



Request for Bid
Creston Annex Head Start Stormwater Project

Project Overview

The Creston Annex Head Start Stormwater Project (4620 SE Powell Blvd, Portland, OR 97206) managed by the Lower Columbia Estuary Partnership will capture and treat stormwater and provide nature play opportunities for students. The western portion of asphalt parking lot will be retrofit with vegetated stormwater facilities and sidewalks, permeable pavers will replace the eastern portion of the parking lot and alley, and the northeastern turf area will be landscaped with native plantings and outdoor play elements for students. The project was developed by KPFF in collaboration with Learning Landscapes and Portland Public Schools (PPS).

This is a BOLI prevailing wage project, and bidder must be able to meet City of Portland insurance requirements outlined in the General Conditions, section 10.

Anticipated Schedule

Request for Bids released	January 16, 2026
Optional Pre-Bid Meeting at Creston Annex Head Start	February 12, 2026 3:00pm
Bid Question Period Closing	February 26, 2026 5:00pm
Final Addendum Issued	March 6, 2026
Bid Closing	March 13, 2026 11:00am
Bid Opening	March 13, 2026 11:00am
Notice of Award	March 20, 2026
Contract Executed	March 27, 2026
Notice to Proceed	March 27, 2026
Start Date	June 15, 2026
Parking Lot Work Substantial Completion (all parking spaces open to parking and front door access)	August 14, 2026
Planting Completion and Project Close Out	October 31, 2026

Preparation, Submittal and Opening of Bids

The Bid Form is included with the bidding documents on the Estuary Partnership's website, <https://www.estuarypartnership.org/rfb>.

All blanks of the Bid Form must be completed electronically or in ink, and signed. A Bid price shall be indicated for each item. All names must be typed or printed in ink below the signature. Any individual or entity (other than a supplier) having a direct contract with Bidder for performance or furnishing more than \$30,000 of Work at the Site shall be listed on the Bid Form. The address and telephone number for communications regarding the Bid must be shown.

Bids shall be submitted no later than March 13, 2026 at 11:00 am, by email to: agoodwin@estuarpartnership.org

Bids will be opened in private and a list of bidders and total bid prices will not be released.

Optional Pre-Bid Meeting

An optional pre-bid meeting with the Estuary Partnership, KPFF, and Portland Public Schools, will be held February 12, 2026 at 3:00 pm. Meet at Creston Annex Head Start (4620 SE Powell Blvd, Portland, OR 97206) at the main school entrance.

Questions and Addenda

All questions about the meaning or intent of the Bidding Documents are to be directed to the Estuary Partnership in writing via e-mail to Adam Goodwin at agoodwin@estuarpartnership.org. Interpretations or clarifications considered necessary by Estuary Partnership in response to such questions will be issued by Addenda posted to the Estuary Partnership's website, <https://www.estuarpartnership.org/rfp>. Questions received after 5:00 pm on February 26, 2026 will not be answered. Only questions answered by formal written Addenda will be binding, i.e., written Addenda are the only means for changes to the Bidding Documents prior to the Bid Closing. Oral comments, statements, instructions and other interpretations or clarifications made by Project Owner, Engineer, Landscape Architect, Property Owner or others will be without legal effect.

Addenda may be issued to clarify, correct, or change the Bidding Documents as deemed advisable by Estuary Partnership. Bidder shall acknowledge receipt of Addenda on the Bid Form.

Selection Criteria

60 Points	Bid Price Bid prices as provided on the Bid Form.
10 Points	Schedule and Approach Bidder's ability to schedule work to meet Portland Public School's requirement of substantial completion by August 14, 2026, and bidder's understanding of the Work.
10 Points	MBE/WBE Bidder and subcontractor's MBE/WBE designation and certification number, if applicable.
20 Points	Qualifications Qualifications and experience of the bidder with green infrastructure or related projects.

Award of Contract and Signing of Agreement

Within ten days after the day of the Bid opening, the Estuary Partnership will give successful bidder a Notice of Award, and will inform other bidders of unsuccessful bids.

When Owner gives a Notice of Award to the successful bidder, it will be accompanied by the Agreement for signature. Within fourteen days thereafter the successful bidder shall sign and send the Agreement and attached documents to Owner. Within fourteen days thereafter, Estuary Partnership shall deliver one fully signed counterpart to successful bidder.