



COMMUNITY OVERSIGHT ADVISORY COMMITTEE (COAC) MEETING SUMMARY

MEETING DATE: January 19, 2023

MEETING TIME: 4:00 p.m. to 6:00 p.m.

LOCATION: [Virtual](#)

COAC Members in Attendance

- James Posey, Coalition of Black Men, President of NAACP
- Katrina Cloud, Northwest College of Construction
- Michael Burch, Community Member
- Pastor Matt Hennessee, Ministerial Alliance
- Twana Hennessee, NW Carpenters
- Bob Carroll, IBEW 48

COAC Members Not in Attendance

- Art Cortez, LatinoBuilt
- Joe McFerrin II, Portland Opportunities Industrialization Center (PIOC)
- Felicia Tripp Folsom, The Contingent

I-5 Rose Quarter Improvement Project Staff Members

- Johnell Bell, COAC Facilitator
- Megan Channell, Project Director
- Sharon Daleo, Portland Bureau of Transportation (PBOT)
- Bill Bruce, CM/GC Team
- Angela Murphy, CM/GC Team
- Ivan Castille, CM/GC Team
- Matt O'Connell, CM/GC Team
- Jeff Moreland, CM/GC Team

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- Dr. Steven Holt, Strategic Advisor
 - Ericka Warren, HAAB Facilitator
 - Mike Baker, Owner’s Representative Team
 - Natalie Warner, Technical Support, Owner’s Representative Team
 - Monika Johnson, Technical Support, Owner’s Representative Team
 - Tempest Blanchard, Technical Support, Owner’s Representative Team

Agenda

- Welcome, Meeting Platform and Ground Rules
- Overview COAC September 15, 2022, Meeting Summary
- Project Update
- Historic Albina Advisory Board (HAAB) Update
- Joint Venture (JV) Team Update
- Discussion
- Public Comments
- Next Steps
- Adjourn

Welcome, Meeting Platform and Ground Rules

Johnell Bell, COAC facilitator, welcomed the public and provided an overview of the agenda topics, Zoom access information, and ground rules guiding the COAC’s participation for today’s meeting.

The Committee had no comments about the September 2022 meeting notes.

Project Update

Megan Channell, I-5 Rose Quarter Improvement Project Director, welcomed the COAC and noted that 2023 is the year construction begins. Megan then provided the following project updates:

1. The Disadvantaged Business Enterprise (DBE) goals are set for Early Work Packages (EWP) A and B on the north and south side of the project area. Two years ago, the project team set a project DBE goal range in the 18–22% mark for the overall project. With more advancement on design and certainty on cost estimates, the EWP A DBE goal is valued at 21% and the EWP B DBE goal is valued at 19%. Megan thanked the ODOT Office of Civil Rights and COAC for helping the project team reach these assessment and range goals for EWP A and B.

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2. The Supplemental Environmental Assessment (SEA) was published in November 2022 and involved a 50-day comment period which closed on January 4, 2023. The project team is compiling approximately nine hundred comments that were received during the SEA comment period. The project team is working with partners and the Federal Highway Administration (FHWA) to prepare responses to the comments, and all the comments and responses will be posted on the project website in the coming weeks. FHWA is expected to issue a decision document in Spring 2023.
 3. Stakeholder updates from RIP City Management, Metro, ODOT, the City of Portland, the Moda Center, Historic Albina Advisory Board, and Albina Vision Trust involve working closely with the project team and sharing concerns around the project design specific to pedestrian safety, event operations, overall district care, Hybrid 3 being the community preferred design that came out of Independent Highway Cover Assessment process, and refinements that can be made to address concerns. These stakeholders are working to maintain project and community values around maximizing developable land, economic opportunity, street connections, and getting our community to work. These conversations will continue into February.
 4. Sharon Daleo with the Portland Bureau of Transportation (PBOT) shared that the City of Portland provided comments on the SEA. These comments encourage a design that gets people walking, rolling, bicycling, and taking transit, while also looking at traffic management and analysis that provides safe and efficient movement of freight and event traffic. Scoping work on the Community Framework Agreement will continue into the spring. 2023 election changes include Commissioner Mingus Mapps and Interim Director Tara Wasiak now leading PBOT.

Questions:

- COAC member: Can you provide an update on the Connecting Communities grant?
 - » Megan Channell: It is with our federal partners for review. We submitted the Connecting Communities grant in October of 2022 for a 100-million-dollar investment toward the highway cover portion of the project. We were told we would hear back in late January or early February, and we have not heard back just yet.

Project Committee Update

Ericka Warren, Historic Albina Advisory Board (HAAB) Facilitator, provided an update. The HAAB met in December 2022 and passionately discussed how the community voice will weigh into the collaborative partnership with the City of Portland. Much of the discussion focused on scoping the Community Framework Agreement. The Community Framework Agreement will address interim land uses on the highway cover, who in the community needs to be included in the conversation, how to broaden engagement, and staying true to the community values of transparency, restorative justice, and economic revitalization. The HAAB is continuing work with the Urban Design team and moving forward on governance of the highway cover.

JV Team Update

Bill Bruce, Ivan Castille, and Angela Murphy provided the following Joint Venture (JV) updates:

1. Early Work Package (EWP) A and B First Tier Subcontracting Opportunities:
 - a. Project Overview reminder: The project is separated into 4 pieces from north to south (EWP A, EWP C, Main Construction Package (MCP), and EWP B).
 - i. EWP A extends from Russell St. to the N. Fremont bridge interchange. The scope of work entails some at-grade work on Russell St. and Kerby Ave. involving utilities and widening the bridge structure on top of Russell St., and modifications to 2-3 different bridge structures that are connected to the Fremont bridge.
 - ii. EWP B extends from the mid-section of the Moda Center to the south of the I-84 interchange. The scope of work is at-grade on Multnomah St., Holladay St., Wheeler St., 1st Ave., and the Rose Quarter Transit Center. The scope includes the widening of the bridge structure over the top of the light rail system and modifies and widens several freeway structures to the south approaching the I-84 interchange.
 - b. Three types of procurement were developed to produce the best DBE contract results.
 - i. Best Value Scopes – RFP-based with a combination of price and an emphasis on metrics.
 - ii. Proposed Direct Solicitation Scopes – Commodity-based opportunity involving contractors bidding rates (90% design).
 - iii. Proposed Low Bid Qualifications Scopes – Combination of Qualifications with emphasis on price.
 - c. Proposed Schedule for 1st Tier Solicitations
 - i. Outreach
 1. Present – February 2023
 2. Recent presentation was made at the National Association of Minority Contractors (NAMC) at the Lloyd Center and the Portland Business Development Group (PBDG).
 - ii. Invitations to Bid
 1. March - May 2023 based on expressions of interest from firms
 - iii. Design and Scope Refinement 90% to 100%
 1. May - August 2023
 - iv. Break Ground
 1. December 2023
 - v. Construction
 1. December 2023 – September 2028; major portion of this scope work is planned to be completed by December 2026
 - d. Update on EWP A and B Mini Construction Manager / General Contractor (MCMGC)
 - i. MCMGC Preconstruction Services – Three Mini Primes onboarded at the ODOT and Hamilton-Sundt home offices

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2. Ivan Castille provided a workforce engagement update.
 - a. The pipeline projects goal is to fulfill 75-80% retention rates for apprentices, with projects we have influence over, as they are onboarded. Pipeline projects include:
 - i. Willamette Water Supply System Treatment Plant
 - ii. Hamilton Headquarters
 - iii. Outer Division Multi Modal
 - iv. 242nd and Hogan
 - v. U.S. Post Office Demolition
 - vi. Tcorp.
 - vii. Rebuilding Center
 - viii. Graffiti Removal
 - ix. I-5 Rose Quarter Pre-construction
 - b. Workforce Summary
 - i. 24 assessments to date
 - ii. 11 placements to date
 - c. Workforce Outreach Summary
 - i. Constructing Hope
 - ii. Oregon Tradeswomen
 - iii. Northwest College of Construction
 3. Angela Murphy provided a public involvement update.
 - a. Community engagement events took place involving tabling with the project communications team to disseminate project information.
 - b. The community engagement expansion strategy is intended to reach the community members and provide support to the community.
 - c. School based outreach programs underway:
 - i. Kairos Portland charter school partnership
 - ii. 2023 partnerships
 1. Portland Public Schools' Career and Technical Education (CTE) program
 - i. Benson, Jefferson, and Roosevelt are priority schools
 - ii. Grant, Franklin, McDaniel, Cleveland, IB Wells and Lincoln schools are also included
 2. College level engagement
 - iii. Faith based outreach and engagement
 1. Working with Try Excellence on engagement efforts
 - iv. Early work potholing notification

Discussion

- COAC member: On the Community Outreach piece, how are we engaging work with incarcerated populations? The previous governor pardoned approximately 45,000 individuals with marijuana convictions. Can we connect with these individuals if they have experience with construction work and perhaps give them advantage in the recruiting process? Related, can we engage veterans?

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- » Ivan Castille: I am in contact with Oregon Youth Authority to help mentor youth. We work with incarcerated individuals with Constructing Hope. I am willing to continue to reach out to the prison systems. Please send suggestions to me.
 - COAC Member: Echoing the idea to work with Constructing Hope. The carpenters' union partners with federal parolees to continue apprenticeships and they also focus on working with veterans.
 - » Jeff Moreland: We have been working with the adjudicated population for some time. Terrance is actively involved with community ties. We also have the Going Home II program which places incarcerated folks in workplaces.
 - » Angela Murphy: We are working with expungement clinics through Portland State University. We look to have tabling opportunities to engage workforce among incarcerated populations.
 - COAC Member: Ivan, I did not see POIC in your list. Are they on your radar?
 - » Ivan Castille: Yes, they are. I will continue to reach out. I have placed a few people through POIC.
 - » COAC Member: This is a population we must be intentional about. Thank you for doing what you do.
 - Johnell Bell: As you implement these measures leading to success, we as a project team should look for ways to showcase with other projects in the region as we look toward the Interstate Bridge Replacement (IBR) project as well.
 - Megan Channell: A huge thank you to the COAC, project team, and engagement team. This is the year we start construction.
 - Johnell Bell: Congratulations to Mr. James Posey, newly elected NAACP President.
 - COAC Member: We need recruiting for COAC. We need additional community members and involvement with stakeholders like Legacy and the Portland Business Association.
 - » Johnell Bell: We have reached out to several folks and continue to recruit. If you have recommendations, please send them to me and Megan Channell.

Public Comments

No public comments were received.

Next Steps

The next meeting will be held on March 16, 2023.

Adjourn

Johnell Bell adjourned the meeting at 5:05 p.m.