

# PDX Airport– Terminal Expansion Project

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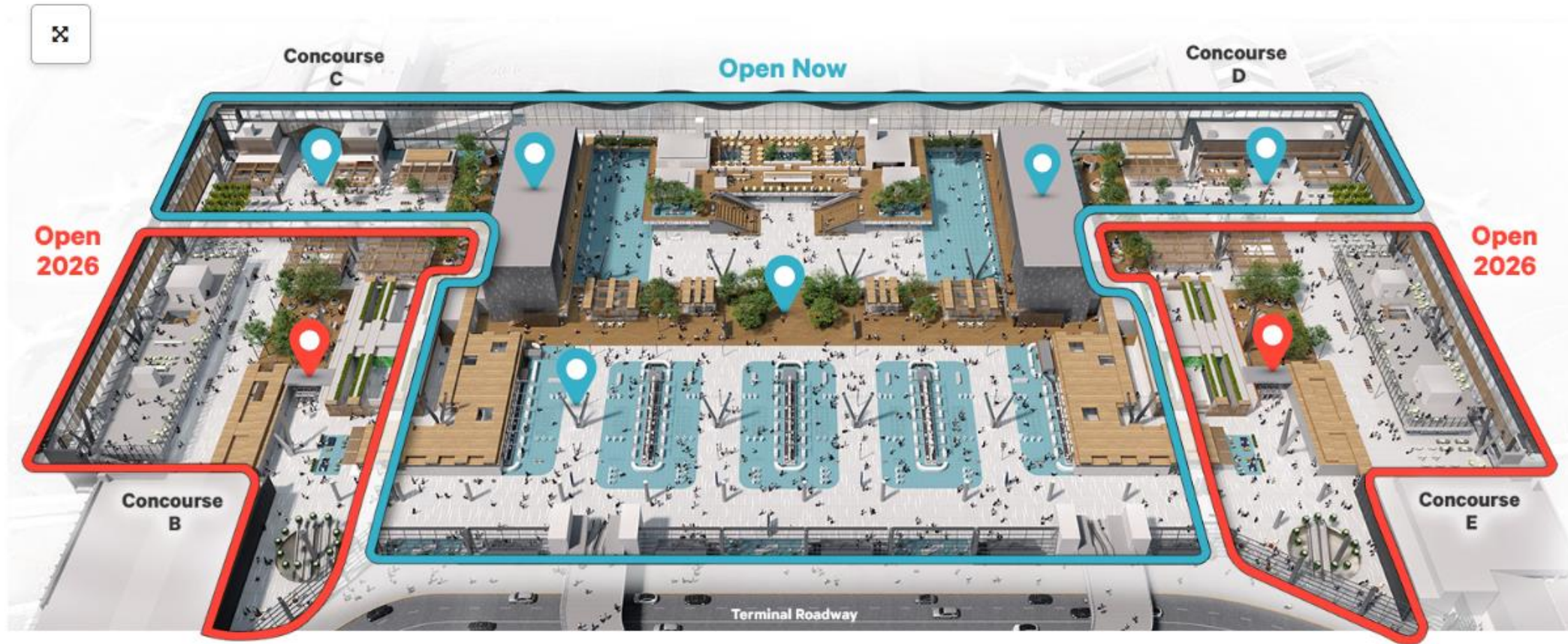
# Topics

- ✓PDX new main terminal overview
- ✓Resource planning
- ✓Procurement
- ✓Contracting
- ✓Small Business Considerations, Participation and Outcomes
- ✓Workforce Support



# The main terminal's open! So what happens next?

August 13, 2024





# Early 2026: The whole shebang





It takes a village





# Insiders Overview





# First Look





# Local wood for local designs



## Tribal partners



Cow Creek Band of  
Umpqua Tribe



Coquille Indian Tribe



Skokomish Indian  
Tribe



Yakama Nation

<https://www.pdxnext.com/tribalpartners>

















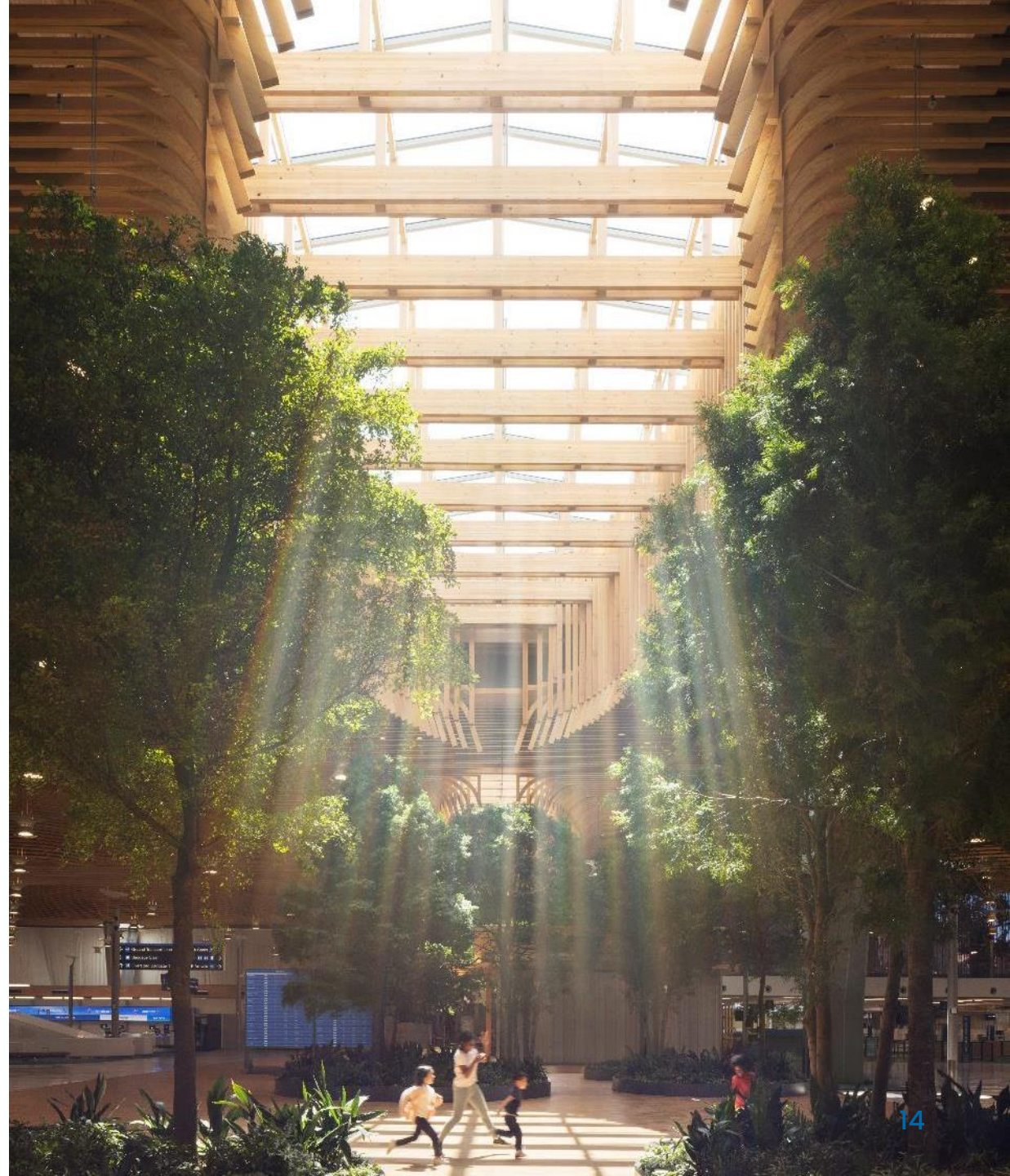






# Resource Planning

- Project Delivery Office
- Challenge- not to fragment procurement staff or add FTE
- How we solved it-
  - Dedicated staff on SBE and Procurement teams.
  - Deferred some work. Prioritized others.
- Issues
  - One deadline
  - Communication gap





# Procurement

Project focus= local, PDX brand, same footprint, sustainability, DEI accessibility for travelers, seismic upgrade

Solution= Alternative Contracting method- CM/GC

Challenges:

Negotiations- time, complexity

Wins and Tradeoffs

- Mass Timber economy
- Tribal Relations
- Direct Leases













# Contracting

| Contract                        | Awarded Amount      |
|---------------------------------|---------------------|
| Design Services                 | \$ 204,000,000.00   |
| Public Improvement Construction | \$ 2,600,000,000.00 |
| TSA Security Lanes              | \$ 8,700,000.00     |
| Technology Upgrades             | \$ 3,470,000.00     |
| Airport Janitorial Annually     | \$ 8,900,000.00     |
| Phase 1 Furniture               | \$ 1,311,312.00     |
| Art- Glass Wall                 | \$ 940,000.00       |
| Art- Suspended                  | \$ 932,000.00       |
| Art- Video Wall                 | \$ 2,200,000.00     |



## Leasing: 100% Local Concessions

- Pre-security
  - Loyal Legion
  - Country Cat
  - Paper Epiphanies
  - Portland Coffee Roaster
  - Hello from Portland
  - Smaller temp spaced that are to help grow and support
    - Missionary Chocolates
    - Orox Leather Co.
- Post Security
  - Capers Market
  - Oven and Shaker
  - Stumptown Coffee Roasters
  - Grassa
  - Sizzle Pie
  - Blue Star Donus
  - Pendleton
  - Powell's Books (kiosk that will be a full store in 2026)
  - Straightway Cocktails
  - Steven Smith Teamaker

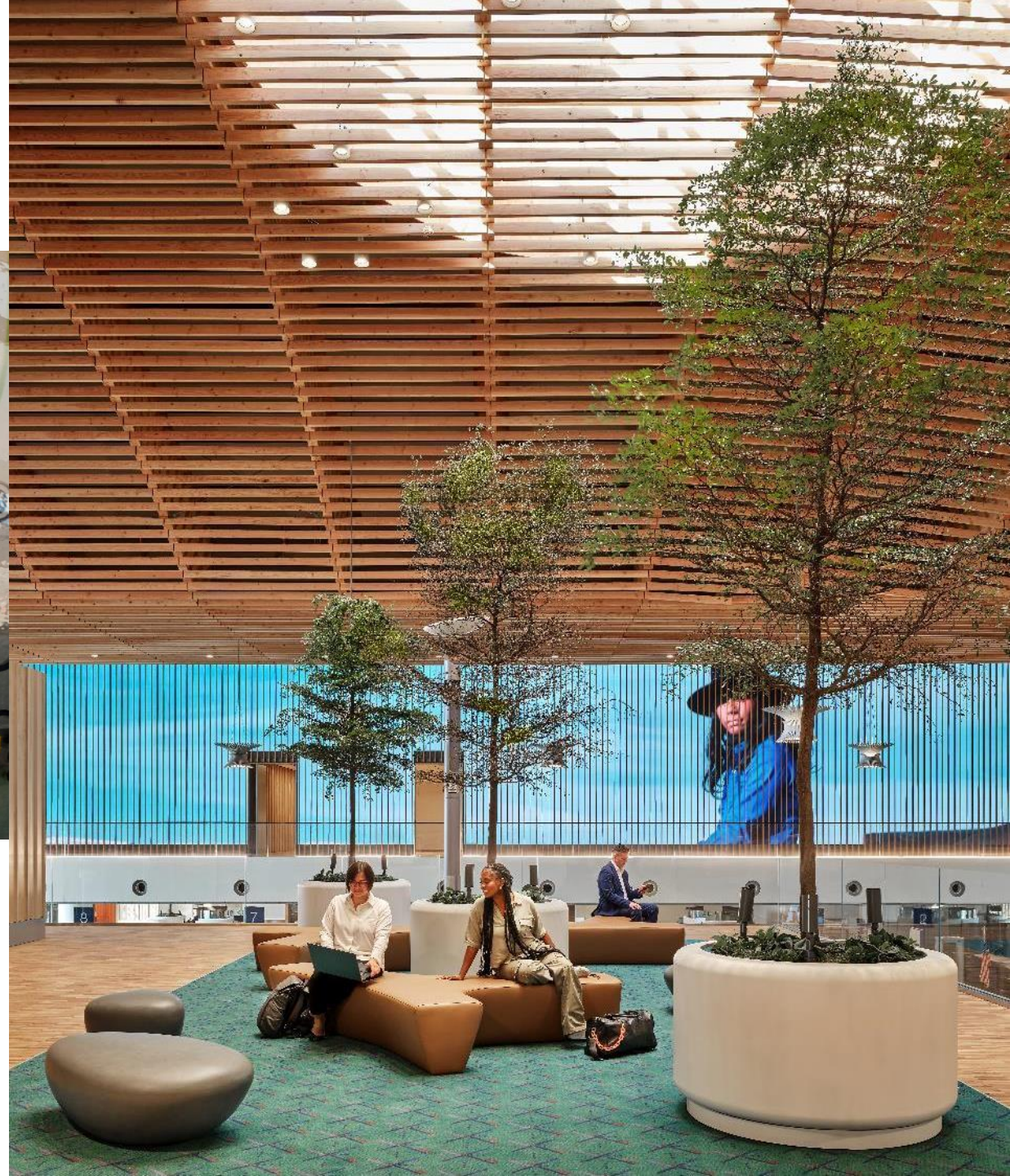
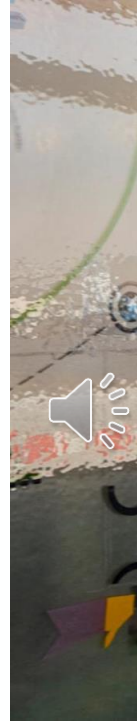




# Contracting

## Opportunities/Challenges

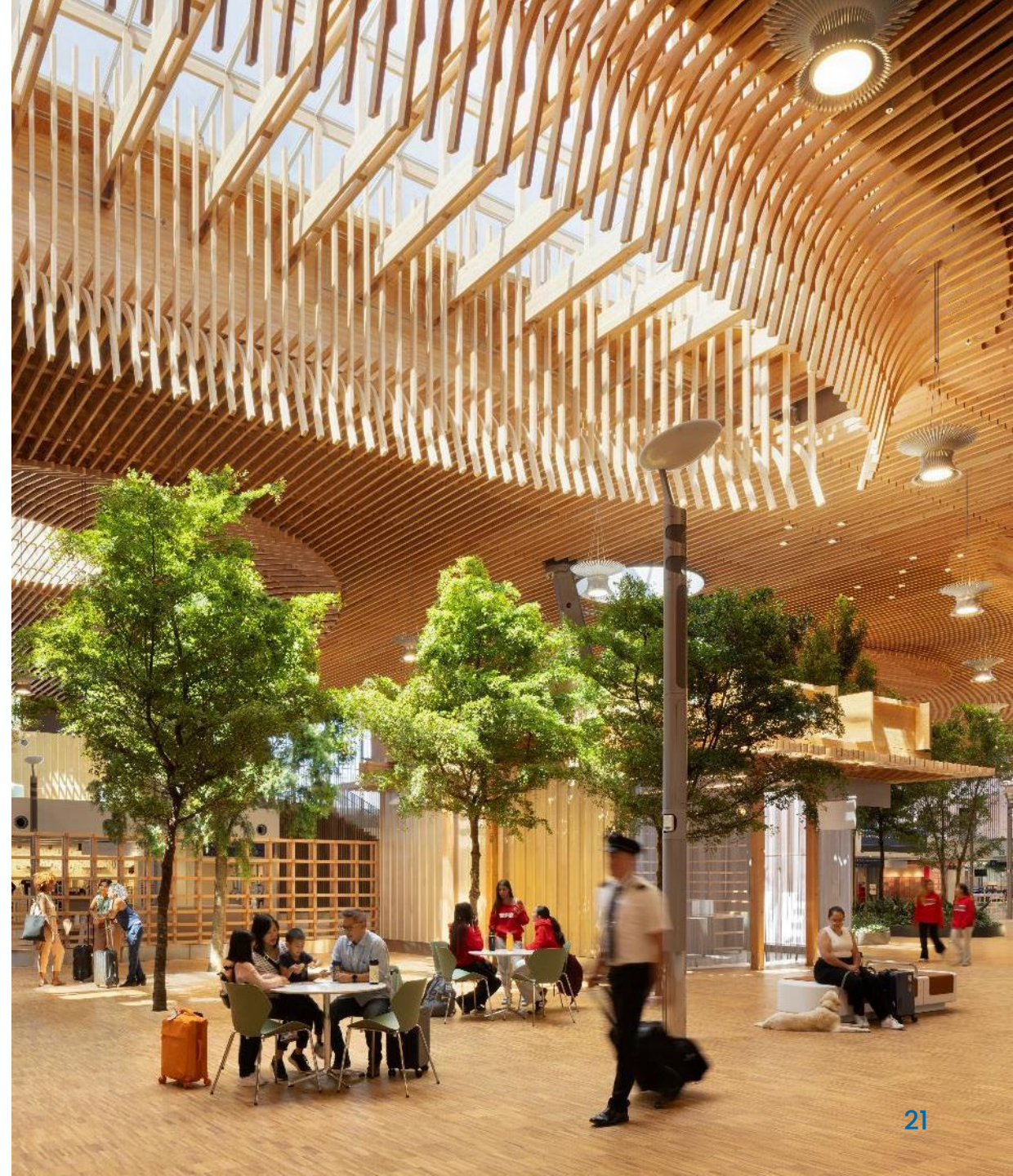
- Direct contracting for major art installations
- Changes to the GMP
  - Scope Creep
  - Labor and material inflation
- COVID delays and schedule adjustment to ensure safety





# Small Business Considerations

- Community Benefits Agreement
- SBE Support
  - Mentor/Protege arrangement
  - Technical services support
- Plan
  - Set a participation goal
  - Define
  - Track and report





# Small Business Participation

## Our Plan

1. TCORE Project Goal= 20% small business
2. COBID Certified or OWMBE
3. B2G, Payroll Tracking, Compliance meetings





# Small Business Participation Outcomes

✓ 22%

## Variety in Scopes of Work:

Building Construction, Flagging, Inspection Services, Lighting Installation, Materials, Trucking & Hauling, and more.



# Small Business Participation Outcomes

>35%

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Over 35% of the subcontractors on the T-Core project are small businesses

\$221 million

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Paid to date to minority, woman, and veteran-owned small businesses on the T-Core project



# Workforce Support

- ✓ Consider setting workforce goals

Ex: workforce goals 25% minority workers and 14% female workers

- ✓ Anti-harassment training/complaint process







Thank you