



City of St. Helens
Department of Public Works – Engineering Division
265 Strand Street, St. Helens, OR 97051
Phone: 503.397.6272 Fax: 503.366.3782

PROJECT S 1st and Strand Road & Utilities Extension

PROJECT NO. P-525

CONTRACTOR Moore Excavation Inc.

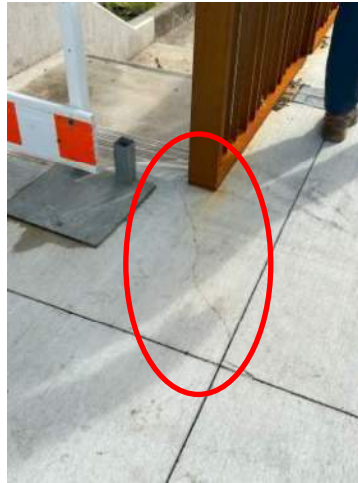
DATE May 28th, 2025

PROJECT WALK-THROUGH May 20th, 2025

PROJECT PUNCH LIST

I. Concrete and Site Furnishings **See Attachment A for Additional Locations**

- ☐ Crack has developed near the top of the stairway at the Overlook. Panel needs to be replaced. Sheet L1.08.



- ❑ Bollards and light pole bases have some chips in the paint finish and need to be touched up. All Landscape Sheets.



- ❑ Crack has developed at the SE quadrant of Cowlitz and S 1st St near Planter 18. Replace concrete panel. Sheet L1.04.



- ❑ Skate stops near the Overlook planter need some additional grout in them. There is a gap between the stone cap and the skate stop. Sheet L1.08.



- ❑ Clean up rust coloring that has spilled onto the concrete. Sheet L1.37



- ❑ Replace concrete panel with crack at Cowlitz St and Strand St in the crosswalk. Sheet 3N.



- ❑ Replace concrete panels with cracks at the southwest end of Cowlitz St in the sidewalk. Sheet 3M.



- ❑ Replace concrete panels with cracks at the southwest quadrant of Cowlitz St and S 1st St in the sidewalk. Sheet 3E.



- ❑ Replace concrete panels with cracks at the northeast quadrant of Cowlitz St and S 1st St in the sidewalk. Sheet 3E.



- ❑ Interpretive sign panels need to be touched up. Visible scratches and tearing are observed. Sheet L1.02.



- ❑ Replace sidewalk panel with crack at the SW quadrant of Cowlitz and Strand Street. Sheet 3J.



- ❑ Replace concrete panel with crack south of Crooked Creek. Sheet 3E.



- ❑ Replace concrete panels with cracks at the northeast quadrant of Tualatin and S 1st St. Sheet 3E.



- ❑ Replace concrete panels with cracks in the southeast quadrant of Tualatin and S 1st St. Sheet 3E.



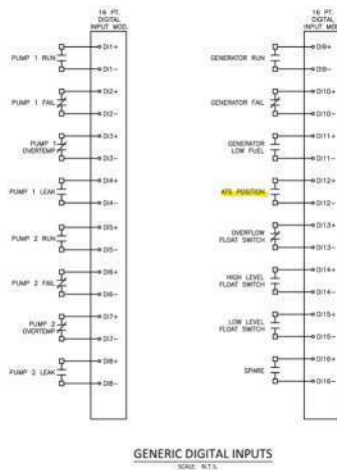
II. Storm System

- ❑ SDMH 8C lid needs to be swapped out to a standard City Manhole Lid. Rocks from the existing stockpile need to be cleared around it so it does not get buried. Sheet 3B.



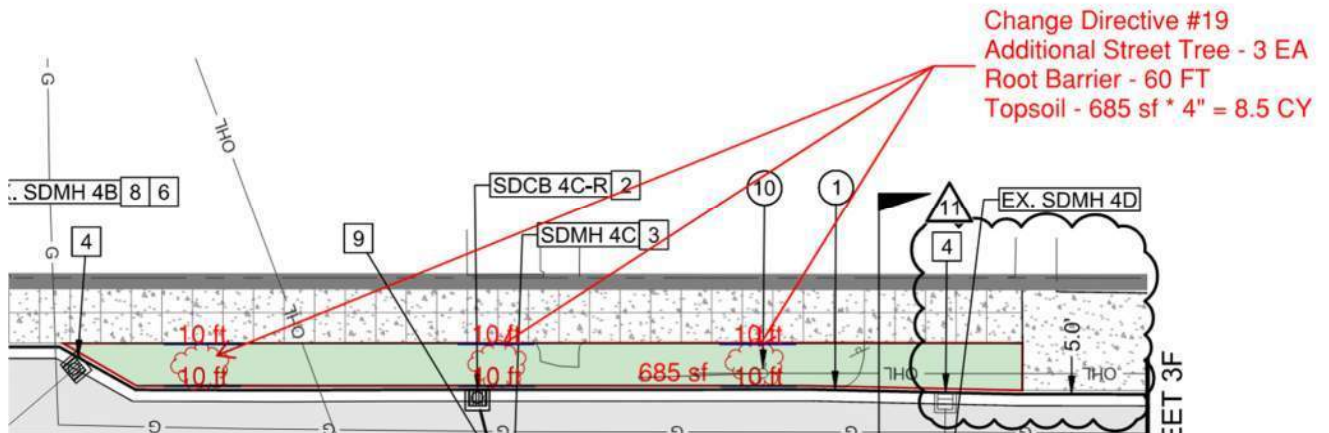
IV. Sewer System

- ☐ Automatic Transfer Switch is not syncing with the generator at the pump station and needs to be fixed. Sheet E8.00.



IV. Landscaping and Irrigation See additional items within Attachment B

- ☐ Plant street trees along S 1st Street per Change Directive #19. Sheet 3E. Seed in between established trees.

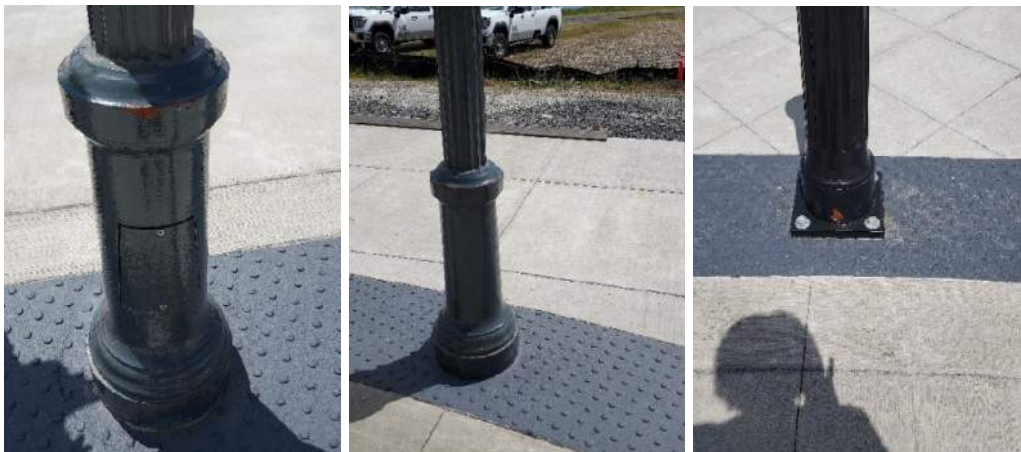


- ❑ Finish seeding and planting street tree in area north of Crooked Creek. Lower water meter box to finish grade. Sheet L1.03



V. Electrical, Lighting, and JUT

- ❑ Street lighting, vaults, and BMCL to be final inspected with CRPUD. Repair surface of light poles and bollards. All IL Sheets.



- ❑ Lumen Vault lid needs to be repaired on S 1st St East at STA 31+50. Sheet 3E.



VI. Grading

- ☐ Remove concrete, pipe, and asphalt debris from existing stockpiles on site.



VII. Closeout

- ☐ Substantial Completion: Sign and return attached Exhibit E, Certificate of Substantial Completion.
- ☐ Complete Punch List work within 30 days of the Substantial Completion.
- ☐ After punch list work is done and verified, submit Exhibit F, Certification of Compliance, and Exhibit G, Contractor's Release of Liens and Claims.
- ☐ Submit final invoices and pay requests with or after submittal of Exhibits F and G.
- ☐ Upon verification that all punch work is completed, Exhibit H, Certificate of Final Completion will be issued, final payment will be processed, and the retainage bond will be released.

PRIOR TO WORKING ON OR COMPLETING A PUNCH LIST ITEM, CONTRACTOR SHALL NOTIFY ALEXANDER BIRD, 971.246.2000, SO THAT PUNCH LIST ITEMS CAN BE VERIFIED AND CHECKED OFF.






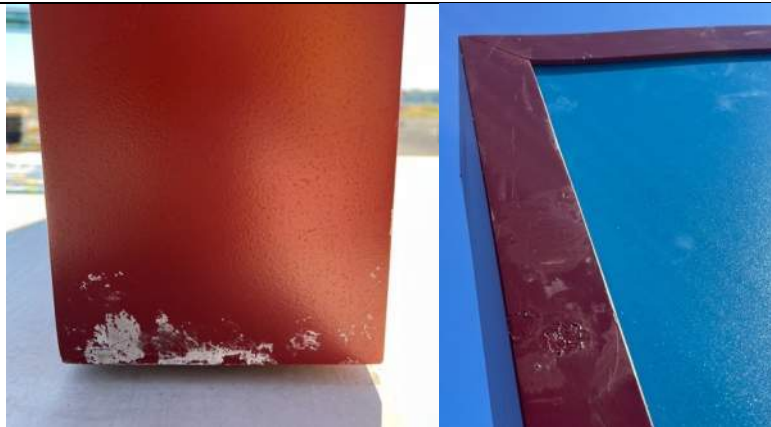
1st and Strand: Construction Final Punch List

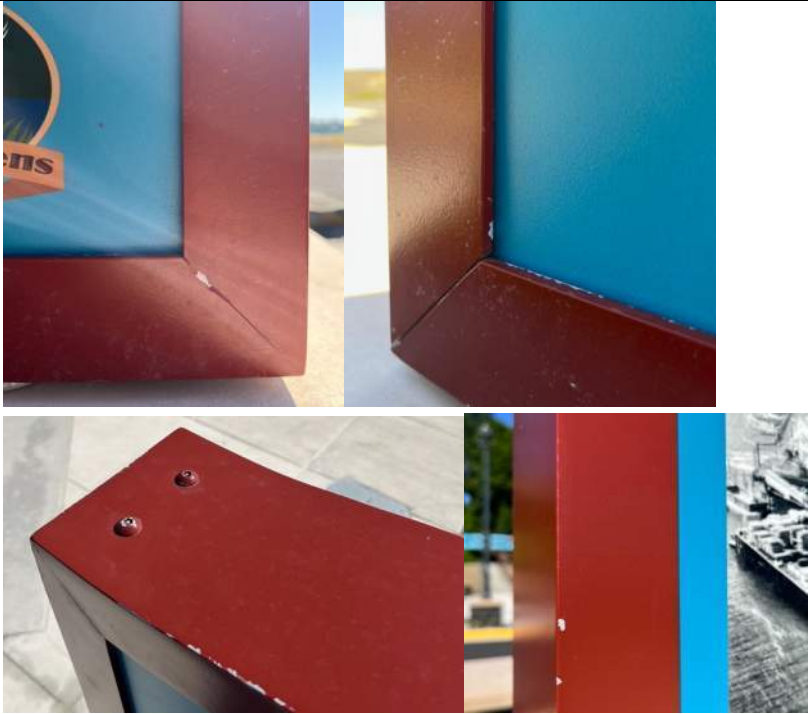

May 20, 2025


Project No.: 19823
Project Name: S 1st and Strand Road & Utilities Extension
Owner/Client: City of St. Helens
General Contractor: MEI
Engineer: Otak, Inc.
Date Issued: May 28, 2025
Target Final Completion Date: June 30, 2025

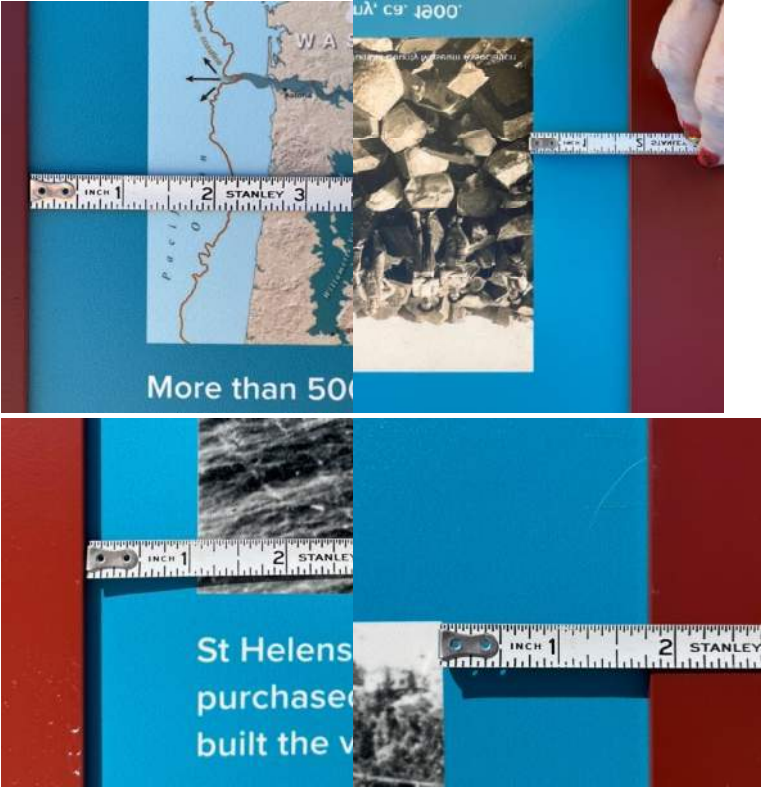
Area / Location	Discipline	Description of Deficiency or Incomplete Work	Picture(s)	Date Closed
General	Structures	Cracking at reentrant corners in flatwork. These were apparent at several locations. This is a very typical occurrence in unreinforced concrete flatwork construction and is a result of drying shrinkage of the concrete with stress rise caused by the re-entrant corner and is not preventable, it can only be controlled with either a contraction joint, or it can be minimized by including reinforcement in the flatwork, which would be atypical. Use of a low viscosity sealant, such as a methacrylate, can be used to seal the crack if desired.		

Area / Location	Discipline	Description of Deficiency or Incomplete Work	Picture(s)	Date Closed
Top of amphitheater	Landscape	Replant the planting area at the top of the amphitheater to match the layout shown in the sheets reissued on 1/21/25, "Planter Curb Update" with delta 21.		
WA-7	Water	Sta 33+00 does not look like a water meter box		
All	Landscape	Clean precast caps for an even finish. There are multiple locations where the precast concrete has a mottled appearance and dripping residue visible on the edges.		

Area / Location	Discipline	Description of Deficiency or Incomplete Work	Picture(s)	Date Closed
WA-7	Water	Sta 13+38 Adjustment of Water Meter Box		
Bluff Trail directionals	Signage	Bracket/band assembly are loose to the touch. Can bands be secured to discourage misalignment? Please advise. At both poles, the signs were nearly straight in line with each other and not angled to follow the path as advised on plan drawings; please adjust before tightening. Bottom sign panel in image is angled; please adjust to hang vertically. Welds are highly visible on backside. Contractor to submit on rubber gasket to be installed inside bands		
Bluff Trail & Riverfront pylons	Signage	Both pylon frames need to be cleaned of mortar residue & fingerprints. Bluff trail pylon has unacceptable paint damage on backside of frame.		

Area / Location	Discipline	Description of Deficiency or Incomplete Work	Picture(s)	Date Closed
Bluff Trail & Riverfront pylons	Signage	Both pylon frames have unacceptable chipped brown paint down to the metal at edges, top & miters. Confirm that all painted finishes have protective satin finish clearcoat as specified.		
Bluff Trail & Riverfront pylons	Signage	Both pylons have visible washers at base, which were not included on shop drawings. Please advise if smaller alternatives are available.		

Area / Location	Discipline	Description of Deficiency or Incomplete Work	Picture(s)	Date Closed
Riverfront pylon	Signage	River facing panel at Riverfront pylon is pushed in at bottom (see angled gap in image) & needs to be secured flush to face. Detailed instructions for removal and reinstallation of printed panels to accommodate potential future replacement needs to be submitted to owner.		

Area / Location	Discipline	Description of Deficiency or Incomplete Work	Picture(s)	Date Closed
Bluff Trail & Riverfront pylons	Signage	Graphic panels are not installed centered in frame. Teal borders vary from the 1 1/2" spec'd on each side of graphics, and should be equal.		
1 st Street south of Tualatin	Landscape	Plant trees in mounds per the revised sheets L3.04 & L3.05 reissued with RFI 70. There should be Cascara, Quaking Aspen, and Mountain Hemlock planted in the mounded areas. The contractor appears to have installed incorrect trees per an older version of the plans.		

There are four trees that are smaller along the bluff trail that need to be replaced

Panel needs to be replaced.
Expansion joint material
needs to be placed around
water meter to prevent
cracking



Columbia View Park Amphitheater Stairway

Panel needs to be replaced.
Expansion joint material
needs to be placed along the
wall joint to prevent further
cracking

Columbia View Park Riverwalk Stairway

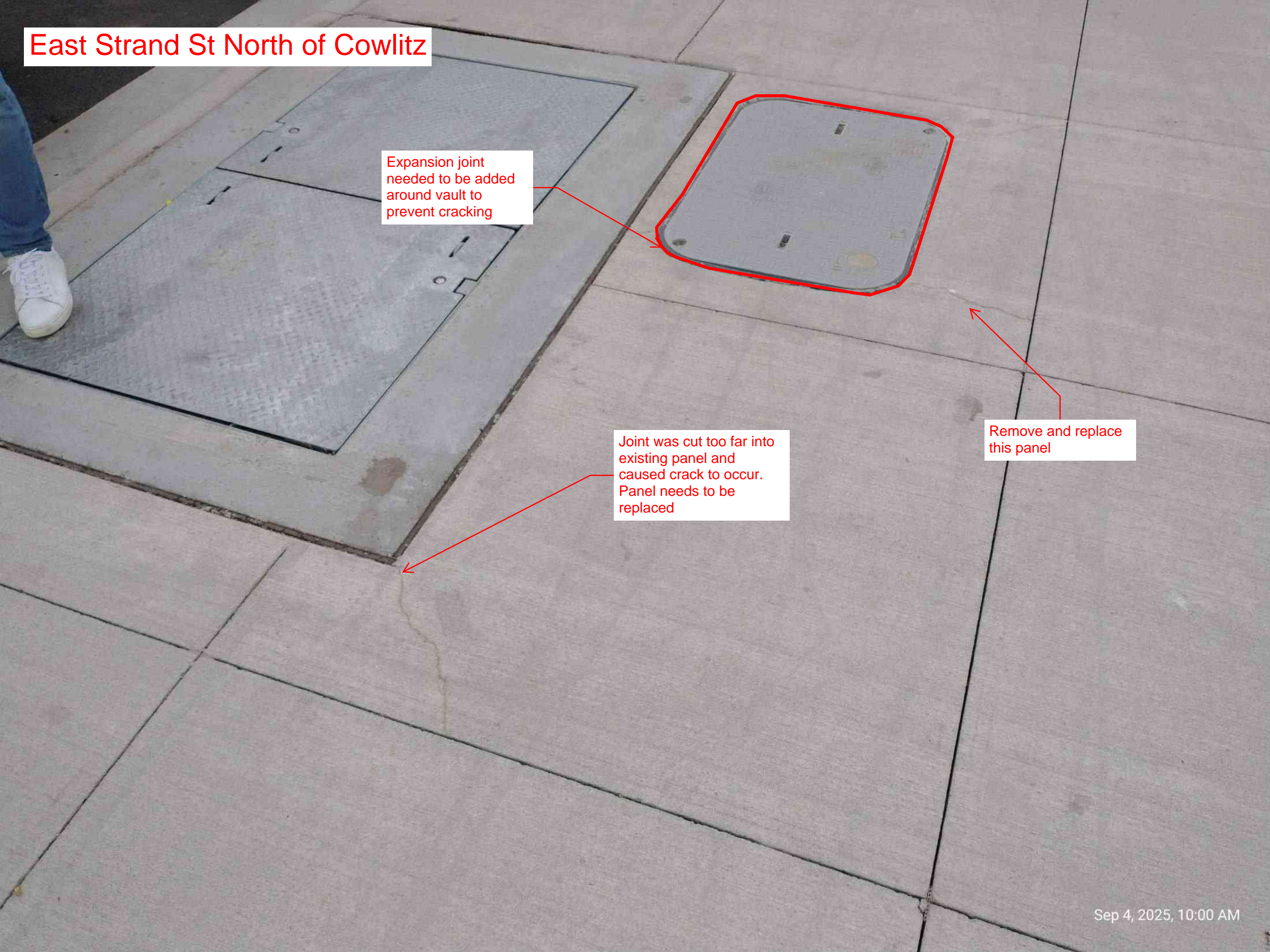
Joint was added, but panel was not replaced where the cracking occurred. This panel needs to be replaced

East Strand St North of Cowlitz

Remove this panel

Expansion joint needed to be added around vault to prevent cracking. Panel needs to be replaced


East Strand St North of Cowlitz



Expansion joint
needed to be added
around vault to
prevent cracking

Joint was cut too far into
existing panel and
caused crack to occur.
Panel needs to be
replaced

Remove and replace
this panel



Expansion joint material
needs to be placed at the
corner to prevent
cracking. Panel needs to
be replaced

West Strand St North of Cowlitz near City Parking Driveway

Seal crack with
sealant

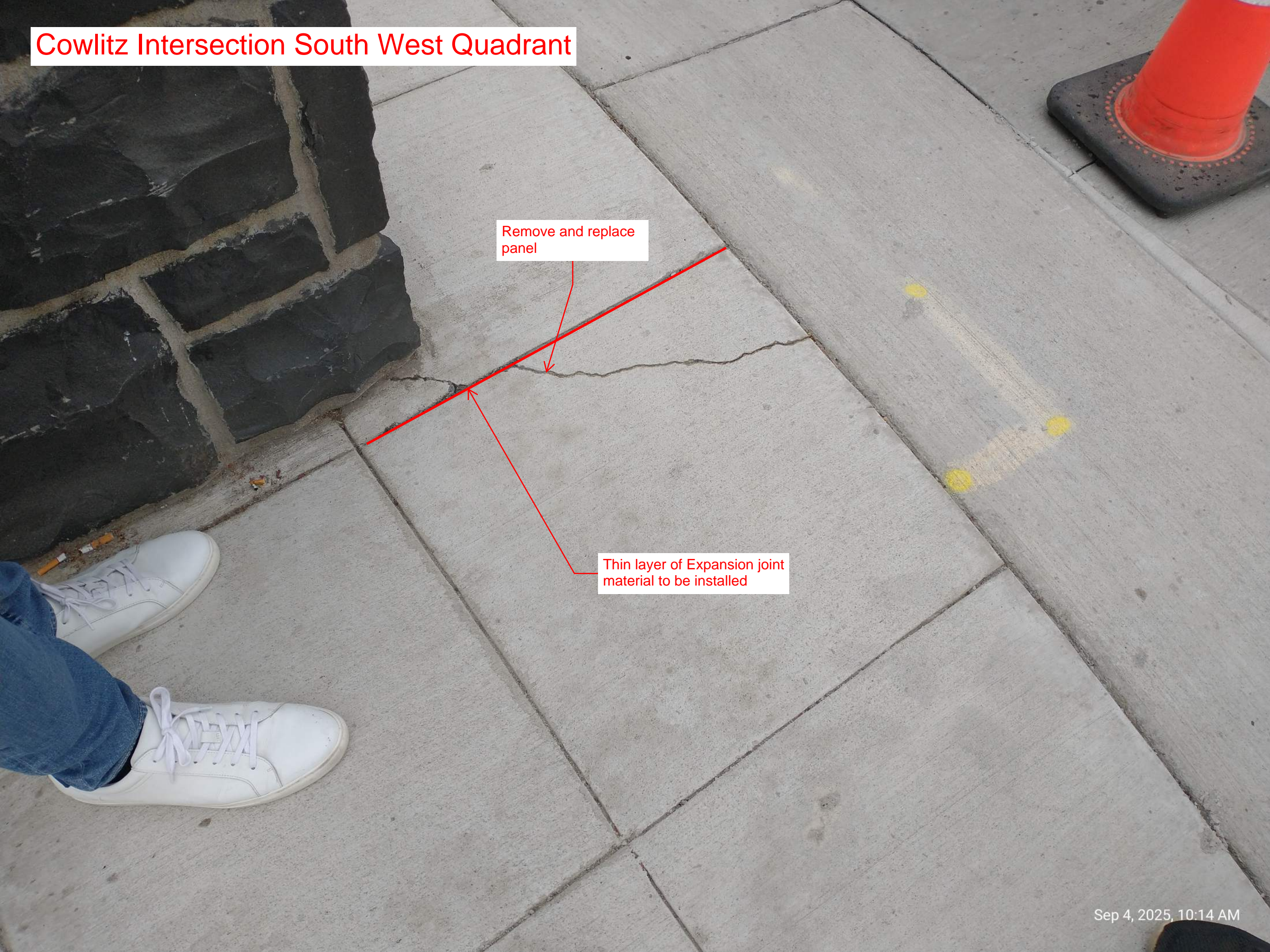
Cowlitz Intersection South West Quadrant

Install Thin layer of
expansion joint
material

Remove and replace
panel

Remove and replace
panel

Cowlitz Intersection South West Quadrant



Remove and replace
panel

Thin layer of Expansion joint
material to be installed

Cowlitz Street Near Klondike



Concrete was not poured on top of foundation, this area needs to be re-finished

Cowlitz Intersection Southeast corner

Expansion Joint
material needs to be
placed here

Remove and replace
concrete panel

Cowlitz Intersection Southwest corner

Crack will be monitored during 2-year warranty



Cowlitz Street - West of S 1st St



The image shows a concrete sidewalk composed of several large rectangular panels. A prominent vertical crack runs through the middle of the sidewalk, starting from the top and extending downwards. Another crack runs horizontally across the middle of the sidewalk, intersecting the vertical one. A third crack runs diagonally from the top right towards the center. A red line is drawn across the bottom of the sidewalk, indicating the location of an expansion joint. Red arrows point from the text boxes to the cracks and the expansion joint location.

Crack has spread through the newly poured panels. Panels need to be replaced

Expansion Joint
Material needs to be placed here

S 1st St West - South of Cowlitz St

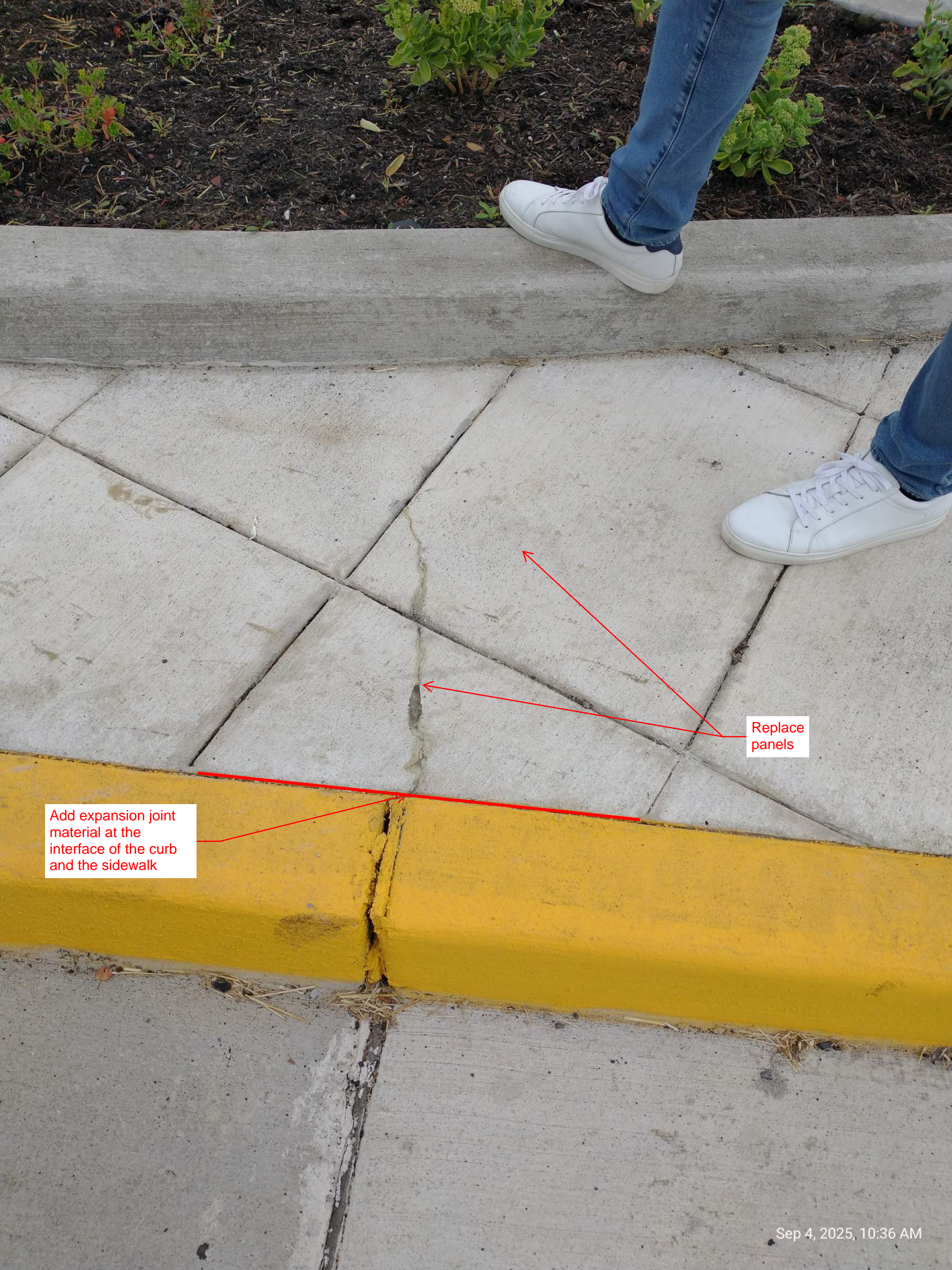
Replace panel

Replace panel

Expansion joint
should have been
installed around the
lid of the power vault.
Panels need to be
replaced

Tualatin Stairway

Monitor crack
during 2-year
warranty



Add expansion joint material at the interface of the curb and the sidewalk

Replace panels

S 1st and Tualatin Intersection - SE quadrant

Replace panel

Add expansion joint material around vault

Replace panel

S 1st and Cowlitz Intersection - NW quadrant



Replace panel

Add expansion joint material
at interface of curb and walk

S 1st and Cowlitz Intersection - NW quadrant

Replace panel

Cut joint all the way to curb.
Install thin layer of expansion
joint material

S 1st and Cowlitz Intersection - NE quadrant

Monitor crack during
2-year warranty

S 1st and Cowlitz Intersection - NE quadrant

Seal crack with
sealant

SE Quadrant Cowlitz and S 1st St

Expansion joint material to be placed near this corner to prevent future cracking

These two panels need to be removed and replaced

NE Quadrant Tualatin and S 1st St

Sawcut to next joint

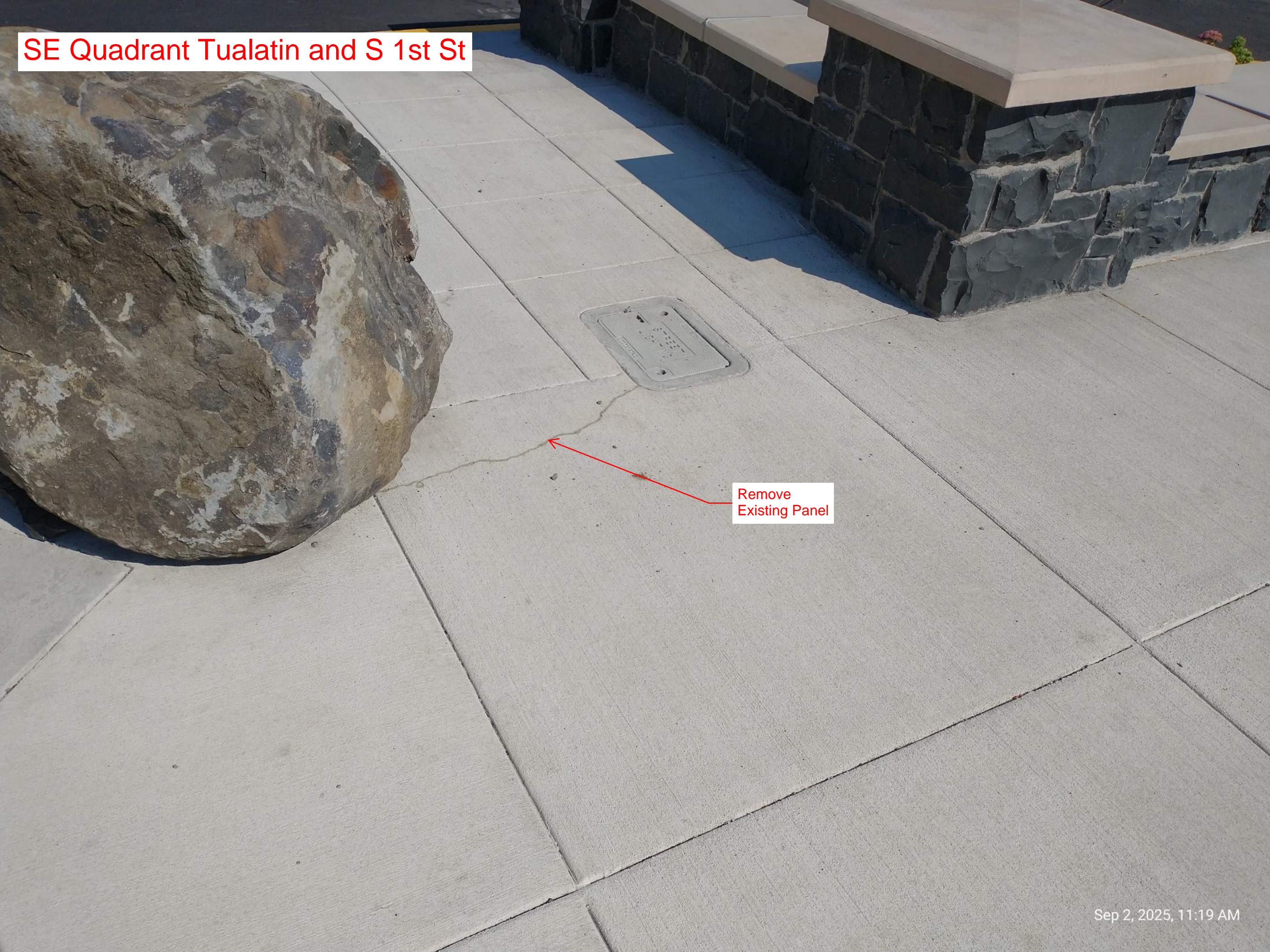
These three panels
need to be removed
and replaced

SE Quadrant Tualatin and S 1st St

Panel to be removed
and replaced

Expansion Joint
material

SE Quadrant Tualatin and S 1st St



SW Quadrant Wapama and S 1st St

Remove
Existing Panels

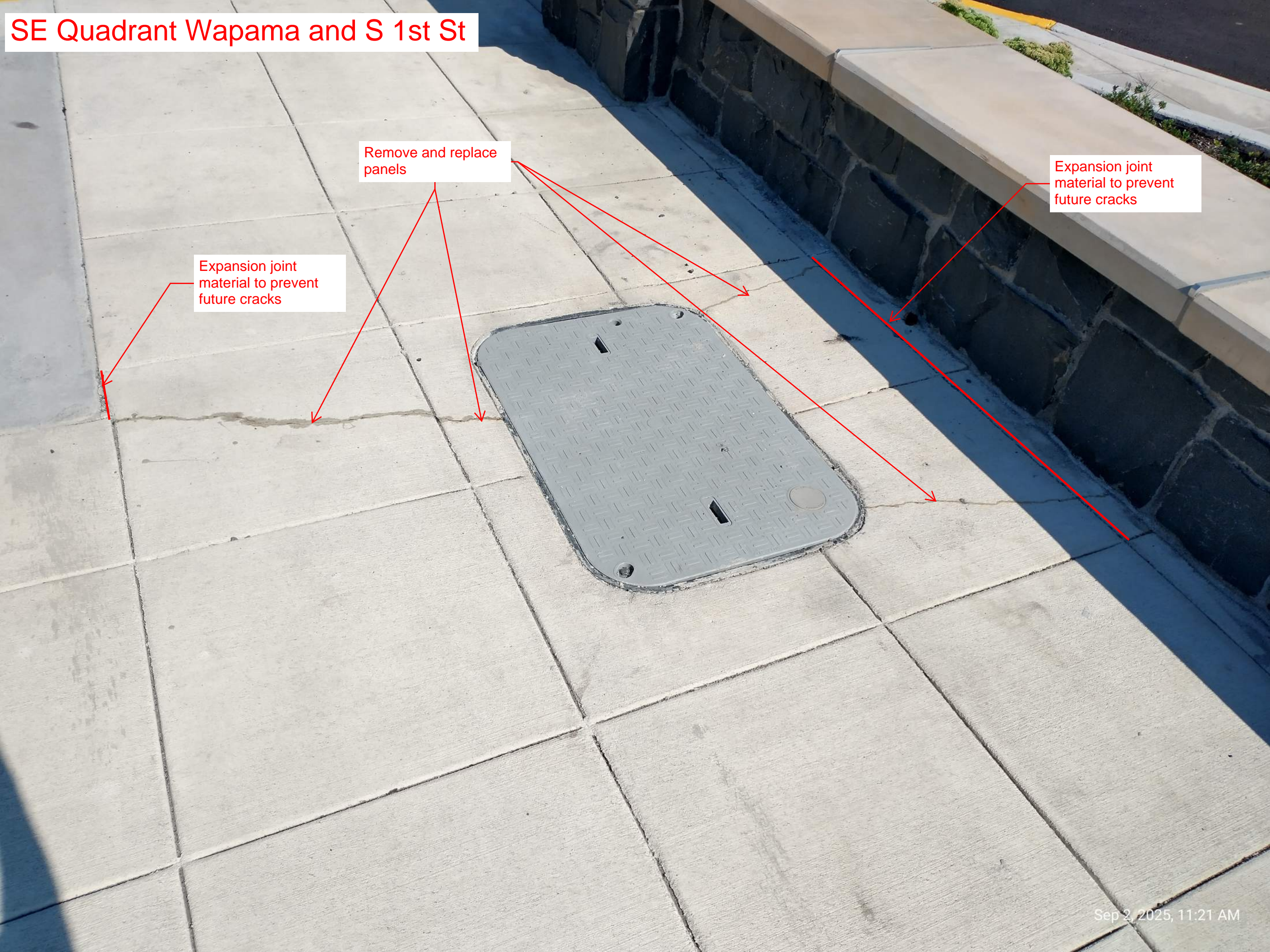


NE Quadrant Wapama and S 1st St

Sawcut joint to square off the landing area

Panel to be removed and replaced

SE Quadrant Wapama and S 1st St



Remove and replace
panels

Expansion joint
material to prevent
future cracks

Expansion joint
material to prevent
future cracks

SE Quadrant Wapama and S 1st St

Panel to be removed
and replaced

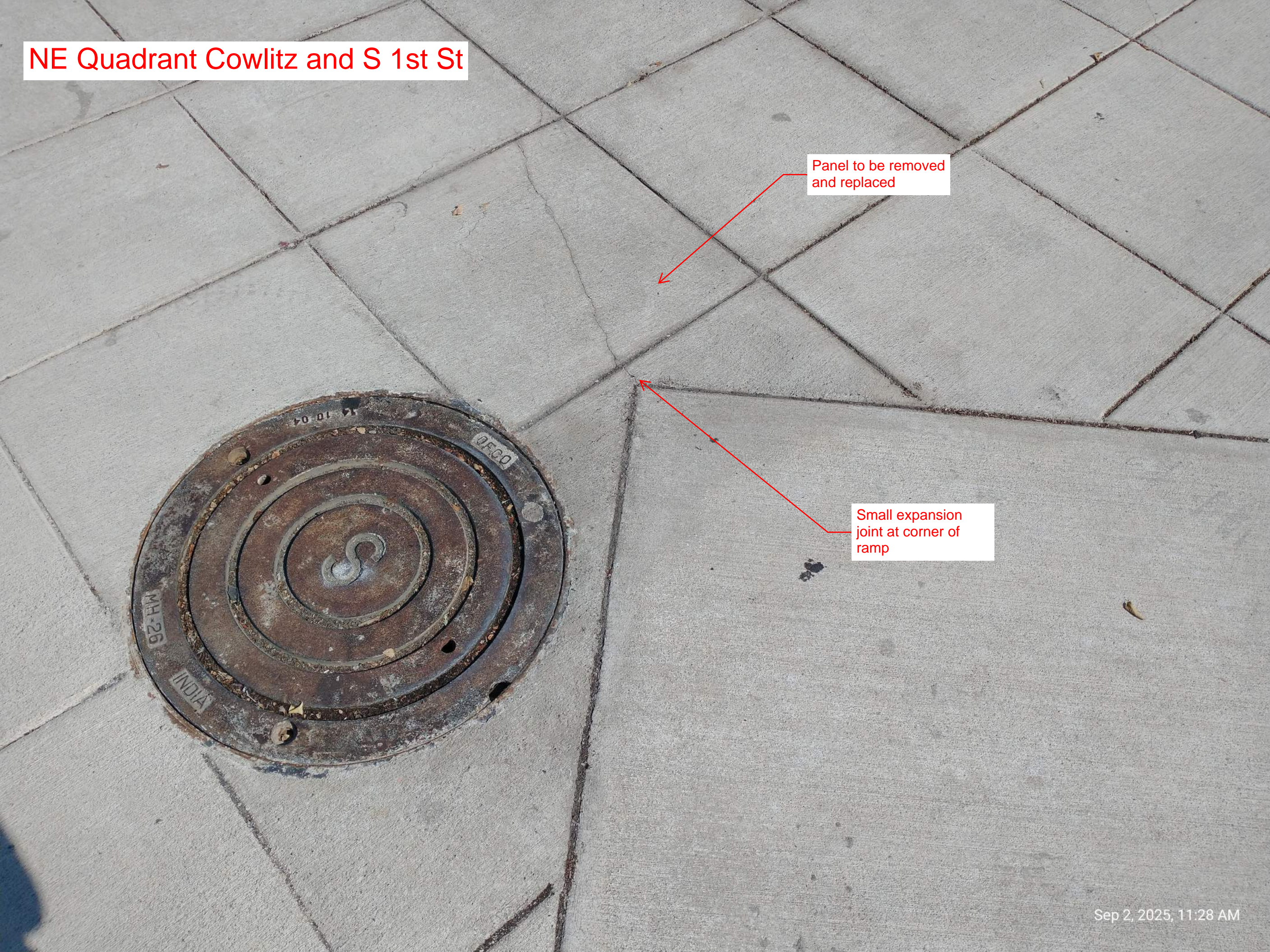
Sawcut joint

NE Quadrant Cowlitz and S 1st St

Expansion joint filler material needs to be installed at the corner to prevent future cracking

Panel to be removed and replaced

NE Quadrant Cowlitz and S 1st St



Panel to be removed
and replaced

Small expansion
joint at corner of
ramp

S 1st and St Helens Intersection - SW Quadrant

Install thin expansion
joint material here to
prevent future
cracking

Remove and replace
existing panel



ATTACHMENT B - SEEDING AND LANDSCAPING

This area needs to be re-seeded. Seed did not establish within this area Cowlitz St North Side



This area needs to
be re-seeded. Seed
did not establish
within this area
S 1st St West



This area needs to be re-seeded. Seed did not establish within this area S 1st St West



This area needs to be re-seeded. Seed did not establish within this area S 1st St West

This area needs to
be re-seeded. Seed
did not establish
within this area
S 1st St West





This area needs to be re-seeded. Seed did not establish within this area S 1st St West



This area needs to be re-seeded. Seed did not establish within this area S 1st St West

PHOTOS OF LANDSCAPED AREAS ON THE SITE, PARTICULARLY BETWEEN TUALATIN STREET AND THE PUMP STATION ON THE S 1ST STREET AND STRAND STREET ROAD AND UTILITIES EXTENSION PROJECT NO. P-525

1. ARE THESE TREES DEAD OR ARE THEY SUPPOSED TO LOOK LIKE THIS?



Mayer Reed Planting Establishment Comments:

The leaves are desiccated and the tree needs to be replaced. Is tree receiving enough irrigation?

Specification 01040.80 states that the Contractor is responsible for all plant material until the end of a plant Establishment Period of 1 calendar year. The plant Establishment Period will begin when all the original planting is complete. The original planting is considered complete when all the plant material has been planted to the satisfaction of the agency.

Establishment Period Work includes removing all plants that have reached their permanent wilting point, are dead, dying, or which do not meet Specifications, and replacing them with healthy plants. All plants in place after this replacement will be recognized as the original planting and will be subject to the establishment Specifications. Repair, restore, and replace all plantings that have been damaged by vehicles, vandalized, and stolen according to 00170.80.

Specification 01040.72 states that Periodic Inspections are required during the establishment period. The agency will make three plant establishment inspections jointly with the Contractor at the following times:

- Spring, early May
- Summer, mid-July
- Fall, Late September

Depending on when the Establishment Period begins, one of the above inspections will be the final inspection. During each plant establishment inspection, the agency may determine, based upon the specified success criteria, that corrective Work is required. If so, the Agency will provide the Contractor with a written notice of required corrective Work sent by hand-delivery or mail.

2. THIS IS WHAT THE LANDSCAPING ALONG BLUFF LOOKS LIKE. PLEASE CONFIRM WHAT WAS SUPPOSED TO BE PLANTED HERE AND WHAT IT IS SUPPOSED TO LOOKED LIKE.







Seeding Establishment Comments:

Mayer Reed indicated the following: "We can see some yarrow in the photos, which is in this mix, but it's hard to identify anything else. If this was installed per spec, we would expect to see much better ground coverage and more diversity of taller grasses and annual flowers. We recommend they treat the weeds and re-seed during the Sept 1 - Oct 31 window."

Confirm if the contractor followed the specifications for install procedures from 01030.43

(b) Permanent Seeding - Perform this seeding during the permanent seeding dates shown below. If Work done within the seeding dates does not provide coverage according to 01030.60, re-seed according to 01030.48 and as directed. The dates for permanent, wildflower, plant, water quality, Wetland, lawn, and native plant seeding are as follows:

- **West of the Cascades** - March 1 through May 15 and September 1 through October 31. If new lawn areas are regularly watered, they can be seeded from March 1 through November 15.
- **East of the Cascades** - October 1 through February 1. If new lawn areas are regularly watered, they can be seeded from March 1 through October 31.
- **Wetland (Statewide)** - September 1 through October 31 and March 1 through April 30.

Permanent seeding outside of these dates requires written authorization from the Agency. Approval to seed outside these dates will only be given when physical completion of Project Work is imminent and environmental conditions are conducive to satisfactory growth. For permanent seeding done outside the seeding dates, ensure that the coverage of live plants required by 01030.60 is achieved no later than 3 weeks into the next permanent seeding period. If this coverage is not achieved, re-seed and re-fertilize areas of insufficient coverage according to the permanent seeding requirements, at no additional cost to the Agency.

According to 01030.60 and 01030.61

Maintenance

01030.60 General - Ensure that each seeded area has a uniform, healthy and weed-free stand of grass or other seeded plants growing at the end of the Establishment Period. The minimum living plant coverage standards for acceptance of seeding in a planted area are as follows:

01030.60 General - Add the following sentence(s) after the last bullet:

The minimum living plant coverage for Native Meadow seeding is 70 percent of ground surface.

(b) All Other Seeding - Establishment Periods for wildflower, plant, water quality, lawn, Wetland, native plant, and permanent seeding begins upon acceptance of the initial seeding Work and ends as follows:

- The seeding Establishment Period will end 45 days after the beginning of the Establishment Period, if the area was seeded during the seeding season and all establishment responsibilities have been met.
- If the original seeding construction is completed and accepted outside the permanent seeding dates, the Establishment Period will end 45 Calendar Days after all necessary reseeding is completed and accepted during the following seeding season.

Specification 01030.62 states that the contractor should have been protecting, fertilizing and watering, weed controlling, mowing and repairing/restoring this area within the establishment period.