


**Date:** May 27, 2026

**To:** Board of Directors

**From:** Sam Desue, Jr. 

**Subject:** **RESOLUTION NO. 26-05-20 OF THE TRI-COUNTY METROPOLITAN TRANSPORTATION DISTRICT OF OREGON (TRIMET) AUTHORIZING A CONTRACT MODIFICATION WITH MASS. ELECTRIC CONSTRUCTION COMPANY FOR CONSTRUCTION MANAGER/GENERAL CONTRACTOR SERVICES FOR THE TYPE 1 TRACTION POWER SUBSTATION REPLACEMENT PROJECT**

**1. Purpose of Item**

This Resolution requests authorization for the General Manager to execute a modification (Modification) to the Construction Manager/General Contractor (CM/GC) services contract (Contract) with Mass. Electric Construction Company (MEC) for the Type 1 Traction Power Substation (TPSS) Replacement Project (Project).

**2. Type of Agenda Item**

- Initial Contract
- Contract Modification
- Other

**3. Type of Contract Procurement**

- Low Bid / Invitation to Bid (ITB)
- Request for Proposals (RFP) (inc. CM/GC, Architecture & Engineering services)
- Other (inc. sole source)

**4. Reason for Board Action**

The TriMet Board of Directors' (Board) authorization is required for all contract modifications causing contract amounts to exceed amounts previously authorized by the Board.

**5. Type of Action**

- Resolution
- Ordinance 1<sup>st</sup> Reading
- Ordinance 2<sup>nd</sup> Reading
- Other \_\_\_\_\_

**6. Background**

The 12 Type 1 TPSS that power the MAX light rail system along the Banfield section of the Blue Line were installed around 1983 and have reached the end of their normal expected service life. Many of the electrical and other critical components of these Type 1 TPSS are

obsolete and are no longer supported by the manufacturer. Therefore, all 12 TPSS must be replaced to ensure a continued State of Good Repair (SGR) along the MAX Blue Line.

The overall Project is a multi-year, multi-site project with an anticipated completion date in 2034. This Project contains projects at multiple sites with similar scopes with independent utility, broken into sub-scopes for delivery on different schedules. This approach minimizes the disruption of transit service inherent in performing SGR work along the operating MAX system.

At its March 26, 2025 meeting, the Board approved Resolution 25-03-14, which authorized a CM/GC contract with MEC in an amount not-to-exceed \$169,641 for Pre-Construction Services for the Project. At its June 25, 2025 meeting, the Board approved Resolution No. 25-06-32, which authorized Modification 1 of the CM/GC contract in an amount not to exceed \$4,895,000, to procure long lead items, for the E. 181st Avenue site. At its September 24, 2025 meeting, the Board approved Resolution 25-09-45, which authorized Modification 2 of the CM/GC contract in the amount of \$32,505,000 for long lead items and for construction for six sites: E. 60th Avenue, Gateway Transit Center, E. 122nd Avenue, E. 148th Avenue, E. 181st Avenue, and Gresham Transit Center.

The TPSS Project is now focusing on the Steel Bridge and Morrison sites. Though TriMet anticipated these sites would be constructed at a later date, elements outside of TriMet’s control require TriMet to focus on these sites now. The City of Portland is planning to build the Steel Bridge Skate Park (SBSP) in the next 3-4 years. The SBSP project impacts the Steel Bridge and Morrison sites as the PGE utility feed for Morrison runs through the Steel Bridge site. The schedule for Steel Bridge and Morrison sites needs to be aligned with the schedule for the SBSP project.

Advancing the Steel Bridge substation replacement at this time reduces the risk of unplanned service disruption and ensures coordination with the City’s SBSP project. The Morrison AC utility portion also reduces the risk of unplanned service disruptions by allowing the Morrison substation to stay on-line while the Steel Bridge substation is being replaced.

This Resolution would authorize a Modification to increase the Contract by \$7,945,000. The purchase of long lead materials for the Steel Bridge and Morrison substation replacements will cost \$3,375,000, the associated construction services for the Steel Bridge and Morrison elements will cost \$3,850,000 and built into the Modification is Change Order authority of \$720,000 (or 10%).

The current amount already authorized for the Contract including the Modifications, along with the estimated costs to procure the additional TPSS and related equipment and associated construction services, are detailed in the table below:

<b>Resolution No. 25-03-14</b> Authorizing Pre-Construction Services	\$169,641	
<b>Resolution No. 25-06-32</b> Authorizing Modification 1 for E. 181 <sup>st</sup> Avenue <i>Long Lead items</i>	\$4,450,000	
<i>Change Order Allowance</i>	\$445,000	
<b>Resolution No. 25-09-45</b> Authorizing Modification 2		

<i>Prefabricated TPSSs</i> (structures, including TPSS equipment, for five additional elements)	\$15,550,000	
<i>Construction Services</i> (all six elements)	\$14,000,000	
<i>Change Order Allowance</i>	\$2,955,000	
<b>Subtotal</b>		<b>\$37,569,641</b>
<b>This Resolution No. 26-05-20</b> Authorizing Modification 4		
<i>Long Lead Materials</i> (Prefabricated TPSS, including TPSS equipment, for Steel Bridge element & AC Switchgear for the Morrison element)	\$3,375,000	
<i>Construction Services</i> (Steel Bridge element & Morrison utility AC switchgear)	\$3,850,000	
<i>Change Order Allowance</i> (10% of additional amount authorized by this Resolution No. 26-05-20)	\$720,000	
<b>Total Amount Requested by this Resolution No. 26-05-20 (Subtotal)</b>		\$7,945,000
<b>Total Amount of Revised CM/GC Contract</b>		<b>\$ 45,514,641</b>

As shown in the table above, this Resolution will bring the total Contract amount to \$45,514,641.

**7. Description of Procurement Process**

The original CM/GC services contract was procured through a competitive Request for Proposals (RFP) process.

**8. Financial/Budget Impact**

Budget for this modification is included in the Maintenance Division’s budget. Funds are anticipated to be General Funds.

**9. Impact if Not Approved**

If the Resolution is not approved, the Steel Bridge long-lead materials and associated construction services for the substation replacement would need to be procured at a later date, delaying the overall Project and increasing its costs. Postponing the Steel Bridge replacement and the associated Morrison utility infrastructure work introduces scheduling risk due to coordination with the SBSP project. MEC has performed well on the Project so far, and its CM/GC contract requires “open book” negotiations that lead to fair and reasonable pricing.

**RESOLUTION NO. 26-05-20**

**RESOLUTION NO. 26-05-20 OF THE TRI-COUNTY METROPOLITAN  
TRANSPORTATION DISTRICT OF OREGON (TRIMET) AUTHORIZING A  
CONTRACT MODIFICATION WITH MASS. ELECTRIC CONSTRUCTION  
COMPANY FOR CONSTRUCTION MANAGER/GENERAL CONTRACTOR  
SERVICES FOR THE TYPE 1 TRACTION POWER SUBSTATION  
REPLACEMENT PROJECT**

**WHEREAS**, TriMet has authority under ORS 267.200 to enter into a contract modification (Modification) with Mass. Electric Construction Company (MEC) for Construction Manager/General Contractor (CM/GC) services for additional elements of the Type 1 Traction Power Substation Replacement Project; and

**WHEREAS**, by Resolution No. 25-03-14, dated March 26, 2025, the TriMet Board of Directors (Board) authorized a CM/GC Contract (Contract) in the amount of \$169,641; and

**WHEREAS**, by Resolution No. 25-06-32, dated June 25, 2025, the Board authorized a modification of \$4,895,000; and

**WHEREAS**, by Resolution No. 25-09-45, dated September 24, 2025, the Board authorized a second modification of \$32,505,000; and

**WHEREAS**, by Resolution No. 25-06-29, dated June 25, 2025, the Board adopted a Statement of Policies requiring it to authorize contracts obligating TriMet to pay in excess of \$2,000,000;

**NOW, THEREFORE, BE IT RESOLVED:**

1. That the Modification shall conform with applicable law.
2. That the General Manager or his designee is authorized to execute a Modification to the Contract in the total amount of \$7,225,000.
3. That the General Manager or his designee is further authorized to execute Change Orders to the Modification in an amount not to exceed \$720,000, for a total not-to-exceed amount of \$7,945,000.

Dated: May 27, 2026

Attest:

\_\_\_\_\_  
Presiding Officer

\_\_\_\_\_  
Recording Secretary

Approved as to Legal Sufficiency:

  
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Legal Department