



ADDENDUM 01  
**HMT RECREATION COMPLEX: PICKLEBALL FACILITY**  
FACILITY IMPROVEMENTS  
March 12, 2026

**PREPARED BY**

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Tualatin Hills Park & Recreation District  
Fanno Creek Service Center  
6220 SW 112th Avenue, Suite 100  
Beaverton, Oregon 97008

The following modifications are hereby incorporated into the Bidding Documents for the Howard M. Terpenning Recreation Complex: Pickleball Facility project and are now considered part of the requirements for consideration by bidders.

**IMPORTANT:** Each bidder is hereby authorized to incorporate the instructions contained herein and shall acknowledge receipt of this Addendum on the space provided in Section 00 41 13 Bid Proposal Form.

**CLARIFICATION:** The project ad was sent to the Oregon Daily Journal of Commerce in early February 2026 to be publicly advertised on February 11<sup>th</sup> for bid but was inadvertently advertised on March 11<sup>th</sup>. THPRD is scheduling a second virtual mandatory pre-bid conference and extending the bid opening date.

The second virtual mandatory pre-bid conference will mimic the original presentation. Those who attended the initial conference will remain eligible to bid. Attending either conference will satisfy bid requirements.

**PROJECT MANUAL**

1. **REPLACE** Specification Section 00 11 13 Advertisement For Bid in its entirety with Section 00 11 13 REV1 Advertisement For Bid. Revised project schedule that includes updated links for the virtual mandatory pre-bid conference and virtual bid opening.
2. **REPLACE** Specification Section 00 52 00 Contract Agreement in its entirety with Section 00 52 00 REV1 Contract Agreement. Substantial completion date revised.

**ATTACHMENTS**

1. Section 00 11 13 REV1 Advertisement For Bid.
2. Section 00 11 13 REV1 Advertisement For Bid.

SECTION 00 11 13 REV1

**ADVERTISEMENT FOR BID**

**Howard M. Terpenning Recreation Complex:  
Pickleball Facility**

TUALATIN HILLS PARK & RECREATION DISTRICT  
WASHINGTON COUNTY, OREGON

1.1 IMPORTANT NOTICES

A. Notice is hereby given that the Tualatin Hills Park & Recreation District is requesting written bids from qualified contractors for this project. Electronic bids in Acrobat PDF format shall be emailed directly to the Owner's Construction Representative. To be considered, bids must be received per the date and time listed in the schedule below. Bids received after the date and time will not be accepted or acknowledged at bid opening.

B. Cost of the work is estimated at \$6,960,271.

C. All THPRD properties are smoke free.

1.2 BID SUBMISSION

A. Bids will be opened and read aloud via conference call and any interested parties may attend. To participate in the virtual bid opening [click here to join the meeting](#) or dial +1-971-213-4330 and enter Conference ID: 944 035 279# prior to the bid opening.

B. Owner's Construction Representative:

Tim Bonnin, RLA  
Development Supervisor  
971-268-4687  
t.bonnin@thprd.org  
Tualatin Hills Park & Recreation District  
Fanno Creek Service Center  
6220 SW 112th Avenue, Suite 100  
Beaverton, Oregon 97008

1.3 BIDDING DOCUMENTS

A. A complete set of electronic Bid plans and specifications in Acrobat PDF format shall be obtained directly from the Tualatin Hills Park & Recreation District. Interested parties shall contact the Owner's Construction Representative to receive documents and be placed on the Plan Holders list.

B. Bidding General Contractors representatives on Plan Holder list will receive notifications or addenda updates.

C. Hard copies for review or sets on deposit are not available. Bidders are responsible for their own download and printing.

#### 1.4 STATE PROVISIONS FOR PREVAILING WAGES

A. No bid will be considered unless it contains a statement made by the bidder, as part of it's bid, that the provisions required by ORS 279C.840 (Workmen on Public Works to be Paid not Less than Prevailing Rate of Wage) and 40 U.S.C.276A will be complied with by the successful bidder and all subcontractors.

#### 1.5 BIDDERS REGISTRATION

A. No bid or proposal for a construction contract shall be considered by the agency unless: 1) the bidder or proposer is registered with the Construction Contractors Board, as required by ORS 701.035 et. Seq., 2) had representation at any mandatory Pre-Bid Conference, 3) obtained a complete set of plans and specifications, and 4) is on the Plan Holder list.

#### 1.6 BID SECURITY

A. No bid will be considered unless accompanied by bid security in the form of a certified check, bank cashier's check, or surety bond executed by a State licensed surety company, payable to the Tualatin Hills Park and Recreation District in an amount equal to **ten percent** of the Base Bid. No interest will be paid on bid security. Return or retention of the bid bond shall be subject to the provisions of ORS 279C.385.

#### 1.7 REJECTION OF BIDS

A. The District reserves the right to reject all bids upon finding that it is in the public interest to do so.

B. The District may also waive formalities or irregularities and may add or delete any items from the bid proposal. The bid may be rejected for not complying with all prescribed public bidding procedures and requirements.

C. No bidder may withdraw his bid after the hour set for the opening and before award of the contract, unless award is delayed beyond Sixty (60) calendar days from the bid opening date.

#### 1.8 RESIDENT BIDDER

A. Each bid must contain a statement as to whether the bidder is a resident bidder as defined in ORS 279A.120. Use attached form 00 42 00d.

#### 1.9 PRE-BID CONFERENCE

A. A **mandatory virtual Pre-Bid Conference** will be held per the schedule below. To participate in [click here to join the meeting](#) or dial +1-971-213-4330 and enter Conference ID: 797 952 341#. A bidding **General Contractor** representative **must** attend meeting. Other interested parties are welcome to attend.

1.10 PROJECT SCHEDULE

A. **Submit** a preliminary Bid Construction Schedule as part of the bid qualifications. See Contractor Qualification form Section 00 42 00a-7 and Section 01 32 16-2.

Invitation to Bid in Daily Journal of Commerce	March 11, 2026
<b>Virtual</b> Pre-Bid Conference	March 18, 2026, 2:00 pm
Solicitation Protest Deadline (10-days from Due Date)	April 5, 2026
Last Day for Questions (10-days prior to Due Date)	April 5, 2026
Last Addendum Published (7-days prior to Due Date)	April 8, 2026
Sealed Bids Due and Bid Closing Time	April 15, 2026, 2:00 pm
<b>Virtual</b> Bid Opening	April 15, 2026, 2:05 pm
THPRD Board Meeting	May 13, 2026
Notice of Intent to Award	May 14, 2026
Notice to Proceed (approx.)	May 26, 2026
Preconstruction Conference with City (approx.)	May 29, 2026
Site Mobilization (approx.)	June 1, 2026
Desired Project Duration- Notice to Proceed to Substantial Completion.	August 31, 2027 (463 total calendar days)
Final Acceptance	September 13, 2027

END OF DOCUMENT

SECTION 00 52 00 REV 1

CONTRACT AGREEMENT

**THIS AGREEMENT** made as of the **Insert Day** day of **Insert Month**, 20**Insert Year** between

**“District”:**

Tualatin Hills Park & Recreation District  
15707 SW Walker Road  
Beaverton, OR 97006

and **“CONTRACTOR”:**

**“Contractor”**  
**“Address”**  
**“Phone”**

for **“PROJECT”:** Howard M. Terpenning Recreation Complex: Pickleball Facility

District and Contractor agree as set forth below:

**The Contract Documents.**

The following documents (the “Contract Documents”) form the Contract and all are as fully a part of the Contract as if attached to this Agreement or repeated herein:

1. This Agreement.
2. Proposal.
3. Conditions of the Contract (General, Supplementary and other Conditions).
4. Drawings.
5. Specifications.
6. Payment and Performance Bonds.
7. Approved Submittals.
8. Addenda issued prior to, and all Modifications and Change Orders issued after execution of this Agreement.

**The Work.**

The Contractor shall furnish all labor, tools, equipment, and services necessary to perform the following Work on the project which includes but is not limited to: Demolition of Hardin Court to be replaced with a permanent building and 12 pickleball courts that includes installation and connections of all utilities.

All Work described under Base Bid of the Proposal of Howard M. Terpenning Recreation Complex: Pickleball Facility: \$

Contractor shall perform all of the Work in strict accordance with and as required by the Contract Documents and in accordance with any instructions as issued by the District.

**The Contract Sum.**

District shall pay Contractor for the performance of the Work, subject to additions and deductions by Written Change Order as provided in the Contract Documents, the unit price (“Contract Sum”) of Written Text of Dollar Amount DOLLARS (\$Numerical value).

Monthly progress payments and final payment shall be made in accordance with Section 01 20 00 Price and Payment Procedures and the General Conditions.

**Time of Commencement and Completion.**

The Work shall be commenced on the date stipulated in a written notice issued to Contractor by District (the “Notice to Proceed”), and subject to authorized adjustments, Substantial Completion shall be achieved according to the schedule set forth in the specifications.

Should Contractor fail to complete performance of the Work within the time prescribed herein, the harm that will be caused by such delay will be impossible or very difficult to accurately determine. Contractor agrees to pay District \$1,000 per day as agreed liquidated damages for the delay, not as a penalty, but as a reasonable forecast of just compensation for loss and expenses for each and every calendar day or fraction thereof elapsing between the specified substantial completion date and the date the work is actually substantially completed by Contractor. Work shall be completed by August 31, 2027, 463 days from Date of Notice to Proceed.

**Severability.**

If any provisions or part of the Contract Documents are found to be unenforceable by a court of competent jurisdiction, all other provisions of this Contract shall remain in full force and effect and the Contract shall be read and interpreted without the invalid provision.

**Entire Agreement.**

This contract signed by both parties, constitutes a final written expression of all of the terms of this agreement and is the complete and exclusive statement of those terms. Any and all representations, promises, warranties, or statements by Contractor or Contractor’s agents that differ in any way from the terms of this written agreement shall be given no force and effect.

This Agreement will be effective on Insert Month and Day, 20Insert Year.

**OWNER**

Tualatin Hills Park & Recreation District

By: \_\_\_\_\_

Jared Isaksen

Financial Services Director/  
Chief Financial Officer

Address for giving notices:  
15707 SW Walker Road  
Beaverton, OR 97006

**CONTRACTOR**

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Address for giving notices:  
Insert Text  
Insert Text