed by Contractor, Contractor shall provide City with notice of the termination of the employment relationship and shall consult with City with respect to replacement personnel.
- 3.5.3. Discipline and Removal. Contractor shall at all times enforce strict discipline and good order among its subcontractors and employees and shall not employ or work any unfit person, or anyone not skilled in work assigned to that person. City may require Contractor to permanently remove unfit persons from Project Site. Contractor shall not employ any person whom City may deem incompetent or unfit on the Project except with the prior written consent of City. City may require removal and replacement of any or all construction superintendents or project managers upon ten (10) days' notice to Contractor.
- 3.5.4. Acts or Omissions. Contractor is responsible to City for acts and omissions of Contractor's employees, subcontractors and their agents and employees, and other persons or entities performing portions of the Work for or on behalf of Contractor or any of its subcontractors.
- 3.5.5. Identification Badges. The Contractor and its subcontractors, and the employees and the agents of any of them shall comply with City's policies and requirements to obtain, display, and return identification badges at any time while they are present on City's property.
- 3.6. Contractor's Construction Master Schedule.
- 3.6.1. Schedule Required. Within no more than ten (10) days of being awarded the Contract, and before commencing the Work, Contractor shall prepare and submit to City for City's approval a construction master schedule for the Work. The construction schedule shall be in a detailed precedence-style critical path method (CPM) type format, which will include any interim dates that are critical in insuring the timely completion of the Work as provided in the Contract Documents. City shall provide approval or comment on the submitted schedule within seven (7) days. Contractor shall be responsible for amending construction schedule in response to City comments.
- 3.6.2. Logic. Schedule shall use retained logic during the development and updating of the schedule. Any function that would cause the retained logic of the logic network to be overridden is prohibited unless approved, in writing and in advance, by the Architect and City.
- 3.6.3. Schedule shall include: date of Notice to Proceed, date of Substantial Completion, and date of Final Completion in accordance with Contract Documents.

3.6.4. Schedule Maintenance. The schedule shall not exceed the Contract Time for the Work. Contractor shall revise and update the schedule at appropriate intervals, no greater than monthly, or as required by City or the conditions of the Work and Project. Should the Contractor fail to meet any scheduled date as shown on the current Construction Progress Schedule, the Contractor shall promptly notify the City, and if requested, be required at its own expense to submit within five (5) days of the request an updated Construction Progress Schedule. If the Contractor's progress indicates to the City that the Work will not be Substantially Completed within the Contract Time, the Architect and City may require the Contractor develop a Recovery Schedule that adequately demonstrates how the Contractor will, at its own expense, increase its work force and/or working hours to bring the actual completion dates of the activities into conformance with the Construction Progress Schedule and Substantial Completion within the Contract Time. Neither the City nor the Architect will, however, be obligated to review the substance or sequence of the Construction Progress Schedule or otherwise determine whether it is correct, appropriate or attainable.

3.6.5. Submittal Schedule. Contractor shall prepare and keep current, for City's review and acceptance, a schedule of submittals that is coordinated with the construction schedule and allows City and its consultants reasonable time to review submittals and to provide information necessary for procurement and installation of Work for which allowances are provided under the Contract Documents. City may require Contractor to include preparation of Contract submittals as a line item payment in the schedule of values.

3.6.6. Execution of Schedule. Contractor shall perform the Work in general accordance with the most recent schedules submitted to and accepted by City. Contractor shall indicate in the schedule updates any Work that is not proceeding according to the schedule and shall provide a written plan of action to bring the Work into compliance with the schedule or to otherwise ensure that the Work will be completed within the Contract Time.

### 3.7. Documents and Records.

3.7.1. Record Documents. Contractor shall update at least weekly, at the Project Site, or at such other location as City may authorize in writing, one legible copy of all Contract Documents annotated with all changes ("Record Documents"), including but not limited to Addenda, RFIs, ASIs, and Change Orders. Contractor shall also maintain on site a complete record and copy of all approved submittals, shop drawings and product samples. Failure to update in a timely manner as required by this section may result in withholding payment by City. Contractor shall keep these documents in good order and available to City's consultants or representatives and all authorities having jurisdiction. Contractor shall coordinate with City's representatives and consultants and shall submit its verified report(s) according to Oregon law or as required by authorities having jurisdiction. The Contractor shall submit the completed and finalized project record to City in accordance with the contract documents prior to Final Acceptance.

3.7.2. Daily Job Reports. Contractor shall maintain at least one (1) set of reports on the Project prepared by Contractor's employee(s) present on site, and which includes following information: a brief description of all Work performed on that day; a summary of all pertinent events and/or occurrences on that day including records of all tests and inspections; a list of all subcontractor(s) working on that day; a list of each Contractor employee working on that day; the total hours worked for each employee; a complete list of all equipment on the Project that day, whether in use or not; the time Work commenced and ended; weather conditions; accidents or injuries; and Work progress made for that day ("Daily Job Reports"). Contractor shall keep the Daily Job Reports current and in good order and shall make current copies available to City upon request.

3.7.3. Maintenance of Records after Final Payment. Contractor shall make available at its office at all reasonable times the materials described in this paragraph for the examination, audit, or reproduction until six (6) years after final payment under this Contract: (a) all Daily Job Reports or other Project records of Contractor's project manager(s), construction superintendent(s), and/or project foreperson(s); (b) all certified payroll records and/or related documents including, without limitation, payroll, payment, timekeeping and tracking documents; (c) all books, estimates, records, contracts, documents, bid documents, bid cost data, subcontract job cost reports, and other data of Contractor, any subcontractor, and/or supplier, including computations and projections related to bidding, negotiating, pricing, or performing the Work or Contract modification, in order to evaluate the accuracy, completeness, and currency of the cost, manpower, coordination, supervision, or pricing data at no additional cost to City. These documents may be duplicative and/or be in addition to any bid documents held in escrow by City.

3.7.4. Submittals. Contractor shall submit shop drawings, product data, samples and mock ups as required by the Contract Documents that have been verified and coordinated with the requirements of the Work and of the Contract Documents. Contractor shall not perform any portion of the Work until the submittals for that portion have been approved by City.

3.7.5. Professional Design Services. City will not require Contractor to perform professional services which constitute the practice of architecture, engineering, or surveying unless such services are specifically required by the Contract Documents as a part of the Work or unless Contractor must provide such services in order to carry out Contractor's responsibilities under the Contract. City shall specify performance and design criteria that such professional services must satisfy.

3.7.6. Ownership of Documents. All copies of Drawings, Specifications, and copies of other incidental architectural and engineering work, or copies of other Contract Documents furnished by City or generated by Contractor, including those in electronic form, are the property of City.

3.7.7. Copyright and License. Neither Contractor nor any subcontractor, or material or equipment supplier, will own or claim a copyright in the documents prepared by the City's consultants. City hereby grants Contractor, subcontractors, sub-subcontractors, and material or equipment suppliers a limited license to use applicable portions of the Drawings and Specifications prepared for the Project in the execution of their Work under the Contract Documents.

3.7.8. Royalties, Licenses and Copyrights. Contractor shall obtain and pay, when required by law, all royalties and license fees necessary for prosecution of Work before the earlier of the date of the commencement of the Work or the date the license is legally required to continue the Work without interruption. Contractor shall defend suits or claims of infringement of patent, copyright, or other rights and shall hold City, City's consultants, and City's representatives harmless and indemnify them from loss on account of claims for infringement to the extent Contractor knew, or with reasonable diligence should have known, that the use of a specified design, process, or product would constitute infringement.

3.7.9. Intellectual Property. The review by City or Architect of any method of construction, invention, appliance, process, article, device, or material of any kind is limited to a review for adequacy for the Work and is not approval for use by Contractor in violation of any patent or other rights of any person or entity.

### 3.8. Tests and Inspections.

3.8.1. Tests, inspections and approvals of portions of the Work shall be made as required by the Contract Documents and by applicable laws, statutes, ordinances, codes, rules and regulations or lawful orders of public authorities.

3.8.2. Unless otherwise provided, Contractor shall arrange for such tests, inspections, and approvals, and shall bear the associated costs. Contractor shall notify City of scheduled tests and/or inspections and approvals, so that City or its designated representative may be present for such procedures, which presence shall be at City's expense.

3.8.3. Contractor shall not incorporate any material into the Work that has not satisfied all testing, inspection, or approval requirements of the Contract Documents.

3.8.4. Contractor shall secure and promptly deliver required certificates of testing, inspection or approval to City, unless otherwise provided by the Contract Documents.

3.8.5. If testing, inspection, or approval required by the Contract Documents, or otherwise required by City, reveal failure of the Work to comply with requirements of the Contract Documents, all costs made necessary by such failure, including those of repeated procedures and compensation of City's costs, shall be at Contractor's expense.

### 3.9. Work Under the Contract.

3.9.1. Defective Work. At City's sole option, Contractor shall repair or replace any and all Work, together with any other Work that may be displaced in doing so, that may prove defective in workmanship and/or materials within a one (1) year period from Substantial Completion of the Work without expense whatsoever to City. In the event Contractor fails to commence and diligently pursue such replacements or repairs within ten (10) days after being notified in writing, Contractor hereby acknowledges and agrees that City may correct such defects, without voiding any guarantee or warranty, at Contractor's expense. Payment shall become due upon City's demand, and shall be an obligation secured by Contractor's performance bond.

3.9.2. Correction of Work. If, in the opinion of City, defective Work creates an exigent or dangerous condition or requires immediate correction or attention to prevent injury to persons or property or to prevent interruption of City operations, City may, upon making a good faith attempt to notify Contractor, proceed to make some or all replacements or repairs as may be reasonably required in the circumstances. The costs of such work will be charged against Contractor and shall become due upon City's demand.

3.9.3. Manufacturer's Warranties. The above provisions do not in any way limit the guarantees on any items for which a longer guarantee is specified or on any items for which a manufacturer gives a guarantee for a longer period. Contractor shall furnish to City all appropriate guarantee or warranty certificates as indicated in the Specifications or upon request by City. Contractor shall obtain and preserve for the benefit of City, manufacturer's warranties on material, fixtures, and equipment incorporated into the Work. Contractor shall furnish City with all guarantee or warranty certificates as indicated in the Specifications or upon City's request.

3.9.4. Cutting and Patching. Contractor shall do all cutting, fitting, patching, and preparation of Work as required to make its several parts come together properly, to fit it to receive, or be received by work of other Contractors, and to coordinate tolerances to various pieces of work, showing upon, or reasonably implied by, the Drawings and Specifications for the completed structure, and shall conform them as City may direct.

3.9.5. Alteration of Work by Contractor or Others. Contractor shall not endanger any Work performed by it or anyone else by cutting, excavating, or otherwise altering Work and shall not cut or alter Work of any other Contractor except with consent of City.

3.9.6. Cleaning up. Contractor shall keep the Project Site and surrounding area, including public rights of way, free from dust, mud, dirt, or accumulation of waste materials or rubbish caused by operations under the Contract. At completion of the Work, Contractor shall clean the site, streets, and sidewalks and shall remove from the Project waste materials, rubbish, Contractor's tools, construction equipment, machinery, and surplus materials.

3.9.7. Access to Work. Contractor shall provide City and its representatives access to the Work in preparation and progress wherever located.

### 3.10. Allowances.

3.10.1. Contractor shall include all allowances stated in the Contract Documents in the Contract Total. Unless the Contract Documents provide otherwise, Contractor shall include in the Contract Total, separate from allowances, amounts necessary to cover the cost of materials and equipment delivered at the site and all required taxes, less applicable trade discounts, Contractor's costs for unloading and handling at the site, labor, installation costs, overhead, profit and other expenses contemplated for stated allowance. City shall adjust the Contract Total through a Change Order whenever costs are more than allowances. City shall provide a Change Order amount that reflects the difference between the actual cost and the allowance.

### 3.11. Warranty.

- 3.11.1. Contractor warrants to City and Architect that materials and equipment furnished under the Contract will be of good quality and new unless otherwise required or permitted by the Contract Documents, that the Work will be free from defects not inherent in the quality required or permitted, and that the Work will conform to the requirements of the Contract Documents. Work not conforming to these requirements, including substitutions not properly approved and authorized, may be considered defective. Contractor's warranty excludes remedy for damage or defect caused by abuse, modifications not executed by Contractor, improper or insufficient maintenance, improper operation, or normal wear and tear and normal usage. If required by Architect or City, Contractor shall furnish satisfactory evidence as to the kind and quality of materials and equipment.
- 3.11.2. Contractor guarantees all work against defects in material or workmanship for a period of one (1) year from the date of substantial completion.
- 3.11.3. If, after 10 days' notice, Contractor fails to proceed to cure any breach of this warranty, City may have the defects corrected and Contractor and its surety shall be liable for all expenses incurred. In case of an emergency, where, in the opinion of City or Architect, delay would cause serious loss or damage, corrective work may be undertaken without advance notice to Contractor; but Contractor and its surety shall remain liable for all expenses incurred. The remedies stated in this subsection are not exclusive, but are cumulative of any other remedies City may have.
- 3.11.4. Contractor shall assign, and shall obtain from subcontractors and assign, all manufacturers' warranties to City and all guarantees and warranties of goods supplied under this Contract shall be deemed to run to the benefit of City. Contractor shall provide City with all manufacturers' warranty documentation and operations and maintenance manuals not later than the date of Final Acceptance of the Work by the City.

#### **4. SUBCONTRACTORS.**

- 4.1. Subcontractor Disclosure. Contractor shall provide City a list of all subcontractors and major suppliers with a name, address, telephone and fax numbers, Oregon license number(s), classification, and monetary value of each subcontract for labor, material, or equipment. If City objects, City shall promptly provide a written notice of objection. Contractor shall not contract with a proposed person or entity to which City reasonably objects or that is ineligible to receive a subcontract under ORS 279C.860, and shall procure a replacement subcontractor that is acceptable to City. City shall provide a Change Order before commencement of substitute subcontractor's Work for the increase or decrease in the Contract Total and Contract Time occasioned by such change, unless the subcontractor is ineligible under ORS 279C.860, and Contractor shall be fully responsible for performance of the substituted subcontractor under the Contract Documents. Contractor shall be solely responsible to determine whether any proposed subcontractor is eligible.
- 4.2. Pass-Through. Contractor shall require each subcontractor, by written agreement, to be bound to Contractor by terms of this Contract to the extent it applies to the Work performed by subcontractor. Contractor shall provide copies of subcontract agreements upon City's request.
- 4.3. No Waiver. City's consent or failure to object to any subcontractor does not relieve Contractor of any obligations under this Contract and is not a waiver of any provisions of this Contract. A waiver is not effective unless it is in writing and is signed by the City.
- 4.4. Substitution and Assignment. Contractor shall not, without City's written consent:
  - 4.4.1. Substitute any person as a subcontractor in place of the subcontractor designated in the original bid.
  - 4.4.2. Permit any Subcontract to be assigned or transferred, or allow any portion of the Work to be performed by anyone other than the subcontractor listed in the original bid; or
  - 4.4.3. Sublet or subcontract any portion of the Work in excess of one-half of one percent (1/2 of 1%) of Contractor's total bid as to which his original bid did not designate a subcontractor.
- 4.5. Coordination of Work. Contractor shall coordinate the trades, subcontractors, sub-subcontractors and material or equipment suppliers working on the Project.
- 4.6. Subcontractor Dispute Resolution. Contractor shall settle any difference between Contractor and its subcontractor(s) or between subcontractors.

4.7. Assignment. Contractor shall include assignment provisions in each subcontract as indicated in the termination provisions set forth in these General Conditions.

4.7.1. Contingent Assignment of Subcontractors. Contractor shall assign to City each subcontract agreement for a portion of the Work provided that:

4.7.1.1. Assignment is effective only after termination of this Contract by City for cause or stoppage of the Work by City, and only for those subcontract agreements which City accepts in its sole discretion by notifying the subcontractor and Contractor in writing; and

4.7.1.2. Assignment is subject to the prior rights of the surety, if any, obligated under bond relating to this Contract.

4.7.2. Upon such assignment, if the Work has been suspended for more than thirty (30) days, City shall equitably adjust subcontractor's compensation for increases in cost resulting from the suspension.

4.8. Prompt Payment of Subcontractors. Contractor shall promptly pay subcontractors as required by the Contract.

## **5. CONSTRUCTION BY CITY.**

5.1. Other Contractors. City may let other contractors perform work with its own forces, in connection with the Project. Contractor shall afford other contractors reasonable opportunity for introduction and storage of materials and execution of their work and shall properly coordinate and connect the Work with the work of other contractors. If Contractor claims that delay or additional cost is involved because of such action by City, Contractor shall make such claim in the manner provided in the Contract Documents.

5.1.1. Contractor shall protect the work of other contractors that it encounters while working on the Project.

5.1.2. If any part of Contractor's Work depends upon completion of the work of City or others for proper execution, Contractor shall inspect and promptly report to City any discrepancy or defective condition in such work. Contractor's failure to inspect and report will be deemed acceptance of all work of others as fit and proper for reception of Contractor's Work. Contractor is liable for damages for work of others that Contractor failed to inspect, except for defects that were not discoverable and may develop in City's or any other contractor's work after execution of Contractor's Work.

5.2. Mutual Responsibility. Contractor shall reimburse City for costs incurred by City which are payable to a separate contractor because of delays, improperly timed activities or defective construction of Contractor. City shall reimburse Contractor for costs incurred by Contractor because of delays, improperly timed activities, and damage to the Work or defective construction of a separate contractor.

5.3. City's Right to Clean Up. If a dispute arises among Contractor, separate contractors and City as to the responsibility under their respective contracts for maintaining the premises and surrounding area free from waste materials and rubbish, City may clean up and the City shall allocate the cost among those responsible.

## **6. CHANGES IN THE WORK.**

6.1. Change Orders.

6.1.1. Change Order. A document prepared by the City Representative and signed by the City, the City Representative, the Architect, and the Contractor or assigned designee, stating their agreement upon all of the following: (1) a change in the Work; (2) the amount of the adjustment in the Contract Total, including all costs, overhead and profit, if any; and (3) the extent of the adjustment in the Contract Time, if any, issued after the effective date of the Contract.

6.1.2. A Proposed Change Order (PCO) is a document prepared by the Contractor to seek additional compensation and/or time from the City. The Contractor shall provide a written PCO narrative explaining its reasons for requesting additional compensation or time. The written PCO narrative shall reference all related schedule activities and contract specification sections and drawings directly pertaining to the PCO, include all costs, overhead and profit.

6.1.3. Change Pricing. In the absence of applicable unit prices or other agreement, the changed work will be priced in accordance with the following provisions:

- 6.1.3.1. In no case shall the sum of the individual markups applied to a General Contractor's Modification exceed fifteen percent (15%), regardless of the number of Subcontractor tiers involved in performing the Work.
- 6.1.3.2. The total combined mark-up for a Subcontractor and his lower-tier Subcontractor shall not exceed ten percent (10%). Costs of tax and insurance shall not be marked up.
- 6.1.3.3. For work performed by a subcontractor, the subcontractor will receive 10% markup for direct costs. The General Contractor shall receive a five percent (5%) of the subcontractor's direct costs for processing.
- 6.1.3.4. For self-performed work by the General Contractor, the markup shall equal fifteen percent (15%) of the direct cost as defined herein.
- 6.1.3.5. Bonding may be increased a maximum of one percent (1%) provided the Contractor demonstrates to the City a requirement to increase bonding.
- 6.1.3.6. If the net value of a change results in a credit from the Contractor or subcontractor, the credit shall be the actual net cost, plus five percent (5%) for overhead and profit. When both additions and credits covering related work or substitutions are involved in any one change, the allowance for overhead and profit shall be figured on the basis of the net increase or decrease, if any, with respect to the change.

#### 6.1.4. Equipment Costs:

- 6.1.4.1. The allowance for equipment costs (both rental as well as Contractor owned equipment) shall be based on actual and verified rental company rates. Hourly, daily, weekly, or monthly rates shall be used, whichever is lower. Hourly rates including operator shall not be used. Unless otherwise specified, manufacturer's ratings and manufacturer approved modifications shall be used to classify equipment for determination of applicable rental rates.
  - 6.1.4.2. The actual time to be paid for equipment shall be the time that the equipment is in productive operation on the Work under Contract Modification. In computing the hourly rental of equipment, any time less than thirty (30) minutes shall be considered one half (1/2) hour. No payment will be made for time while equipment is inoperative due to breakdown, or for non workdays. In addition, the rental time shall not include the time required to move the equipment to and from the project site. No mobilization or demobilization will be allowed for equipment already on site. If such equipment is not moved by its own power, then loading and transportation costs will be paid in lieu of rental time thereof. However, neither moving time nor loading and transportation costs will be paid if the equipment is used on the Project Site in any other way than upon the work directly related to the Contract Modification.
- 6.1.5. Small Tools. Individual pieces of equipment having a replacement value of two thousand dollars (\$2,000) or less shall be considered to be small tools or small equipment, and no payment will be made since the costs of these tools and equipment is included as part of the markup for overhead and profit defined herein.
- 6.1.6. Labor rates will not be recognized when in excess of the applicable prevailing wage rate pursuant to ORS 279C.800 to 279C.870 or wage established in any applicable collective bargaining agreement, whichever is higher. The costs for all supervision, including general superintendents and foreman, shall be included in the markup defined herein. Working foreman will be considered a direct cost if the individual is on the project site only installing Work under Contract Modification with no other work being performed at the time. A breakdown of the payroll rates for each trade used for Contract Modifications shall be furnished to the City within thirty (30) calendar days of the Contract Notice to Proceed.
- 6.1.7. Premium Time Rate. Shall be the difference between the Overtime Hourly Rate and Straight Time Rate per specific trade and classification as more fully defined herein. City will pay taxes on the Premium Time Rate only. The Premium Time Rate shall be paid without overhead and profit calculated against the differential.



- 6.1.8. Material costs directly required for the performance of the Contract Modification. Such costs may include the cost of transportation. If a trade reduction by an actual supplier is available to the Contractor, it shall be credited to the City. If the materials are obtained from a supplier or source owned wholly by or in part by the Contractor, payment thereof will not exceed the current wholesale price for the materials. The term trade reduction includes the concept of cash discounting.
- 6.1.9. Agreement on Change Order. Agreement on any Change Order is a final settlement of all matters relating to the change in the Work that is the subject of the Change Order, including, but not limited to, all direct and indirect costs associated with such change and any and all adjustments to the Contract Total and the construction schedule.
- 6.1.10. Additional Credits. Contractor shall credit all trade discounts, rebates, refunds, and returns from the sale of surplus material to City
- 6.1.11. Cost Accounting Records. Contractor shall provide all cost accounting records to City upon City's request.
- 6.2. Construction Change Directives. A Construction Change Directive is a written order signed by City, directing a change in the Work prior to agreement on adjustment, if any, in the Contract Total or Contract Time, or both. City may by Construction Change Directive, without invalidating the Contract, order changes in the Work within the general scope of the Contract, the Contract Total and Contract Time being adjusted accordingly. City and Contractor may use a Construction Change Directive in the absence of total agreement on the terms of a Change Order. Upon receipt of a Construction Change Directive, Contractor shall promptly proceed with the change in Work directed and shall advise City of Contractor's agreement or disagreement with the proposed method, if any, provided in the Construction Change Directive for adjustment in the Contract Total or Contract Time.
- 6.2.1. Force Account. When a definite price has not been agreed upon in advance and it is to be paid on a force account basis, City may establish a not-to-exceed budget. Contractor shall submit daily all direct costs necessarily incurred and paid for labor, material, equipment, permit fees, taxes, and increased costs of bonds and insurance related to the Work for approval by City. Contractor shall not exceed the budget unless City specifically authorizes the overrun in writing. City shall pay only for actual costs verified in the field by City on a daily basis. When City and Contractor reach agreement upon the adjustment for price and time, Contractor and City shall prepare and execute an appropriate Change Order.
- 6.2.2. Negotiating Changes. If City and Contractor are unable to agree upon change order terms, or if in the opinion of City the Work must proceed before an agreement can be negotiated, City may order Contractor to proceed with the changes, and Contractor shall comply. In such event, Contractor shall keep detailed daily records as to all labor employed in connection with the changes. Contractor's records will itemize costs for labor, materials, equipment rental, and transportation. Contractor shall submit the records for approval to the City. If Contractor fails to keep such records, all such Work will be deemed to have been performed at Contractor's own expense. City and Contractor shall attempt to negotiate fair and reasonable adjustments to the Contract for changes in the Work. Contractor shall submit to City all evidence in support of Contractor's proposals.
- 6.2.3. Markup. No fee or other markup of any kind will be applicable to any premium portion of wages, taxes, or related benefits. In the event of addition or deletion of like items in a change order or change directive, the like item quantity will be summed and the unit prices or the percentage fee will be applied to the total.
- 6.2.4. Written Authorization Required. In no event shall Contractor proceed with changes in the Work without a written order from City to so proceed. City will be under no obligation to pay for unauthorized extra, additional, or changed Work performed by Contractor without a written Change Order, Construction Change Directive, or other written order to proceed duly authorized and executed by City.
- 6.2.5. Minor Changes. Contractor shall promptly carry out minor changes in the Work issued through written order of City's representative, through the authority granted to it by City, not involving adjustment in the Contract Total or extension of the Contract Time, and not inconsistent with the intent of the Contract Documents.

## **7. TIME.**

- 7.1. Time is of the Essence. Time limits stated in the Contract Documents are of the essence of the Contract. Contractor shall proceed expeditiously with adequate forces and shall achieve Substantial Completion within the Contract Time.
- 7.2. No Work Without Insurance. Contractor shall not, except by written direction by City, prematurely commence operations on the site or elsewhere prior to the effective date of insurance to be furnished by City and Contractor. The date of commencement of the Work is not changed by the effective date of insurance.
- 7.3. Notice to Proceed. City shall issue a Notice to Proceed within a reasonable time following the date of execution of this Contract. To the maximum extent permitted by law, Contractor is not entitled to additional compensation as a result of a postponement of the issuance of Notice to Proceed. The Parties acknowledge the sole remedy for the Contractor in such circumstances is an extension of Contract Time to achieve Substantial Completion.
- 7.4. Working Hours. Contractor shall perform Work during regular working hours as permitted by City. Contractor shall, when required to achieve Substantial Completion within the Contract Time, Work outside of regular working hours such as evenings and/or weekends at no additional cost to City. Contractor shall perform all evening and/or weekend work only upon City's advance approval and in compliance with all applicable rules, regulations, laws, and local ordinances including, without limitation, all noise and light limitations.
- 7.5. Delays and Extensions of Time.
  - 7.5.1. Float and Slack. Float or slack is the amount of time between the early start date and the late start date, or the early finish date and the late finish date, of any activity in the schedule. Any float time to activities not on the critical path shall belong to the Project, and may be used by the Project to optimize its construction process. Any float time between the end of the final construction activity and the final completion date shall belong to the City, and may be used by the City in determining if additional contract days are to be awarded for changes in the contract or for delays to the contract caused by the City. The Contractor will not be entitled to any adjustment in the Contract Time, the Construction Schedule, or the Contract Total, or to any additional payment of any sort by reason of the City's use of float time between the end of the final construction activity and the final completion date or by reason of the loss or use of any float time, including time between the Contractor's anticipated completion date and end of the Contract Time, whether or not the float time is described as such on the Construction Progress Schedule.
  - 7.5.2. Adverse Weather. Contract Time is determined with consideration given to the average climate weather conditions prevailing in the County in which the Project is located during any given month as published by the National Oceanic and Atmospheric Administration (NOAA) and averaged over the past 10 years. Contractor may request a time extension for adverse weather if it causes delays that unreasonably increase the labor required to complete the scheduled tasks on the day affected by adverse weather not reasonably anticipated. Contractor shall not be allowed an increase in Contract Total for the delay. Contractor shall work additional days if necessary at no cost to City, irrespective of adverse weather, to maintain access and the Contract Schedule, and to protect the Work from the effects of Adverse Weather.
  - 7.5.3. Extensions of Time. Extensions of Contract Time will be permitted for a delay only to the extent the delay: (1) is not caused or could not have been anticipated by the Contractor; (2) could not be limited or avoided by the Contractor's timely notice to the City of the delay or reasonable likelihood that a delay will occur; and (3) is of a duration not less than one day.. Such occurrences may include industry-wide labor dispute, fire, unavoidable casualties, adverse weather conditions not reasonably anticipated, or other occurrences that City determines may justify delay. Any extension the City grants will be net of any delays caused by or due to the fault or negligence of Contractor, and net of any contingency or "float" allowance included in the Progress Schedule. Contractor will not be allowed an increase in Contract Total for an extension of Contract Time. The Contractor shall be deemed to have control over the supply of labor, materials, equipment, methods, techniques and over the Contractor's subcontractors and suppliers.

7.5.4. Requests for Extension. Contractor shall submit requests for extension of time in writing and shall include (a) the duration of the activity relating to changes in the Work and the resources, including manpower, equipment, and material, required to perform the activities within the stated duration; (b) specific logical ties to the Contract Schedule for the proposed change showing the activities that are affected by the change and/or delay; and (c) recovery schedule.

## **8. PROTECTION OF PERSONS, PROPERTY, AND THE ENVIRONMENT.**

- 8.1. Safety Program. Contractor shall initiate, maintain, and supervise all safety precautions and programs in connection with performance of the Contract. Contractor is solely and completely responsible for conditions of the Work site, including safety of all persons and property during performance of the Work, including the property of third-parties and real and personal property outside the Project area. This requirement will apply continuously and is not limited to normal working hours.
- 8.2. City's Policies. This Contract and all individual contracts and purchase orders incorporate by this reference City's safety policies current as of the date of commencement of Work, which have been or will be made available to Contractor.
- 8.3. Subcontractor Safety. Contractor shall review with all subcontractors the methods, materials, tools, and equipment to be used to verify their compliance with all safety standards and laws and Contractor shall comply with them, to ensure safe, hazard-free conditions for all persons visiting or working on the entire Project Site and City's adjoining facilities. Contractor shall implement and maintain a safety program that is specifically adapted for the Project and complies with all applicable requirements of Oregon OSHA. Contractor shall furnish a copy of the safety program to City before commencing Work.
- 8.4. MSDS Sheets. Contractor shall provide Material Safety Data Sheets to City for all chemicals used on the Project Site as required by law.
- 8.5. Safety Coordinator. Contractor shall designate a responsible member of its organization on the Project, whose duty is to post information regarding protection and obligations of workers and other notices required under occupational safety and health laws, to comply with reporting and other occupational safety requirements, and to protect the life, safety, and health of workers. Contractor shall report the name and position of person so designated to City.
- 8.6. Correction of Unsafe Conditions. Contractor shall correct any violations of safety laws, rules, orders, standards, or regulations. Contractor shall correct violations promptly upon the issuance of a citation or notice of violation by the Division of Occupational Safety and Health.
- 8.7. Personal Protection Equipment. Contractor's personnel and all workers shall wear personal protective equipment at all times. Contractor shall maintain supplies of protective equipment sufficient to properly equip all employees and visitors.
- 8.8. Safety Devices. Contractor shall take, and require subcontractors to take, all reasonably necessary precautions for safety of workers on the Project. Contractor shall furnish, erect, and properly maintain at all times, all necessary safety devices, safeguards, construction canopies, signs, nets, barriers, lights, and watchmen for protection of workers and the public and shall post danger signs warning against hazards created by such features in the course of the Work.
- 8.9. Barricades and Signage. Contractor shall post necessary warning signs and barricades to ensure the safety of all occupants. Contractor shall not display any signs not required by law or the Contract Documents without City's prior written approval.
- 8.10. Labeling of Containers. Contractor shall ensure proper labeling of substances on the Project Site.
- 8.11. Storage. Contractor shall confine apparatus, the storage of materials, and the operations of workers to limits indicated by law, ordinances, permits, or directions of City, and shall not interfere with the Work or unreasonably encumber the Project Site or overload any structure with materials. Contractor shall enforce all instructions of City regarding signs, advertising, fires, and smoking, and require that all workers comply with all regulations while on Project Site

- 8.12. **Protection of Work.** Contractor shall protect the Work, including stored materials and equipment, from all damage or harm, including damage from heat, cold, rain, snow, wind, flooding, and dampness. Contractor shall provide and maintain temporary roofs, window and door coverings, enclosures, or other construction reasonably required to protect the Work at all times during the course of construction. Contractor shall take all additional steps reasonably necessary, or as directed by City, to protect the Project, the Site, and the Work from damage associated with anticipated extreme weather events. Contractor shall not be entitled to additional payment or time to the extent its costs or delays would have been avoided if Contractor had complied.
- 8.13. **Protection of Existing Structures.** Contractor shall protect existing structures, walks, curbs, pavements, roads, trees, landscaping, survey markers, monuments, or other devices marking property boundaries or corners, and/or improvements in working areas, utilities, and adjoining property (including, without limitation, protection from settlement or loss of lateral support). Contractor shall replace same at his expense with same kind, quality, and size of Work or item if temporary removal is necessary, or damage occurs due to the Work.
- 8.14. **Water Quality.** Contractor shall comply with all applicable water quality laws and regulations, including permitting, monitoring, and reporting of storm water discharge applicable to the Work, at no additional cost to City. Contractor shall indemnify and hold City harmless from loss, cost, or liability arising out of Contractor's violation of such laws or regulations.
- 8.15. **Neighborhood Impacts.** Contractor shall take all reasonable precautions to protect neighborhood property from damage or nuisance associated with the Work. Contractor shall promptly respond to complaints by neighbors or authorities concerning impacts to neighboring properties and public facilities and shall be solely responsible for cleaning, repair, or replacement of property soiled or damaged by Contractor's operations and settlement of claims or demands of neighbors associated with conduct of its personnel.
- 8.16. **Housekeeping.** Contractor shall maintain good housekeeping practices to reduce the risk of fire damage and shall make a fire extinguisher, fire blanket, and/or fire watch, as applicable, available at each location where cutting, braising, soldering, and/or welding is being performed or where there is an increased risk of fire.
- 8.17. **Security and Site Access.** Contractor shall ensure that all existing or operating systems, utilities, existing on-site services and access avenues are on and in operating condition before leaving the Project Site each day. If any system, utility, or access avenue is not operable, Contractor shall notify City before Contractor leaves the Project Site that day.

## **9. HAZARDOUS MATERIALS.**

- 9.1. With respect to Hazardous Materials to be used during the course of the Work, the Contractor will implement and enforce a program to inventory and properly store and secure all Hazardous Materials that may be used or present on the Project site, maintain available for inspection at the Project site all material safety data sheets, and comply with all regulations required by law for the storage, use, and disposal of Hazardous Materials. The program must provide for notification of all personnel of potential chemical hazards. Review of these hazards must be included in the Contractor's safety training program. The Contractor shall submit to the City a list of all Hazardous Materials to be brought by the Contractor or its Subcontractors onto the City's property, including the purpose for their use on the Project.
- 9.2. In the event of a release or discovery of a preexisting release of Hazardous Materials, or if it is foreseeable that injury or death to persons may occur because of any material or substance (including without limitation Hazardous Materials) encountered on the Project site, the Contractor shall immediately (a) stop the Work or the portion of the Work affected; (b) notify the City orally and in writing; and (c) protect against exposure of persons to the Hazardous Materials. The Contractor shall provide all written warnings, notices, reports, or postings required at law or by contract for the existence, use, release, or discovery of Hazardous Materials.

- 9.3. With respect to any Hazardous Materials or other material or substance reported to the City under the above that was not introduced to the Project site by the Contractor or its Subcontractors of any tier, the City shall obtain the services of a qualified environmental consultant to verify the presence or absence of the material or substance reported by the Contractor and, in the event such material or substance is found to be present, to verify it to be rendered harmless. Unless otherwise required by the Contract Documents, the City shall furnish in writing to the Contractor and Architect the names and qualifications of persons or entities who are to perform tests verifying the presence or absence of such material or substance or who are to perform the task of removal or safe containment of such material or substance. The Contractor and the Architect will promptly reply to the City in writing stating whether or not either has reasonable objection to the persons or entities proposed by the City. If either the Contractor or Architect has an objection to a person or entity proposed by the City, the City shall propose another to whom the Contractor and the Architect have no reasonable objection. When the material or substance has been rendered harmless, Work in the affected area shall resume upon written agreement of the City and Contractor. By Change Order, the Contract Time may, subject to agreement by the City and the Contractor, be extended appropriately and the Contract Total shall be increased in the amount of the Contractor's reasonable additional costs of shut-down, delay and start-up, which adjustments shall be accomplished as provided in the Contract.
- 9.4. With respect to any Hazardous Materials or other material or substance reported to the City under the above that was introduced to the Project site by the Contractor or its Subcontractors of any tier, the Contractor shall be responsible to carry out the duties of (a) proposing to the City and the Architect a qualified environmental consultant; (b) obtaining and paying for the services of the environmental consultant; and (c) verifying that the material is rendered harmless, as otherwise set forth in the above. The Contractor will not be entitled to an increase in the Contract Total if the Contractor or its Subcontractors of any tier are responsible for the condition requiring the testing of the material and the stoppage of the Work. Remediation work must be conducted by properly qualified contractors approved in advance by the City. Generally, the City may at its option contract directly with environmental consultants, and remediation contractors, regardless of whether the work will be performed at the Contractor's expense.
- 9.5. To the extent permitted by the Oregon Constitution and the Oregon Tort Claims Act, the City shall indemnify and hold harmless the Contractor, Subcontractors, Architect, Architect's consultants and the agents and employees of the Contractor, Subcontractors, Architect, and Architect's consultants from and against claims, damages, losses and expenses, including without limitation attorney fees, arising out of or resulting from performance of the Work in the affected area if in fact the material or substance was not introduced to the Project site by the Contractor or its Subcontractors of any tier, presents the risk of bodily injury or death, and has not been rendered harmless. No indemnification provided by the City under this Section will be required to indemnify the Contractor, Subcontractors, or their employees or agents to the extent of liability for death or bodily injury to persons or damage to property caused in whole or in part by the Contractor's own negligence, but will require indemnity to the extent of the fault of the City or its agents or representatives.
- 9.6. To the fullest extent permitted by law, the Contractor shall indemnify and hold harmless the City, the City's Representatives, and the employees of the City from and against claims, damages, losses, and expenses, including without limitation attorney fees, arising out of or resulting from performance of the Work in the affected area if in fact the material or substance was introduced to the Project site by the Contractor or its Subcontractors of any tier, presents the risk of bodily injury or death, and has not been rendered harmless. No indemnification provided by the Contractor under this Section will be required to indemnify the City or its agents or representatives to the extent of liability for death or bodily injury to persons or damage to property caused in whole or in part by the City's own negligence, but will require indemnity to the extent of the fault of the City or its agents or representatives.
- 9.7. Hazardous Materials are any substance defined or designated as being radioactive, infectious, hazardous, dangerous, or toxic by any federal, state, or local statute, regulation, or ordinance presently in effect or subsequently enacted. For purposes of Article 9, the term "introduce" means the physical placement or transportation of Hazardous Materials in or on the Project site regardless of whether the Hazardous Material was specified, required, or otherwise addressed in the Contract Documents.

## **10. INSURANCE AND BONDS.**

10.1. Contractor's Insurance. Contractor shall procure, prior to commencement of Work, and maintain for the duration of this Contract, or such longer time as may be provided, insurance against claims for injuries to persons or damages to property that may arise from or in connection with the performance of the Work by Contractor, its agents, representatives, employees and subcontractors as set forth in the Contract Documents. Contractor's liabilities, including but not limited to Contractor's indemnity obligations, under this Contract, will not be deemed limited in any way to the insurance coverage required herein. Maintenance of insurance coverage is a material requirement of this Contract and Contractor's failure to maintain or renew coverage or to provide evidence of renewal during the term of this Contract, as required or when requested, may be treated as a material breach.

10.1.1. Workers' Compensation and Employers' Liability Insurance. Contractor and its subcontractors, if any, are subject to Oregon Workers' Compensation Law, which requires all employers that employ subject workers who work under this Contract in the State of Oregon to comply with ORS 656.017 and provide the required Workers' Compensation coverage, unless such employers are exempt under ORS 656.126. Contractor shall ensure that each of its subcontractors, if any, complies with these requirements (ORS 279B.230(2)). Unless otherwise exempt, Contractor shall provide the City with certification of Workers' Compensation Insurance and shall maintain Employers' Liability Insurance with limits not less than \$1,000,000 for each accident, \$1,000,000 for disease each employee and \$1,000,000 each policy limit.

10.2. Performance Bond and Payment Bond. Contractor shall provide a performance bond and a payment bond as required by the Contract prior to start of Work.

## **11. UNCOVERING AND CORRECTION OF WORK.**

11.1. Uncovering of Work. If a portion of the Work is covered without Project Inspector and/or Architect approval or not in compliance with the Contract Documents, Contractor shall, if required in writing by City, Project Inspector, or Architect, uncover the Work for observation and replace it at Contractor's expense without change in Contract Total or Contract Time.

11.2. Correction of Work. Contractor shall, at its own expense, promptly correct Work that is rejected by City, Architect, or any governmental authority or otherwise fails to conform to the requirements of the Contract Documents, regardless of when it is discovered and regardless of whether the Work is fabricated, installed or completed. Contractor shall pay for all additional testing, inspection, or other compensation including City and Architect's additional services required for the correction of Work.

11.3. Correction of Work after Substantial Completion. If, after Substantial Completion, any Work is not in accordance with the requirements of the Contract Documents, City shall provide Contractor with written notice to correct the Work promptly after discovery of the condition. Contractor shall correct the nonconforming Work within a reasonable time after receipt of notice.

## **12. RIGHTS AND REMEDIES.**

12.1. No Waiver. The duties and obligations imposed by the Contract Documents and rights and remedies available are in addition to and not a limitation of duties, obligations, rights, and remedies otherwise imposed or available by law. No action or failure to act by any party shall constitute a waiver of a right or duty afforded the party under this Contract, nor does any act or omission constitute approval of or acquiescence in a breach, except as may be specifically agreed in writing.

12.2. Independent Contractor.

12.2.1. Contractor is engaged as an independent Contractor. Although City reserves the right: (a) to determine (and modify) the delivery schedule for the Work; and (b) to evaluate the quality of the completed performance, City cannot and will not control the means or manner of Contractor's performance, nor provide any tools or equipment for the performance of the Work, except as provided elsewhere in this Contract. Contractor shall determine the appropriate means and manner of performing the Work.

12.2.2. Contractor is wholly responsible for the manner in which it and its subcontractors perform the Work required of it by the Contract Documents. City may monitor Contractor's activities to determine compliance with the terms of this Contract.

- 12.2.3. Contractor shall pay all federal, state and local taxes applicable to compensation or payments paid to Contractor under this Contract and, unless Contractor is subject to backup withholding, City shall not withhold from such compensation or payments any amount(s) to cover Contractor's tax obligations.
- 12.2.4. Contractor is not an employee of the federal government or the State of Oregon.
- 12.2.5. Contractor is not a contributing member of the Public Employees Retirement System.
- 12.2.6. Neither Contractor, nor any of Contractor's subcontractors, agents or employees are "officers," "employees," or "agents" of City or any of City's employees or agents, as those terms are used in ORS 30.265. Contractor bears exclusive responsibility for the acts of its employees as they relate to the services to be provided during the course and scope of their employment. Contractor, its subcontractors, agents, and its employees are not entitled to any rights or privileges of City employees.

### **13. COMPLIANCE WITH LAWS.**

- 13.1. Contractor shall comply with all laws, codes, regulations, and applicable requirements imposed by governmental authorities having jurisdiction over the Work, including but not limited to, environmental, zoning, building code, public contracting, and other related laws.
- 13.2. Environmental Mitigation. Contractor shall comply with all applicable mitigation measures, if any, adopted by any public agency with respect to this Project pursuant to the environmental protections laws of the State of Oregon.
- 13.3. Work Performed Illegally. Contractor will bear all costs arising from Work performed that it knew, or through exercise of reasonable care should have known, was contrary to any applicable laws, ordinance, rules, or regulations.
- 13.4. Prior Approvals. Contractor shall obtain approval of material, processes, or procedures by the Oregon state agencies or other body or agency where required by the Specifications or Drawings.

### **14. CLAIMS AND DISPUTES.**

- 14.1. Claim. A Claim is a demand or assertion by a party seeking, as a matter of right, adjustment or interpretation of Contract terms, payment of money, extension of time, or other relief with respect to the terms of the Contract. Claim includes other disputes and matters in question between City and Contractor arising out of or relating to the Contract. Parties will initiate Claims only by written notice. The party making the Claim is responsible for substantiating the Claim.
- 14.2. Time to Initiate Claim. The party making a Claim shall initiate the Claim within fourteen (14) days after the occurrence of the event giving rise to such Claim or within fourteen (14) days after the claimant first recognizes the condition giving rise to the Claim, whichever is later. The party making the Claim shall submit written notice to the other party that identifies the known bases for each Claim and the nature and amount of relief sought.
- 14.3. Written Notice of Claim. If Contractor claims that any instructions issued after the effective date of this Contract, by Drawings or otherwise, involve extra costs, Contractor will be entitled to reimbursement for such extra costs only to the extent Contractor so notifies City in writing before proceeding to execute the affected Work and within five (5) days after receipt of such instructions. Claims and demands for any other cause, whatsoever, by Contractor against City must be served in writing upon City within five (5) days from the occurrence of the cause giving rise to the claim. Timely compliance with the written claim requirements of this Contract is a condition precedent to Contractor's right to payment on account of any claim and failure to provide such written claim or demand or notice will constitute a waiver of such claim.
- 14.4. No Work Stoppage. Contractor shall proceed diligently with performance of this Contract and City shall continue to make payments in accordance with the Contract Documents pending final resolution of a Claim, except as otherwise agreed in writing or provided for in this Contract.

- 14.5. Differing Site Conditions. A party shall give notice to the other party promptly, and in no event later than five (5) days after first observation, before conditions encountered at the site are disturbed that are: (a) subsurface or otherwise concealed physical conditions that differ materially from those indicated on the Contract Documents; or (b) unknown physical conditions of an unusual nature that differ materially from those ordinarily found to exist and generally recognized as inherent in construction activities of the character provided for in the Contract Documents. The parties shall promptly investigate such conditions, and if they differ materially and cause an increase or decrease in the cost of or time required for performance of any part of the Work, City will propose an equitable adjustment in the Contract Total, Contract Time, or both. If City does not find that the conditions differ materially and cause an increase or decrease in the cost of or time required for performance of any part of the Work, City will notify Contractor in writing. If Contractor disputes City's determination, Contractor shall proceed with the Work and may initiate a Claim no later than twenty one (21) days after receiving notice of the decision.
- 14.6. Claim for Additional Cost. Contractor shall file a Claim for additional cost under this section if Contractor believes additional cost is involved for reasons including: (a) City's written interpretation of the Contract Documents; (b) City's order to stop Work where Contractor is not at fault; (c) written order for a minor change in Work issued by City's consultant or representative; (d) failure of payment by City; (e) termination of Contract by City; (f) City's suspension; or (g) other reasonable grounds.
- 14.7. Claim for Delay. If Contractor wishes to make a Claim for a delay, written notice shall be given within fourteen (14) calendar days of the occurrence of the event giving rise to the delay. Contractor's Claim shall include an estimate of cost and of probable effect of delay on progress of the Work. In the case of a continuing delay, only one Claim is necessary. Contractor will not be entitled to additional Contract Time for delays that do not affect the critical path of the Work.
- 14.8. Claim for Additional Time (Adverse Weather). If adverse weather conditions are the basis for a Claim for additional time, such Claim shall be documented by data substantiating that weather conditions were abnormal for the period of time, could not have been reasonably anticipated, and had an adverse effect on the scheduled construction. Contractor shall not be entitled to additional compensation for delays caused by adverse weather conditions or any causes beyond City's control. If the Oregon Office of Emergency Management orders Contractor to halt the Work for reasons beyond Contractor's control and that were not reasonably anticipated, the Contract Time shall be equitably extended by Change Order, but only on condition that Contractor provides City with written notice of the delay in accordance with the notice requirements of this Contract.
- 14.9. Claim for Injury or Damage to Person or Property. If any person suffers physical injury or property damage arising from the Work, regardless of the cause, the party shall immediately give notice of such injury or damage, whether or not insured, to City and Contractor with sufficient detail to enable City and any other party affected to investigate the matter.
- 14.10. Acceptance of Claim. Upon timely receipt of a properly completed Claim and all documentation and/or evidence necessary to substantiate the Claim, City shall evaluate the Claim and provide Contractor with its written decision either accepting the Claim (in whole or in part) or rejecting the Claim (in whole or in part) within twenty (20) days. Should City reject the Claim in whole or in part, City shall generally explain the reasons for such rejection.
- 14.11. Mediation. Contractor and City agree that any dispute that may arise under the Contract will be submitted to a mediator agreed to by both parties as soon as such dispute arises, but in any event prior to commencement of arbitration or litigation. This provision shall be specifically enforceable in any arbitral or judicial proceeding through stay or abatement of the proceeding upon petition of a party. Mediation shall be conducted in Portland, Oregon, and the mediation fee and expenses shall be shared equally by the parties who agree to exercise their best efforts in good faith to resolve all disputes in mediation.



## **15. TERMINATION OR SUSPENSION BY CONTRACTOR.**

- 15.1. Termination by Contractor for Work Stoppage. Contractor may terminate this Contract if the Work is stopped for a period of thirty (30) consecutive days through no act or fault of Contractor, subcontractor, or sub subcontractor, or their agents or employees, or any other persons or entities performing portions of the Work under direct or indirect contract with Contractor, for any of the following reasons: (a) issuance of an order of a court or other public authority having jurisdiction which requires all Work to be stopped; (b) an act of government, such as a declaration of a national emergency which requires all Work to be stopped; (c) because the Architect has not issued a Certificate of Payment and has not notified Contractor of the reason for withholding certification, or because City has not made payment on a Certificate for Payment within the time stated in the Contract Documents; or (d) City failed to furnish to Contractor reasonable evidence that financial arrangements have been made to fulfill City's obligations under this Contract.
- 15.2. Termination by Contractor for Work Interruption. Contractor may terminate this Contract if, through no act or fault of Contractor, subcontractor, or sub subcontractor, or their agents or employees, or any other persons or entities performing portions of the Work under direct or indirect contract with Contractor, repeated suspensions, delays or interruptions of the entire Work by City constitute in the aggregate more than 100 percent of the total number of days scheduled for completion, or 120 days in any 365 day period, whichever is less, or if Work is stopped for a period of sixty (60) consecutive days.
- 15.3. Compensation. Contractor may recover from City payment for Work executed and for proven loss with respect to materials, equipment, tools, and construction equipment and machinery including reasonable profit and overhead if it provides seven (7) days' written notice to Architect and City prior to termination for the reasons set forth above.

## **16. TERMINATION OR SUSPENSION BY CITY.**

- 16.1. Termination by City for Cause. City may terminate Contract and/or terminate Contractor's right to perform the Work of this Contract without prejudice to any other rights or remedies by providing seven (7) days' written notice to Contractor and Contractor's surety if Contractor:
- 16.1.1. refuses or fails to execute the Work or any separable part with sufficient diligence to ensure its completion within the time specified or any extension;
  - 16.1.2. persistently or repeatedly refuses or fails to supply enough properly skilled workers or proper materials;
  - 16.1.3. fails to make payment to subcontractors in accordance with respective agreements;
  - 16.1.4. persistently disregards laws, ordinances, or rules, regulations or orders of a public authority having jurisdiction;
  - 16.1.5. files a petition for relief as a debtor, or a petition is filed against Contractor without its consent, and the petition is not dismissed within sixty (60) days;
  - 16.1.6. makes a general assignment for the benefit of its creditors, or a receiver is appointed on account of its insolvency; or
  - 16.1.7. is otherwise guilty of a substantial breach of a provision of the Contract Documents or fails to observe the training, safety, and other precautions including City's policies and Contractor's own safety policies for the Project.
- 16.2. City's Right to Take Possession. Upon termination for cause, City may take possession of the site and of all materials, equipment, tools, and construction equipment and machinery on the site owned by Contractor, accept assignment of subcontracts, and finish the Work by whatever reasonable method City may deem expedient. Upon request, City shall provide Contractor a detailed accounting of the costs incurred in finishing the Work.
- 16.3. Compensation. Contractor will not be entitled to receive further payment until the Work is finished. If the unpaid balance of the Contract Total exceeds City's costs to finishing the Work, including compensation for City's consultants and representatives for services made necessary by Contractor's default, and other damages incurred by City which have not been expressly waived, City shall pay the excess to Contractor. If City's costs and damages exceed the unpaid balance, Contractor shall pay the difference to City.

- 16.4. Suspension for Convenience. City may, without cause, order Contractor in writing to suspend, delay, or interrupt the Work in whole or in part for such period of time as City may determine. City shall adjust Contract Total and Contract Time for increases in the cost (including profit) and time caused by the suspension, delay, or interruption referenced in Section 16.3.1, so long as the performance would not have been suspended, delayed, or interrupted by another cause for which Contractor is responsible and City has not already made or denied another equitable adjustment under another provision of this Contract for the suspension, delay, or interruption.
- 16.5. Termination for Convenience. City may terminate all or part of this Contract for City's convenience at any time and without cause. Contractor shall, upon written notice of such termination, cease operations as directed by City, take actions necessary to protect and preserve the Work, and terminate all existing subcontracts and purchase orders that are not required to perform the Work up to the effective date of termination and the portion of Work not terminated, and enter into no further subcontracts or purchase orders for the portion of this Contract that was terminated. City shall pay Contractor for Work executed and costs reasonably incurred by reason of such termination, along with reasonable overhead and profit on the Work completed. City will not pay profit or overhead allocable to Work which is not performed at the time of termination. If the City terminates Contractor for cause and a court or other tribunal finds that City did not have cause to terminate Contractor, then the court or other tribunal will deem the City's termination a termination for convenience under this section.

## **17. PAYMENTS AND COMPLETION.**

- 17.1. Contract Total. The Contract Total is stated in the Contract, and including authorized adjustments, is the total amount payable by City to Contractor for performance of Work under the Contract Documents.
- 17.2. Schedule of Values. Prior to submission of the first Application for Payment, Contractor shall submit a preliminary schedule of values for all of the Work, including quantities and prices of items aggregating the Contract Total and subdividing the Work into component parts in sufficient detail to serve as the basis for progress payments during construction. Contractor shall include, at a minimum: (a) overhead and profit; (b) supervision; (c) general conditions; (d) layout; (e) mobilization; (f) scheduling; (g) submittals; (h) bonds and insurance; (i) close-out documentation; (j) demolition; (k) installation; (l) rough-in; (m) finishes; (n) testing; and (o) punch list and acceptance ("Schedule of Values").
- 17.3. Applications for Payment. Contractor shall submit an itemized and notarized application for payment for operations completed in accordance with the Schedule of Values and reflecting applicable retainage ("Application for Payment"). Applications for Payment shall be prepared using forms provided by the City. Contractor shall submit data substantiating Contractor's right to payment where required, such as copies of requisitions from subcontractors and material suppliers, Construction Change Directives, Change Orders, and/or force account information. Contractor shall provide:
- 17.3.1. The amount paid to the date of the Application for Payment to Contractor, all its subcontractors, and all others furnishing labor, material, or equipment for this Contract;
  - 17.3.2. The amount being requested by Contractor on its own behalf and separately stating the amount requested on behalf of each of the subcontractors and all others furnishing labor, material, or equipment for this Contract;
  - 17.3.3. The balance that is due to each of such entities after payment is made;
  - 17.3.4. Certification that the Record Documents are current;
  - 17.3.5. Itemized breakdown of Work done for the purpose of requesting partial payment;
  - 17.3.6. Updated construction schedule;
  - 17.3.7. Additions and subtractions from the Contract Total and Contract Time;
  - 17.3.8. Total of retainage held;
  - 17.3.9. Material invoices, evidence of equipment purchases, rentals, and other support City may request;
  - 17.3.10. Percentage complete of Contractor's Work by line item;

17.3.11. A Schedule of Values updated from the preceding Application for Payment; and

17.3.12. Contractors' Certified Payroll.

17.4. Waivers and Releases. Contractor shall submit conditional waivers and releases upon progress payment from Contractor and each subcontractor of any tier and supplier to be paid from current progress payment along with an unconditional waiver and release upon progress payment from Contractor and each subcontractor of any tier that received payment from the previous progress payment. Contractor shall certify as follows: "Contractor warrants title to all Work performed and materials purchased as of the date of the payment application; and Contractor warrants that all Work performed and materials purchased as of the date of the payment application are free and clear of liens, claims, security interests, or encumbrances in favor of any persons or entities making a claim by reason of having provided labor, materials, or equipment relating to the Work, except those of which City has been informed."

17.5. False Claims. Contractor is subject to the False Claims Act set forth under ORS Chapter 180 for information provided with any Application for Payment.

17.6. Certificates for Payment.

17.6.1. City shall review the Contractor's Application for Payment within a reasonable time after receipt not to exceed seven (7) days for the purpose of determining that it is properly submitted. City shall either return the Application for Payment to Contractor with a document setting forth the reasons why the Application for Payment is not proper, or shall issue a Certificate for Payment for the amounts properly due.

17.6.2. City's issuance of a Certificate for Payment is a representation by City, based upon City's evaluation of the Work and the data comprising the Application for Payment, that Contractor is entitled to payment in the amount certified because the Work has progressed to the point indicated and that the quality of the Work is in accordance with the Contract Documents. City's approval of the certified Application for Payment is based on Contractor complying with all requirements for a fully complete and valid certified Application for Payment.

17.7. Decisions to Withhold Certification.

17.7.1. City shall notify Contractor in writing if any amounts are not due, and the reasons for withholding certification in whole or in part. If Contractor and City cannot agree on a revised amount, City shall promptly issue a Certificate for Payment for the amount for which City determines that Contractor is entitled to payment. City may withhold Certificate for Payment or nullify the whole or part of a Certificate for Payment previously issued, to such extent as may be reasonably necessary to protect City from loss for which Contractor is responsible, including loss resulting from acts and omissions because of defective Work not remedied, third party claims filed or reasonable evidence indicating probable filing of such claim unless security acceptable to City is provided by Contractor, failure of Contractor to make payments properly to subcontractors or for labor, materials, or equipment, reasonable evidence that the Work cannot be completed for the unpaid balance of the Contract Total, damage to City or another contractor, reasonable evidence that the Work will not be completed within the Contract Time, and that the unpaid balance would not be adequate to cover actual or liquidated damages for the anticipated delay, persistent failure to carry out the Work in accordance with the Contract Documents, or failure to maintain Record Documents.

17.7.2. Contractor shall not receive any interest on any retainage or amounts withheld due to the failure of Contractor to perform in accordance with the Contract Documents.

17.7.3. City may apply any withheld amount to pay outstanding claims or obligations on behalf of Contractor, without prior judicial determination of the claim or obligation. If any payment is made by City, that amount is deemed a payment made under this Contract by City to Contractor.

17.7.4. City shall promptly issue a Certificate for Payment for amounts previously withheld when the reasons for withholding certification are removed.

17.8. Progress Payments.

- 17.8.1. City shall make payment in the manner and within the time provided in the Contract Documents. City may withhold the portion of any progress payment for which certified payroll statements have not been received until such certified statements are submitted.
- 17.8.2. Contractor shall promptly pay each subcontractor, upon receipt of payment from City, out of the amount City paid to Contractor on account of each subcontractor's portion of the Work. Contractor shall, by written agreement, require each subcontractor to make payments to sub-subcontractors in a similar manner.
- 17.8.3. City may issue joint checks made payable to Contractor, subcontractor(s) and material or equipment suppliers. Joint check payees are responsible for the allocation and disbursement of funds included as part of any such joint check payment. Joint check payment does not create a contract, rights, or obligations between City and any subcontractor or material or equipment supplier.
- 17.8.4. Certificate for Payment, progress payment, or partial or entire use or occupancy of the Project does not constitute acceptance of Work not in accordance with the Contract Documents.
- 17.9. Substantial Completion.
  - 17.9.1. Substantial Completion. Substantial completion is the stage in the progress of the Work when the Work or designated portion thereof is sufficiently complete in accordance with the Contract Documents so that City can occupy or utilize the Work for its intended purpose.
  - 17.9.2. Punch List. When Contractor considers the Work or a designated portion of the Work to be substantially complete, Contractor shall prepare and submit to City a comprehensive list of items to be completed or corrected prior to final payment ("Punch List"). The Punch List does not alter Contractor's responsibility to complete the Work in accordance with the Contract Documents.
  - 17.9.3. Certificate of Substantial Completion. Upon receipt of Contractor's Punch List, City shall make an inspection to determine whether the Work or designated portion thereof is substantially complete. If City determines that the Work is not substantially complete, City shall notify Contractor of any Work to be completed in accordance with the Contract Documents before the Work or designated portion can be certified as such, and Contractor shall complete all such items. Upon determining that the Work or designated portion thereof is substantially complete, City and Contractor shall execute a Certificate of Substantial Completion.
  - 17.9.4. Commencement of Warranty. Contractor's general and special warranties shall be effective as of the date that the Work is deemed finally complete.
  - 17.9.5. Close-Out Documentation. Contractor shall assemble for City's approval within thirty (30) days of Substantial Completion all close-out documentation as required by the Contract Documents, including the required number of copies of operating, maintenance, and warranty data from all manufacturers whose equipment is installed in the Work, and Record Documents of the Work.
- 17.10. Final Completion.
  - 17.10.1. The Work will be deemed finally complete when all conditions set out in the Contract Documents are satisfied and City accepts such Work. Final completion is achieved when all punch list work is complete, all close-out documentation has been received, all final testing, equipment calibration and training have been completed, and the Contractor is entitled to Final Payment. Unless special circumstances exist that are defined at the time of Punch List creation, Contractor shall achieve Final Completion within 45 days of Substantial Completion.
  - 17.10.2. Final Inspection. When Contractor considers all of the Punch List Work to be complete, Contractor shall notify City which shall inspect such Work.
  - 17.10.3. Final Application for Payment. If City finds the Punch List Work complete and acceptable under the Contract Documents, City shall notify Contractor, who shall then submit its Final Application for Payment.

- 17.10.4. Payment of Retainage. City shall make payment of retainage applying to such Work or designated portion thereof after receiving all Close Out Documentation, an affidavit that bills for indebtedness connected with the Work for which City's property might be encumbered have been satisfied; a certificate to indicate that insurance required by the Contract Documents shall remain in force after final payment is in effect and will not be cancelled or expire until thirty (30) days' prior written notice is given to City and that Contractor knows of no substantial reason that the insurance will not be renewable to cover the period required by the Contract Documents; the consent of surety to final payment; and valid waivers of all construction lien claims, bond claims, and other claims by Contractor and each subcontractor in a form acceptable to City.
- 17.10.5. Bond in Lieu of Waiver. If a subcontractor refuses to furnish a release or waiver required by City, Contractor may furnish a bond satisfactory to City to indemnify City against such lien. If such lien remains unsatisfied after payments are made, Contractor shall refund to City all money that City may be compelled to pay in discharging such lien, including all costs and reasonable attorneys' fees.
- 17.10.6. Delay in Final Completion. City shall make payment of the balance due for any portion of the Work fully completed and accepted if final completion is materially delayed through no fault of Contractor or by issuance of Change Orders affecting final completion. In the event that final completion is not accomplished within thirty (30) days after the date of Substantial Completion due to any fault of Contractor, City may withhold from the final payment 150 percent of the reasonable cost to complete the unfinished Work and to attain final completion. In the event Contractor fails to complete the Work necessary to attain final completion after forty five (45) days from Substantial Completion, City may, without waiving other remedies it may have, complete the Work and deduct the actual cost thereof from the funds withheld.
- 17.10.7. Contractor's Waiver of Claims. Contractor's acceptance of final payment constitutes a waiver of claims except those previously made in writing and identified by Contractor as unsettled at the time of final Application for Payment.

## **18. INDEMNITY AND LIABILITY.**

- 18.1. To the fullest extent permitted by Oregon law, Contractor shall indemnify, defend with legal counsel reasonably acceptable to City, and hold harmless City and its consultants and separate contractors, and their respective council members, board members, officers, representatives, agents, trustees, volunteers, and employees, in both individual and official capacities ("Indemnitees"), against all suits, claims, damages, losses, and expenses, including but not limited to attorney's fees, caused by, arising out of, resulting from, or incidental to, the performance of the Work under this Contract by Contractor, its subcontractors, vendors, or suppliers, including, without limitation, any such suit, claim, damage, loss, or expense attributable to, without limitation, bodily injury, sickness, disease, death, alleged patent violation or copyright infringement, or to injury to or destruction of tangible property (including damage to the Work itself) including the loss of use resulting therefrom, except to the extent caused by the sole negligence, active negligence, or willful misconduct of the Indemnitees, and/or to any extent that would render these provisions void or unenforceable. This agreement and obligation of Contractor will not be construed to negate, abridge, or otherwise reduce any right or obligation of indemnity that would otherwise exist as to any party or person described herein. This indemnification, defense, and hold harmless obligation includes any failure or alleged failure by Contractor to comply with any provision of law, any failure or alleged failure to timely and properly fulfill all of its obligations under the Contract Documents in strict accordance with their terms.
- 18.2. Contractor shall fully indemnify, defend, and hold harmless City, and each person, entity, firm, or agency that owns or has any interest in adjacent property in any action arising out of any agreement between Contractor and adjacent property owners that is made for the purpose of entering upon the adjacent property to perform the Work. Contractor shall obtain City's approval of the form and content of the agreement prior to the commencement of any Work on or about the adjacent property.

- 18.3. Severability of Indemnity Provisions. Contractor shall give prompt notice to City in the event of any injury (including death), loss, or damage included herein. Without limitation of the provisions herein, if Contractor's agreement to indemnify, defend, and hold harmless the Indemnitees as provided herein against liability for damage arising out of bodily injury to persons or damage to property caused by or resulting from the negligence of any of the Indemnitees will to any extent be or be determined to be void or unenforceable, it is the intention of the parties that these circumstances will not otherwise affect the validity or enforceability of Contractor's agreement to indemnify, defend, and hold harmless the rest of the Indemnitees, as provided herein, and in the case of any such suits, claims, damages, losses, or expenses caused in part by the default, negligence, or act or omission of Contractor, any subcontractor, anyone directly or indirectly employed by any of them or anyone for whose acts any of them may be liable, and in part by any of the Indemnitees, Contractor shall be and remain fully liable on its agreements and obligations herein to the full extent permitted by law.
- 18.4. In any and all claims against any of the Indemnitees by any employee of Contractor, any subcontractor, anyone directly or indirectly employed by any of them or anyone for whose acts any of them may be liable, Contractor's indemnification obligation herein shall not be limited in any way by any limitation on the amount or type of damages, compensation, or benefits payable by or for Contractor or any subcontractor under workers' compensation acts, disability benefit acts, or other employee benefit acts, unless it is limited by ORS 30.140.
- 18.5. Contractor's defense and indemnification obligations survive the completion of Work, including any warranty period and/or termination of this Contract.

## **19. SECURITY.**

- 19.1. Security. Contractor shall not use or disturb City's property, materials or documents except for the purpose of responding to City's request for proposal or invitation to bid or pursuant to completion of the Work under this Contract. Contractor shall treat all documents as confidential and shall not disclose such documents without approval from City. Any unauthorized disclosure of documents or removal of City property will be deemed a substantial breach of this Contract. Contractor shall bear sole responsibility for any liability including, but not limited to, attorneys' fees, resulting from any action or suit brought against City as a result of Contractor's willful or negligent release of information, documents, or property contained in or on City property. City hereby deems all information, documents, and property contained in or on City property privileged and confidential.
- 19.2. Employee Removal. At City's request, Contractor shall immediately remove any employee from all City properties in cases where City determines in its sole discretion that removal of that employee is in City's best interests.

## **20. MISCELLANEOUS PROVISIONS.**

- 20.1. Non-Appropriation; Adequate Funding. City shall, at Contractor's written request, prior to commencement of Work, provide Contractor with reasonable evidence that financial arrangements have been made to fulfill City's obligations under the Contract. If payment for Work under this Contract extends into City's next fiscal year, City's obligation to pay for such Work is subject to approval of future city council appropriations to fund this Contract. Continuation of this Contract at specified levels is specifically conditioned on adequate funding under City's budget adopted in June of each year. City may adjust the Work provided for in this Contract in accordance with funding levels adopted by the City Council.
- 20.2. Law and Venue. Any dispute under this Contract or related to this Contract is governed by all provisions of the Oregon Constitution and laws of Oregon governing, controlling, or affecting City, or the property, funds, operations, or powers of City, which are incorporated herein by reference. This Contract is deemed to include any provision that the law requires to be included. Any litigation arising out of this Contract shall be conducted in the Circuit Court for Washington County, Oregon. The Contractor consents to the personal jurisdiction of this court.
- 20.3. Severability. If any term or provision of this Contract is declared by a court of competent jurisdiction to be illegal or in conflict with any law, the validity of the remaining terms and provisions are not affected, and the rights and obligations of the parties are construed and enforced as if this Contract did not contain the particular term or provision held to be invalid.

- 20.4. No Waiver. The failure of City in any one or more instances to insist upon strict performance of any of the terms of this Contract or to exercise any option herein conferred is not a waiver or relinquishment to any extent of the right to assert or rely upon any such terms or option on any future occasion. No action or failure to act by City, Architect, or Construction Manager waives any right or duty afforded City under this Contract, nor does action or failure to act constitute an approval of or acquiescence in any breach, except as specifically agreed in writing.
- 20.5. Non-discrimination. Contractor shall comply with all applicable federal, state and local laws, rules and regulations regarding nondiscrimination in employment because of race, color, ancestry, national origin, religion, sex, marital status, age, medical condition, or disability.
- 20.6. No Third Party Beneficiaries. City and Contractor are the only parties to this Contract and are the only parties entitled to enforce its terms. Nothing in this Contract provides any benefit or right, directly or indirectly, to third persons unless they are individually identified by name in this Contract and expressly described as intended beneficiaries of this Contract. The Contract Documents shall not be construed to create a contractual relationship of any kind: (a) between Contractor and City's representatives or consultants, (b) between City and a subcontractor or a sub-subcontractor, (c) between City and a supplier; or (d) between any persons or entities other than City and Contractor.
- 20.7. Media Contacts. Contractor shall issue no news release, press release, or other statement to members of the news media or any other publication regarding this Agreement or the Project within one (1) year of Project completion without City's prior written authorization. Contractor shall not post or publish any textual or visual representations of the Project without approval of City.
- 20.8. Successors in Interest. This Contract will bind, and inure to the benefit of, the parties, their successors, and approved assigns, if any.
- 20.8.1. Contractor shall not assign all or any part of this Contract including, without limitation, any services or money to become due under this Contract without the prior written consent of City. Assignment without City's prior written consent is null and void. Any assignment of money due or to become due under this Contract is subject to a prior lien for services rendered or material supplied for performance of Work called for under this Contract in favor of all persons, firms, or corporations rendering services or supplying material to the extent that claims are filed pursuant to Oregon law, and is also subject to deductions for liquidated damages or withholding of payments as determined by City in accordance with this Contract. Contractor shall not assign or transfer in any manner to a subcontractor or supplier the right to prosecute or maintain an action against City.
- 20.8.2. Contractor shall first notify City prior to any change in the name or legal nature of Contractor's entity. City shall determine if Contractor's intended change is permissible while performing this Contract.
- 20.9. Liquidated Damages.
- 20.9.1. Failure to complete the Project by the specified time will result in damages to the City. The parties to this Contract agree that establishing the exact amount of damages the City will incur will be difficult. In order to compensate the City, the parties to this Contract have estimated the amount the City would be damaged for every calendar day completion is delayed. Consequently, the Contractor agrees to pay the City the sum of \$500 per calendar day, not as a penalty but as liquidated damages, for each day elapsed beyond the Substantial Completion date set forth in the bid document. The total liquidated damages shall be deducted from the final payment due the Contractor. The City may waive its right to claim part or all of the liquidated damages due under this provision, but such full or partial waiver shall not negate or abridge any other right of action the City may have to enforce the provisions of this Contract. Contractor will not contest such sums as being other than a reasonable measure of delay damages in the event those damages become payable under these provisions.
- 20.10. Workers' Compensation.

20.10.1. All employers, including Contractor, that employ subject workers who work under this contract in the State of Oregon shall comply with ORS 656.017 and provide the required Workers' Compensation coverage, unless such employers are exempt under ORS 656.126. This shall include Employer's Liability Insurance with coverage limits of not less than \$21,000,000 for each accident. Contractors who perform the Work without the assistance or labor of any employee need not obtain such coverage if the Contractor certifies so in writing. Contractor shall ensure that each of its Subcontractors complies with these requirements. The Contractor shall require proof of such Workers' Compensation by receiving and keeping on file a certificate of insurance from each Subcontractor or anyone else directly employed by either the Contractor or its Subcontractors.



## EXHIBIT B

### PUBLIC IMPROVEMENT CONTRACT

#### INSURANCE REQUIREMENTS

##### 1. ADDITIONAL INSURANCE.

Contractor shall maintain all insurances required of it by law. In addition, the Contractor shall maintain the following:

- 1.1. Required Coverage. Without waiver of any other requirement of the Contract Documents, the Contractor will provide, pay for, and maintain in full force and effect at all times during the performance of the Work until final acceptance of the Work or for such further duration as required, the following policies of insurance issued by a responsible carrier. All of the Contractor's insurance carriers shall be rated A VII or better by A.M. Best's rating service, unless otherwise approved by the City.
  - 1.1.1. Workers' Compensation. Workers' compensation coverage sufficient to meet statutory liability limits.
  - 1.1.2. Employer's Liability. The Contractor shall purchase and maintain employer's liability insurance in addition to its workers' compensation coverage with at least the minimum limits in section 1.2 below.
  - 1.1.3. Commercial General Liability. The Contractor shall purchase and maintain commercial general liability ("CGL") insurance for off-site exposures on an occurrence basis, written on ISO Form CG 00 01 (12/04 or later) or an equivalent form approved in advance by the City. CGL coverage shall include all major coverage categories including bodily injury, property damage and products/completed operations coverage. The CGL insurance will also include the following: (1) separation of insureds; (2) incidental medical malpractice; and (3) per-project aggregate for premises operations.
  - 1.1.4. Professional Liability/Errors and Omissions. To the extent that the Contractor accepts design or design/build responsibilities, the Contractor shall purchase and maintain professional liability/errors and omissions insurance or cause those Subcontractors providing design services do so.
  - 1.1.5. Automobile Liability. The Contractor shall purchase and maintain automobile liability insurance with coverage for owned, hired, and non-owned vehicles on ISO form CA 00 01 or an equivalent form approved in advance by the City. The automobile liability insurance shall include pollution liability coverage resulting from vehicle overturn and collision.
- 1.2. Limits. The insurance required by this exhibit shall be written for at least the limits of liability specified in this Section or required by law, whichever is greater.

| Workers' Compensation                                | Statutory Limits |
|------------------------------------------------------|------------------|
| <u>Employer's Liability</u>                          |                  |
| Each Accident:                                       | \$1,000,000      |
| Each Bodily Injury Disease:                          | \$1,000,000      |
| Aggregate Bodily Injury Disease:                     | \$1,000,000      |
| <u>Commercial General Liability</u>                  |                  |
| Each Occurrence:                                     | \$1,000,000      |
| General Aggregate:                                   | \$2,000,000      |
| Product/Completed Operations:                        | \$2,000,000      |
| Personal & Advertising Injury:                       | \$1,000,000      |
| Fire Damage Limit:                                   | \$100,000        |
| Medical Expense Limit:                               | \$5,000          |
| Automobile Liability                                 |                  |
| Combined Single Limit:                               | \$1,000,000      |
| <u>Professional Liability/Errors &amp; Omissions</u> |                  |
| Single Limit:                                        | \$2,000,000      |
| Aggregate:                                           | \$2,000,000      |

- 1.3. Additional Insureds. The Contractor's third-party liability insurance policies shall include the City and its officers, employees, and agents as additional insureds. The policy endorsement must extend premises operations and products/completed operations to the additional insureds. The additional insured endorsement for the CGL insurance must be written on ISO Form CG 20 10 (11/85), a CG 20 37 (07/04) together with CG 20 33 (07/04), or the equivalent; but shall not use the following forms: CG 20 10 (10/93) or CG 20 10 (03/94).
- 1.4. Joint Venture. If the Contractor is a joint venture, the joint venture shall be a named insured for the liability insurance policies.
- 1.5. Primary Coverage. The Contractor's insurance shall be primary insurance coverage and may not seek contribution from any insurance or self-insurance carried by the City or the Architect including any property damage coverage carried by the City. Contractor's insurance shall apply separately to each insured against whom a claim is made or suit is brought. The Contractor's insurance shall not include any cross-suit exclusion or preclude an additional insured party from asserting a claim as a third party.
- 1.6. Contractor's Failure to Maintain Insurance. If the Contractor for any reason fails to maintain required insurance coverage, such failure shall be deemed a material breach of the Contract and the City, at its sole discretion, may suspend or terminate the Contract pursuant to Section 108.11 of the General Conditions. The City may, but has no obligation to, purchase such required insurance, and without further notice to the Contractor, the City may deduct from the Contract Total any premium costs advanced by the City for such insurance. Failure to maintain the insurance coverage required by this exhibit shall not waive the Contractor's obligations to the City.
- 1.7. Certificates of Insurance. Prior to commencement of the Work, and before bringing any equipment or construction equipment on to the project site, the Contractor shall provide Certificates of Insurance, to the City Representative, for the insurance policies required by this contract.
  - 1.7.1. Additional Certificates. To the extent that the Contractor's insurance coverage's are required to remain in force after final payment and are reasonably available, an additional certificate evidencing continuation of such coverage shall be submitted with the final Application for Payment. Information concerning reduction of coverage on account of revised limits or claims paid under the general aggregate, or both, shall be furnished by the Contractor with reasonable promptness in accordance with the Contractor's information and belief.
  - 1.7.2. Prohibition Until Certificates Received. The City shall have the right, but not the obligation, to prohibit the Contractor and its Subcontractors from entering the Project site until the required certificates (or other competent evidence that insurance has been obtained in complete compliance with this exhibit) are received and approved by the OCIP Administrator and or City.
  - 1.7.3. Deductibles/Self-Insured Retentions. Payment of deductibles or self-insured retentions is a Cost of the Work within the Guaranteed Maximum Price and does not justify a Change Order. Satisfaction of all self-insured retentions or deductibles will be the sole responsibility of the Contractor.
- 1.8. Subcontractors Insurance. The Contractor shall cause each Subcontractor to purchase and maintain in full force and effect policies of insurance as specified in this exhibit, except for coverage limits, which will be agreed upon between the City and the Contractor. The Contractor will be responsible for the Subcontractors' coverage if the Subcontractors fail to purchase and maintain the required insurance. When requested by the City, the Contractor will furnish copies of certificates of insurance establishing coverage for each Subcontractor.
- 1.9. Limitations on Coverage.
  - 1.9.1. No insurance provided by the Contractor under this exhibit will be required to indemnify the City, the Architect, or their employees or agents to the extent of liability for death or bodily injury to persons or damage to property caused in whole or in part by their own negligence, but will require indemnity to the extent of the fault of the Contractor or its agents, representatives, or Subcontractors.
  - 1.9.2. The obligations of the Contractor under this exhibit shall not extend to the liability of the Architect or its consultants for (1) the preparation or approval of maps, Drawings, opinions, reports, surveys, Change Orders, designs, or specifications, or (2) the giving or failure to give directions or instructions, to the extent that the directions, or failure to provide directions, are the cause of the injury or damage.

1.9.3. By requiring insurance, the City does not represent that coverage and limits will necessarily be adequate to protect the Contractor. Insurance in effect or procured by the Contractor will not reduce or limit the Contractor's contractual obligations to indemnify and defend the City for claims or suits that result from or are connected with the performance of the Contract.

## **2. PROPERTY INSURANCE.**

- 2.1. Builder's Risk: (For new construction or building additions) During the term of this Contract, the Contractor shall maintain in force, at its own expense, Builder's Risk insurance on an all risk form, including earthquake and flood, for an amount equal to the full amount of the Contract. Any deductible shall not exceed \$50,000 for each loss, except the earthquake and flood deductible shall not exceed 2 percent of each loss or \$50,000, whichever is more. The policy will include as loss payees the City, the Contractor and its Subcontractors as their interests may appear.
- 2.2. Builder's Risk Installation Floater: (For other than new construction) The Contractor shall obtain, at the Contractor's expense, and keep in effect during the term of this Contract, a Builder's Risk Installation Floater for coverage of the Contractor's labor, materials and equipment to be used for completion of the Work performed under this Contract. The minimum amount of coverage to be carried shall be equal to the full amount of the Contract. This insurance shall include as loss payees the City, the Contractor and its Subcontractors as their interests may appear.
- 2.3. Such insurance shall be maintained until the City has occupied the facility.
- 2.4. Contractor must provide insurance for its own machinery, tools, equipment, or supplies that are not to become a part of the Project.

ACORD™

## CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

5/20/2026

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer any rights to the certificate holder in lieu of such endorsement(s).

|                              |  |                                                          |                                    |
|------------------------------|--|----------------------------------------------------------|------------------------------------|
| PRODUCER                     |  | CONTACT NAME: <b>Sarah Cerroni</b>                       |                                    |
| Propel Insurance             |  | PHONE (A/C, No, Ext): <b>800 499-0933</b>                | FAX (A/C, No): <b>866 577-1326</b> |
| 601 Union Street; Suite 3400 |  | E-MAIL ADDRESS: <b>Sarah.Cerroni@propelinsurance.com</b> |                                    |
| COM Construction             |  | INSURER(S) AFFORDING COVERAGE                            |                                    |
| Seattle, WA 98101-1371       |  | NAIC #                                                   |                                    |
|                              |  | INSURER A : Continental Western Insurance Company        | <b>10804</b>                       |
|                              |  | INSURER B : Upland Specialty Insurance Company           | <b>16988</b>                       |
|                              |  | INSURER C : Accelerant Specialty Insurance Company       | <b>16890</b>                       |
|                              |  | INSURER D : SAIF Corporation                             | <b>36196</b>                       |
|                              |  | INSURER E :                                              |                                    |
|                              |  | INSURER F :                                              |                                    |

COVERAGES CERTIFICATE NUMBER: REVISION NUMBER:

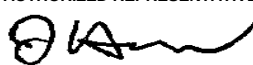
THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

| INSR LTR | TYPE OF INSURANCE                                                                                                                                                                                                                                                                                               | ADDL INSR | SUBR WVD | POLICY NUMBER              | POLICY EFF (MM/DD/YYYY)  | POLICY EXP (MM/DD/YYYY)  | LIMITS                                                                                                                                                                                                                                      |
|----------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------|----------|----------------------------|--------------------------|--------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| A        | <input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY<br><input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR<br>GEN'L AGGREGATE LIMIT APPLIES PER:<br><input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC<br>OTHER: |           |          | CPA6070686                 | 02/10/2026               | 02/10/2027               | EACH OCCURRENCE \$1,000,000<br>DAMAGE TO RENTED PREMISES (Ea occurrence) \$1,000,000<br>MED EXP (Any one person) \$20,000<br>PERSONAL & ADV INJURY \$1,000,000<br>GENERAL AGGREGATE \$2,000,000<br>PRODUCTS - COMP/OP AGG \$2,000,000<br>\$ |
| A        | AUTOMOBILE LIABILITY<br><input checked="" type="checkbox"/> ANY AUTO OWNED AUTOS ONLY<br><input checked="" type="checkbox"/> HIRED AUTOS ONLY<br><input type="checkbox"/> SCHEDULED AUTOS NON-OWNED AUTOS ONLY                                                                                                  |           |          | CPA6070686                 | 02/10/2026               | 02/10/2027               | COMBINED SINGLE LIMIT (Ea accident) \$1,000,000<br>BODILY INJURY (Per person) \$<br>BODILY INJURY (Per accident) \$<br>PROPERTY DAMAGE (Per accident) \$<br>\$                                                                              |
| A        | <input checked="" type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> OCCUR<br><input checked="" type="checkbox"/> EXCESS LIAB CLAIMS-MADE<br>DED <input checked="" type="checkbox"/> RETENTION \$10,000                                                                                        |           |          | CPA6070686<br>USXSL0207826 | 02/10/2026<br>02/10/2026 | 02/10/2027<br>02/10/2027 | EACH OCCURRENCE \$10,000,000<br>AGGREGATE \$10,000,000<br>\$                                                                                                                                                                                |
| D        | WORKERS COMPENSATION AND EMPLOYERS' LIABILITY<br>ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? <input checked="" type="checkbox"/> Y <input checked="" type="checkbox"/> N<br>(Mandatory in NH)<br>If yes, describe under DESCRIPTION OF OPERATIONS below                                           |           | N/A      | 774651<br>OR Work Comp     | 10/01/2025               | 10/01/2026               | <input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTH-ER<br>E.L. EACH ACCIDENT \$1,000,000<br>E.L. DISEASE - EA EMPLOYEE \$1,000,000<br>E.L. DISEASE - POLICY LIMIT \$1,000,000                                      |
| C        | Poll/Prof                                                                                                                                                                                                                                                                                                       |           |          | S0073PL02243700            | 02/10/2026               | 02/10/2027               | \$2M/\$2M / \$25k ded.                                                                                                                                                                                                                      |
| A        | Leased/Rented Eq.                                                                                                                                                                                                                                                                                               |           |          | CPA6070686                 | 02/10/2026               | 02/10/2027               | \$300k / \$2,500 ded.                                                                                                                                                                                                                       |
| A        | Installation Fltr                                                                                                                                                                                                                                                                                               |           |          | CPA6070686                 | 02/10/2026               | 02/10/2027               | \$1,200,000 Limit                                                                                                                                                                                                                           |

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

RE: Meinig Park Improvements Project.

City of Sandy and its officers, employees, and agents are included as additional insured on a primary/non-contributory basis, as set forth in the attached form(s).

|                                                                                         |                                                                                                                                                                                                                                                                                         |
|-----------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| CERTIFICATE HOLDER                                                                      | CANCELLATION                                                                                                                                                                                                                                                                            |
| City of Sandy<br>Parks & Recreation Department<br>38348 Pioneer Blvd<br>Sandy, OR 97055 | SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.<br><br>AUTHORIZED REPRESENTATIVE<br> |

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**THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.**

## **GENERAL LIABILITY ULTRA PLUS ENDORSEMENT**

This endorsement modifies insurance provided under the following:

COMMERCIAL GENERAL LIABILITY COVERAGE PART

### **SUMMARY OF COVERAGE EXTENSIONS**

| <b>Provision</b> | <b>Name Of Coverage Extension</b>                                                                                                         | <b>Included or Limit of Insurance</b> |
|------------------|-------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------|
| <b>A.</b>        | Miscellaneous Additional Insureds                                                                                                         | Included                              |
| <b>B.</b>        | Expected Or Intended Injury Or Damage                                                                                                     | Included                              |
| <b>C.</b>        | Knowledge Of Occurrence                                                                                                                   | Included                              |
| <b>D.</b>        | Legal Liability – Damage To Premises Rented To You (Fire, Lightning, Explosion, Smoke, Or Leakage From Automatic Fire Protective Systems) | \$300,000                             |
| <b>E.</b>        | Medical Payments                                                                                                                          | See Declarations                      |
| <b>F.</b>        | Mobile Equipment Redefined                                                                                                                | Included                              |
| <b>G.</b>        | Newly Formed Or Acquired Organization, Partnership Or Limited Liability Company And Extended Period Of Coverage                           | Included                              |
| <b>H.</b>        | Who Is An Insured – Amendment                                                                                                             | Included                              |
| <b>I.</b>        | Non-Owned Watercraft (Increased to maximum length of less than 51 feet)                                                                   | Included                              |
| <b>J.</b>        | Supplementary Payments – Increased Limits                                                                                                 |                                       |
|                  | 1. Bail Bonds                                                                                                                             | \$ 3,000                              |
|                  | 2. Loss Of Earnings                                                                                                                       | \$ 1,000                              |
| <b>K.</b>        | Unintentional Omission Or Unintentional Error In Disclosure                                                                               | Included                              |
| <b>L.</b>        | Waiver Of Transfer Of Rights Of Recovery Against Others                                                                                   | Included                              |
| <b>M.</b>        | Liberalization Clause                                                                                                                     | Included                              |
| <b>N.</b>        | Incidental Medical Malpractice                                                                                                            | Included                              |

The above is a summary only. Please consult the specific provisions that follow for complete information on the extensions provided.

The provisions of the Commercial General Liability Coverage Part apply except as otherwise provided in this endorsement. This endorsement applies only if such Coverage Part is included in this policy.

#### **A. MISCELLANEOUS ADDITIONAL INSUREDS**

- 1. Section II – Who Is An Insured** is amended to include as an insured any person or organization (referred to as an additional insured below) described in Paragraphs **A.1.c.(1)** through **A.1.c.(9)** below when you and such person or organization have agreed

in writing in a contract or agreement that such person or organization be added as an additional insured on your policy, provided that:

- a.** The written contract or written agreement is:
  - (1)** Currently in effect or becoming effective during the term of this policy; and
  - (2)** Fully executed by you and the additional insured prior to the "bodily

injury", "property damage" or "personal and advertising injury".

- b. The insurance afforded by this provision does not apply to any person or organization included as an additional insured by a separate endorsement issued by us and made a part of this policy or coverage part.
- c. Only the following persons or organizations are additional insureds under this provision, with coverage for such additional insureds limited as provided herein:

**(1) Persons or Organizations For Whom Operations Are Performed**

- (a) Any person or organization for whom you are performing operations when you and such person or organization have agreed in writing in a contract or agreement that such person or organization be added as an additional insured to your policy; and
- (b) Any other person or organization you are required to add as an additional insured under the contract or agreement described in paragraph (a) above.
- (c) Such person(s) or organization(s) is an additional insured only with respect to liability for "bodily injury", "property damage" or "personal and advertising injury" caused, in whole or in part, by:
  - (i) Your acts or omissions; or
  - (ii) The acts or omissions of those acting on your behalf;

in the performance of your ongoing operations for the additional insured.

- (d) With respect to the insurance afforded to these additional insureds, the following additional exclusions apply:

This insurance does not apply to:

- (i) "Bodily injury", "property damage" or "personal and advertising injury" arising out of the rendering of, or the failure to render, any professional architectural, engineering or surveying services, including:

- (1.1) The preparing, approving, or failing to prepare or approve, maps, shop drawings, opinions, reports, surveys, field orders, change orders or drawings and specifications; or

- (1.2) Supervisory, inspection, architectural or engineering activities.

This exclusion applies even if the claims against any insured allege negligence or other wrongdoing in the supervision, hiring, employment, training or monitoring of others by that insured, if the "occurrence" which caused the "bodily injury" or "property damage", or the offense which caused the "personal and advertising injury", involved the rendering of, or the failure to render, any professional architectural, engineering or surveying services.

- (ii) "Bodily injury" or "property damage" occurring after:

- (1.1) All work, including materials, parts or equipment furnished in connection with such work, on the project (other than service, maintenance or repairs) to be performed by or on behalf of the additional insured(s) at the location of the covered operations has been completed; or

- (1.2) That portion of "your work" out of which the injury or damage arises has been put to its intended use by any person or organization other than another contractor or subcontractor engaged in performing operations for a principal as a part of the same project.

**(2) Managers Or Lessors Of Premises**

A manager or lessor of premises but only with respect to liability arising out of the ownership, maintenance or use of that part of the premises leased to

you and subject to the following additional exclusions:

This insurance does not apply to:

- (a) Any "occurrence" which takes place after you cease to be a tenant in that premises.
- (b) Structural alterations, new construction or demolition operations performed by or on behalf of such additional insured.

**(3) Mortgagee, Assignee Or Receiver**

A mortgagee, assignee, or receiver but only with respect to their liability as mortgagee, assignee, or receiver and arising out of the ownership, maintenance, or use of a covered premises by you.

This insurance does not apply to structural alterations, new construction or demolition operations performed by or on behalf of such additional insured.

**(4) Owners Or Other Interests From Whom Land Has Been Leased**

An owner or other interest from whom land has been leased to you but only with respect to liability arising out of the ownership, maintenance or use of that part of the land leased to you and subject to the following additional exclusions:

This insurance does not apply to:

- (a) Any "occurrence" which takes place after you cease to lease that land.
- (b) Structural alterations, new construction or demolition operations performed by or on behalf of such additional insured.

**(5) Lessor Of Leased Equipment**

Any person(s) or organization(s) from whom you lease equipment but only with respect to liability for "bodily injury", "property damage" or "personal and advertising injury" caused, in whole or in part, by your maintenance, operation or use of equipment leased to you by such person(s) or organization(s).

A person's or organization's status as an additional insured under this endorsement ends when their written

contract or written agreement with you for such leased equipment ends.

This insurance does not apply to any "occurrence" which takes place after the equipment lease expires.

**(6) State, Municipality, Governmental Agency Or Subdivision Or Other Political Subdivision – Permits Or Authorizations Relating To Premises**

Any state, municipality, governmental agency or subdivision or other political subdivision subject to the following additional provisions:

- (a) This insurance applies only with respect to:

- (i) The following hazards for which the state, municipality, governmental agency or subdivision or other political subdivision has issued a permit or authorization in connection with premises you own, rent or control and to which this insurance applies:

(1.1) The existence, maintenance, repair, construction, erection or removal of advertising signs, awnings, canopies, cellar entrances, coal holes, driveways, manholes, marquees, hoist away openings, sidewalk vaults, street banners or decorations and similar exposures; or

(1.2) The construction, erection or removal of elevators; or

(1.3) The ownership, maintenance or use of any elevators covered by this insurance.

- (ii) Operations performed by you or on your behalf for which the state, municipality, governmental agency or subdivision or other political subdivision has issued a permit or authorization.



- (b) This insurance does not apply to "bodily injury", "property damage" or "personal and advertising injury" arising out of operations performed for the state, municipality, governmental agency or subdivision or other political subdivision.

#### **(7) Controlling Interest**

Any person(s) or organization(s) with a controlling interest in the Named Insured but only with respect to their liability arising out of:

- (a) Their financial control of you; or
- (b) Premises they own, maintain or control while you lease or occupy these premises.

This insurance does not apply to structural alterations, new construction or demolition operations performed by or for such person(s) or organization(s).

#### **(8) Co-Owner Of Insured Premises**

A co-owner of a premises co-owned by you and covered under this insurance but only with respect to the co-owner's liability as co-owner of such premises.

#### **(9) Vendors**

- (a) Any person(s) or organization(s) (referred to as vendor), but only with respect to "bodily injury" or "property damage" arising out of "your products" which are distributed or sold in the regular course of the vendor's business.

The insurance afforded the vendor does not apply to:

- (i) "Bodily injury" or "property damage" for which the vendor is obligated to pay damages by reason of the assumption of liability in a written contract or written agreement. This exclusion does not apply to liability for damages that the vendor would have in the absence of the written contract or written agreement;
- (ii) Any express warranty unauthorized by you;

- (iii) Any physical or chemical change in the product made intentionally by the vendor;

- (iv) Repackaging, except when unpacked solely for the purpose of inspection, demonstration, testing, or the substitution of parts under instructions from the manufacturer, and then repackaged in the original container;

- (v) Any failure to make such inspections, adjustments, tests or servicing as the vendor has agreed to make or normally undertakes to make in the usual course of business, in connection with the distribution or sale of the products;

- (vi) Demonstration, installation, servicing or repair operations, except such operations performed at the vendor's premises in connection with the sale of the product;

- (vii) Products which, after distribution or sale by you, have been labeled or relabeled or used as a container, part or ingredient of any other thing or substance by or for the vendor; or

- (viii) "Bodily injury" or "property damage" arising out of the sole negligence of the vendor for its own acts or omissions or those of its employees or anyone else acting on its behalf. However, this exclusion does not apply to:

- (1.1) The exceptions contained in Sub-paragraphs (iv) or (vi); or

- (1.2) Such inspections, adjustments, tests or servicing as the vendor has agreed to make or normally undertakes to make

in the usual course of business, in connection with the distribution or sale of the products.

- (b) This insurance does not apply to any insured person or organization, from whom you have acquired products, or any ingredient, part or container, entering into, accompanying or containing such products.

- 2. With respect to coverage provided by this Provision **A. Miscellaneous Additional Insureds**, the following additional provisions apply:

- a. Any insurance provided to an additional insured designated under Paragraphs **A.1.c.(1)** through **A.1.c.(8)** above does not apply:

- (1) To "bodily injury" or "property damage" included within the "products-completed operations hazard"; or

- (2) To "bodily injury", "property damage" or "personal and advertising injury" arising out of the sole negligence of such additional insured.

- b. The insurance afforded to such additional insured only applies to the extent permitted by law.

- c. The insurance afforded to such additional insured will not be broader than that which you are required to provide by the written contract or written agreement.

- 3. With respect to the insurance afforded to the additional insureds within this Provision **A. Miscellaneous Additional Insureds**, the following is added to **Section III – Limits Of Insurance**:

The most we will pay on behalf of the additional insured is the amount of insurance:

- a. Required by the written contract or written agreement; or
- b. Available under the applicable Limits Of Insurance shown in the Declarations;

whichever is less.

This endorsement shall not increase the applicable Limits Of Insurance shown in the Declarations.

## **B. EXPECTED OR INTENDED INJURY OR DAMAGE**

Exclusion **2.a. Expected Or Intended Injury of Section I – Coverage A – Bodily Injury And Property Damage Liability** is deleted and replaced by the following:

### **a. Expected Or Intended Injury Or Damage**

"Bodily injury" or "property damage" expected or intended from the standpoint of the insured. This exclusion does not apply to "bodily injury" or "property damage" resulting from the use of reasonable force to protect persons or property.

## **C. KNOWLEDGE OF OCCURRENCE**

Paragraph **2.a. Duties In The Event Of Occurrence, Offense, Claim Or Suit of Section IV – Commercial General Liability Conditions** is deleted and replaced by the following:

- a. You must see to it that we are notified as soon as practicable of an "occurrence" or an offense which may result in a claim only when the "occurrence" or offense is known to:

- (1) You, if you are an individual;

- (2) A partner, if you are a partnership;

- (3) A manager, if you are a limited liability company; or

- (4) An "executive officer" or the "employee" designated by you to give such notice, if you are an organization other than a partnership or a limited liability company.

To the extent possible, notice should include:

- (i) How, when and where the "occurrence" or offense took place;

- (ii) The names and addresses of any injured persons and witnesses; and

- (iii) The nature and location of any injury or damage arising out of the "occurrence" or offense.

## **D. LEGAL LIABILITY – DAMAGE TO PREMISES RENTED TO YOU (Fire, Lightning, Explosion, Smoke, Or Leakage From Automatic Fire Protective Systems)**

If damage to premises rented to you is not otherwise excluded from this policy or coverage part, then the following provisions apply:

- 1. Under **Section I – Coverage A – Bodily Injury And Property Damage Liability**, the last paragraph (after the exclusions) is deleted and replaced by the following:

Exclusions **c.** through **n.** do not apply to damage by fire, lightning, explosion, "smoke", or leakage from automatic fire protective systems to premises while rented to you or temporarily occupied by you with the permission of the owner. A separate limit of insurance applies to this coverage as described in **Section III – Limits Of Insurance**.

2. The paragraph immediately after Subparagraph **j.(6)** of Paragraph **2. Exclusions of Section I – Coverage A – Bodily Injury And Property Damage Liability** is deleted and replaced by the following:

Paragraphs **(1)**, **(3)** and **(4)** of this exclusion do not apply to "property damage" (other than damage by fire, lightning, explosion, "smoke", or leakage from automatic fire protective systems) to premises, including the contents of such premises, rented to you for a period of seven or fewer consecutive days. A separate limit of insurance applies to Damage To Premises Rented To You as described in **Section III – Limits Of Insurance**.

3. Paragraph **6.** of **Section III – Limits Of Insurance** is deleted and replaced by the following:

6. Subject to Paragraph **5.** above, the greater of:

**a.** \$300,000; or

**b.** The Damage To Premises Rented To You Limit shown in the Declarations,

is the most we will pay under **Coverage A** for damages because of "property damage" to premises while rented to you, or in the case of damage by fire, lightning, explosion, "smoke", or leakage from automatic fire protective systems, while rented to you or temporarily occupied by you with permission of the owner.

This limit will apply to all damage proximately caused by the same event, whether such damage results from fire, lightning, explosion, "smoke", leakage from automatic fire protective systems, or other covered causes of loss or any combination thereof.

4. Subparagraph **b.(1)(a)(ii)** of Paragraph **4. Other Insurance of Section IV – Commercial General Liability Conditions** is deleted and replaced by the following:

**(ii)** That is fire, lightning, explosion, "smoke" or leakage from automatic fire protective systems insurance for premises rented to

you or temporarily occupied by you with permission of the owner;

5. Subparagraph **a.** of Definition **9.** "Insured contract" of **Section V – Definitions** is deleted and replaced by the following:

**a.** A contract for a lease of premises. However, that portion of the contract for a lease of premises that indemnifies any person or organization for damage by fire, lightning, explosion, "smoke" or leakage from automatic fire protective systems to premises while rented to you or temporarily occupied by you with permission of the owner is not an "insured contract".

6. As used in this Provision **D. Legal Liability – Damage To Premises Rented To You:**

"Smoke" does not include smoke from agricultural smudging, industrial operations or "hostile fire".

#### **E. MEDICAL PAYMENTS**

The Medical Expense Limit is changed, subject to the terms of **Section III – Limits Of Insurance**, to the Medical Expense Limit shown in the Declarations.

#### **F. MOBILE EQUIPMENT REDEFINED**

Subparagraph **f.(1)** of Definition **12.** "Mobile equipment" of **Section V – Definitions** is deleted and replaced by the following:

- (1)** Equipment with a gross vehicle weight of 1,000 pounds or more and designed primarily for:

**(a)** Snow removal;

**(b)** Road maintenance, but not construction or resurfacing; or

**(c)** Street cleaning;

#### **G. NEWLY FORMED OR ACQUIRED ORGANIZATION, PARTNERSHIP OR LIMITED LIABILITY COMPANY AND EXTENDED PERIOD OF COVERAGE**

Paragraph **3.** of **Section II – Who Is An Insured** is deleted and replaced by the following:

3. Any organization you newly acquire or form, other than a joint venture, and over which you maintain ownership or:

**a.** Majority interest of more than 50% if you are a corporation;

**b.** Majority interest of more than 50% as a general partner of a newly acquired or formed partnership; and/or

- c. Majority interest of more than 50% as an owner of a newly acquired or formed limited liability company;

will qualify as a Named Insured if there is no other similar insurance available to that organization. However, for these organizations:

- (i) Coverage under this provision is afforded only until the next anniversary date of this policy's effective date after you acquire or form the organization, partnership or limited liability company, or the end of the policy period, whichever is earlier;
- (ii) **Section I – Coverage A – Bodily Injury And Property Damage Liability** does not apply to "bodily injury" or "property damage" that occurred before you acquired or formed the organization, partnership or limited liability company;
- (iii) **Section I – Coverage B – Personal And Advertising Injury Liability** does not apply to "personal and advertising injury" arising out of an offense committed before you acquired or formed the organization, partnership or limited liability company;
- (iv) Coverage applies only when operations of the newly acquired organization, partnership or limited liability company are the same or similar to the operations of insureds already covered under this insurance;
- (v) Coverage only applies for those limited liability companies who have established a date of formation as recorded within the filed state articles of organization, certificates of formation or certificates of organization; and
- (vi) Coverage only applies for those partnerships who have established a date of formation as recorded within a written partnership agreement or partnership certificate.

#### H. WHO IS AN INSURED – AMENDMENT

The last paragraph of **Section II – Who Is An Insured** is deleted and replaced by the following:

No person or organization is an insured with respect to the conduct of any:

- a. Current partnership or limited liability company, unless otherwise provided for under Paragraph 3. of **Section II – Who Is An Insured**;
- b. Current joint venture; or

- c. Past partnership, joint venture or limited liability company;

that is not shown as a Named Insured in the Declarations.

#### I. NON-OWNED WATERCRAFT

Subparagraph (2) of **Exclusion 2.g. Aircraft, Auto Or Watercraft** of **Section I – Coverage A – Bodily Injury And Property Damage Liability** is deleted and replaced by the following:

(2) A watercraft you do not own that is:

- (a) Less than 51 feet long; and
- (b) Not being used to carry persons or property for a charge.

#### J. SUPPLEMENTARY PAYMENTS – INCREASED LIMITS

**Section I – Supplementary Payments – Coverages A And B** is changed as follows:

1. The limit shown in Paragraph 1.b. for the cost of bail bonds is changed from \$250 to \$3,000; and
2. The limit shown in Paragraph 1.d. for loss of earnings because of time off from work is changed from \$250 a day to \$1,000 a day.

#### K. UNINTENTIONAL OMISSION OR UNINTENTIONAL ERROR IN DISCLOSURE

The following provision is added to Paragraph 6. **Representations** of **Section IV – Commercial General Liability Conditions**:

However, the unintentional omission of, or unintentional error in, any information given or provided by you shall not prejudice your rights under this insurance.

This provision does not affect our right to collect additional premium or to exercise our right of cancellation or non-renewal.

#### L. WAIVER OF TRANSFER OF RIGHTS OF RECOVERY AGAINST OTHERS

The following is added to Paragraph 8. **Transfer Of Rights Of Recovery Against Others To Us** of **Section IV – Commercial General Liability Conditions**:

We waive any right of recovery we may have against any person or organization because of payments we make for injury or damage arising out of your ongoing operations or "your work" and included in the "products-completed operations hazard" when you have agreed in a written contract or written agreement that any right of recovery is waived for such person or organization. This waiver applies only to the

person(s) or organization(s) agreed to in the written contract or written agreement and is subject to those provisions.

This waiver does not apply unless the written contract or written agreement has been executed prior to the "bodily injury" or "property damage".

However, if any person or organization is separately scheduled on a separate waiver of transfer of rights of recovery which is attached to this policy, then this waiver does not apply.

#### **M. LIBERALIZATION CLAUSE**

The following is added to **Section IV – Commercial General Liability Conditions:**

If we adopt a mandatory attachment form change which broadens coverage under this edition of the Commercial General Liability CG0001 for no additional charge, and those changes are intended to apply to all insureds under this edition of CG0001, that change will automatically apply to your insurance as of the date we implement the change in your state. This liberalization clause does not apply to changes implemented through introduction of a subsequent edition of the Commercial General Liability form CG0001.

#### **N. INCIDENTAL MEDICAL MALPRACTICE**

1. Paragraph **2.a.(1)(d)** of **Section II – Who Is An Insured** does not apply to a physician, nurse practitioner, physician assistant, nurse, emergency medical technician or paramedic employed by you if you are not in the business or occupation of providing medical, paramedical, surgical, dental, x-ray or nursing services.
2. This provision is excess over any other valid and collectible insurance whether such insurance is primary, excess, contingent or on any other basis. Any payments by us will follow Paragraph **4.b.** of **Section IV – Commercial General Liability Conditions.**

**THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.**

## **CONTRACTOR GENERAL LIABILITY PLATINUM ENDORSEMENT**

This endorsement modifies insurance provided under the following:

COMMERCIAL GENERAL LIABILITY COVERAGE PART

### **A. PROPERTY DAMAGE TO BORROWED EQUIPMENT**

1. Paragraph 2.j. of **SECTION I - COVERAGES, COVERAGE A BODILY INJURY AND PROPERTY DAMAGE LIABILITY** is amended as follows:

Paragraphs (3) and (4) of this exclusion do not apply to tools or equipment loaned to you, provided they are not being used to perform operations at the time of loss.

2. **SECTION III - LIMITS OF INSURANCE** is deleted and replaced by the following:

The most we will pay in any one "occurrence" for "property damage" to borrowed equipment is \$15,000. This limit of insurance is the most we will pay regardless of the number of:

- a. Insureds;
- b. Claims made or "suits" brought; or
- c. Persons or organizations making claims or bringing "suits".

3. **Deductible**

- a. Our obligation to pay damages on behalf of the insured applies only to the amount of damages in excess of \$250 as applicable to "property damage" as the result of any one "occurrence", regardless of the number of persons or organizations who sustain damages because of that "occurrence".
- b. The terms of this insurance, including those with respect to our right and duty to defend the insured against any "suits" seeking those damages; and your duties in the event of an "occurrence", claim, or "suit" apply irrespective of the application of the deductible amount.
- c. We may pay any part or all of the deductible amount to effect settlement of any claim or suit and, upon notification of the action taken; you shall promptly reimburse us for such part of the deductible amount as we have paid.

### **B. CONSTRUCTION PROJECT GENERAL AGGREGATE LIMIT**

1. For all sums which the insured becomes legally obligated to pay as damages caused by "occurrences" under **COVERAGE A (SECTION I)**, and for all medical expenses caused by accidents under **COVERAGE C (SECTION I)**, which can be attributed only to ongoing operations at a single construction project away from premises owned by or rented to the insured:

- a. A Single Construction Project General Aggregate Limit applies to each construction project away from premises owned by or rented to the insured, and that limit is equal to the amount of the General Aggregate Limit shown in the Declarations.
- b. The Single Construction Project General Aggregate Limit is the most we will pay for the sum of all damages under **COVERAGE A**, except damages because of "bodily injury" or "property damage" included in the "products-completed operations hazard", and for medical expenses under **COVERAGE C** regardless of the number of:

- (1) Insureds;
- (2) Claims made or "suits" brought; or
- (3) Persons or organizations making claims or bringing "suits".

- c. Any payments made under **COVERAGE A** for damages or under **COVERAGE C** for medical expenses shall reduce the Single Construction Project General Aggregate Limit for that construction project away from premises owned by or rented to the insured. Such payments shall not reduce the General Aggregate Limit shown in the Declarations nor shall they reduce any other Single Construction Project General Aggregate Limit for any other separate construction project away from premises owned by or rented to the insured.
  - d. The limits shown in the Declarations for Each Occurrence, Fire Damage and Medical Expense continue to apply. However, instead of being subject to the General Aggregate Limit shown in the Declarations, such limits will be subject to the applicable Single Construction Project General Aggregate Limit.
2. For all sums which the insured becomes legally obligated to pay as damages caused by "occurrences" under **COVERAGE A (SECTION I)**, and for all medical expenses caused by accidents under **COVERAGE C (SECTION I)**, which cannot be attributed only to ongoing operations at a single designated construction project away from premises owned by or rented to the insured:
    - a. Any payments made under **COVERAGE A** for damages or under **COVERAGE C** for medical expenses shall reduce the amount available under the General Aggregate Limit or the Products-Completed Operations Aggregate Limit, whichever is applicable; and
    - b. Such payments shall not reduce any Single Construction Project General Aggregate Limit.
  3. When coverage for liability arising out of the "products-completed operations hazard" is provided, any payments for damages because of "bodily injury" or "property damage" included in the "products-completed operations hazard" will reduce the Products-Completed Operations Aggregate Limit, and not reduce the General Aggregate Limit or the Single Construction Project General Aggregate Limit.
  4. If the applicable construction project away from premises owned by or rented to the insured has been abandoned, delayed, or abandoned and then restarted, or if the authorized contracting parties deviate from plans, blueprints, designs, specifications or timetables, the project will still be deemed to be the same construction project.
  5. The provisions of **Limits Of Insurance (SECTION III)** not otherwise modified by this endorsement shall continue to apply as stipulated.

#### **C. LIMITED JOB SITE POLLUTION**

1. Exclusion **f.** under **Section I - Coverage A** is replaced by the following:
2. **Exclusions**

This insurance does not apply to:

##### **f. Pollution**

(1) "Bodily injury" or "property damage" arising out of the actual, alleged or threatened discharge, dispersal, seepage, migration, release or escape of "pollutants":

- (a) At or from any premises, site or location on which any insured or any contractors or subcontractors working directly or indirectly on any insured's behalf are performing operations if the operations are to test for, monitor, clean up, remove, contain, treat, detoxify or neutralize, or in any way respond to, or assess the effects of, "pollutants"; or
- (b) At or from a storage tank or other container, ducts or piping which is below or partially below the surface of the ground or water or which, at any time, has been buried under the surface of the ground or water and then subsequently exposed by erosion, excavation or any other means if the actual, alleged or threatened discharge, dispersal, seepage, migration, release or escape of "pollutants" arises at or from any premises, site or location which any insured or any contractors or subcontractors working directly or indirectly on any insured's behalf are performing operations if the "pollutants" are brought on or to the premises, site or location in connection with such operations by such insured, contractor or subcontractor.

Subparagraph (b) does not apply to "bodily injury" or "property damage" arising out of heat, smoke or fumes from a "hostile fire".

(2) Any loss, cost or expense arising out of any:

- (a) Request, demand, order or statutory or regulatory requirement issued or made pursuant to any environmental protection or environmental liability statutes or regulations that any insured test for, monitor, clean up, remove, contain, treat, detoxify or neutralize, or in any way respond to, or assess the effects of, "pollutants"; or



- (b) Claim or suit by or on behalf of a governmental authority for damages because of testing for, monitoring, cleaning up, removing, containing, treating, detoxifying, or neutralizing or in any way responding to or assessing the effects of, "pollutants".

However, this paragraph does not apply to liability for those sums the insured becomes legally obligated to pay as damages because of "property damage" that the insured would have in the absence of such request, demand, order or statutory or regulatory requirement, or such claim or "suit" by or on behalf of a governmental authority.

2. With respect to "bodily injury" or "property damage" arising out of the actual, alleged or threatened discharge, dispersal, seepage, migration, release or escape of "pollutants":

- a. The "Each Occurrence Limit" shown in the Declarations does not apply.
- b. Paragraph 7. of **Limits Of Insurance (Section III)** does not apply.
- c. Paragraph 1. of **Section III - Limits Of Insurance** is replaced by the following:

The Limits Of Insurance shown in this endorsement, or in the Declarations and the rules below fix the most we will pay regardless of the number of:

- (1) Insureds;
  - (2) Claims made or "suits" brought; or
  - (3) Persons or organizations making claims or bringing "suits".
- d. The following are added to **Section III - Limits Of Insurance**:
- 8. Subject to 2. or 3. above, whichever applies, the most we will pay for the sum of:
    - a. Damages under Coverage A; and
    - b. Medical expenses under Coverage Cbecause of "bodily injury" or "property damage" arising out of the actual, alleged or threatened discharge, dispersal, seepage, migration, release or escape of "pollutants" is \$100,000 aggregate.
  - 9. Subject to 8. above, the Medical Expense Limit is the most we will pay under Coverage C for all medical expenses because of "bodily injury" sustained by any one person arising out of the actual, alleged or threatened discharge, dispersal, seepage, migration, release or escape of "pollutants".

#### **D. VOLUNTARY PROPERTY DAMAGE**

1. The following is added to **Section 1 - COVERAGES**:

We will pay, at your request for "property damage" to that part of any property:

- a. Which you or any subcontractors working directly or indirectly on your behalf are performing operations; or
- b. That must be restored, repaired or replaced because "your work" was incorrectly performed on it.

This insurance applies only to "property damage" to property of others while in your care, custody, or control, and arising out of operations away from your insured premises and incidental to your business.

Exclusions j.(3),(4),(5) and (6) do not apply to this coverage.

This insurance does not apply to "property damage" included within the "explosion hazard", the "collapse hazard" or the "underground property damage hazard".

2. For the purposes of the coverage provided by **D. VOLUNTARY PROPERTY DAMAGE, SECTION III - LIMITS OF INSURANCE** is replaced by the following:

##### **A. Limits of Insurance**

- 1. Unless a higher limit is shown in the Declarations, the most we will pay in any one "occurrence" for "property damage" under this endorsement is **\$15,000**.
- 2. Unless a higher limit is shown in the Declarations, the most we will pay for all covered "occurrences" during any one policy period is **\$15,000** Aggregate Limit of Insurance.

The Limits of Insurance of this endorsement apply separately to each consecutive annual period and to any remaining period of less than 12 months, starting with the beginning of the policy period shown in the Declarations, unless the policy period is extended after issuance for an additional period of less than 12 months. In that case, the additional period will be deemed part of the last preceding period for



purposes of determining the Limits of Insurance.

### 3. Deductible

- a. Our obligation to pay damages on behalf of the insured applies only to the amount of damages in excess of \$250 as the result of any one "occurrence", regardless of the number of persons or organizations who sustain damages because of that "occurrence".
- b. The terms of this insurance, including those with respect to our right and duty to defend the insured against any "suits" seeking those damages; and your duties in the event of an "occurrence", claim, or "suit" apply irrespective of the application of the deductible amount.
- c. We may pay any part or all of the deductible amount to effect settlement of any claim or suit and, upon notification of the action taken; you shall promptly reimburse us for such part of the deductible amount as we have paid.

### 4. For the purposes of the coverage provided by **D. VOLUNTARY PROPERTY DAMAGE, SECTION IV - COMMERCIAL GENERAL LIABILITY CONDITIONS** is amended as follows:

- a. The following is added to paragraph **2. Duties In The Event Of Occurrence, Offense, Claim or Suit**:

In the event of loss covered by this endorsement, the insured shall, if requested by us, replace the property or furnish the labor and materials necessary for repairs at actual cost to the insured, excluding prospective profit or overhead charges of any nature. Any property so paid for or replaced shall, at our option, become our property. Any payment made by us shall not constitute an admission of liability by an insured, or by us.

- b. Paragraph **4. Other Insurance** is amended as follows:

(1) Paragraph **4.a. Primary Insurance** is deleted.

(2) Subparagraphs (1) and (2) of paragraph **4.b. Excess Insurance** are deleted and replaced with the following:

This insurance is excess over any of the other insurance, whether primary, excess, contingent or on any other basis.

All other provisions that apply to paragraph **4. Other Insurance** contained in the Commercial General Liability Coverage Form are applicable.

### 5. For the purposes of the coverage provided by **D. VOLUNTARY PROPERTY DAMAGE**, the following definitions are added to **SECTION V - DEFINITIONS**:

- a. "Collapse hazard" includes "structural property damage" and any resulting "property damage" to any other property at any time.
- b. "Explosion hazard" includes "property damage" arising out of blasting or explosion. The "explosion hazard" does not include "property damage" arising out of the explosion of air or steam vessels, piping under pressure, prime movers, machinery or power transmitting equipment.
- c. "Structural property damage" means the collapse of or structural injury to any building or structure due to:
  - (1) Grading of land, excavating, burrowing, filling, back-filling, tunneling, pile driving, cofferdam work or caisson work; or
  - (2) Moving, shoring, underpinning, raising or demolition of any building or structure or removal or rebuilding of any structural support of that building or structure.
- d. "Underground property damage hazard" includes "underground property damage" and any resulting "property damage" to any other property at any time.
- e. "Underground property damage" means "property damage" to wires, conduits, pipes, mains, sewers, tanks, tunnels, any similar property, and any apparatus used with them beneath the surface of the ground or water, caused by and occurring during the use of mechanical equipment for the purpose of grading land, paving, excavating, drilling, burrowing, filling, back-filling or pile driving.

**THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.**

**ADDITIONAL INSURED - OWNERS, LESSEES,  
CONTRACTORS OR OTHERS - ONGOING AND  
COMPLETED OPERATIONS - AUTOMATIC STATUS,  
INCLUDING PRIMARY NONCONTRIBUTORY**

This endorsement modifies insurance provided under the following:

COMMERCIAL GENERAL LIABILITY COVERAGE PART

- A. SECTION II - WHO IS AN INSURED** is amended to include as an additional insured any person(s) or organization(s) when you are obligated by virtue of a written contract or agreement that such person(s) or organization(s) be added as an additional insured to your policy.

Such person(s) or organization(s) is an additional insured only with respect to liability for "bodily injury" or "property damage" or "personal and advertising injury" caused, in whole or in part by:

1. Acts or omissions of the Named Insured; or
2. The acts or omissions of those acting on behalf of the Named Insured;

in the performance of the Named Insureds ongoing work and/or included in the "products completed operations hazard"

This insurance applies only when you are required to add the additional insured by virtue of a written contract or agreement, provided the contract or agreement is:

1. Currently in effect or becomes effective during the term of this policy; and
2. Was executed prior to the "bodily injury" or "property damage" or "personal and advertising injury".

However:

- a. The insurance afforded to such additional insured only applies to the extent permitted by law; and
- b. If coverage provided to the additional insured is required by a contract or agreement, the insurance afforded to

such additional insured will not be broader than that which you are required by the contract or agreement to provide for such additional insured.

For purposes of this endorsement, throughout the policy, the terms "you" and "your" refer to the Named Insured shown in the Declarations.

**B. Exclusions**

With respect to the insurance afforded to these additional insureds, the following additional exclusions apply to "bodily injury" and "property damage" arising out of:

1. The rendering of or failure to render any professional services by you or on your behalf, but only with respect to either or both of the following operations:
  - a. Providing engineering, architectural or surveying services to others in your capacity as an engineer, architect or surveyor; and
  - b. Providing, or hiring independent professionals to provide, engineering, architectural or surveying services in connection with construction work you perform.

This exclusion applies even if the claims against any insured allege negligence or other wrongdoing in the supervision, hiring, employment, training or monitoring of others by that insured, if the "occurrence" which caused the "bodily injury" or "property damage", or the offense which caused the "personal and advertising injury", involved the rendering of, or

the failure to render, any professional architectural, engineering or surveying services.

2. Subject to Paragraph 3. below, professional services include:
  - a. Preparing, approving, or failing to prepare or approve, maps, shop drawings, opinions, reports, surveys, field orders, change orders, or drawings and specifications; and
  - b. Supervisory or inspection activities performed as part of any related architectural or engineering activities.
3. Professional services do not include services within construction means, methods, techniques, sequences and procedures employed by you or performed by or for the construction manager, its employees or its subcontractors in connection with your ongoing operations.

#### **C. Limits of Insurance**

With respect to the insurance afforded to these additional insureds, the following is added to **Section III - Limits Of Insurance**:

If coverage provided to the additional insured is required by a contract or agreement, the most we will pay on behalf of the additional insured is the amount of insurance:

1. Required by the contract or agreement; or
2. Available under the applicable Limits of Insurance shown in the Declarations; whichever is less.

This endorsement shall not increase the applicable Limits of Insurance shown in the Declarations.

#### **D. Other Insurance**

For purposes of this endorsement, the following is added to the **Section IV - Commercial General Liability Conditions, 4. Other Insurance** condition and supersedes any provision to the contrary:

This insurance is excess of all other insurance available to an additional insured whether on a primary, excess, contingent or any other basis. But, if required by a written contract or written agreement to be primary and noncontributory, this insurance will be primary to and will not seek contribution from any insurance on which the additional insured is a Named Insured.

No other coverage or limit in the policy applies to loss or damage insured by this coverage.

**THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.**

## **COMMERCIAL AUTOMOBILE EXPANSION ENDORSEMENT - PLATINUM**

This endorsement modifies insurance provided under the following:

**BUSINESS AUTO COVERAGE FORM**

With respect to the coverages provided by this endorsement, the provisions of the Business Auto Coverage Form apply unless modified by this endorsement.

### **A. NEWLY ACQUIRED OR FORMED ORGANIZATIONS**

The following is added to Paragraph **A.1. Who Is An Insured** of Section **II - Covered Autos Liability Coverage**:

Any organization you newly acquire or form, other than a partnership, joint venture or limited liability company or any organization excluded either by this Coverage Part or by endorsement, and over which you maintain ownership or majority interest of more than 50 percent will qualify as a Named Insured. However:

1. This insurance does not apply to any newly acquired or formed organization that is an "insured" under any other automobile policy or would be an "insured" under such policy but for its termination or the exhaustion of its Limit of Insurance.
2. Coverage does not apply to "bodily injury" or "property damage" that occurred before you acquired or formed the organization.
3. Coverage under this provision is afforded only until the 180th day after you acquire or form the organization or the end of the policy period, whichever is earlier.

### **B. ADDITIONAL INSURED BY CONTRACT OR AGREEMENT**

The following is added to Paragraph **A.1., Who Is An Insured** of Section **II - Covered Autos Liability Coverage**:

When you have agreed in a written contract or agreement to include a person or organization as an additional "insured", such person or organization is included as an "insured" subject to the following:

1. Such person or organization is an additional "insured" only to the extent such person or organization is liable for "bodily injury" or "property damage": because of the conduct of an "insured" under Paragraphs **a.** or **b.** under Paragraph **A.1. Who Is An Insured** of Section **II - Covered Autos Liability Coverage**, caused by an "accident" and resulting from the ownership, maintenance or use of a covered "auto";
2. The written contract or agreement described above must have been executed prior to the "accident" that caused the "bodily injury" or "property damage" and be in effect at the time of such "accident";
3. The insurance afforded to any such additional "insured" does not apply to any "accident" beyond the period of time required by the written contract or agreement described above;
4. The most we will pay on behalf of such additional "insured(s)" is the lesser of:
  - a. The Limits of Insurance specified in the written contract or agreement described above; or
  - b. The Limits of Insurance shown in the Declarations.

This provision shall not increase the Limit of Insurance shown in the Declarations in this policy or coverage part; and

5. The following changes are made to Paragraph **5. Other Insurance** of **B. General Conditions** under Section **IV - Business Auto Conditions**:
  - a. The following is added to Paragraph **5.a.**:

If required by the written contract or agreement described above, the

insurance afforded to the additional insured under this provision will be primary to, and will not seek contribution from, the additional insured's own insurance.

b. Paragraph 5.c. is deleted in its entirety.

6. Paragraph A.1.c. under Section II - Covered Autos Liability Coverage is deleted in its entirety.

7. The definition of "insured contract" under Section V - Definitions is amended to add the following:

An "insured contract" does not include that part of any contract or agreement:

That pertains to the ownership, maintenance or use of an "auto" and which indemnifies a person or organization for other than the vicarious liability of such person or organization for "bodily injury" or "property damage" caused by your operation or use of a covered "auto".

However, a person or organization is an additional "insured" under this provision only to the extent such person or organization is not named as an "insured" by separate endorsement to this policy.

#### C. EMPLOYEES AS INSURED

The following is added to Paragraph A.1. Who Is An Insured Section II - Covered Autos Liability Coverage:

Any "employee" of yours is an "insured" while using a covered "auto" you don't own, hire or borrow in your business or your personal affairs.

#### D. INCREASED COVERAGE - BAIL BONDS

The Supplementary Payments Coverage Extension of Section II - Covered Autos Liability Coverage is amended as follows:

The Limit of Insurance in paragraph A.2.a.(2) is increased to \$5,000.

#### E. INCREASED COVERAGE - LOSS OF EARNINGS

The Supplementary Payments Coverage Extension of Section II - Covered Autos Liability Coverage is amended as follows:

The Limit of Insurance in paragraph A.2.a.(4) is increased to \$1,000.

#### F. FELLOW EMPLOYEE COVERAGE

The Fellow Employee Exclusion contained in Section II - Covered Autos Liability Coverage does not apply. This coverage is excess over any other collectable insurance.

#### G. COVERAGE EXTENSION - TRANSPORTATION EXPENSES

Paragraph A.4.a. Transportation Expenses of Section III - Physical Damage Coverage is amended as follows:

1. The Limits of Insurance are increased to \$75 per day to a maximum of \$2,500.
2. We will also pay reasonable and necessary expenses to facilitate the return of the stolen "auto" to you.
3. It is agreed and understood and it is our stated intent that expenses incurred by you under the Transportation Expenses Coverage Extension will not also be covered or paid under the Rental Reimbursement Coverage provided by this endorsement or any rental reimbursement coverage added by separate endorsement to this policy.

#### H. EXTENDED COVERAGE - AIRBAGS

The following is added to Exclusion B.3.a. of Section III - Physical Damage Coverage:

However, this exclusion does not apply to the unintended discharge of an airbag.

This coverage is excess over any other collectible insurance or warranty providing such airbag coverage.

#### I. AUTO LOAN/LEASE GAP COVERAGE

The following is added to Section III - Physical Damage Coverage, Paragraph C. Limits of Insurance.

4. In the event of a total "loss" to a covered "auto", we will pay the lesser of:
  - a. Any unpaid amount due on the lease or loan for a covered "auto", less:
    - (1) The amount under the Physical Damage Coverage section of the policy; and
    - (2) Any:
      - (a) Overdue lease/loan payments at the time of the "loss";
      - (b) Financial penalties imposed under a lease for excessive use, abnormal wear and tear or high mileage;
      - (c) Security deposits not returned by the lessor;
      - (d) Costs for extended warranties, Credit Life Insurance, Health, Accident or Disability Insurance purchased with the loan or lease; and
      - (e) Carry-over balances from previous loans or leases; or
  - b. \$5,000.

However, this provision does not apply to the extent loan/lease gap coverage has been provided by separate endorsement to this policy.

#### **J. GLASS REPAIR - NO DEDUCTIBLE**

The following is added to Paragraph **D.** Deductible of Section **III** - Physical Damage Coverage:

Any Comprehensive Coverage deductible shown in the Declarations does not apply to "loss" to glass breakage when you elect to patch or repair rather than replace the glass.

This provision does not apply to any covered "auto" provided Physical Damage Coverage under **CA 04 21** - Full Safety Glass Coverage.

#### **K. INCREASED COVERAGE - ELECTRONIC EQUIPMENT**

The \$1,000 limit indicated in Paragraph **C.1.b.** under Section **III** - Physical Damage Coverage is increased to \$2,500.

#### **L. EXTENDED COVERAGE - PERSONAL PROPERTY**

The following is added to Paragraph **A.4.** Coverage Extensions of Section **III** - Physical Damage Coverage:

Physical Damage Coverage on a covered "auto" may be extended to "loss" to your personal property or, if you are an individual, the personal property of a family member, that is in the covered "auto" at the time of "loss" and caused by an "accident" and resulting from the ownership, maintenance or use of a covered "auto".

The insurance provided by this coverage extension is excess over any other collectible insurance. The most we will pay for any one "loss" under this coverage extension is \$500. However, our payment for "loss" to personal property will only be for the account of the owner of the property.

Under this provision, personal property does not include and we will not pay for "loss" of currency, coins, securities or contraband.

No deductible applies to this coverage extension.

#### **M. TOWING**

Paragraph **A.2.** Towing of Section **III** - Physical Damage Coverage, is replaced by the following:

If a private passenger type "auto" or light truck "auto" (0-10,000 Lbs. GVW) is provided both Comprehensive and Collision Coverage, we will pay up to \$150 for towing and labor costs incurred each time such "auto" is disabled. If a medium, heavy or extra-heavy truck or extra-heavy Tractor-trailer "auto" (greater than 10,000 Lbs. GVW) is provided both Comprehensive and Collision Coverage, we will pay up to \$250 for towing and labor costs incurred each time such "auto" is

disabled. However, the labor must be performed at the place of disablement.

#### **N. FIRE EXTINGUISHER RECHARGE**

The following is added to Paragraph **A.4.** Coverage Extensions of Section **IV** - Physical Damage Coverage:

When fire extinguishers are kept in your covered "auto" and any are discharged in an attempt to extinguish a fire, we will pay the lesser of the actual cost of recharging or replacing such fire extinguisher(s).

No deductible applies to this coverage.

#### **O. HIRED AUTO PHYSICAL DAMAGE COVERAGE**

The following is added to Paragraph **A.4.** Coverage Extensions of Section **III** - Physical Damage Coverage:

If hired "autos" are covered "autos" for Covered Autos Liability Coverage and if Physical Damage Coverage is provided for any "auto" you own, then the Physical Damage coverages provided are extended to "autos" you lease, rent, hire or borrow from someone other than your "employees", partners or members of their households subject to the following:

1. The most we will pay in any one "loss" is the lesser of:
  - a. The actual cash value of the "auto";
  - b. The cost to repair or replace the "auto"; or
  - c. \$100,000.
2. Paragraph 1. above is subject to a deductible. The deductible shall be equal to the amount of the highest deductible shown for any owned "auto" of the same classification for that coverage. In the event there is no owned "auto" of the same classification, the highest deductible for any owned "auto" will apply for that coverage.

No deductible will apply to "loss" caused by fire or lightning.
3. Hired Auto Physical Damage Coverage is subject to the following:
  - a. If symbol 8 is shown in the Covered Auto section of the Declarations page for any of the Physical Damage coverages, then the Hired Auto Physical Damage coverage described in this endorsement does not apply.
  - b. Other than indicated in Paragraphs **a.** directly above, coverage provided under this provision will be excess over any other collectible insurance or coverage.

4. In addition to the limit set forth in Paragraph 1. above we will pay up to \$500 per day, to a maximum of \$3,500 per "loss" for:

- a. Any costs or fees associated with the "loss" to a hired "auto"; and
- b. Loss of use of the hired "auto", provided it is the consequence of an "accident" for which you are legally liable, and as a result of which a monetary loss is sustained by the leasing or rental concern.

However, Paragraph **A.4.b.** Loss of Use Expenses under Section **III - Physical Damage Coverage** of the Business Auto Coverage Form does not apply.

#### **P. RENTAL REIMBURSEMENT COVERAGE**

We will pay for rental reimbursement expenses incurred by you for the rental of an "auto" because of "loss" to a covered "auto".

1. Payment applies in addition to the otherwise applicable amount of each coverage you have on the covered "auto".
2. No deductible applies to this coverage.
3. We will pay only for those expenses incurred during the policy period beginning 24 hours after the "loss" and ending, regardless of the expiration date of the policy, with the lesser of the following number of days:
  - a. The number of days when the covered "auto" has been repaired or replaced, or
  - b. 45 days.
4. Our payment is limited to the lesser of the following amounts:
  - a. Necessary and actual expenses incurred; or
  - b. Not more than \$75 for any one day;
5. We will pay up to an additional \$300 for the reasonable and necessary expenses you incur to remove your materials and equipment from the covered "auto" and replace such materials and equipment on the rental "auto".
6. This coverage does not apply while there are spare or reserve "autos" available to you for your operations.
7. If "loss" results from the total theft of a covered "auto" of the "private passenger type", we will pay under this coverage only that amount of your rental reimbursement expenses which is not already provided for under the Physical Damage Coverage Extension of the Business Auto Coverage Form or any endorsements thereto.

However, this provision does not apply to the extent that rental reimbursement is provided by separate endorsement to this policy.

#### **Q. DRIVE OTHER CAR COVERAGE**

1. The following is added to Section **II - Covered Autos Liability Coverage**:

a. Any "auto" you don't own, hire or borrow is a covered "auto" for Liability Coverage while being used by:

- (1) You, if you are designated in the Declarations as an individual;
- (2) Your partners or members, if you are designated in the Declarations as a partnership or joint venture;
- (3) Your members or managers, if you are designated in the Declarations as a limited liability company;
- (4) Your executive officers if you are designated in the Declarations as an organization other than an individual, partnership, joint venture or limited liability company; and
- (5) The spouse of any person named in Paragraphs **Q.1.a.(1)**, through **Q.1.a.(4)** while a resident of the same household;

Except:

- (a) Any "auto" owned by that individual or by any member of his or her household.
- (b) Any "auto" used by that individual or his or her spouse while working in a business of selling, servicing, repairing or parking "autos".

#### **2. Changes In Auto Medical Payments And Uninsured And Underinsured Motorists Coverages**

The following is added to **Who Is An Insured**:

Any individual named in **1.a** above and his or her "family members" are "insured" while "occupying" or while a pedestrian when being struck by any "auto" you don't own except:

Any "auto" owned by that individual or by any "family member".

#### **3. Changes In Physical Damage Coverage**

Any private passenger type "auto" you don't own, hire or borrow is a covered "auto" while in the care, custody or control of any individual named in **Q.1.a.** above or his or her spouse while a resident of the same house-hold except:

- a. Any "auto" owned by that individual or by any member of his or her household; or

- b. Any "auto" used by that individual or his or her spouse while working in a business of selling, servicing, repairing or parking "autos".

- 4. The most we will pay for the total of all damages under Covered Autos Liability Uninsured Motorists Coverage and Underinsured Motorists Coverage is the Limit Of Insurance shown in the Declarations as applicable to owned "autos".
- 5. Our obligation to pay for, repair, return or replace damaged or stolen property under Physical Damage Coverage, will be reduced by a deductible equal to the amount of the highest deductible shown for any owned private passenger type "auto" applicable to that coverage. If there are no owned private passenger type "autos", the deductible shall be \$250 for Comprehensive Coverage and \$500 for Collision Coverage. No deductible will apply to "loss" caused by fire or lightning.

#### **6. Additional Definition**

As used in this **DRIVE OTHER CAR** Provision:

"Family member" means a person related to the individual named in 1.a. by blood, marriage or adoption who is a resident of the individual's household, including a ward or foster child.

#### **R. KNOWLEDGE OF AN ACCIDENT, CLAIM, SUIT OR LOSS**

The following is added to Paragraph **A.2.** of Section **IV** - Business Auto Conditions:

Your obligation to provide prompt notice of an "accident", claim, "suit" or "loss" is satisfied if you or a person designated by you to be responsible for insurance matters is notified of, or in any manner made aware of an "accident", claim, "suit" or "loss" and provides us such notice as soon as practicable

#### **S. WAIVER OF SUBROGATION BY CONTRACT OR AGREEMENT**

The following is added to Paragraph **A.5** of Section **IV** - Business Auto Conditions:

The Transfer Of Rights Of Recovery Against Others To Us Condition does not apply to any person(s) or organization(s) for whom you have agreed under written contract or agreement to waive subrogation with respect to the coverage provided under this Coverage Form but only to the extent that subrogation is waived prior to the "accident" or "loss".

#### **T. UNINTENTIONAL OMISSIONS**

The following is added Paragraph **B.2.** of Section **IV** - Business Auto Conditions:

If you fail to disclose any hazards existing at the inception date of this policy, such failure will not prejudice the coverage provided to you. However, this provision does not affect our right to collect additional premium or exercise our right of cancellation or nonrenewal.

#### **U. LIBERALIZATION**

If we revise this endorsement to provide greater coverage without additional premium charge, we will automatically provide the additional coverage to all endorsement holders as of the day the revision is effective in your state.



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**THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.**

## **ADDITIONAL INSURED - PRIMARY NON CONTRIBUTORY**

This endorsement modifies insurance provided under the following:

COMMERCIAL LIABILITY UMBRELLA COVERAGE FORM

Paragraph **5. Other Insurance** of **SECTION IV - CONDITIONS, COMMERCIAL LIABILITY UMBRELLA COVERAGE FORM** is replaced with the following:

### **5. Other Insurance**

- a.** This insurance is excess over, and shall not contribute with any of the other insurance, whether primary, excess, contingent or on any other basis except as shown under **5.c.** below. This condition will not apply to insurance specifically written as excess over this Coverage Part.

When this insurance is excess, we will have no duty under **Coverages A** or **B** to defend the insured against any "suit" if any other insurer has a duty to defend the insured against that "suit". If no other insurer defends, we will undertake to do so, but we will be entitled to the insured's rights against all those other insurers.

- b.** When this insurance is excess over other insurance, we will pay only our share of the "ultimate net loss" that exceeds the sum of:

- (1)** The total amount that all such other insurance would pay for the loss in the absence of this insurance; and

- (2)** The total of all deductible and self-insured amounts under all that other insurance.

- c.** The insurance is excess of all other insurance available to an additional insured whether on a primary, excess, contingent or any other basis. But if required by a written contract or written agreement to be primary and noncontributory, this insurance will be primary to, and will not seek contribution from, any insurance on which the additional insured is a Named Insured.

No other coverage or limit in the policy applies to loss or damage insured by this coverage.

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**THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.**

## **BLANKET WAIVER OF TRANSFER OF RIGHTS OF RECOVERY AGAINST OTHERS TO US**

This endorsement modifies insurance provided under the following:

### **COMMERCIAL LIABILITY UMBRELLA COVERAGE PART**

The **Transfer Of Rights Of Recovery Against Others To Us** Condition under **Section IV - Conditions** is amended by the addition of the following:

We waive any right of recovery we may have because of payments we make for "bodily injury" or "property damage" arising out of your ongoing operations or "your work" done under a written contract requiring such waiver with that person or organization and included in the "products-completed operations hazard".

However, our rights may only be waived prior to the "occurrence" giving rise to the injury or damage for which we make payment under this Coverage Part. The insured must do nothing after a loss to impair our rights. At our request, the insured will bring "suit" or transfer those rights to us and help us enforce those rights.

This page has been left blank intentionally.

## **EXHIBIT C**

### **BOLI PREVAILING WAGE RATES**

By this reference, the Oregon Bureau of Labor and Industries Prevailing Wage Rates are in effect for this contract. They can also be found online at [www.oregon.gov/boli/whd/pwr/Pages/index.aspx](http://www.oregon.gov/boli/whd/pwr/Pages/index.aspx).

**EXHIBIT D**  
**BID SUBMITTAL**

## 2.1 BID FORM

### BID FORM THE CITY OF SANDY

#### INVITATION TO BID

The undersigned hereby certifies that Bidder:

Paul Brothers Inc. <Insert Bidder name>

64461 <CCB#>

1. Has the authority and/or responsibility to submit a Bid and to represent the organization in all phases of this Bid process.
2. The information is true and accurate to the best of their knowledge.
3. Shall furnish, in strict compliance with the Bid and Contract Documents for the above-referenced Project, all labor, materials, equipment, apparatus, appliances, tools, transportation, and other facilities and services necessary to perform the Work described therein, and to perform said Work in strict compliance therewith, for the amounts set forth in this Bid.
4. Is a ☒ Resident Bidder, ☐ Non-Resident Bidder, as defined in ORS 279A.120

A "non-resident bidder" is a Bidder who has neither paid unemployment taxes nor income taxes in the State of Oregon during the 12 calendar months immediately preceding submission of this Bid, nor has a business address in the State of Oregon.

In determining the lowest responsive Bidder for this Work, a percentage may be added to the Bid of a non-resident Bidder equal to the percentage, if any, of the preference given to that Bidder in the state in which the Bidder resides. This percentage, if utilized, will not be added to the dollar value of the contract to be awarded as a result of this ITB.

5. Understands any false statement may disqualify this Bid from further consideration or be cause for contract termination.
6. Has read, understands and agrees to be bound by all terms and conditions herein.
7. Understands by submitting this Bid, the undersigned certifies conformance to the applicable Federal Acts, Executive Orders and Oregon Statutes and Regulations concerning Affirmative Action toward equal employment opportunities. All information and reports required by the Federal or Oregon State Governments, having responsibility for the enforcement of such laws, shall be supplied to the City of Sandy upon request for purposes of investigation to ascertain compliance with such acts, regulations, and orders.
8. Bidders are advised that any materials submitted in response to this Invitation to Bid are subject to the Oregon Public Records Law (ORS 192.311 to 192.478) and may be disclosed to the public upon request.

If a bidder considers any portion of its submittal to contain trade secrets or otherwise confidential information, those sections must be clearly labeled as such. The City will take reasonable measures to maintain the confidentiality of such materials, but makes no guarantee that records will be exempt from disclosure under public records laws.

By submitting a bid, the bidder acknowledges and agrees that the City shall not be liable for disclosure of any information required to be disclosed under applicable law.

9. Acknowledges Receipt of Addenda No's. 1 through 2.

Please check the box regarding Bid security:

- ☐ Bid security in form of cashier's check ☐, certified check ☐, Bid bond in the form set forth in Section 2., 2.2 ☒, irrevocable letter of credit issued by an insured institution as defined in ORS 706.008 ☐ (check applicable clause) in the amount of ten percent (10%) of the total amount of the submitted Bid, which has been executed in favor of the City of Sandy is enclosed.



**BID TITLE:** THE CITY OF SANDY MEINIG PARK IMPROVEMENTS

**SUBMIT TO:** City of Sandy

Attention: Tiana Rundell, Parks and Recreation Director

Email: [trundell@ci.sandy.or.us](mailto:trundell@ci.sandy.or.us)

**FROM:**

Paul Brothers Inc.  
8601 SE Revenue Rd.  
Boring, OR 97009

**BIDDER**

**ADDRESS**

**CITY/STATE/ZIP**

Operating as (STRIKE OUT CONDITIONS THAT DO NOT APPLY) ~~an individual, a Company, a Corporation, organized~~ and existing under the law of the State of Oregon.

~~Proprietorship, Partnership, or Joint Venture consisting of~~ \_\_\_\_\_

**BASE BID:**

Having become completely familiar with the local conditions and legal requirements affecting the cost of Work at the place where Work is to be executed, and having carefully examined the site conditions as they currently exist, and having carefully examined Bidding Documents prepared by the City of Sandy for

THE CITY OF SANDY MEINIG PARK IMPROVEMENTS

Together with any addenda to such Bidding Documents as listed hereinafter, the undersigned hereby proposes and agrees to provide all labor, materials, plant, equipment, transportation, and other facilities and services as necessary and/or required to execute all of the Work described by the aforesaid Bidding Documents for the lump sum consideration as described on the next page:

**I. BID TABULATION:**

The Base Bid will be the sum of the following items and represent all work set forth in the ITB, the Contract Documents (Including without limitation the Drawings and Specifications).

| Meinig Park Improvements |                                                |      |          |                   |                   |
|--------------------------|------------------------------------------------|------|----------|-------------------|-------------------|
| BID SCHEDULE             |                                                |      |          |                   |                   |
|                          | Item                                           | Unit | Quantity | Unit Price        | Total             |
| 1                        | Mobilization                                   | LS   | 1        | 116512.00         | 116512.00         |
| 2                        | Temporary Construction Fencing                 | LS   | 1        | 4271.00           | 4271.00           |
| 3                        | Site Clearing and Demolition                   | LS   | 1        | 24936.00          | 24936.00          |
| 4                        | Construction Staking                           | LS   | 1        | 15180.00          | 15180.00          |
| 5                        | Tree Protection                                | LS   | 1        | 8837.00           | 8837.00           |
| 6                        | Erosion Control                                | LS   | 1        | 22390.00          | 22390.00          |
| 7                        | Tree Removal                                   | LS   | 1        | 33205.00          | 33205.00          |
| 8                        | Earthwork                                      | LS   | 1        | 20004.00          | 20004.00          |
| 9                        | Pavement Sawcut + Removal                      | LS   | 1        | 16677.00          | 16677.00          |
| 10                       | Soil Preparation                               | LS   | 1        | 7198.00           | 7198.00           |
| 11                       | Stone Walls                                    | LS   | 1        | 134395.00         | 134395.00         |
| 12                       | Pervious Concrete Paving                       | LS   | 1        | 148299.00         | 148299.00         |
| 13                       | Impervious Concrete Paving                     | LS   | 1        | 6189.00           | 6189.00           |
| 14                       | Concrete Pourb                                 | LS   | 1        | 11498.00          | 11498.00          |
| 15                       | Asphalt Paving                                 | LS   | 1        | 144840.00         | 144840.00         |
| 16                       | Meinig Avenue Curb Ramp + Sidewalk connection  | LS   | 1        | 8968.00           | 8968.00           |
| 17                       | Concrete Stairs                                | LS   | 1        | 29763.00          | 29736.00          |
| 18                       | Split Rail Fencing                             | LS   | 1        | 2826.00           | 2826.00           |
| 19                       | Electrical Improvements                        | LS   | 1        | 304528.00         | 304528.00         |
| 20                       | Site Utilities                                 | LS   | 1        | 25033.00          | 25033.00          |
| 21                       | Site Improvements                              | LS   | 1        | 43242.00          | 43242.00          |
| 22                       | Trees, Shrubs and Groundcover                  | LS   | 1        | 24500.00          | 24500.00          |
| 23                       | Lawn Repair                                    | LS   | 1        | 7467.00           | 7467.00           |
| 24                       | Hand Watering                                  | LS   | 1        | 8289.00           | 8289.00           |
|                          |                                                |      |          |                   |                   |
|                          | <b>TOTAL BID (numerical value only)</b>        |      |          | <b>1169647.00</b> | <b>1169047.00</b> |
|                          |                                                |      |          |                   |                   |
|                          | <b>ADD ALTERNATE #1 - Parking Lot Repaving</b> | LS   | 1        | <b>42660.00</b>   | <b>42660.00</b>   |

**Total Base Bid**

All bid amounts must be expressed in both written words and numerals. In the event of a discrepancy, the written words shall take precedence over the numerals. The City reserves the right to correct any mathematical errors, in which case the corrected Total Base Bid amount shall take precedence over both the written words and numerals.

**ADDENDA ACKNOWLEDGMENT:**

The undersigned acknowledges receipt of the following addenda: (List by number and date appearing on addenda.)

| ADDENDUM NO. | DATE          | ADDENDUM NO. | DATE  |
|--------------|---------------|--------------|-------|
| <u>1</u>     | <u>5/6/26</u> | _____        | _____ |
| <u>2</u>     | <u>5/8/26</u> | _____        | _____ |

**TIME FOR COMPLETION:**

- A. Undersigned acknowledges and agrees to abide by all provisions of the "Time for Completion" specified in Instructions to Bidders. Undersigned agrees to commence work under this contract on or before a date to be specified in written "Notice to Proceed" of the Owner, and to fully complete the project as indicated in this bidder proposal.

**CHANGES IN WORK:**

- A. The undersigned agrees that when changes in Work are ordered which involve extra cost over and above Contract Price, and when such work, due to an emergency, is ordered to proceed on basis of cost-plus-fee, such shall be as required by the General Conditions and Supplementary Conditions.

**PROFIT AND OVERHEAD FORMULA**

- A. For changes in the work, the following profit and overhead formula shall be used:

|              |          |            |
|--------------|----------|------------|
| Net Increase | Profit   | <u>10%</u> |
|              | Overhead | <u>10%</u> |
| Net Decrease | Profit   | <u>10%</u> |
|              | Overhead | <u>10%</u> |

Bidder Name: Paul Brothers Inc.

## REPRESENTATIONS AND CERTIFICATIONS

Bidder shall submit 2.4 Bidder's Responsibility Information Form as per Section 1, 1.03d along with the Bid Form and any other required Bid submittals.

BIDDER'S EMPLOYERS FEDERAL TAX IDENTIFICATION NUMBER (EIN) < 93-0568993 > OR  
SOCIAL SECURITY IDENTIFICATION NUMBER < >

State of Oregon Certified Minority-owned, Women-owned or Emerging Small Business ☐ YES ☒ NO  
IF YES, PROVIDE CERTIFICATION NUMBER < >

The undersigned hereby certifies under penalty of perjury that to the best of my knowledge the Bidder does not discriminate in its employment practices with regard to race, creed, age, religious affiliation, sex, disability, sexual orientation, or national origin. Nor has Bidder or will Bidder discriminate against a subcontractor in the awarding of a subcontract because the subcontractor is:

- A minority-owned, women-owned, or emerging small business enterprise certified under ORS 200.055, or
- A business enterprise that is owned or controlled by or that employs a disabled veteran, as defined in ORS 408.225.

If awarded, the Bidder (Contractor) agrees to be bound by and will comply with the provisions of 279C.838, 279.840 or 40 U.S.C. 3141 to 3148.

The undersigned hereby certifies under penalty of perjury that to the best of my knowledge the Bid was prepared independently from all other Bidders, and without collusion, fraud, or other dishonesty.

The Bid submitted is in response to the specific language contained in the ITB, and Bidder has made no assumptions based upon either (a) verbal or written statements not contained in the ITB, or (b) any previously-issued ITB, if any.

The undersigned hereby certifies that Bidder has the authority and/or responsibility to submit a Bid and to represent the Bidder in all phases of this Bid process.

Bidder's (Company) Name: < Paul Brothers Inc. > Date: < 5/13/2026 >

CCB#: < 64461 >

Signature Scott Paul

Name < Scott Paul >

Title < Vice President >

Street Address < 8601 SE Revenue Rd > City < Boring > State < OR > Zip < 97009 >

Phone < 503-663-1220 > E-Mail < jspaul@paulbrothersinc.com >

FAILURE TO COMPLETE, SIGN AND SUBMIT THIS FORM MAY BE CAUSE FOR BID REJECTION.

## 2.2 FORM OF BID BOND

|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                                                                                                                                   |                                         |                                                                                                                                                                          |                |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------|
| We,                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        | Paul Brothers, Inc.                                                                                                               | as "Principal," and                     | Endurance Assurance Corporation                                                                                                                                          |                |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            | (Name of Principal)                                                                                                               |                                         | (Name of Surety)                                                                                                                                                         |                |
| an                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | Delaware                                                                                                                          | Corporation,                            |                                                                                                                                                                          |                |
| <p>authorized to transact Surety business in Oregon, as "Surety," hereby jointly and severally bind ourselves, our respective heirs, executors, administrators, successors and assigns to pay unto The City of Sandy ("Obligee") the sum of</p> <p><b>Ten Percent (10%) of Bid Amount</b></p>                                                                                                                                                                                                                                                                                                                                                                                                                                              |                                                                                                                                   |                                         |                                                                                                                                                                          |                |
| (\$                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        | 10% of Bid Amount                                                                                                                 | )                                       | dollars.                                                                                                                                                                 |                |
| <p>WHEREAS, the condition of the obligation of this bond is that Principal has submitted its proposal or Bid to the <b>City of Sandy, OR</b></p> <p>Obligee in response to Obligee's procurement document ( <b>ITB007</b> ) for the project identified as:</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                                                                                                                                   |                                         |                                                                                                                                                                          |                |
| Title:                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                                                                                                                                   |                                         |                                                                                                                                                                          |                |
| Meinig Park Improvements                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |                                                                                                                                   | which proposal or Bid is made a part of |                                                                                                                                                                          |                |
| <p>this bond by reference, and Principal is required to furnish Bid security in an amount equal to ten (10%) percent of the total amount of the Bid pursuant to ORS 279C.365(5) and the procurement document.</p> <p>NOW, THEREFORE, if the proposal or Bid submitted by Principal is accepted, and if a contract pursuant to the proposal or Bid is awarded to Principal, and if Principal enters into and executes such contract within the time specified in the procurement document and executes and delivers to Obligee its good and sufficient performance bond and payment bond required by Obligee within the time fixed by Obligee, then this obligation shall be void; otherwise, it shall remain in full force and effect.</p> |                                                                                                                                   |                                         |                                                                                                                                                                          |                |
| IN WITNESS WHEREOF, we have caused this instrument to be executed and sealed by our duly authorized legal                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |                                                                                                                                   |                                         |                                                                                                                                                                          |                |
| representatives this                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       | 13th                                                                                                                              | day of                                  | May                                                                                                                                                                      | 20 23          |
| PRINCIPAL:                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | Paul Brothers, Inc.                                                                                                               |                                         | <br>BY ATTORNEY-IN-FACT:<br><i>Power-of-Attorney must accompany each surety bond</i> |                |
| By                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | <br>Signature                                  |                                         | Charla M. Boadle<br>Name                                                                                                                                                 |                |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                                                                                                                                   |                                         | <br>Signature                                                                        |                |
| Attest:                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | <br>Official Capacity<br>Corporation Secretary |                                         | 601 Union St. Suite 3400<br>Address                                                                                                                                      |                |
| SURETY:                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | Endurance Assurance Corporation                                                                                                   |                                         | Seattle                                                                                                                                                                  | WA 98101       |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                                                                                                                                   |                                         | City                                                                                                                                                                     | State Zip      |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                                                                                                                                   |                                         | (206) 676-4200                                                                                                                                                           | (866) 577-1326 |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                                                                                                                                   |                                         | Phone                                                                                                                                                                    | Fax            |







KNOW ALL BY THESE PRESENTS, that **Endurance Assurance Corporation**, a Delaware corporation ("EAC"), **Endurance American Insurance Company**, a Delaware corporation ("EAIC"), **Lexon Insurance Company**, a Texas corporation ("LIC"), and/or **Bond Safeguard Insurance Company**, a South Dakota corporation ("BSIC"), each, a "Company" and collectively, "**Sompo International**," do hereby constitute and appoint: **Alliceon A. Keltner, Eric A. Zimmerman, James B. Binder, Brandon K. Bush, Jacob T. Haddock, Jamle L. Marques, Carley Espiritu, Christopher Kinyon, Brent E. Hellesen, Annelies M. Richie, Holli Lagerquist, Michael S. Mansfield, Donald Percell Shanklin Jr., Karl Michelle Motley, Bryan Richard Ludwick, Tamara A. Ringelsen, Amelia G. Burrill, Katharine J. Snider, Justin Dean Price, Sherri W. Hill, Lindsey Elaine Jorgensen, Alexa Manley, Lois F. Weathers, Terrie L. Conard, Sarah Whitaker, Lori J. Kelly, Marlan C. Newman, Wesley V. Dasher, Jr., Charla M. Boadle, Julie A. Craker, Travis J. Robles, Alyssa J. Lopez, Sharree Sutherland, Celeste M. Van Vliet** as true and lawful Attorney(s)-In-Fact to make, execute, seal, and deliver for, and on its behalf as surety or co-surety; bonds and undertakings given for any and all purposes, also to execute and deliver on its behalf as aforesaid renewals, extensions, agreements, waivers, consents or stipulations relating to such bonds or undertakings provided, however, that no single bond or undertaking so made, executed and delivered shall obligate the Company for any portion of the penal sum thereof in excess of the sum of **One Hundred Million Dollars (\$100,000,000.00)**.

Such bonds and undertakings for said purposes, when duly executed by said attorney(s)-in-fact, shall be binding upon the Company as fully and to the same extent as if signed by the President of the Company under its corporate seal attested by its Corporate Secretary.

This appointment is made under and by authority of certain resolutions adopted by the board of directors of each Company by unanimous written consent effective the 30<sup>th</sup> day of March, 2023 for BSIC and LIC and the 17<sup>th</sup> day of May, 2023 for EAC and EAIC, a copy of which appears below under the heading entitled "Certificate".

This Power of Attorney is signed and sealed by facsimile under and by authority of the following resolution adopted by the board of directors of each Company by unanimous written consent effective the 30<sup>th</sup> day of March, 2023 for BSIC and LIC and the 17<sup>th</sup> day of May, 2023 for EAC and EAIC and said resolution has not since been revoked, amended or repealed:

RESOLVED, that the signature of an individual named above and the seal of the Company may be affixed to any such power of attorney or any certificate relating thereto by facsimile, and any such power of attorney or certificate bearing such facsimile signature or seal shall be valid and binding upon the Company in the future with respect to any bond or undertaking to which it is attached.

IN WITNESS WHEREOF, each Company has caused this instrument to be signed by the following officers, and its corporate seal to be affixed this 25th day of May, 2023.

**Endurance Assurance Corporation**  
By: *Richard Appel*  
Richard Appel; SVP & Senior Counsel



**Endurance American Insurance Company**  
By: *Richard Appel*  
Richard Appel; SVP & Senior Counsel



**Lexon Insurance Company**  
By: *Richard Appel*  
Richard Appel; SVP & Senior Counsel



**Bond Safeguard Insurance Company**  
By: *Richard Appel*  
Richard Appel; SVP & Senior Counsel



**ACKNOWLEDGEMENT**

On this 25th day of May, 2023, before me, personally came the above signatories known to me, who being duly sworn, did depose and say that he/she is an officer of each of the Companies; and that he executed said instrument on behalf of each Company by authority of his office under the by-laws of each Company.

By: *Amy Taylor*  
Amy Taylor, Notary Public - My Commission Expires 3/9/27



**CERTIFICATE**

I, the undersigned Officer of each Company, DO HEREBY CERTIFY that:

1. That the original power of attorney of which the foregoing is a copy was duly executed on behalf of each Company and has not since been revoked, amended or modified; that the undersigned has compared the foregoing copy thereof with the original power of attorney, and that the same is a true and correct copy of the original power of attorney and of the whole thereof;
2. The following are resolutions which were adopted by the board of directors of each Company by unanimous written consent effective 30<sup>th</sup> day of March, 2023 for BSIC and LIC and the 17<sup>th</sup> day of May, 2023 for EAC and EAIC and said resolutions have not since been revoked, amended or modified:

"RESOLVED, that each of the individuals named below is authorized to make, execute, seal and deliver for and on behalf of the Company any and all bonds, undertakings or obligations in surety or co-surety with others: **RICHARD M. APPEL, MATTHEW E. CURRAN, MARGARET HYLAND, SHARON L. SIMS, CHRISTOPHER L. SPARRO,**

and be it further

RESOLVED, that each of the individuals named above is authorized to appoint attorneys-in-fact for the purpose of making, executing, sealing and delivering bonds, undertakings or obligations in surety or co-surety for and on behalf of the Company."

3. The undersigned further certifies that the above resolutions are true and correct copies of the resolutions as so recorded and of the whole thereof.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal this 13th day of May, 2026.

By: *Daniel S. Lurie*  
Daniel S. Lurie, Secretary

**NOTICE: U. S. TREASURY DEPARTMENT'S OFFICE OF FOREIGN ASSETS CONTROL (OFAC)**

No coverage is provided by this Notice nor can it be construed to replace any provisions of any surety bond or other surety coverage provided. This Notice provides information concerning possible impact on your surety coverage due to directives issued by OFAC. Please read this Notice carefully.

The Office of Foreign Assets Control (OFAC) administers and enforces sanctions policy, based on Presidential declarations of "national emergency". OFAC has identified and listed numerous foreign agents, front organizations, terrorists, terrorist organizations, and narcotics traffickers as "Specially Designated Nationals and Blocked Persons". This list can be located on the United States Treasury's website - <https://www.treasury.gov/resource-center/sanctions/SDN-List>.

In accordance with OFAC regulations, if it is determined that you or any other person or entity claiming the benefits of any coverage has violated U.S. sanctions law or is a Specially Designated National and Blocked Person, as identified by OFAC, any coverage will be considered a blocked or frozen contract and all provisions of any coverage provided are immediately subject to OFAC. When a surety bond or other form of surety coverage is considered to be such a blocked or frozen contract, no payments nor premium refunds may be made without authorization from OFAC. Other limitations on the premiums and payments may also apply.

Any reproductions are void.

Surety Claims Submission: [LexonClaimAdministration@sompo-intl.com](mailto:LexonClaimAdministration@sompo-intl.com)

Telephone: 615-553-9500 Mailing Address: Sompo International; 12890 Lebanon Road; Mount Juliet, TN 37122-2870

## 2.3 FIRST-TIER SUBCONTRACTOR DISCLOSURE FORM

TITLE/PROJECT NAME: The City of Sandy Meinig Park Improvements

BID CLOSING DATE: May 13, 2026

TIME: 2:00 PM

First-Tier Subcontractor Disclosure Form Due: May 13, 2026

TIME: 4:00 PM

This form must be submitted at the location specified in the Invitation to Bid on the advertised Bid Closing Date and within two hours after the advertised Bid Closing Time ("Disclosure Deadline"). List below the name of each subcontractor that will be furnishing labor or will be furnishing labor and materials and that is required to be disclosed, the category of work and the dollar value of the subcontract. Enter the word "NONE" if there are no first-tier subcontractors subject to disclosure. ATTACH ADDITIONAL SHEETS IF NECESSARY.

| NAME                | CATEGORY OF WORK   | DOLLAR VALUE |
|---------------------|--------------------|--------------|
| 1. East Side Paving | Paving             | \$ 74000.00  |
| La Londe Electric   | Electric           | \$ 265000.00 |
| 2. Nuwave           | Concrete           | \$ 64000.00  |
| B&B Masonry         | Masonry            | \$ 85000.00  |
| 3. LM Construction  | Permeable Concrete | \$ 95000.00  |
|                     |                    |              |

The above listed first-tier subcontractor(s) are providing labor or labor and materials with a Dollar Value equal to or greater than:

- 5% of the total project Bid, or \$15,000, whichever is greater. [If the Dollar Value is less than 15,000.00, do not list the subcontractor above.]; or
- \$350,000 regardless of the percentage of the total Contract Price.

FAILURE TO SUBMIT THIS FORM BY THE DISCLOSURE DEADLINE WILL RESULT IN A NON-RESPONSIVE BID AND SUCH NON-RESPONSIVE BID WILL NOT BE CONSIDERED FOR AWARD.

Bids which are submitted by Bid Closing, but for which the disclosure submittal has not been made by the specified deadline, are NOT Responsive and shall NOT be considered for Contract award.

Form submitted by (Bidder Name): <\_\_\_\_> Paul Brothers Inc.

CCB#: <64461>

Contact Name and phone number: CONTACT SHOWN ON PAGE 3 OF THIS ITB.

Deliver Form to Agency: IN SEALED ENVELOPE TO THE ADDRESS ON PAGE 3 OF THIS ITB.

Person Designated to Receive form: Tiana Rundell, Parks and Recreation Director

Agency's Email Address: [trundell@ci.sandy.or.us](mailto:trundell@ci.sandy.or.us)

THIS DOCUMENT SHALL NOT BE FAXED. IT IS THE RESPONSIBILITY OF BIDDERS TO SUBMIT THIS DISCLOSURE FORM AND ANY ADDITIONAL SHEETS, BY THE SPECIFIED DISCLOSURE DEADLINE. SEE INSTRUCTIONS TO BIDDERS.

## **2.4 BIDDER'S RESPONSIBILITY INFORMATION FORM**

Each Bidder shall submit a completed Bidder's Responsibility Information Form along with its Bid. The Bidder's Responsibility Information Form will be used to evaluate the qualifications of any Bidder whose Bid is under consideration for award of Contract.

Prior to award and execution of a Contract, the City will evaluate whether the apparent successful Bidder meets the applicable standards of responsibility identified in ORS 279C.375. In doing so, the City may investigate Bidder and request information in addition to that already required in this document, when the City, in its sole discretion, considers it necessary or advisable. Submission of a signed Bid shall constitute approval for the City to obtain any information that the city deems necessary to conduct the evaluation.

Bids will be evaluated to identify the lowest responsive Bid submitted by a responsible Bidder which is not otherwise disqualified. (Refer to ORS 279C.375 ).

The City may postpone the award of the Contract after announcement of the apparent successful Bidder in order to complete its investigation and evaluation. Failure of the apparent successful Bidder to demonstrate responsibility shall render the Bidder non-responsible and shall constitute grounds for Bid rejection.

Any Bidder who fails to submit a completed form will be deemed to be non-responsive and will not be considered for Award of Contract.

Bidder's Responsibility Information Form is attached.



## 2.4 BIDDER'S RESPONSIBILITY INFORMATION FORM

**FAILURE TO SUBMIT THIS FORM WITH BID PROPOSAL PACKET WILL RESULT IN A NON-RESPONSIVE BID**

### INSTRUCTIONS

1. The information provided in this form is part of The City of Sandy's inquiry concerning bidder responsibility. Please print clearly or type. If you need more space, use plain paper.
2. Answer all questions. Submission of a form with unanswered questions, incomplete or illegible answers may result in a determination that your bid is non-responsive.
3. Sign and submit the completed bidder responsibility form with your bid proposal.

Bidder Name: Paul Brothers Inc. CCB #: 64461

1. **EXPERIENCE:** List the number of years Bidder has been operating its business under its current license. If Bidder's business has been in continuous existence under a current active license and a previous license number, then identify the previous license number. List and briefly describe a minimum of 3 similar projects performed by Bidder in the past 5 years that best characterize Bidder's capabilities: *Please also include evidence of satisfactory performance record (meaning that to the extent the costs associated with and time available to perform a previous contract remained within the bidder's control, the bidder stayed within the time and budget allotted for the procurement and otherwise performed the contract in a satisfactory manner). Describe how Bidder meets this experience requirement (use separate sheet if additional space is needed):*  
54. SEE ATTACHED PROJECT PORTFOLIO.
2. **LAWSUITS/JUDGMENTS:** Within the past 5 years, has Bidder had any lawsuits filed against it involving contract disputes? For the purposes of this request, "lawsuits" include requests for arbitration and "judgments" includes arbitration awards. YES / NO If "YES" indicate dates and ultimate resolution of suit (with regard to judgments, include jurisdiction and date of final judgment or dismissal):  
NO
3. **BANKRUPTCY:** Within the past 36 months, has Bidder filed a bankruptcy action, filed for reorganization, made a general assignment of assets for the benefit of creditors, or had an action for insolvency instituted against it? YES / NO If "YES" supply filing dates, jurisdictions, type of action, ultimate resolution, and dates of judgment or dismissal, if applicable:  
NO
4. **LAWSUITS BY CREDITORS:** Within the past 24 months, has Bidder had any lawsuits filed against it by creditors? YES / NO If "YES" indicate dates and ultimate resolution of suit (with regard to judgments include jurisdiction and date of final judgment or dismissal):  
NO
5. **ABILITY TO PERFORM WITHIN TIME SPECIFIED:** List the project titles, original contract time and change order extensions for three specific projects in the past three (3) years. Bidder shall document that it achieved substantial completion of such three projects of similar size and scope within no more than 105% of the final contracted time for completion (including change ordered adjustments).

SEE ATTACHED

6. **PROJECTS EXCEEDING COMPLETION DATES:** In the past five (5) years, list the number of projects and the titles of those projects where Bidder has exceeded the contracted time for substantial completion or exceeded the contracted time for final completion.  
None
7. **DEFECTIVE WORK.** In the past ten (10) years has your company been ordered to fix defective work on a project? YES / NO If "YES," identify the owner, the project and the resolution of the problem.  
No.
8. **DEBARMENT:** Has Bidder been debarred or disqualified by any public agency within the past two (2) years? YES / NO If "YES" identify the public agencies:  
No.
9. **NON-COMPLETION:** Has Bidder failed to complete a contract in the last five (5) years? YES / NO If "YES" identify the project(s):  
No.
10. **COMPLETION BY SURETY:** Has Bidder ever defaulted on a contract forcing a surety to suffer a loss? YES / NO If "YES" identify the project(s):  
No.
11. **SUSPENSION, DISMISSAL, DEFAULT:** Has Bidder been suspended, dismissed or declared in default on a project during the last five (5) years? YES / NO If "YES" identify the project(s) and the type of action taken against Bidder:  
No.
12. **BONDABILITY REQUIREMENT:** For the project described under this ITB, Bidder is able to and will obtain a payment bond and a performance bond issued by a surety that is authorized to transact surety business in the State of Oregon and that has an AMBest "A" or better rating. YES / NO If "YES" identify name of surety, contact name, address, phone number, & email address:  
Endurance Assurance Corporation  
Jacob Haddock 206-276-4200 Jacob.haddock@propelinsurance.com  
601 Union St. Ste 3400 Seattle, WA 98101
13. **LIENS AND SURETY CLAIMS:** Have there been any liens or surety claims against Bidder on any contracts which have been performed or are in the course of being performed? YES / NO If "YES" identify the project and explain the nature of the claims:  
No.
14. **REVOKED LICENSE:** Has Bidder's company or any key person in the company, had a license revoked by the Oregon Construction Contractors Board? YES / NO If "YES" explain the underlying reason for the revocation of the license:  
No.
15. **CRIMINAL OFFENSE:** Has Bidder's company or any owner of or management employee in the company been convicted of a crime involving fraud, material misrepresentation or any crime involving the awarding of a contract for a government

construction project or the bidding or performance of a government contract? YES / NO

16. **DEMAND ON PERFORMANCE BOND:** In the last five years, has an owner ever made a demand on your performance bond? YES / NO
17. **TERMINATION OF BONDING/INSURANCE COVERAGE:** In the last five years, has a surety or insurance company terminated existing bonding and/or insurance coverage due to excessive claims history and/or nonpayment of premiums? YES / NO
18. **CITATIONS OR ENFORCEMENT ACTIONS.** Within the last five years, has the Bidder been cited or subject to any enforcement action for violation of any applicable law or regulations related to its performance of a prior construction contract? For the purposes of this section, "applicable law or regulations" includes without limitation, any building, zoning, environmental, site development, or Oregon Public Contracting Code regulations with which a prior project was required to comply, including non-discrimination regulations and prevailing wage requirements. YES / NO If "YES", please state the date, nature, and final resolution of every such citation or enforcement action:

No.

19. **BONDING.** What is the largest contract you have had bonded through the surety company named in Question #12 above? Please identify the project name, the nature of the project, the date of the project and the original contract price:

Lone Fir Memorial - Memorial plaza \$4,205,537 March 2026  
See project portfolio for additional details

#### BIDDER REFERENCES FOR COMPARABLE PROJECTS IN SIZE AND SCOPE

Bidder shall provide a list of three different project references with their Bid that can be contacted regarding the quality of workmanship and service that the Bidder provided on projects of comparable size and scope within the past 5 years. Bidder must provide all information requested below and may use either the form provided in this section or their own form. The City of Sandy reserves the right to contact other persons, agencies or owners not listed below as part of determining whether Bidder is responsible.

| Project Reference #1                                          |
|---------------------------------------------------------------|
| Name and Dates of Project:                                    |
| Project Location:                                             |
| Project Description:<br><u>See Attached Project Portfolio</u> |
| Contact Person #1 Name:<br><u> </u>                           |

|                              |      |
|------------------------------|------|
| Contact Person #1 Firm Name: |      |
| Contact Person #1 Phone:     | Fax: |
| Contact Person #2 Name:      |      |
| Contact Person #2 Firm Name: |      |
| Contact Person #2 Phone:     | Fax: |
|                              |      |
| <b>Project Reference #2</b>  |      |
| Name and Dates of Project:   |      |
| Project Location:            |      |

Project Description:

Contact Person #2 Name:

Contact Person #2 Firm Name:

Contact Person #2 Phone:

Fax:

Contact Person #2 Name:

Contact Person #2 Firm Name:

Contact Person #2 Phone:

Fax:

**Project Reference #3**

Name and Dates of Project:

Project Location:

Project Description:

Contact Person #3 Name:

Contact Person #3 Firm Name:

Contact Person #3 Phone:

Fax:

|                              |
|------------------------------|
|                              |
| Contact Person #3 Name:      |
| Contact Person #3 Firm Name: |





8601 SE Revenue Rd., Boring, OR 97009  
503-663-1220 office 503-663-7208 fax  
www.paulbrothersinc.com info@paulbrothersinc.com

OR CCB#64461  
WA #PAUL.BI\*239LG  
Landscape License #5337

Paul Brothers, Inc.  
Special Meeting Minutes

April 1, 2025

A special meeting was held by the Board of Directors to annually confirm the contractual authority amongst its Board Members.

The following members were in attendance:

President, Margaret 'Peggy' Paul  
Vice President, Scott Paul  
Secretary/Treasurer, Joey Paul

At that time, it was deemed reasonable to define the role of President and Vice President as both having the authority to enter into contractual agreements, either collectively or as the sole signer. The Secretary has the authority to be a co-signer, along with the President and/or Vice President, on any contracts as required and/or requested.

There being no further business, the meeting was adjourned.

Peggy Paul  
President



**Paul Brothers Inc. /2026**

**Section 2.4#5**

**1. Gradin Sports Park**

Completed Price: \$9 million

Contract time:

Change order extension:

Achieved substantial completion with no more than 105% of final contracted time:  
Yes.

Reference: Ashley Cantlon [Ashley.cantlon@greshamoregon.gov](mailto:Ashley.cantlon@greshamoregon.gov) 503-618-2492

**2. Gabriel Park**

Completed Price: \$2.8 million

Contract time:

Change order extension:

Achieved substantial completion with no more than 105% of final contracted time:  
Yes.

Reference: Gary Datka; [gary.datka@portlandoregon.gov](mailto:gary.datka@portlandoregon.gov); 971-288-9230

**3. Hillsboro Hops Ball Park**

Completed Price: \$2.6 million

Contract time:

Change order extension:

Achieved substantial completion with no more than 105% of final contracted time:  
Yes.

Reference: Jake Tonnessen; [jake.tonnessen@mortenson.com](mailto:jake.tonnessen@mortenson.com) 971-202-4100



## Project Portfolio

Paul Brothers, Inc. 8601 SE Revenue Rd; Boring, OR 97009 503-663-1220

[www.paulbrothersinc.com](http://www.paulbrothersinc.com)

*No Liquidated Damages have been levied against Paul Brothers on any projects over 50+ years of doing business*

| OWNER/MUNICIPALITY                                                                                                                                                                                                | PROJECT              | SCOPE                                                                                                                                                                                                                                                                                                                                                              | SIZE          | COMPLETED        |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------|------------------|
| Metro<br>600 NE Grand Ave.<br>Portland, OR 97232<br>Eeshoo Rehani; <a href="mailto:eeshoo.rehani@oregonmetro.gov">eeshoo.rehani@oregonmetro.gov</a><br>503-797-1689                                               | Lone Fir Memorial    | Approximately 1.25 acres of site improvements including an open-air pavilion with memorial features, interpretive panels and raised walkway to a traditional altar area. Work includes stone cladding and paving, site furnishings, planting and irrigation, electrical and civil improvements. Work requires special provisions to excavate in the cemetery site. | \$4.2 million | Est. Winter 2026 |
| Metro<br>600 NE Grand Ave.<br>Portland, OR 97232<br>Brent Shelby; <a href="mailto:brent.shelby@oregonmetro.gov">brent.shelby@oregonmetro.gov</a><br>503-804-2807                                                  | Apotheker Plaza      | Executed installation of landscape elements within existing on-structure rooftop planters, including import and placement of specified soils, soil preparation, and precision grading. Installed plant materials per design specifications and completed installation and retrofit of existing irrigation systems to ensure optimal performance and plant health.  | \$200,000     | Spring 2026      |
| City of Gresham<br>1333 NW Eastman Parkway<br>Gresham, OR 97030<br>Teresa Huntsinger;<br><a href="mailto:teresa.huntsinger@greshamoregon.gov">teresa.huntsinger@greshamoregon.gov</a><br>971-438-7601             | Rockwood Heat Island | Construct stormwater tree wells and reconstruct adjacent sidewalks, incorporating specified soil profiles for each installation. Scope includes tree planting and installation of steel toe kicks to ensure durability and structural integrity.                                                                                                                   | \$250,000     | Spring 2026      |
| City of Portland – Parks and Recreation<br>1120 SW 5 <sup>th</sup> Ave, Suite 1300<br>Portland, OR 97204<br>Travis Ruybal; <a href="mailto:travis.ruybal@portlandoregon.gov">travis.ruybal@portlandoregon.gov</a> | Creston Park         | New skatepark and park amenities. Landscape, irrigation, concrete, site furnishings.                                                                                                                                                                                                                                                                               | \$2.4 million | Est. Winter 2026 |
| City of Lake Oswego<br>PO Box 369<br>Lake Oswego, OR 97034<br>Kyra Haggart; <a href="mailto:khaggart@ci.oswego.or.us">khaggart@ci.oswego.or.us</a><br>503-697-6576                                                | Rassekh Park Phase 2 | New playground and plaza at Rassekh Park. Wood climbing walls, concrete surfacing, site furnishings, maintenance building, landscaping and boardwalk.                                                                                                                                                                                                              | \$1.7 million | Fall 2025        |

|                                                                                                                                                                                           |                                                                          |                                                                                                                                                                                                                     |                |             |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------|-------------|
| Home Forward<br>135 SW Ash St<br>Portland, OR 97204                                                                                                                                       | Troutdale Home Forward                                                   | Subcontract: Play area surfacing; site furnishings, masonry, landscaping, irrigation and pathway.                                                                                                                   | \$1.3 million  | Winter 2025 |
| Tualatin Hills Parks and Recreation District<br>7360 SW Pointer Rd<br>Beaverton, OR 97225<br>Tim Bonnin; <a href="mailto:t.bonnin@thprd.org">t.bonnin@thprd.org</a><br>503-614-4003       | Serenity Park                                                            | Create a new neighborhood park on 2-acre site. Includes grading, concrete, site furnishings, playground, landscape and waterplay.                                                                                   | \$1.5 million  | Winter 2025 |
| Mortenson<br>4460 NE Century Blvd.<br>Hillsboro, OR 97124<br>Jake Tonnessen; <a href="mailto:jake.tonnessen@mortenson.com">jake.tonnessen@mortenson.com</a><br>971-202-4100               | Hillsboro Hops Ball Park                                                 | Subcontract: site work, grading, irrigation, drainage, MLB synthetic turf.                                                                                                                                          | \$2.6 million  | Fall 2025   |
| P & C Construction<br>525 Portland Ave.<br>Gladstone, OR 97027<br>Sonia Axelrod; <a href="mailto:saxelrod@builtbypandc.com">saxelrod@builtbypandc.com</a><br>503-665-0165                 | Oak Lodge Library<br>Concord Playground                                  | Subcontract work: splash pad, waterplay, nature play, site work, amenities, surfacing.                                                                                                                              | \$1.7 million  | Summer 2025 |
| City of Salem<br>Luke Gmazel, Sr Engineer, PMgr<br>555 Liberty Street, SE<br>Salem, OR 97309 Cell: 503-339-4247<br><a href="mailto:lgmazel@cityofsalem.net">lgmazel@cityofsalem.net</a>   | Geer Park Skate Park<br>Design Build/GC                                  | Design Build contract to create new skate park, site work, shelter, many park amenities.                                                                                                                            | \$4.17 million | Summer 2025 |
| City of Gresham<br>1333 NW Eastman Parkway<br>Gresham, OR 97030<br>Ashley Cantlon; <a href="mailto:Ashley.cantlon@greshamoregon.gov">Ashley.cantlon@greshamoregon.gov</a><br>503-618-2492 | Gradin Park Phase 2                                                      | 32-acre site with site work, utilities, grading, shelters, furnishings, fencing, concrete, paving, electrical, buildings, arboretum, landscaping, irrigation and masonry, sports courts, sport fields and dog park. | \$9 million    | Fall 2025   |
| City of Milwaukie<br>Adam Moore, PMgr<br>10501 SE Main Street<br>Milwaukie, OR 97222<br><a href="mailto:MooreA@milwaukieoregon.gov">MooreA@milwaukieoregon.gov</a> ; c: 971.666.2084      | Milwaukie Three Parks:<br>Scott Park<br>Balfour Park<br>Bowman Brae Park | Three different sites create three new parks: clearing, grubbing, site work, utilities, structures, electrical, playground, surfacing, concrete, landscape, irrigation, masonry, fencing and water play.            | \$2.1 million  | Fall 2024   |
| City of Tualatin<br>18880 SW Martinazzi ave<br>Tualatin, OR 97062<br>Rich Mueller; <a href="mailto:rmueller@tualatin.gov">rmueller@tualatin.gov</a> ; 503-691-3064                        | Veterans Plaza                                                           | New plaza with extensive hardscape, masonry, furnishings, utilities, electrical, concrete, plantings, fountains, structures and artwork.                                                                            | \$3.5 million  | Winter 2024 |
| City of Lake Oswego<br>PO Box 369<br>Lake Oswego, OR 97034<br>Kyra Haggart; <a href="mailto:khaggart@ci.oswego.or.us">khaggart@ci.oswego.or.us</a><br>503-697-6576                        | Rassekh Park Phase I                                                     | New Park construction Phase I; clearing, grubbing, site excavation, stormwater swales, grading, utilities, asphalt, concrete, masonry, skatepark, landscape, seeding and irrigation.                                | \$3.4 million  | Winter 2024 |



|                                                                                                                                                                                                                                                                                                                                                                    |                                                            |                                                                                                                                                                                                                                            |                                           |                  |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------|------------------|
| Portland Community College<br>9700 SW Capitol Hwy, Suite 260<br>Portland, OR 97219<br>Jaimie English, Bond PMgr<br><a href="mailto:jaimie.english1@pcc.edu">jaimie.english1@pcc.edu</a> ; 503.915.7022<br>Tualatin Hills Parks and Recreation<br>15707 SW Walker Rd<br>Beaverton, OR 97006<br>Tim Bonnin; <a href="mailto:tbonnin@thprd.org">tbonnin@thprd.org</a> | PCC Sylvania<br>Environmental Zone                         | Stormwater mitigation, plantings,<br>erosion and site restoration.                                                                                                                                                                         | \$208,000.00                              | Winter 2024      |
|                                                                                                                                                                                                                                                                                                                                                                    | La Raiz Park+                                              | New Park construction and ROW street<br>work; demo, excavation, grading,<br>concrete, asphalt, utilities, sports<br>courts, waterplay, electrical, plumbing,<br>nature play, structures, landscape and<br>irrigation.                      | \$2.3 million                             | Winter 2024      |
| City of Wood Village<br>Kylar Roberts; 503-489-6862;<br><a href="mailto:kylarr@woodvillageor.gov">kylarr@woodvillageor.gov</a>                                                                                                                                                                                                                                     | Donald Robertson Park                                      | Park upgrades, site furnishings and<br>landscaping.                                                                                                                                                                                        | \$125,000                                 | Summer 2023      |
| City of Tigard-Ross Recreation<br>Len Frasen; 503-407-4890; <a href="mailto:lenf@rossrec.com">lenf@rossrec.com</a>                                                                                                                                                                                                                                                 | Cook Park                                                  | Site grading and prep for playground.                                                                                                                                                                                                      | \$250,000.                                | Summer 2023      |
| Portland Public Schools<br>Facilities and Asset Mgt<br>PO Box 3107; Portland, OR 97208<br>Terri Johnson; 503-916-3978; <a href="mailto:tjohnson2@pps.net">tjohnson2@pps.net</a>                                                                                                                                                                                    | Terwilliger Playground                                     | Demo existing, install new playground,<br>concrete.                                                                                                                                                                                        | \$89,650.00                               | February 2023    |
| City of Happy Valley<br>City Hall<br>Karleena Aichele; 503-886-8424;<br><a href="mailto:karleena@happyvalleyor.gov">karleena@happyvalleyor.gov</a>                                                                                                                                                                                                                 | Happy Valley Tree<br>Planting                              | Planting trees in ROW areas around the<br>city.                                                                                                                                                                                            | \$320,000.00                              | March 2023       |
| City of Portland – Parks and Recreation<br>1120 SW 5th Ave, Suite 1300<br>Portland, OR 97204<br>Ross Swanson, Capital Project Mgr<br>971-940-5712; <a href="mailto:ross.swanson@portlandoregon.gov">ross.swanson@portlandoregon.gov</a>                                                                                                                            | Errol Heights Park+                                        | Demo, erosion, grading, excavation,<br>utilities, electrical, water features,<br>wetlands, concrete, skatepark, bridges,<br>gabions, trails, play structure, buildings,<br>fencing, landscaping, irrigation and<br>skate park and artwork. | \$7.3 million                             | Dec 2023         |
| Portland State University<br>PO Box 751<br>Portland, OR 97207<br>Anthony Bohan; 503-577-2115; <a href="mailto:abohan@pdx.edu">abohan@pdx.edu</a>                                                                                                                                                                                                                   | PSU Landscape Yard<br>Renovation+                          | Demo, haul off, grading, utilities,<br>asphalt, concrete, structures., site<br>furnishings, fencing                                                                                                                                        | \$1.9 million                             | Dec 2023         |
| University of Portland<br>5000 N. Willamette Blvd<br>Portland, OR 97203<br>Eddie LaPlante; 503-209-3551;<br><a href="mailto:eddie.laPlante@lewisbuilds.com">eddie.laPlante@lewisbuilds.com</a>                                                                                                                                                                     | Franz Boathouse<br>Subcontract to:<br>Lease Crutcher Lewis | Landscape grading, seeding, landscape,<br>irrigation, riparian planting                                                                                                                                                                    | \$720,000.<br>+\$615,000. Change<br>order | Dec 2022<br>2024 |

|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                                                                                                                                                                              |                                                                                                                                                                                                                                  |                                                   |                                             |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------|---------------------------------------------|
| K & E Excavating<br>3871 Langley St, SE<br>Salem, OR 97317<br>503-399-4833                                                                                                                                                                                                                                                                                                                                                                                                                                | Monteith Park – Albany                                                                                                                                                       | Splashpad installation, boulder installation, site restoration                                                                                                                                                                   | \$50,000                                          | 2023                                        |
| Home Forward<br>135 SW Ash Street<br>Portland, OR 97204<br>Jeffrey Allen, Bremik, 971-337-5836;<br>jallen@bremik.com<br>METRO<br>600 N Grand Ave<br>Portland, OR<br>Kristin Solomon; 503-914-6025;<br><a href="mailto:kristin.solomon@oregonmetro.gov">kristin.solomon@oregonmetro.gov</a><br>City of Portland – Parks and Recreation<br>1120 SW 5th Ave, Suite 1302<br>Portland, OR 97204<br>Gary Datka; <a href="mailto:gary.datka@portlandoregon.gov">gary.datka@portlandoregon.gov</a> ; 971-288-9230 | Baldwin Housing<br>Subcontract to:<br>Bremik Construction<br><br>Oxbow Park Welcome<br>Center Phase 2<br><br>Forest Park Entrance<br>Subcontract to:<br>Faison Construction+ | Landscaping, irrigation, site furnishings, play equipment, surfacing.<br><br>Demo, clearing, tree demo, erosion, grading, utilities, asphalt, concrete, electrical, landscaping.<br><br>Irrigation, Landscape, site furnishings. | \$185,000.<br><br>\$305,000.00<br><br>\$460,00.00 | Feb 2023<br><br>April 2022<br><br>June 2022 |
| Home Forward<br>12608 SE Foster Rd<br>Portland, OR 97236<br>Lewis Lyles; <a href="mailto:lewis.lyles@homeforward.org">lewis.lyles@homeforward.org</a><br>Kevin Saxton – KASA Architects<br><a href="mailto:ksaxton@kasapdx.com">ksaxton@kasapdx.com</a>                                                                                                                                                                                                                                                   | Tina Clegg – Dekum<br>Head Start+                                                                                                                                            | Demo, storm/sanitary, ROW, tree demo, building renovation, modular placement, structure/enclosure, playground, asphalt, concrete, landscaping.                                                                                   | \$850,000.00                                      | April 2022                                  |
| City of Oregon City<br>625 Center St<br>Oregon City, OR 97045<br>Denise Conrad; <a href="mailto:dconrad@orciv.org">dconrad@orciv.org</a><br>Brian Martin, Lango Hansen Architects<br><a href="mailto:brian@lango-hansen.com">brian@lango-hansen.com</a>                                                                                                                                                                                                                                                   | Filbert Run Park+                                                                                                                                                            | Clearing, earthwork, utilities, tree demo, grading, pervious concrete, wetlands, creek diversion, bridge, shelter, electrical, planting and irrigation.                                                                          | \$995,000.00                                      | Jan 2022                                    |
| Clackamas County Childrens commission<br>16518 SE River Road<br>Milwaukie, OR<br>Erich Brill – Asst Director<br>Clackamas County Water Resource Facility                                                                                                                                                                                                                                                                                                                                                  | River Road Head Start<br>Molalla Head Start<br><br>Tri-City WRRF                                                                                                             | Demo, grading, concrete, utilities, playground, fencing, site furnishings and plantings.<br><br>Clearing, grubbing, landscaping and irrigation.                                                                                  | 125,000.00<br>185,000.00<br><br>\$162,000.00      | October 2021<br><br>September 2021          |
| Bremik – Tigard Triangle<br>1026 SE Stark St<br>Portland, OR 97214                                                                                                                                                                                                                                                                                                                                                                                                                                        | Tigard Triangle Housing                                                                                                                                                      | Landscape and irrigation.                                                                                                                                                                                                        | \$202,000.00                                      | January 2022                                |



|                                                                                                                                                                                                                                      |                                                    |                                                                                                                                                                                                             |                            |                         |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------|-------------------------|
| City of Tualatin<br>18880 SW Martinazzi ave<br>Tualatin, OR 97062<br>Rich Mueller; <a href="mailto:rmueller@tualatin.gov">rmueller@tualatin.gov</a> ; 503-691-3064                                                                   | Tualatin Commons Fountain+                         | Demo, site work, electrical, concrete, utilities, splash pad, landscaping, irrigation.                                                                                                                      | \$288,032.00               | September 2021          |
| City of Portland – Parks and Recreation<br>1120 SW 5 <sup>th</sup> Ave, Suite 1302<br>Portland, OR 97204<br>Gary Datka; <a href="mailto:gary.datka@portlandoregon.gov">gary.datka@portlandoregon.gov</a> ; 971-288-9230              | Gabriel Park+                                      | Demo, site work, grading, utilities, stormwater/swale, concrete, paving, electrical, masonry, site furnishings, surfacing, restroom, playground, metal fabrication, landscaping, irrigation and water play. | \$2.8 million              | April 2022              |
| City of Oregon City<br>625 Center St<br>Oregon City, OR 97045<br>Denise Conrad; <a href="mailto:dconrad@orciv.org">dconrad@orciv.org</a><br>Ben Johnson, Greenworks <a href="mailto:benj@greenworkspc.com">benj@greenworkspc.com</a> | DC Latourette Park+                                | Demo, grading, utilities, concrete, sport court, masonry, metal fab, furnishings, nature play, landscaping.                                                                                                 | \$650,000.00               | May 2021                |
| Tualatin Hills Parks and Recreation<br>15707 SW Walker Rd<br>Beaverton, OR 97006<br>Matt Kilmartin <a href="mailto:mkilmartin@thprd.org">mkilmartin@thprd.org</a><br>503-614-4010                                                    | Somerset West Park                                 | Demo, grading, utilities, concrete, wetlands, creek diversion, paving, play equipment, surfacing, log structures, fencing, landscaping and irrigation.                                                      | \$1,100,000.00             | March 2021              |
| GC: Banlin Construction<br>Clackamas County Childrens Comm Head Start<br>16518 SE River Road<br>Milwaukie, OR                                                                                                                        | Head Start – new Playground                        | Grading, utilities, log structures, slide, drinking fountain, plantings and irrigation.                                                                                                                     | \$290,000.00               | August 2020             |
| City of Lake Oswego<br>13600 SW Atwater Rd<br>Lake Oswego, OR 97034<br>Bruce Powers; <a href="mailto:bpowers@ci.lakeoswego.or.us">bpowers@ci.lakeoswego.or.us</a><br>503-669-6575                                                    | Woodmont Natural Park                              | New park/trails including tree demo, grading, utilities, ROW work, asphalt, trails, decomposed granite, swale/wetland, site furnishings, signs, fencing, art elements, irrigation and plantings             | \$1.2 million              | November 2020           |
| METRO<br>600 N Grand Ave<br>Portland, OR<br>Kristin Solomon; <a href="mailto:kristin.solomon@oregonmetro.gov">kristin.solomon@oregonmetro.gov</a>                                                                                    | Newell Creek Canyon Day Use                        | Demo, grading, erosion, porous asphalt, porous concrete, site furnishings, restroom, masonry, electrical, landscape, irrigation                                                                             | \$967,000.00               | October 2020            |
| Portland Public Schools<br>501 N Dixon St<br>Portland, OR<br>Steven Smith; <a href="mailto:ssmith7@pps.net">ssmith7@pps.net</a> ; 503-916-3460                                                                                       | Sitton Elementary Playground<br>Bridger Elementary | Demo, site work, playground installation, site remediation                                                                                                                                                  | \$39,000.00<br>\$60,000.00 | June 2020<br>March 2021 |
| Mt Hood Village RV Park<br>Sub to Goodfellow Bros<br>Adam Weiner; 503-473-0719                                                                                                                                                       | Mt Hood Village RV Landscaping                     | Landscape, irrigation, fine grading                                                                                                                                                                         | \$499,000.00               | June 2020               |

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| City of Gresham<br>Eastman Parkway – Gresham City Hall<br>Mike Green; <a href="mailto:Michael.green@greshamoregon.gov">Michael.green@greshamoregon.gov</a> ;<br>503-618-2492                                | Mayor Charles Becker<br>Park                                                                                                        | Site work, grading, utilities, concrete, electrical, masonry, fencing, furnishings, structures, sport court, landscaping, irrigation                                                                                          | \$1,152,000.00                               | February 2020                         |
| City of Portland – Parks and Recreation<br>1120 SW 5th Ave, Suite 1302<br>Portland, OR 97204<br>Gary Datka; <a href="mailto:gary.datka@portlandoregon.gov">gary.datka@portlandoregon.gov</a> ; 971-288-9230 | Lynchview Park<br>(newly named: <i>Verdell Burdine Rutherford Park</i> )                                                            | Demo, site work, grading, utilities, street work/ROW, stormwater/swale, concrete, paving, electrical, masonry, site furnishings, surfacing, structure, playground, metal fabrication, landscaping, irrigation and water play. | \$2,335,400.00                               | February 2020                         |
| Gresham Barlow SD<br>1331 NW Eastman Parkway<br>Gresham, OR 97030<br>Mike Levesque, Lease Crutcher Lewis<br>Trevor DeLuca, Bremik Construction<br>Jeff Scott, Bremik Construction                           | Sam Barlow High School<br>(sub to Lease Crutcher)<br>N Gresham Elem School<br>(sub to Bremik)<br>Hall Elementary<br>(sub to Bremik) | Site work, fine grading, landscaping, irrigation, stormwater swales                                                                                                                                                           | \$498,000.00<br>\$394,000.00<br>\$175,000.00 | Fall 2019<br>Fall 2019<br>Winter 2020 |
| World Forestry Center<br>4033 SW Canyon Rd<br>Portland, OR 97221<br>Chuck Wiley; <a href="mailto:cwiley@worldforestry.org">cwiley@worldforestry.org</a>                                                     | Miller Grandchildren<br>Garden Project                                                                                              | Site demo, earthwork, grading, utilities, pavers, concrete, fencing, structures, electrical, landscaping, irrigation                                                                                                          | \$410,000.00                                 | April 2019                            |
| Steelhammer Investment Properties<br>61855 Dunbar Ct<br>Bend, OR 97702<br>Geoff Steelhammer; <a href="mailto:gsteelhammer@me.com">gsteelhammer@me.com</a>                                                   | Steelhammer Site<br>Development Project                                                                                             | Demo, earthwork, grading, street work/ROW, concrete, utilities, stormwater swales, paving, masonry, metal fab, striping, landscaping and irrigation                                                                           | \$660,000.00                                 | April 2019                            |
| City of Wilsonville<br>29799 SW Town Center Loop East<br>Wilsonville, OR 97070<br>Kerry Rappold; 503-570-1570<br><a href="mailto:rappold@ci.wilsonville.or.us">rappold@ci.wilsonville.or.us</a>             | Community Garden<br>Parking Lot Renovation                                                                                          | Demo, earthwork, grading, utilities, stormwater, electrical, concrete, bridge, paving, striping, stormwater swale, landscaping, irrigation                                                                                    | \$765,000.00                                 | April 2019                            |
| West Linn School District/Ross Recreation<br>5464 West "A" Street<br>West Linn, OR 97068<br>Ben Stanford, Ross Rec; 503.432.8950                                                                            | Cedar oak Playground                                                                                                                | Playground demo, earthwork, installation, asphalt path, site restoration                                                                                                                                                      | \$40,000                                     | September 2018                        |
| TriMet<br>1800 SW First Avenue<br>Portland, OR 97201<br>Tim Potts 503-962-2135; <a href="mailto:pottst@trimet.org">pottst@trimet.org</a>                                                                    | Boise Parking Lot and<br>Landscaping                                                                                                | Demo, earthwork, grading, utilities, electrical, concrete, fencing, gates, masonry, paving, striping, signage, landscaping, irrigation                                                                                        | \$670,000.00                                 | November 2018                         |
| Tualatin Valley Parks and Recreation<br>15707 SW Walker Road<br>Beaverton, OR 97006<br>Jerry Burgess; <a href="mailto:jb Burgess@thprd.org">jb Burgess@thprd.org</a> ;                                      | Hazeldale Park Parking<br>Lot and Playground<br>Renovation                                                                          | Demo, earthwork, grading, utilities, asphalt, concrete, site furnishings, playground, irrigation                                                                                                                              | \$420,000.00                                 | October 2018                          |



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| Hillsboro Parks and Recreation<br>123 W. Main Street, Suite 250<br>Hillsboro, OR 97123<br>Maria Rosa Davila Bores; 503-681-5319<br>Maria.davilabores@hillsboro-oregon.gov | Walnut Park Renovation                                               | Earthwork, utilities, concrete, restroom building, shelters, irrigation, landscaping                                                                        | \$290,000.00                       | August 2018                      |
| Bremik Construction<br>1026 SE Stark St<br>Portland, OR 97214<br>Ben Carlson; Susan Castner 503-688-1000                                                                  | Troutdale Elementary and North Gresham Elementary Landscape          | Subcontractor – site work, fine grading, site furnishings, landscaping, irrigation                                                                          | \$210,000.00<br>\$425,000.00       | September 2018<br>September 2019 |
| City of West Linn<br>22500 Salamo Rd<br>West Linn, OR<br>Ken Worcester; 503-742-6049                                                                                      | White Oak – Savanna Nature Playscape                                 | CM/GC – design and build trails and play structures. Grading, haul, masonry, paving, structures, surfacing                                                  | \$50,000.00<br>Preconstruction     | June 2018                        |
| City of Portland – Parks and Recreation<br>1120 SW 5th Ave, Suite 1302<br>Portland, OR 97204<br>Travis Ruybal; travis.ruybal@portlandoregon.gov                           | Spring Garden Park and Local Improvement District (24% total DMWESB) | Grading, utilities, concrete, masonry, water feature, playground, surfacing, furnishings, structures, landscaping, irrigation                               | \$3.1 million                      | June 2018                        |
| West Linn/Wilsonville SD<br>Subcontract K&E Excavating<br>Jay Johnson, PE<br>503-399-4833; jay@keex.net                                                                   | Meridian MS ROW Improvements                                         | Landscaping, irrigation                                                                                                                                     | \$135,000.00                       | August 2017                      |
| City of Portland – Parks and Recreation<br>1120 SW 5th Ave, Suite 1302<br>Portland, OR 97204<br>Lisa Tyler, RLA<br>503-823-5116; lisa.tyler@portlandoregon.gov            | Willamette Park Improvements+ (20% total DMWESB)                     | Demo, grading, utilities, traffic control, concrete, paving, buildings, electrical, striping, site furnishings, masonry, metal fab, landscaping, irrigation | \$960,000.00                       | September 2017                   |
| ODOT – Region 1<br>Beaverton Managers Office<br>6000 SW Raab Rd<br>Portland, OR 97221<br>Justin Brandon<br>971-673-5220; justin.brandon@odot.state.or.us                  | Hwy 26-Glencoe Rd Landscape                                          | Landscape grading, planting, temporary irrigation, maintenance                                                                                              | \$90,000.00                        | April 2017                       |
| City of Sherwood<br>15527 SW Willamette St<br>Sherwood, OR 97140<br>Darren Caniparoli, Supervisor<br>503-925-2334; caniparoliD@sherwoodoregon.gov                         | Woodhaven Park Phase 2 +                                             | Grading, excavation, underground utilities, concrete, paving, electrical, restroom, bridge, site furnishings, landscaping, irrigation                       | \$774,000.00                       | Dec 2016                         |
| Port of Ridgefield – Anderson Environmental<br>Subcontract to AEC<br>Justin Krueger, Superintendent, AEC<br>360-846-8551; justink@aecdcl.net                              | Off-Property Landscape Restoration                                   | Soil placement, landscaping, irrigation, planting                                                                                                           | \$600,000.00/<br>\$350,000 part II | Dec 2016/<br>July 2017           |
| Oregon Parks and Recreation<br>725 Summer St, NE, Suite C<br>Salem, OR 97301-1271<br>Scott Stewart: 541-388-6390                                                          | Tryon Creek Nature Parking Lot Renovation+                           | Demolition, haul off, grading, concrete, asphalt, permeable pavers, landscaping                                                                             | \$250,000.00                       | August 2016                      |



|                                                                                                                                                                                                                  |                                             |                                                                                                                   |              |                |
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| City of Camas<br>616 NE 4th Ave<br>Camas, WA 98607<br>Anita Ashton, Eng III; 360-817-7231<br><a href="mailto:aashton@cityofcamas.us">aashton@cityofcamas.us</a>                                                  | Coopers View Park+                          | Grading, excavation, utilities, concrete, paving, site furnishings, seeding, irrigation, landscaping              | \$417,000.00 | September 2016 |
| City of LaPine<br>16345 6th St<br>LaPine, OR 97739<br>Eric Huffman, PE; BECON; 541-633-3140;<br><a href="mailto:ehuffman@beconeng.com">ehuffman@beconeng.com</a>                                                 | Hwy 97 and 1st St<br>Landscaping/Irrigation | Utilities, electrical, irrigation, landscaping                                                                    | \$119,000.00 | May 2016       |
| City of Renton<br>1055 S Grady Way, 6th Floor<br>Renton, WA 98057<br>Todd Black, PLA; 425-4330-6571;<br><a href="mailto:tblack@rentonwa.gov">tblack@rentonwa.gov</a>                                             | Meadow Crest Park                           | Grading, furnishings, concrete, play equipment, irrigation, landscaping                                           | \$199,500.00 | July 2016      |
| Ever Fresh Fruit Company<br>Subcontract to Todd Construction<br>Anna Todd, Project Manager 503-620-7652;<br><a href="mailto:atodd@toddconstruction.com">atodd@toddconstruction.com</a>                           | Ever Fresh Fruit-<br>Landscaping            | Landscaping and irrigation                                                                                        | \$50,000.00  | Summer 2016    |
| City of Sammamish – Parks and Recreation<br>801 228th Ave, SE<br>Sammamish, WA 98075<br>Kellye Hilde, Parks Manager<br>425-295-0582; <a href="mailto:khilde@Sammamish.us">khilde@Sammamish.us</a>                | Big Rock Park +                             | Clearing, grading, aggregate, concrete, stone masonry, paving, site furnishings, irrigation, seeding, landscaping | \$570,000.00 | Feb 2016       |
| Puyallup School District<br>323-12th Street<br>Puyallup, WA 98371<br>Mike Meadows, Director Construction<br>253-435-6622; <a href="mailto:meadowme@puyallup.k12.wa.us">meadowme@puyallup.k12.wa.us</a>           | Sparks Stadium – Grass<br>Field             | Clearing, grading, soil prep, sod, utilities, electrical, irrigation, fencing                                     | \$413,000.00 | Feb 2016       |
| City of Tukwila –Parks and Recreation<br>12424 42nd Ave, S<br>Tukwila, WA 98168<br>Dave Johnson, Project Engineer<br>206-767-2308; <a href="mailto:dave.johnson@tukwilawa.gov">dave.johnson@tukwilawa.gov</a>    | Duwamish Hill Preserve<br>Phase 2 +         | Clearing, grubbing, grading, trails, fencing, irrigation, seeding, plantings, naturalization                      | \$564,170.00 | Jan 2016       |
| Seattle Housing Authority<br>190 Queen Anne Ave, N<br>Seattle, WA 98028<br>Brent Palmason, Project Mgr; 206-615-3558<br><a href="mailto:brent.palmason@seattlehousing.org">brent.palmason@seattlehousing.org</a> | Rainier Vista<br>Block 33 Park +            | Clearing, grubbing, grading, aggregate, concrete, electrical, site furnishings, irrigation, landscaping           | \$369,900.00 | Nov 2015       |
| Hamilton Construction/Bend Parks and Rec<br>PO Box 659<br>Springfield, OR 97477<br>541-746-2426; 541-746-7635<br>Evan Stuart; <a href="mailto:estuartham@hamil.com">estuartham@hamil.com</a>                     | Colorado Dam-Safe<br>Passage Project +      | In-water work; plantings; irrigation; sod placement; landscape grading (PBI was subcontractor)                    | \$145,000.00 | Summer 2015    |

|                                                                                                                                                                                                                                                                                                                    |                                                                                                                 |                                                                                                                                                         |              |             |
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| <p>ODOT-Region 1<br/>3700 SE 92nd<br/>Portland, OR 97266<br/>Marty Ebner, Project Coordinator<br/>503-731-3190; martin.j.ebner@odot.or.state.us<br/>Water Environment Services-Clack Cnty District 1<br/>2051 Kaen Rd<br/>Oregon City, OR 97045<br/>Gail Shaloum, WES, 503-742-4567;<br/>gshaloum@clackamas.us</p> | I-5: SW Iowa Street<br>Viaduct Br-Phase 3 +                                                                     | Traffic control, clearing/grubbing,<br>seeding, planting, irrigation, site<br>restoration                                                               | \$301,500.00 | Spring 2015 |
| <p>Port of Ridgefield<br/>111 W. Division<br/>Ridgefield, WA<br/>Curtis Riley, MLA 541-510-3200<br/>criley@maulfoster.com</p>                                                                                                                                                                                      | Kellogg Creek Water<br>Pollution Control Plant-<br>Landscaping Improve                                          | Erosion, earthwork, tree removal,<br>design/build irrigation, planting,<br>fencing, restoration                                                         | \$205,000.00 | Spring 2015 |
| <p>Tualatin Hills Parks and Recreation<br/>6220 SW 112th Ave<br/>Beaverton, OR 97008<br/>Peter Foster 503-629-6305 x 2734<br/>pfoster@thprd.org<br/>Chuck Gregory, AKS; cgregory@aks.com</p>                                                                                                                       | Carty Lake-Lake River<br>Landscape Remediation<br>+<br>Howard M Terpenning<br>ADA Parking Lot<br>Improvements + | Erosion, earthwork, seeding, extensive<br>wetland planting, wetland restoration,<br>wildlife fencing, irrigation, plantings                             | \$579,000.00 | Fall 2015   |
|                                                                                                                                                                                                                                                                                                                    |                                                                                                                 | Earthwork, erosion, drainage, storm,<br>water, asphalt, concrete, electrical,<br>irrigation, landscaping<br>AB, ACP, REIN, EART, ELEC, LS, MHA,<br>PCP, | \$678,900.00 | Winter 2015 |

**STATE OF OREGON**  
**CONSTRUCTION CONTRACTORS BOARD**  
**LICENSE CERTIFICATE**



This document certifies that:

**PAUL BROTHERS INC**  
8601 SE REVENUE RD  
BORING OR 97009-8458

is licensed in accordance with Oregon Law as  
Commercial General Contractor Level 2

**LICENSE NUMBER: 64461**

**EXPIRATION DATE: 01/12/2028**

**ENTITY TYPE: Corporation**

License #  
**5337**

**STATE OF OREGON**  
**LANDSCAPE CONTRACTORS BOARD**

*This certifies the business named hereon is licensed as provided by law as a*

**Landscape Contracting Business**

**PAUL BROTHERS INC**  
DBA:

**All Phases Plus Backflow - Active**

Expiration Date: **September 30, 2026**

\_\_\_\_\_  
Signature of Licensee

**EXHIBIT E**

**Invitation to Bid, Drawings, Addenda (Link)**

**The Invitation to Bid, Drawings, and Addenda can be found here:**

**<https://drive.google.com/drive/folders/1l4AJgXj8h115hznoLO0DloCFmDfutZAI?usp=sharing>**

**EXHIBIT F**

**Bonds- Performance Bond, Payment Bond**



## 2.6 FORM OF PERFORMANCE BOND

1.

Bond No. EACX4056732 Bond Value: \$ 1,169,047.00 Invitation to Bid No. 007

|                                                                      |                                                                                     |                                                                      |
|----------------------------------------------------------------------|-------------------------------------------------------------------------------------|----------------------------------------------------------------------|
| <b>Principal:</b><br><u>Paul Brothers, Inc.</u>                      | <b>Surety:</b><br><u>Endurance Assurance Corporation</u>                            | <b>Obligee:</b> <u>The City of Sandy</u>                             |
| <b>Address:</b> <u>8601 SE Revenue Rd</u><br><u>Boring, OR 97009</u> | <b>Address:</b> <u>4 Manhattanville Rd., 3rd Floor</u><br><u>New York, NY 10577</u> | <b>Address:</b> <u>38348 Pioneer Blvd.</u><br><u>Sandy, OR 97055</u> |
| <b>Phone:</b> <u>503-663-1220</u>                                    | <b>Phone:</b> <u>914-468-8000</u>                                                   | <b>Phone:</b> <u>503-489-2157</u>                                    |

Agreement: Principal has entered into a contract ("Contract") with Obligor for the following Project: Meinig Park Improvements

We, Paul Brothers, Inc. as Principal, and the above identified Surety, authorized to transact surety business in Oregon, as Surety, hereby jointly and severally bind ourselves, our respective heirs, executors, administrators, successors and assigns firmly by these presents to pay unto the Obligor the sum of (Total Penal Sum of Bond) \$ 1,169,047.00.

and

WHEREAS, the Principal has entered into a contract with the Obligor, the plans, specifications, terms and conditions of which are contained in the above-referenced Solicitation;

WHEREAS, the terms and conditions of the contract, together with applicable plans, standard specifications, special provisions, schedule of performance, and schedule of contract prices, are made a part of this Performance Bond by reference, whether or not attached to the contract (all hereafter called "Contract"); and

WHEREAS, the Principal has agreed to perform the Contract in accordance with the terms, conditions, requirements, plans and specifications, and all authorized modifications of the Contract which increase the amount of the work, the amount of the Contract, or constitute an authorized extension of the time for performance, notice of any such modifications hereby being waived by the Surety:

NOW, THEREFORE, THE CONDITION OF THIS BOND IS SUCH that if the Principal complies with the terms, conditions and provisions of the Contract, in all respects, and within the time prescribed therein, or as may be extended pursuant to the terms of the Contract, with or without notice to the Surety, and shall in all respects perform the Contract according to law, then this obligation is to be void; otherwise, it shall remain in full force and effect. Whenever the Principal is in default under the Contract and is declared by the Obligor to be in default, the Surety must remedy the default, assume and complete the Contract in accordance with its terms and conditions, or obtain another to complete the Contract (and thereafter the Surety or that other person shall be subrogated to all the rights of the Principal under the Contract).

This bond is given and received under authority of ORS Chapter 279C, the provisions of which hereby are incorporated into this bond and made a part hereof. For the purposes of this bond, a claimant is any person who has a right of action against the bond under ORS 279C.600. A claimant's right of action on this bond and limitations on the institution of an action shall be governed by ORS 279C.380.

Nonpayment of the bond premium will not invalidate this bond nor shall the Obligor be responsible for the payment of any premiums.

IN WITNESS WHEREOF, WE HAVE CAUSED THIS INSTRUMENT TO BE EXECUTED AND SEALED BY OUR DULY AUTHORIZED LEGAL REPRESENTATIVES.

|                                                       |      |        |                                                            |    |    |
|-------------------------------------------------------|------|--------|------------------------------------------------------------|----|----|
| Dated this                                            | 20th | day of | May                                                        | 20 | 26 |
| <b>PRINCIPAL:</b> <u>Paul Brothers, Inc.</u>          |      |        |                                                            |    |    |
| <b>SURETY:</b> <u>Endurance Assurance Corporation</u> |      |        |                                                            |    |    |
| By: <u>[Signature]</u>                                |      |        | BY ATTORNEY-IN-FACT:                                       |    |    |
|                                                       |      |        | <i>[Power-of-Attorney must accompany each surety bond]</i> |    |    |
| Signature                                             |      |        | Name                                                       |    |    |
| <u>Vice President</u>                                 |      |        | <u>Charla M. Boadle</u>                                    |    |    |
| Official Capacity                                     |      |        | Signature                                                  |    |    |
|                                                       |      |        | <u>Charla M. Boadle</u>                                    |    |    |
| Attest:                                               |      |        | 601 Union St. Suite 3400                                   |    |    |
| Corporation Secretary                                 |      |        | Address                                                    |    |    |
|                                                       |      |        | <u>Seattle</u>                                             |    |    |
|                                                       |      |        | <u>WA</u>                                                  |    |    |
|                                                       |      |        | <u>98101</u>                                               |    |    |
|                                                       |      |        | City State Zip                                             |    |    |
|                                                       |      |        | <u>206-676-4200</u>                                        |    |    |
|                                                       |      |        | <u>866-577-1326</u>                                        |    |    |
|                                                       |      |        | Phone Fax                                                  |    |    |



## 2.7 FORM OF LABOR AND MATERIAL PAYMENT BOND

Bond No. EACX4056732 Bond Value: \$ 1,169,047.00 Invitation to Bid No. 007

|                                                                                                                                                                      |                                                                                                                                                                                              |                                                                                                                                                               |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Principal:</b><br><u>Paul Brothers, Inc.</u><br><br><b>Address:</b> <u>8601 SE Revenue Rd</u><br><u>Boring, OR 97009</u><br><br><b>Phone:</b> <u>503-663-1220</u> | <b>Surety:</b><br><u>Endurance Assurance Corporation</u><br><br><b>Address:</b> <u>4 Manhattanville Rd., 3rd Floor</u><br><u>New York, NY 10577</u><br><br><b>Phone:</b> <u>914-468-8000</u> | <b>Obligee:</b> <u>The City of Sandy</u><br><br><b>Address:</b> <u>38348 Pioneer Blvd.</u><br><u>Sandy, OR 97055</u><br><br><b>Phone:</b> <u>503-489-2157</u> |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------|

**Agreement:** Principal has entered into a contract ("Contract") with Obligor for the following Project: Meinig Park Improvements

We, Paul Brothers, Inc. as Principal, and the above identified Surety, authorized to transact surety business in Oregon, as Surety, hereby jointly and severally bind ourselves, our respective heirs, executors, administrators, successors and assigns firmly by these presents to pay unto the Obligor the sum of (Total Penal Sum of Bond) \$ 1,169,047.00.

and

WHEREAS, the Principal has entered into a contract with the Obligor, the plans, specifications, terms and conditions of which are contained in above-referenced Solicitation;

WHEREAS, the terms and conditions of the contract, together with applicable plans, standard specifications, special provisions, schedule of performance, and schedule of contract prices, are made a part of this Payment Bond by reference, whether or not attached to the contract (all hereafter called "Contract"); and

WHEREAS, the Principal has agreed to perform the Contract in accordance with the terms, conditions, requirements, plans and specifications, and schedule of contract prices which are set forth in the Contract and any attachments, and all authorized modifications of the Contract which increase the amount of the work, or the cost of the Contract, or constitute authorized extensions of time for performance of the Contract, notice of any such modifications hereby being waived by the Surety:

NOW, THEREFORE, THE CONDITION OF THIS BOND IS SUCH that if the Principal shall faithfully and truly observe and comply with the terms, conditions and provisions of the Contract, in all respects, and shall well and truly and fully do and perform all matters and things by it undertaken to be performed under said Contract and any duly authorized modifications that are made, upon the terms set forth therein, and within the time prescribed therein, or as extended therein as provided in the Contract, with or without notice to the Sureties, and shall indemnify and save harmless the Obligor, its officers, employees and agents, against any claim for direct or indirect damages of every kind and description that shall be suffered or claimed to be suffered in connection with or arising out of the performance of the Contract by the Contractor or its subcontractors, and shall promptly pay all persons supplying labor, materials or both to the Principal or its subcontractors for prosecution of the work provided in the Contract; and shall promptly pay all contributions due the State Industrial Accident Fund and the State Unemployment Compensation Fund from the Principal or its subcontractors in connection with the performance of the Contract; and shall pay over to the Oregon Department of Revenue all sums required to be deducted and retained from the wages of employees of the Principal and its subcontractors pursuant to ORS 316.167, and shall permit no lien nor claim to be filed or prosecuted against the Obligor on account of any labor or materials furnished; and shall do all things required of the Principal by the laws of the State of Oregon, then this obligation shall be void; otherwise, it shall remain in full force and effect.

Nonpayment of the bond premium will not invalidate this bond nor shall the Obligor be obligated for the payment of any premiums.

This bond is given and received under authority of ORS Chapter 279C, the provisions of which hereby are incorporated into this bond and made a part hereof. For the purposes of this bond, a claimant is any person who has a right of action against the bond under ORS 279C.600. A claimant's right of action on this bond and limitations on the institution of an action shall be governed by ORS 279C.380.

IN WITNESS WHEREOF, WE HAVE CAUSED THIS INSTRUMENT TO BE EXECUTED AND SEALED BY OUR DULY AUTHORIZED LEGAL REPRESENTATIVES:

|            |                       |        |                                                                             |              |       |
|------------|-----------------------|--------|-----------------------------------------------------------------------------|--------------|-------|
| Dated this | 20th                  | day of | May                                                                         | 20           | 26    |
| PRINCIPAL: | Paul Brothers, Inc.   |        | SURETY: Endurance Assurance Corporation                                     |              |       |
| By:        |                       |        | BY ATTORNEY-IN-FACT:<br>[Power-of-Attorney must accompany each surety bond] |              |       |
|            | Signature             |        | Charla M. Boadle                                                            |              |       |
|            | Official Capacity     |        | Name                                                                        |              |       |
|            | Vice President        |        |                                                                             |              |       |
|            | Corporation Secretary |        | Signature                                                                   |              |       |
|            |                       |        | 601 Union St. Suite 3400                                                    |              |       |
|            |                       |        | Address                                                                     |              |       |
|            |                       |        | Seattle                                                                     | WA           | 98101 |
|            |                       |        | City                                                                        | State        | Zip   |
|            |                       |        | 206-676-4200                                                                | 866-577-1326 |       |
|            |                       |        | Phone                                                                       | Fax          |       |







KNOW ALL BY THESE PRESENTS, that **Endurance Assurance Corporation**, a Delaware corporation ("EAC"), **Endurance American Insurance Company**, a Delaware corporation ("EAIC"), **Lexon Insurance Company**, a Texas corporation ("LIC"), and/or **Bond Safeguard Insurance Company**, a South Dakota corporation ("BSIC"), each, a "Company" and collectively, "**Sompo International**," do hereby constitute and appoint: **Alliceon A. Keltner, Eric A. Zimmerman, James B. Binder, Brandon K. Bush, Jacob T. Haddock, Jamle L. Marques, Carley Espiritu, Christopher Kinyon, Brent E. Heilesen, Annelles M. Richie, Holli Lagerquist, Michael S. Mansfield, Donald Percell Shanklin Jr., Kari Michelle Motley, Bryan Richard Ludwick, Tamara A. Ringeisen, Amelia G. Burrill, Katharine J. Snider, Justin Dean Price, Sherri W. Hill, Lindsey Elaine Jorgensen, Alexa Manley, Lois F. Weathers, Terrie L. Conard, Sarah Whitaker, Lori J. Kelly, Marian C. Newman, Wesley V. Dasher, Jr., Charla M. Boadle, Julie A. Craker, Travis J. Robles, Alyssa J. Lopez, Sharree Sutherland, Celeste M. Van Vliet** as true and lawful Attorney(s)-in-Fact to make, execute, seal, and deliver for, and on its behalf as surety or co-surety; bonds and undertakings given for any and all purposes, also to execute and deliver on its behalf as aforesaid renewals, extensions, agreements, waivers, consents or stipulations relating to such bonds or undertakings provided, however, that no single bond or undertaking so made, executed and delivered shall obligate the Company for any portion of the penal sum thereof in excess of the sum of **One Hundred Million Dollars (\$100,000,000.00)**.

Such bonds and undertakings for said purposes, when duly executed by said attorney(s)-in-fact, shall be binding upon the Company as fully and to the same extent as if signed by the President of the Company under its corporate seal attested by its Corporate Secretary.

This appointment is made under and by authority of certain resolutions adopted by the board of directors of each Company by unanimous written consent effective the 30<sup>th</sup> day of March, 2023 for BSIC and LIC and the 17<sup>th</sup> day of May, 2023 for EAC and EAIC, a copy of which appears below under the heading entitled "Certificate".

This Power of Attorney is signed and sealed by facsimile under and by authority of the following resolution adopted by the board of directors of each Company by unanimous written consent effective the 30<sup>th</sup> day of March, 2023 for BSIC and LIC and the 17<sup>th</sup> day of May, 2023 for EAC and EAIC and said resolution has not since been revoked, amended or repealed:

RESOLVED, that the signature of an individual named above and the seal of the Company may be affixed to any such power of attorney or any certificate relating thereto by facsimile, and any such power of attorney or certificate bearing such facsimile signature or seal shall be valid and binding upon the Company in the future with respect to any bond or undertaking to which it is attached.

IN WITNESS WHEREOF, each Company has caused this instrument to be signed by the following officers, and its corporate seal to be affixed this 25<sup>th</sup> day of May, 2023.

**Endurance Assurance Corporation**  
By: *Richard M Appel*  
Richard Appel: SVP & Senior Counsel



**Endurance American Insurance Company**  
By: *Richard M Appel*  
Richard Appel: SVP & Senior Counsel



**Lexon Insurance Company**  
By: *Richard M Appel*  
Richard Appel: SVP & Senior Counsel



**Bond Safeguard Insurance Company**  
By: *Richard M Appel*  
Richard Appel: SVP & Senior Counsel



## ACKNOWLEDGEMENT

On this 25<sup>th</sup> day of May, 2023, before me, personally came the above signatories known to me, who being duly sworn, did depose and say that he/she is an officer of each of the Companies; and that he executed said instrument on behalf of each Company by authority of his office under the by-laws of each Company.

By: *Amy Taylor*

Amy Taylor, Notary Public - My Commission Expires 3/9/27



## CERTIFICATE

I, the undersigned Officer of each Company, DO HEREBY CERTIFY that:

1. That the original power of attorney of which the foregoing is a copy was duly executed on behalf of each Company and has not since been revoked, amended or modified; that the undersigned has compared the foregoing copy thereof with the original power of attorney, and that the same is a true and correct copy of the original power of attorney and of the whole thereof;
2. The following are resolutions which were adopted by the board of directors of each Company by unanimous written consent effective 30<sup>th</sup> day of March, 2023 for BSIC and LIC and the 17<sup>th</sup> day of May, 2023 for EAC and EAIC and said resolutions have not since been revoked, amended or modified:

"RESOLVED, that each of the individuals named below is authorized to make, execute, seal and deliver for and on behalf of the Company any and all bonds, undertakings or obligations in surety or co-surety with others: **RICHARD M. APPEL, MATTHEW E. CURRAN, MARGARET HYLAND, SHARON L. SIMS, CHRISTOPHER L. SPARRO,**

and be it further

RESOLVED, that each of the individuals named above is authorized to appoint attorneys-in-fact for the purpose of making, executing, sealing and delivering bonds, undertakings or obligations in surety or co-surety for and on behalf of the Company."

3. The undersigned further certifies that the above resolutions are true and correct copies of the resolutions as so recorded and of the whole thereof.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal this 20th day of May, 2026.

By: *Daniel S. Lurie*

Daniel S. Lurie, Secretary

## NOTICE: U. S. TREASURY DEPARTMENT'S OFFICE OF FOREIGN ASSETS CONTROL (OFAC)

No coverage is provided by this Notice nor can it be construed to replace any provisions of any surety bond or other surety coverage provided. This Notice provides information concerning possible impact on your surety coverage due to directives issued by OFAC. **Please read this Notice carefully.**

The Office of Foreign Assets Control (OFAC) administers and enforces sanctions policy, based on Presidential declarations of "national emergency". OFAC has identified and listed numerous foreign agents, front organizations, terrorists, terrorist organizations, and narcotics traffickers as "Specially Designated Nationals and Blocked Persons". This list can be located on the United States Treasury's website - <https://www.treasury.gov/resource-center/sanctions/SDN-List>

In accordance with OFAC regulations, if it is determined that you or any other person or entity claiming the benefits of any coverage has violated U.S. sanctions law or is a Specially Designated National and Blocked Person, as identified by OFAC, any coverage will be considered a blocked or frozen contract and all provisions of any coverage provided are immediately subject to OFAC. When a surety bond or other form of surety coverage is considered to be such a blocked or frozen contract, no payments nor premium refunds may be made without authorization from OFAC. Other limitations on the premiums and payments may also apply.

Any reproductions are void.

Surety Claims Submission: [LexonClaimAdministration@sompo-intl.com](mailto:LexonClaimAdministration@sompo-intl.com)

Telephone: 615-553-9500 Mailing Address: Sompo International; 12890 Lebanon Road; Mount Juliet, TN 37122-2870



**EXHIBIT G**

**Additional Documents: Work Plan & Schedule, Schedule of values, and City of Sandy Business License.**

# **MEINIG PARK IMPROVEMENTS**

## **Construction Work Plan**

### **Project**

Meinig Park Improvements  
17670 Meinig Avenue  
Sandy, Oregon 97055

### **Owner**

City of Sandy Parks & Recreation

### **Contractor**

Paul Brothers, Inc.

## **1. PROJECT UNDERSTANDING**

Paul Brothers, Inc. (PBI) understands the Meinig Park Improvements project includes park infrastructure upgrades, demolition, grading, utility improvements, concrete and paving improvements, installation of new site amenities, electrical and lighting improvements, and construction of the Romtec pavilions and restroom (by others).

The work will be completed in accordance with the contract documents, civil plans, landscape plans, electrical plans, erosion control requirements, and the preliminary project schedule provided.

PBI will maintain public safety, park access coordination, erosion control compliance, and continuous communication with the City throughout construction.

## **2. PROJECT APPROACH**

Construction activities will be sequenced to minimize disruption, maintain safe site access, and efficiently coordinate the multiple trades required for completion of the improvements.

- Preconstruction / Procurement
- Mobilization and Erosion Control
- Demolition and Site Preparation
- Underground Utilities and Electrical Rough-In
- Structural Improvements and Building Construction
- Concrete and Paving Improvements
- Electrical Finish Work
- Site Furnishings and Landscaping
- Final Cleanup, Punch List, and Project Closeout

### **3. PRECONSTRUCTION & PROCUREMENT**

- Romtec restroom and pavilion component coordination
- Electrical equipment and site lighting
- Concrete & asphalt materials
- Aggregate & specialty soils
- Site furnishings, handrail, and fencing
- Landscaping materials
- Drainage and utility structures

### **4. MOBILIZATION & SITE CONTROL**

- Temporary construction fencing
- Establishment of construction staging areas
- Construction signage
- Site access controls
- Material storage areas
- Temporary sanitation facilities
- Erosion control & TESC installation

### **5. DEMOLITION & SITE PREPARATION**

- Removal of designated paving and concrete
- Removal of site furnishings and structures
- Clearing, grubbing, & stripping
- Tree removal as identified in the plans
- Preparation of work areas for utility and grading operations

### **6. ELECTRICAL & LIGHTING INSTALLATION**

- Underground conduit installation
- Site lighting infrastructure
- Pole bases and pole installation
- Electrical service coordination
- Trim-out and fixture installation
- Final testing and commissioning

### **7. UTILITIES & UNDERGROUND INFRASTRUCTURE**

- Storm drainage improvements
- Sanitary sewer improvements
- Water service improvements
- Stormwater swale installation

## **8. ROMTEC PAVILION & RESTROOM CONSTRUCTION**

- Foundation excavation and aggregate placement
- Building construction by others
- PBI to work on other items while Romtec erects structures

## **9. CONCRETE, PAVING & SITE IMPROVEMENTS**

- Concrete & asphalt prep
- Masonry walls (footings, walls, & stone veneer)
- Stairs and ADA concrete (including handrails)
- Standard concrete paving (curbs, picnic pads, & sidewalk patches)
- Pervious concrete paving
- Asphalt trail improvements (includes crushed gravel pathway)

## **10. LANDSCAPING & SITE RESTORATION**

- Soil preparation
- Planting & sod installation
- Mulching
- Final site restoration

## **11. PROJECT SAFETY**

- Daily safety coordination
- Controlled public access
- Utility locate verification
- Hazard communication procedures
- Subcontractor compliance with PBI safety standards and OSHA requirements

## **12. QUALITY CONTROL**

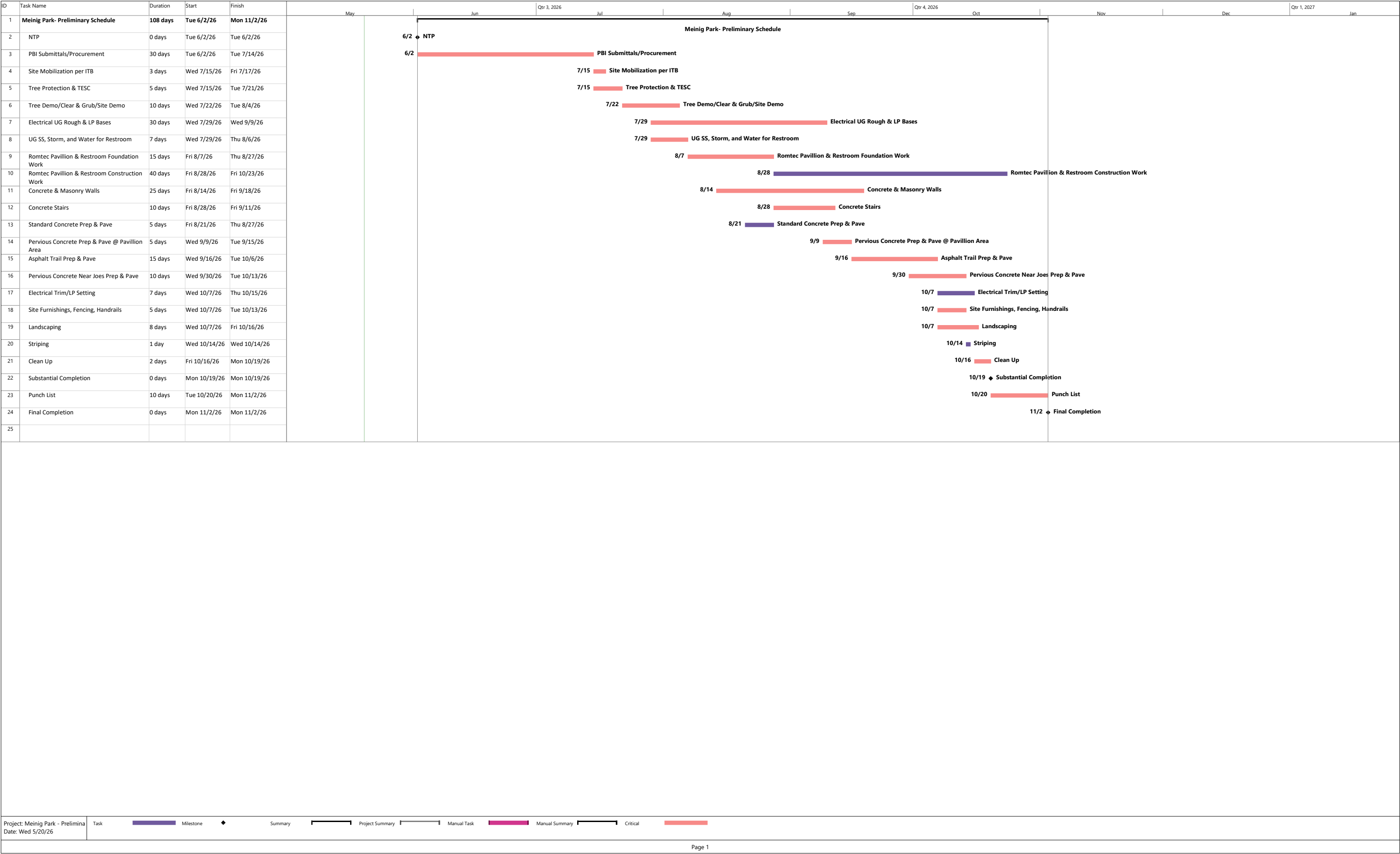
- Pre-installation meetings
- Material verification
- Inspection coordination
- Testing and documentation
- Subcontractor oversight
- Punch list tracking
- Prompt correction of deficient work to maintain schedule and quality standards

### 13. PROJECT SCHEDULE & MILESTONES

| Milestone                   | Target Date       |
|-----------------------------|-------------------|
| Notice to Proceed           | June 9, 2026      |
| Mobilization                | July 15, 2026     |
| Site Demolition Complete    | August 4, 2026    |
| Utility Rough-In Complete   | September 9, 2026 |
| Concrete & Asphalt Complete | October 13, 2026  |
| Substantial Completion      | October 19, 2026  |
| Final Completion            | November 2, 2026  |

### 14. PROJECT CLOSEOUT

Project closeout activities will include final cleanup, punch list completion, final inspections, testing and commissioning documentation, as-built documentation, warranty information, and final acceptance by the Owner.



TO OWNER: PROJECT: Meinig Park Improvements  
City of Sandy LOCATION: Sandy, OR

APPLICATION NO: 1  
INVOICE NO:  
PERIOD TO: 02/28/26

Distribution to:  
☐ OWNER  
☐ ARCHITECT  
☐ CONTRACTOR  
☐

FROM CONTRACTOR: VIA ARCHITECT:  
Paul Brothers Inc  
8601 SE Revenue Rd.  
Boring, OR 97009  
CONTRACT FOR:

PROJECT NO:  
CONTRACT #:

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract.  
Continuation Sheet, AIA Document G703, is attached.

|                                                                              |    |              |
|------------------------------------------------------------------------------|----|--------------|
| 1. ORIGINAL CONTRACT SUM                                                     | \$ | 1,211,707.00 |
| 2. Net Change by Change Orders                                               | \$ | -            |
| 3. CONTRACT SUM TO DATE (Line 1 ± 2)                                         | \$ | 1,211,707.00 |
| 4. TOTAL COMPLETED & STORED TO DATE<br>(Column G on G703)                    | \$ | -            |
| 5. RETAINAGE:                                                                |    |              |
| a. 5 % of Completed Work<br>(Column D+E on G703)                             | \$ | -            |
| b. % of Stored Material<br>(Column F on G7103)                               | \$ | -            |
| Total Retainage (Lines 5a + 5b or<br>Total in Column I of G7103)             | \$ | -            |
| 6. TOTAL EARNED LESS RETAINAGE<br>(Line 4 Less Line 5 Total)                 | \$ | -            |
| 7. LESS PREVIOUS CERTIFICATES FOR PAYMENT<br>(Line 6 from prior Certificate) | \$ | -            |
| WA State Sales Tax                                                           | \$ | -            |
| 8. CURRENT PAYMENT DUE                                                       | \$ | -            |
| 9. BALANCE TO FINISH, INCLUDING RETAINAGE<br>(Line 3 less Line 6)            | \$ | 1,211,707.00 |

The undersigned Contractor certifiesthat to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR:

By: Date:

ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site oservations and the data comprising the application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED .....\$

(Attach explination if amount certified differs from the amount applied. Initial all figures on this Application and onthe Continuation Sheet that are changed to conform with the amount certified.)

ARCHITECT:

By: Date:

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

| CHANGE ORDER SUMMARY                                  | ADDITIONS | DEDUCTIONS |
|-------------------------------------------------------|-----------|------------|
| Total changes approved<br>in previous months by Owner |           |            |
| Total approved this Month                             |           |            |
| TOTALS                                                | -         |            |
| NET CHANGES by Change Order                           | -         |            |



**CONTINUATION SHEET**

ALA DOCUMENT G703

PAGE 2 OF 2 PAGES

AIA Document G702, APPLICATION AND CERTIFICATION FOR PAYMENT, containing

APPLICATION NO: 1

Contractor's signed certification is attached.

APPLICATION DATE: 05/21/26

In tabulations below, amounts are stated to the nearest dollar.

PERIOD TO: 02/28/26

Use Column I on Contracts where variable retainage for line items may apply.

ARCHITECT'S PROJECT NO: \_\_\_\_\_

[illegible]



## BUSINESS LICENSE CERTIFICATE

APPROVED 01/01/2026 THRU 12/31/2026

### PAUL BROTHERS INC

License No. 0002-06551

Program OUTSIDE CITY LIMITS

**DBA**

**Business Address**

8601 SE REVENUE RD  
BORING, OR 97009

**Contact Name**

KYLA MATTHEWS

**Contact Address**

8601 SE REVENUE RD  
BORING, OR 97009

*The person, firm or corporation named above is granted this certificate pursuant to the provisions of the License Ordinance to engage in, carry on or conduct the business, trade, calling, profession, exhibition or occupation described below. Issuance of this certificate is not an endorsement, nor certification of compliance with other ordinances or laws, nor an assurance that the proposed use is in conformance with the city zoning regulations. This certificate is issued without verification that the taxpayer is subject to or exempt from licensing by the State.*

**DISPLAY THIS CERTIFICATE FOR PUBLIC VIEW**  
**NOT TRANSFERABLE - VOID IF ALTERED**

This certificate is accurate as of 05/14/26 11:13 AM.  
For real-time status on this license, scan QR code.

