

PDC

PORTLAND DEVELOPMENT COMMISSION

DATE: April 23, 2009
TO: Board of Commissioners
FROM: Bruce A. Warner, Executive Director
SUBJECT: Report Number 09-41
Executive Director Report

BOARD ACTION REQUESTED

None – Information only

Administration Update/Management Issues

The finalist list for the Daily Journal of Commerce 's annual Top Projects competition includes several projects with ties to PDC, including the Widmer Brewery expansion, Humboldt Gardens project, Cascade Station, the White Stag Building and The Nines hotel. Category winners and the overall winner, judged by a panel of professionals from the local built-environment community on scope of work, challenges and obstacles, budget and schedule considerations, and quality, will be announced at the DJC's Top Projects awards reception on April 30.

The fall term Urban Renewal 101 course at Portland State University got underway on March 31. The class has 20 community folks registered and 11 PSU students. Commissioner Mohlis and I spoke to the class at the opening session. The class will meet weekly through June 2nd and will hear from speakers including developers Ed McNamara and Dennis Wilde, Commissioner Randy Leonard, Clark Brockman from SERA Architects, historian Chet Orloff, economist Joe Cortright and PDC staff including Erin Flynn, and Cindy Bethell. My thanks as well to our class coordinator Vera Katz who moderates the class each week and strives to make certain each citizen and student leaves the course with a thorough understanding of how urban renewal and the city work.

I would like to formally welcome **Eric Iverson**, our new General Counsel who is attending his first formal meeting of the PDC Board. Eric holds a JD from the University of California Davis and is licensed to practice law in both the state of Oregon and Washington. He will be responsible for providing legal counsel and subject matter expert advice at the executive level, both internally and externally and will participate as a member of my Executive team and he will report directly to me.

Eric comes to PDC from the Oregon Department of Justice where he has served for the past 10 years. He has a career spanning 25 years providing in-house legal advice and counsel for large commercial real estate developers, financial institutions and the Oregon Attorney General's office. Eric has been the primary negotiator and counsel for scores of large, complex real property and finance transactions. Additionally, I would like to express my thanks and admiration for **David Elott**, who served as Interim General Counsel for many months while managing a large workload. David brought dedication, diligence and energy to the interim position and he has my appreciation and support as he returns to his position as Deputy General Counsel.

While we're on the subject of staff, I would also like to congratulate **John Jackley** who was presented as a Newsmaker of the Year by the Portland Observer newspaper and the Royal Rosarians. John and PDC were honored for furthering diversity in the city. John received a plaque and medal as his awards and we are very appreciative of all his efforts to further diversity here at PDC and in the city.

Bob Durston has received a commendation medal in recognition of outstanding service rendered to the Oregon National Guard. Bob was recognized for helping arrange a Veterans Summit and a Veterans Career and Benefits Fair. As a result of his efforts, approximately 1,000 returning service men and women from Iraq and Afghanistan and their families were provided with professional veterans' assistance. Bob helped pull together resources from Multnomah, Washington and Clackamas Counties in a regional effort to provide counseling, employment assistance and facilitate meetings with VA specialists. Congratulations to Bob on this very important work and we are pleased he was recognized for his "administrative skills, leadership and patience."

On March 25 staff and dignitaries gathered in the Johns Landing area for a ribbon cutting ceremony opening the world headquarters of Erickson Air-Crane. The aircraft manufacturer started in 1971 in Central Point, Oregon and will retain manufacturing operations there, while 25 employees moved into the new headquarters location here in Portland. Erickson makes specialized aircraft that uses a snorkel apparatus lowered into a body of water to fill a tank. A 2600 gallon tank can be filled in 30 seconds. The aircraft has been very helpful in fighting fires in Southern California and also in Australia. The company recently announced it will provide Air Cranes to the Department of Homeland Security to respond to all types of natural and man-made disasters. PDC Economic Development staff started working with the company last summer. We partnered with Oregon Economic and Community Development Department with the goal of keeping this company in Oregon. Thanks to our staff and the folks at OECDD, we were able to keep this company in Oregon and headquartered in Portland. This is a great win for Oregon, Portland, PDC and Erickson. My thanks to all the staff who worked hard to retain this important business. (More info about the Erickson opening in the Business and Industry Team section of this report.)

Notable projects and meetings I was involved in recently are:

- Attending Greater Portland CEO's dinner
- Attended monthly bureau directors meeting
- Attended meeting with Oregon Sports Authority
- Attended meeting of the Lloyd Executive Partnership
- Attended North District Partnership meeting and subsequent meetings with Zidell, OHSU and Tri-Met
- Attended monthly PBA Board meeting
- Attended Diversity Institute luncheon
- Attended meeting of the Mayor's Economic Cabinet
- Attended presentation of the Housing Bureau Reorganization Report to City Council
- Attended Planning and Development Director's meeting
- Attended presentation on China and its economy presented by the Pacific NW International Trade Association, Export Council of Oregon and SW Washington, and PSU Masters of International Management program

Additional November meetings were held with all members of City Council and the PDC Board, Ken Rust, John Carroll, Andy Miller, Greg Hathaway and Steve LeDouz (HQ Hotel), Jeff Cogen, State Representative Nick Kahl, Peter Cunningham (prep for trip to China), Maxine Fitzpatrick, Sue Keil, Mark Edlen

Attachment A to this report is the regular monthly update of combined journey and apprentice workforce diversity hours worked for PDC and City of Portland South Waterfront projects. The information presented is fiscal year-to-date.

Urban Development Dept.

Business and Industry Team

Erickson Air-Crane—A stunning live aerial demonstration above the Willamette River of the Erickson air-crane helicopter's firefighting capabilities was the highlight of a March 25 ribbon-cutting ceremony for its new corporate headquarters at 5550 SW Macadam. Mayor Sam Adams, Metro President David Bragdon, Oregon's Emergency Management Director Ken Murphy, and representatives from Senator Wyden and Senator Merkley's offices were at the ceremony to welcome Erickson to Portland.

Erickson CEO Udo Rieder cited Portland's livability, commitment to a thriving globalized economy, and transportation connectivity as reasons for the move. He thanked the PDC for our work in connecting the company with workforce, real estate, and potential financial resources here in Portland. PDC staff began working with Erickson in August 2008, collaborating with the state to encourage the company to keep its headquarters here in Oregon.

Photovoltaic Conference—Munich, Germany was the site for the European Photovoltaic Solar Energy Conference and Exhibition held March 2-6; it is the largest of three major European solar trade shows taking place each year. PDC staff attended the trade show, joined by senior staff from OECDD, the Oregon Department of Energy, City of Hillsboro, the City of Gresham and private sector partners. The approximately 3,000 attendees, from the solar PV manufacturing industry, were overwhelmingly from the private sector, with European and North American companies making up ninety percent of the attendees and Asian firms representing most of the remainder. From a business recruitment perspective, the show was extremely worthwhile, generating 130 leads total -- ten being high priority accounts and many of these having a specific interest in the Portland metropolitan region. Three business leads developed at the trade show have already toured the Portland region in the past few weeks and we expect another three to five companies to visit in the next few months as a result of our presence at this show. The solar industry has changed significantly with the global economic crisis, yet the general outlook for the industry is very positive (mid-term and long-term expectations of the market and company growth perspectives are highly positive). Once again, Oregon was the only U.S. state or economic development agency at the show providing unique marketing positioning and opportunity in the world's largest solar market cluster.

Renewable Energy Conference—PDC staff joined an Oregon team of business leaders and public sector partners at the Renewable Energy World Conference (formerly Power-Gen Renewable Energy and Fuels), held in Las Vegas, Nevada, March 10-12, 2009. The show offered an opportunity to promote the Portland region and Oregon as a destination for expansion or relocation to renewable energy firms exhibiting and attending the conference. The two-and-a-half-day show is the premier all-renewable conference and exhibition designed to move renewables into the mainstream of the energy sector. Sectors included wind, hydro, biomass, alternative fuels, solar, geothermal and wind. A total of 300 exhibitors and 5,000 attendees were at the conference. The Portland/Oregon team made contact with more than 50 firms, and identified 20+ potential leads for expansion or recruitment.

March Ad Campaign—The Business Finance team launched an ad campaign in March to promote PDC's business assistance products, using print, radio and online presence to convey the campaign theme, "PDC connects you with resources for real results." PDC clients are featured in the ads, which are running in the Asian Reporter, El Hispanic News, Portland Business Journal and the Sentinel. The campaign runs through May and includes PDC messages on OPB's Morning Edition and Car Talk, as well as on OPB's Listen Live website.

Urban Development Dept.

Neighborhood Team

Storefront’s New Guidelines—PDC’s recent updates to business assistance programs as part of the overall recession response plan has already generated considerable interest, particularly related to the Storefront Improvement Program. Storefront staff has fielded nearly 30 new applications since the March 11 board vote to approve revised guidelines, with \$250,000 committed and an all-time high of almost 300 active projects.

Interstate URA Grant—In late March PDC introduced the Interstate Green Features Grant, which encourages neighborhood-based businesses and small-to medium-sized wholesalers and manufacturers in the Interstate Corridor Urban Renewal Area to consider and implement sustainable features in their businesses to increase productivity, demonstrate cost savings, reduce environmental impact and contribute to Portland’s environmental, economic and social goals. A total of \$150,000 is available for fiscal year 2009 – 2010. Grants will be dispersed on a reimbursement basis. An information session is scheduled for Tuesday, May 5, from 2 p.m. to 5 p.m. at the Oregon Association of Minority Entrepreneurs office, 4134 N. Vancouver Avenue. Individuals can drop by at any point during the session hours to learn more about project eligibility, the application, committee evaluation and the selection process.

Urban Development Dept.

Central City Team

ICSC Program—PDC sponsored and co-chaired the annual International Council of Shopping Center (ICSC) Alliance Program held at the Governor Hotel on March 19. Speakers with expertise in economically sustainable retail development included Tom Moriarity, ERA, Washington, DC; Michael Gordon, senior planner, Vancouver BC; and Robert Derrick, economic development director of the City of Bellevue, WA. The Alliance Program is an ICSC forum for the public and private sectors to discuss retail development issues. More than 170 attendees, including PDC staff, attended the program.

South Waterfront Park—Construction of the South Waterfront 2.1-acre neighborhood park at the heart of the Central District began the week of March 23. [Starting this \\$4 million project early is part of PDC’s recession response plan](#) as well as one of the city’s economic stimulus projects. Portland Parks and Recreation selected Nutter Corporation as the contractor in a competitive bidding process. Under the \$2.17 million construction contract, which came in well below cost estimates, construction is scheduled for 150 days from issuance of a notice to proceed which dictates an opening of the park in August, with all areas open by October. The property, which is currently owned by PDC, will come before the board in May to consider the transfer to Portland Parks and Recreation for operation as a park. Construction activities on the property are currently through a permit of entry to Parks. The development of the park is governed by an intergovernmental agreement with Portland Parks and Recreation.

Sustainability Center—In early March, a 15-member evaluation committee which included representatives from the business community, the Living Building Initiative, PDC, the Oregon University System (including administrators, professors and researchers), the Bureau of Planning and Sustainability, the Portland + Oregon Sustainability Institute and national specialists selected the team of Gerding Edlen Development Co., SERA Architects and GBD Architects to perform a feasibility study for The Sustainability Center of Excellence. The scope of the first phase of the project includes development of schematic design, a development program, a preliminary budget and project schedule. The next phase will include design development, a construction contract and a development budget. PDC wants the building to meet the Living Building Challenge – using only renewable resources it collects on-site, including electricity and water – and act as an economic catalyst for the city.

Housing Update

Rose Quarter Housing—Housing Department Staff worked on closing rehabilitation financing for the Rose Quarter Housing project in the Oregon Convention Center URA. The project team from Central City Concern (CCC) and the Housing Development Center assembled a complicated financial structure of 20 funding sources, including Low Income Housing Tax Credits, New Market Tax Credits, PDC TIF funding, and Housing Opportunity Bond funding through the City of Portland. The \$24 million dollar project will feature 176 units of workforce housing, of which 80 will be designated as Permanent Supportive Housing. In addition, the project will contain 16,000 SF of commercial space which will house the Hooper Detoxification Center. PDC originally provided \$5 million of TIF acquisition financing to CCC in 2004. The original TIF funding was restructured to meet requirements of the updated financial structure, and \$1.6 million of additional new TIF funding (for a total of \$6.6 million in TIF) was loaned to the project to help fund rehabilitation costs. The rehabilitation will address all facets of the building including improvements to the building's exterior.

Market Conditions Effect on Neighborhood Housing Program—Most of the Neighborhood Housing Program's mortgage activity is dependent upon the Oregon Residential Loan Program (95 percent of mortgages.) Due to market conditions, the Oregon Residential Loan Program has gone offline, leaving NHP with Fannie Mae as the only mortgage option. NHP's Down Payment Assistance Loans and the Ownership Through Partnership program have been very popular in the Lents and Interstate URA's and have led to the utilization of all the allocated funds. We have notified our lending partners and clients of the funding situation and advised of next year's funding and how requests will be processed.

Although activity with our Mortgage Credit Certificate (MCC) hasn't been as high this year as last year, we are in the process of expanding our partners to include mortgage brokers and correspondent lenders. There has been great interest from this group and we believe that MCC activity will be back up to normal levels shortly.

Neighborhood Housing Production

FISCAL YEAR IN PROGRESS	UNITS CLOSED /DOLLARS	
Mortgage/Oregon Residential Loan	37 units closed (\$5,867,890)	8 in commitment (\$1,081,720)
Mortgage/Fannie Mae	3 units closed (\$441,100)	3 in commitment (\$680,000)
Homebuyer Assistance	43 homeowners served (\$2,167,480)	
Homebuyer Assistance by URA	Lents: 28 homeowners served Interstate: 13 homeowners served Land Trust: 2	
Home Repair	19 homes repaired (\$377,795)	
Home Repair by URA	Lents: 5 homes Intestate: 14 homes	
Lead (quarter)	59 homes	
System Development Charges	135 applications	
Activated Limited Tax Exemptions	181 activated	

Communications and Business Equity

Business Equity Section

Business and Workforce Equity – Staff is moving forward with the Business and Workforce Equity Policy procedures. The Workforce Diversity Oversight Committee will now meet annually rather than quarterly to review progress toward the workforce diversity goals established earlier this year by the Board for PDC sponsored construction projects.

Disparity Study - The Notice of Award for the Disparity Study to BBC Research and Consulting was rescinded by the City Purchasing Bureau. The RFP will be advertised again in May with the cost category assigned more weighting.

PDC Sponsored Events:

Business Equity staff attended the following Community gatherings:

- March 10 African American Chamber Meeting
- March 11 Minority Business Opportunity Committee (MBOC)
- March 13 OAME Contractors Meeting
- March 13 OAME First Friday Professional Meeting
- March 16 Diversity Institute Luncheon
- March 18 Philippine Chamber
- March 18 Irvington Covenant community Development Board
- March 25 Native American Chamber Meeting
- March 27 OAME Coffee and Issues

Purchasing and Contracting

- Charter Mechanical Contractors, Inc. was awarded a contract in the amount of \$104,370 for the PDC Data Center Cooling project.
- Staff has been heavily involved in the Lawson 9+ financial system upgrade.
- Five Flexible Services contracts were awarded for Landscape Architectural Services.
- Five Flexible Services contracts were awarded for Urban Design Services.
- Gerding/Edlen Development was awarded a contract in the amount of \$408,173 for the Sustainability Center Feasibility Study.
- Began working with the City Purchasing Bureau to review software to allow contractors to enter certified payroll through the PDC web site.

Public Participation Section

Public Participation

- IAP2 Cascade Chapter notified public participation staff that their submission to present a workshop at the annual conference has been accepted.

New URAC Members

- Prepared Commission documents to appoint two new members to the Central Eastside URAC. These individuals will fill at-large positions representing city-wide interests and creative industry interests on the URAC. Prepared orientation notebooks for each member and conducted orientation session
- Prepared Commission documents to appoint two new members to the Interstate Corridor URAC. One individual is a new representative from the Overlook NA which is a member of the URAC. The second appointment is a new position adding the Interstate Corridor Business Alliance to the URAC. Prepared orientation notebooks for each member and conducted orientation session
- Prepared Commission documents to appoint a new member to the North Macadam URAC. This individual will serve as the National College of Natural Medicine's alternate member. Prepared orientation notebooks for each member and conducted orientation session
- Prepared Commission documents to restructure the Lents Town Center URAC as requested by the membership.

Public Participation Plans

- Prepared a draft plan for the second phase of the Burnside Bridgehead Project.
- Prepared a draft plan for extended outreach in the Lents URAC and SE Portland.
- Prepared a draft plan for phase I of the Sustainability Center.
- Completed the evaluation of the 92nd and Harold Redevelopment Study Public Participation Plan and officially closed it out.

Events

- Attended the Celebrate Champions of Diversity luncheon sponsored by the Diversity Institute.
- Worked with the Diversity Council to organize the Meet and Greet for PDC staff.
- Coordinated PDC's sponsorship of Human Solutions' March 16 luncheon and staff attendance to this event.
- Set up a tour of the Lents Town Center URA projects with members of the Lents Neighborhood Association, including Damien Chakwin, its new Chair, and PDC staff, on March 5.
- Developed a scope of work for a Chinese Culture and Business Etiquette training for PDC staff using one of the cultural liaison flex contractors. The training will be sponsored by the PDC Diversity Committee. Contacted cultural liaison contractor to determine interest.
- Assisted with the Oregon Sustainability Center Open House.
- Prepared presentation for the All Staff meeting to celebrate Women's History month.
- Met with PDC staff on April 8 to start planning outreach activities in Lents during the MAX Green Line grand opening in September.
- Attended the Ararat Bakery grocery store grand opening ceremony on April 10.
- Conducted outreach at the Lents Little League new fields grand opening on April 11.

URACs/Advisory Committees

- Prepared meeting materials for the OCC, CES and Interstate Corridor URACs including calendar items and notification to members and interested parties.
- Participated in a meeting to discuss the public participation component of the Foster-Woodstock Streetscape Improvement Project with PDC and PDOT staff, on April 7.

Administration

- Prepared press packets for the March 25, 2009 PDC Commission Board packets consisting of 51 articles.

Public Affairs Section

March 10 – April 9, 2009:

PDC redesign:

We have received 50 proposals in response to our RFP for the redesign of website pdc.us; we will evaluate proposals and conduct interviews in April.

Web updates:

pdc.us: 115 updates/additions/new pages
IRA intranet: 85 updates/additions/new pages
E-mail blasts: 22 sent

pdc.us

Unique visitors: 18,213
Total visits: 26,645
New visitors: 56 percent
Average number of pages viewed: 3.5
Most popular pages:

- Main page
- PDC jobs
- RFPs
- Contracting opportunities with PDC
- Housing services: Homebuyers

Twitter

Followers: 223
Updates: 26 updates sent to followers this month

Facebook

Fans: 57
Events: 13 upcoming events listed
Videos/links: 36 links and videos listed

Video Production in March

Operation HOME – As part of our Operation HOME work, we will be highlighting all the organizations that partner with PDC in Operation HOME. (The program's goal is to close the minority homeownership gap in Portland by June 2015.) The videos include:

- **Portland Housing Center**
- **Native American Youth and Family Center**
- **Host Development**
- **Hacienda Community Development Corporation**
- **Portland Community Land Trust**
- **Latino Homeowner Initiative**
- **Asian Pacific American Community and Support Association**
- **African American Alliance for Homeownership**

North/Northeast Economic Development Study—This video announces the NE Portland economic development study that will help grow small business and bring new jobs to North and Northeast Portland.

Why Portland—This is PDC’s newest video done in partnership with the Oregon Economic and Community Development Department and Travel Portland. It communicates what some of Portland’s top business leaders think about living and doing business in Portland. The video traveled to China in April and was shown multiple times by PDC representatives traveling with the Portland Business Alliance’s trade mission to China.

PDC Spotlight—This is the name of a new 30-minute television show we’re producing in partnership with the Skanner Newspaper and the North/Northeast Media Training Center. The goal of the show is to share information about PDC projects, programs and partners. The program will be shot on location at local businesses and places around the city where PDC’s been involved in its transformation. The first show is set to air in April.

All the videos can be viewed at this link:
<http://www.youtube.com/pdxdevelopmentcomm>

Other Public Affairs Work in March

- Brown bag speaker series continued with two speakers in March.
- Spring term PSU Urban Renewal 101 class got underway on March 31. A total of 20 community students and 11 PSU students are in the spring term class.
- Three issues of PDC People (employee newsletter) distributed.
- Continuing to meet with communications staff from other bureaus to identify ways to sustain the Give Help/Get Help/Choose Local campaign.
- Responded to 21 media inquiries
- Working with Public Involvement and Contracting on RFP for media training consultant
- Working with Housing Dept. liaison to Transition Team (Shelly Haack) on identifying tools and techniques to communicate with staff
- Working with OMF, BHCD and PDC staff on communications plan for Housing Dept. transition
- Working with MERC, Metro and PDC staff on communications around Headquarters Hotel project
- RFP issued for redesign of PDC external website

ATTACHMENTS:

- A. South Waterfront Workforce Diversity Report

South Waterfront Workforce Diversity Report

South Waterfront Project Apprenticeship Agreement

Attachment A - Table 1: Table 1 provides an update of the status of apprentice participation and workforce diversity on the Ardea (formerly known as 3720 Condominiums) project, the Alexan project, the Mirabella project and the Matisse. These projects are subject to the workforce diversity goals of the South Waterfront Central District Project Development Agreement.

Apprentice participation and participation by people of color continues to exceed the established goals. The participation of women continues to trail the established goal. This month's report includes workforce hours for February, and the 2008 / 2009 fiscal year to date. The goals for the 2008 / 2009 fiscal year are 11.0 % participation by women and 17.0% participation by people of color.

Workforce diversity among apprentice workers continues to lead the diversity efforts. The total female apprentice hours represent **17.46%** of the total apprentice hours 6.46 percentage points ahead of the combined journey/apprentice goal of 11% for the fiscal year. Of the apprentice hours that have been worked in this fiscal year, **25.74%** have been worked by people of color. These results continue to demonstrate a positive trend toward a more diverse workforce through apprentice training.

The summary table below represents the total workforce diversity (apprentice and journey level workers) for the three projects referenced above.

Goal	Women	People of Color	Apprentice	Difference
11.0%	5.97%			[5.03%]
17.0%		23.29%		+6.29%
20.0%			24.51%	+4.51%

Attachment A - Table 2: Table 2 projects did not have specific workforce diversity goals and are included in this report to provide a comprehensive picture of the workforce diversity and workforce training results for recently completed South Waterfront projects.

M/W/ESB

Attachment A - Table 3: The Ardea, the Alexan and the Mirabella projects are included in this report to demonstrate the enhanced M/W/ESB reporting we will provide for all PDC sponsored projects in the near future.

Attachment A - Table 4: Table 4 displays the MBE ethnicity utilization for the Ardea, the Alexan and the Mirabella projects.

THE MIRABELLA (BLOCK 31)	FY 05-06	FY 06-07			FY 07-08			Feb-09			FY 08-09			WDS Goal		
		A	J	TOTAL	A	J	TOTAL	A	J	TOTAL	A	J	TOTAL			
Asian		0	0	0	0.00%	0.00%	0.00%	145	353	498	772	1,361	2,133			
African American		150	0	150	12.56%	0.00%	2.54%	320	702	1,022	1,267	3,123	4,390			
Caucasian		578	4,177	4,755	48.41%	88.83%	80.65%	3,034	11,760	14,794	14,376	60,552	74,928			
Hispanic		293	447	740	24.54%	9.51%	12.55%	645	2,320	2,964	3,295	11,378	14,673			
Native American		174	78	251	14.57%	1.66%	4.26%	0	400	400	56	2,611	2,267			
Other		0	0	0	0.00%	0.00%	0.00%	0	0	0	0	496	496			
Minority		616	525	1,141	15.00%	51.59%	11.17%	1,110	3,774	4,883	5,390	18,969	24,358	17.00%		
Female		0	461	461	8.00%	0.00%	9.80%	725	53	778	2,311	339	2,650			
Total Hours		1,194	4,702	5,896	20.25%	1.19%	4.70%	4,144	15,533	19,677	19,766	79,520	99,285	11.00%		
								21.06%			19.91%					
TOTALS	FY 05-06	A	J	TOTAL	WDS Goal	A	J	TOTAL	WDS Goal	A	J	TOTAL	WDS Goal			
Asian		4	1,637	1,641		6,324	14,494	20,818		313	674	987	3,023	6,124	9,147	
African American		2,535	2,567	5,102	14.05%	3.58%	5.68%	9,975	16,474	26,449	792	950	1,742	6,085	6,627	12,712
Caucasian		10,674	60,996	71,670	59.18%	85.00%	79.81%	118,632	379,595	498,227	8,791	32,384	41,175	92,986	298,949	391,935
Hispanic		3,337	5,166	8,503	18.50%	7.20%	9.47%	27,427	68,717	96,144	1,555	5,519	7,074	20,170	64,136	84,306
Native American		1,487	1,395	2,882	8.24%	1.94%	3.21%	5,445	11,063	16,508	0	742	742	2,066	9,048	11,114
Other		0	0	0	0.00%	0.00%	0.00%	0	1,861	1,861	0	40	40	899	850	1,749
Minority		7,363	10,765	18,128	40.82%	15.00%	20.19%	49,170	112,606	161,776	2,660	7,923	10,583	32,238	86,781	119,019
Female		1,618	2,538	4,156	8.97%	3.54%	4.63%	25,105	9,599	34,704	1,759	390	2,149	21,864	8,645	30,509
Total Hours		18,037	71,761	89,798	20.09%	1.19%	4.70%	167,803	492,204	660,007	11,451	40,309	51,760	125,229	385,734	510,963
						25.42%		22.12%		24.51%						

A = APPRENTICE
 J = JOURNEY
 TOTAL = COMBINED APPRENTICE / JOURNEY
 WDS GOAL = WORKFORCE DIVERSITY STRATEGY GOAL
 *CITY OF PORTLAND CONTRACTED WORK

Closed Projects Subject to the City of Portland's Workforce Training and Hiring Program or The Project Apprenticeship Agreement							
	Total Project				Total Project		
INFRASTRUCTURE (COFFMAN)	A	J	TOTAL	CITY OF PORTLAND INFRASTRUCTURE (STACY & WITBECK)*	A	J	TOTAL
Asian	0	0	0	Asian	8	22	30
	0.00%	0.00%	0.00%		0.11%	0.11%	0.11%
African American	421	0	421	African American	1,113	20	1,133
	13.74%	0.00%	2.18%		16.28%	0.10%	4.28%
Caucasian	2,640	12,503	15,143	Caucasian	4,587	16,070	20,657
	86.26%	76.90%	78.38%		67.09%	81.84%	78.03%
Hispanic	0	3,757	3,757	Hispanic	329	1,165	1,494
	0.00%	23.10%	19.44%		4.81%	5.93%	5.64%
Native American	0	0	0	Native American	801	2,359	3,160
	0.00%	0.00%	0.00%		11.71%	12.01%	11.93%
Minority	421	3,757	4,177	Minority	2,250	3,566	5,816
	13.74%	23.10%	21.62%		32.91%	18.16%	21.97%
Female	348	513	861	Female	1,586	271	1,857
	11.35%	3.16%	4.45%		23.20%	1.38%	7.01%
Total Hours	3,061	16,260	19,320	Total Hours	6,837	19,636	26,473
	15.84%				25.83%		
	Total Project				Total Project		
SW MOODY DEMOLITION	A	J	TOTAL	MACADAM AVE. STREET IMPROVEMENTS*	A	J	TOTAL
Asian	0	0	0	Asian	0	246	246
	0.00%	0.00%	0.00%		0.00%	9.10%	8.65%
African American	123	38	161	African American	15	0	15
	38.05%	1.96%	7.11%		10.64%	0.00%	0.53%
Caucasian	168	1,877	2,045	Caucasian	126	2,349	2,475
	52.06%	96.69%	90.32%		89.36%	86.87%	86.99%
Hispanic	32	26	58	Hispanic	0	54	54
	9.90%	1.35%	2.57%		0.00%	1.98%	1.88%
Native American	0	0	0	Native American	0	56	56
	0.00%	0.00%	0.00%		0.00%	2.05%	1.95%
Minority	155	64	219	Minority	15	355	370
	47.94%	3.31%	9.68%		10.64%	13.13%	13.01%
Female	34	0	34	Female	109	33	142
	10.52%	0.00%	1.50%		77.30%	1.20%	4.97%
Total Hours	323	1,941	2,265	Total Hours	141	2,704	2,845
	14.28%				4.96%		
	Total Project				Total Project		
OHSU RIVER CAMPUS BLDG.	A	J	TOTAL	STREETCAR EXTENSION	A	J	TOTAL
Asian	5,106	4,952	10,058	Asian	72	1,794	1,865
	3.12%	0.93%	1.45%		0.43%	2.09%	1.82%
African American	12,882	9,132	22,013	African American	3,651	371	4,022
	7.87%	1.72%	3.17%		21.84%	0.43%	3.92%
Caucasian	127,238	465,543	592,781	Caucasian	11,199	59,815	71,014
	77.73%	87.78%	85.41%		67.00%	69.57%	69.15%
Hispanic	13,205	39,964	53,169	Hispanic	278	18,578	18,856
	8.07%	7.54%	7.66%		1.66%	21.61%	18.36%
Native American	5,266	10,756	16,022	Native American	1,515	5,425	6,940
	3.22%	2.03%	2.31%		9.06%	6.31%	6.76%
Minority	36,457	65,344	101,801	Minority	5,515	26,167	31,682
	22.27%	12.32%	14.67%		33.00%	30.43%	30.85%
Female	17,196	12,529	29,724	Female	3,082	4,517	7,598
	10.50%	2.36%	4.28%		18.44%	5.25%	7.40%
Total Hours	163,695	530,347	694,042	Total Hours	16,713	85,982	102,696
	23.59%				16.27%		

A=APPRENTICE
 J=JOURNEY
 TOTAL=COMBINED APPRENTICE / JOURNEY
 WDS GOAL=WORKFORCE DIVERSITY STRATEGY GOAL
 *CITY OF PORTLAND CONTRACTED WORK

South Waterfront Contract Utilization Report - Project Status									
Project Name	Prime Contractor	Contract Amount	Group Designation			Amended Subcontract Values	% Of Amended Total	Payments-To-Date	
			Ethnicity	Certification	Gender				
The Ardea (Block 38)	Hoffman Construction Company of Oregon	\$110,728,000	Caucasian	OBE	Male				
Certification Status	Prime Contractor	% Of Total	Subcontractors	% Of Total Subs	Total Project	% Of Total	Amended Subcontract Values	% Of Amended Total	Payments-To-Date
Minority Business Enterprise	\$0	0.00%	\$3,384,307	3.95%	\$3,384,307	3.06%	\$6,804,203	6.01%	\$5,304,540
Woman Business Enterprise	\$0	0.00%	\$2,587,715	3.02%	\$2,587,715	2.34%	\$4,791,901	4.23%	\$3,331,398
Emerging Small Business	\$0	0.00%	\$6,366,720	7.43%	\$6,366,720	5.75%	\$6,337,927	5.60%	\$3,206,790
Non-Certified Firms	\$25,073,587	100.00%	\$73,315,671	85.59%	\$98,389,258	88.86%	\$95,249,705	84.15%	\$86,134,954
Total	\$25,073,587	100.00%	\$85,654,413	100.00%	\$110,728,000	100.00%	\$113,183,736	100.00%	\$97,977,682

South Waterfront Contract Utilization Report - Project Status									
Project Name	Prime Contractor	Contract Amount	Group Designation			Amended Subcontract Values	% Of Amended Total	Payments-To-Date	
			Ethnicity	Certification	Gender				
The Alexan (Block 39)	Walsh Construction Company	\$62,732,926	Caucasian	OBE	Male				
Certification Status	Prime Contractor	% Of Total	Subcontractors	% Of Total Subs	Total Project	% Of Total	Amended Subcontract Values	% Of Amended Total	Payments-To-Date
Minority Business Enterprise	\$0	0.00%	\$82,590	0.17%	\$82,590	0.13%	\$86,815	0.16%	\$69,283
Woman Business Enterprise	\$0	0.00%	\$502,231	1.05%	\$502,231	0.80%	\$428,808	0.81%	\$3,137
Emerging Small Business	\$0	0.00%	\$7,079,199	14.81%	\$7,079,199	11.28%	\$6,916,398	13.08%	\$6,411,479
Non-Certified Firms	\$14,923,035	100.00%	\$40,145,871	83.97%	\$55,068,906	87.78%	\$45,441,305	85.94%	\$35,167,950
Total	\$14,923,035	100.00%	\$47,809,891	100.00%	\$62,732,926	100.00%	\$52,873,326	100.00%	\$41,651,849

South Waterfront Contract Utilization Report - Project Status									
Project Name	Prime Contractor	Contract Amount	Group Designation			Amended Subcontract Values	% Of Amended Total	Payments-To-Date	
			Ethnicity	Certification	Gender				
The Mirabella (Block 31)	Hoffman Construction Company of Oregon	*\$90,000,000	Caucasian	OBE	Male				
Certification Status	Prime Contractor	% Of Total	Subcontractors	% Of Total Subs	Total Project	% Of Total	Amended Subcontract Values	% Of Amended Total	Payments-To-Date
Minority Business Enterprise	\$0	0.00%	\$205,982	0.32%	\$205,982	0.23%	\$225,982	0.20%	\$27,642
Woman Business Enterprise	\$0	0.00%	\$612,866	0.96%	\$612,866	0.68%	\$614,859	0.53%	\$0
Emerging Small Business	\$0	0.00%	\$4,914,551	7.67%	\$4,914,551	5.46%	\$4,914,551	4.27%	\$0
Non-Certified Firms	\$25,911,665	100.00%	\$58,354,936	91.05%	\$84,266,601	93.63%	\$109,265,272	95.00%	\$17,625,861
Total	\$25,911,665	100.00%	\$64,088,335	100.00%	\$90,000,000	100.00%	\$115,020,664	100.00%	\$17,653,503

*This figure represents an approximate amount, to be revised for next month's report

Note: The "OBE" certification designation denotes non-certified firms

Summary of MBE Ethnicity Amended Contract Totals												
Project	Total M/W/ESB	Total MBE	African American	% of Total M/W/ESB	Native American	% of Total M/W/ESB	Hispanic American	% of Total M/W/ESB	Asian American	% of Total M/W/ESB	Unknown	% of Total M/W/ESB
The Ardea (Block 38)	\$17,934,031	\$6,804,203	\$3,359,073.00	18.73%	\$2,557,017.00	14.26%	\$14,696.00	0.08%	\$615,059.00	3.43%	\$258,359.00	1.44%
The Alexan (Block 39)	\$7,432,021	\$86,815	\$79,975.00	1.08%	\$6,840.00	0.09%	\$0.00	0.00%	\$0.00	0.00%	\$0.00	0.00%
The Mirabella (Block 31)	\$5,755,392	\$225,982	\$83,000.00	1.44%	\$142,982.00	2.48%	\$0.00	0.00%	\$0.00	0.00%	\$0.00	0.00%