



AGENDA REPORT

PROPOSED ACTION: Resolution: Approve and Authorize the Executive Director to Award and Execute a Contract with Koffler Electrical Mechanical Apparatus Repair, Inc. for Container Cranes Large Electric Motor Maintenance, Repair, Reconditioning, Overhaul, and Replacement Services for Port of Oakland-Owned Cranes for an amount Not-To-Exceed \$900,000 Commencing January 1, 2026 and Ending December 31, 2028, 2029, or 2030; and Finding that the Proposed Action is Exempt Under the California Environmental Quality Act. **(Engineering)**

Submitted By: Emilia Sánchez, Director of Engineering; Kristi McKenney, Executive Director

Parties Involved:

Koffler Electrical Mechanical Apparatus Repair, Inc.
527 Whitney Street
San Leandro, CA 94577

Amount:

\$900,000 Total not to exceed
(Operating and Capital Expense)

EXECUTIVE SUMMARY: The Port of Oakland (Port) is obligated to maintain certain Port-owned cranes at its Seaport terminals. The Port regularly solicits proposals for services to support this specialty work. These contracts are highly effective and flexible for as-needed and annual support services required to maintain Port-owned cranes.

BACKGROUND & ANALYSIS

The Port is obligated through various leases to maintain certain Port-owned container cranes at its Seaport terminals such as OICT and Trapac. To meet this obligation, Port Staff mobilizes a vendor on an as-needed basis to perform maintenance, repair, reconditioning, overhaul, and replacement services on large electric motors on Port-owned cranes.

The current contract is set to expire on December 31, 2025. The requested contract will allow the Port to continue the as-needed electric motor services of large electric motors on Port-owned cranes.

On October 2, 2025, the Port issued and posted on its website a Request for Proposal for container cranes large electric motors maintenance, repair, reconditioning, overhaul, and replacement services contract. The scope of work of the requested contract includes, but is not limited to, providing labor, materials, and equipment required to maintain, repair,

recondition, overhaul, or replace large electric motors for Port-owned container cranes based on motor manufacturer specifications and motor nameplate information, using current industry standards and best practices.

The Port received one proposal on November 12, 2025, as noted below.

Proposer	Location	Certified LIA/LBA/SBE/VSBE
Koffler Electrical Mechanical Apparatus Repair, Inc. (Koffler)	San Leandro, CA	LIA and SBE

The Port Staff evaluation committee found Koffler's proposal to be complete and responsive. Koffler is a certified Local Impact Area business and a Small Business Enterprise. Two additional one-year extensions are requested to allow Port Staff to efficiently use any remaining contract authority after the first three years for ongoing maintenance before needing to issue a new request for proposals and preparing a new contract.

OTHER FINDINGS AND PROVISIONS

ENVIRONMENTAL REVIEW

The proposed action was analyzed under the California Environmental Quality Act (CEQA) and was found to be:

- ☒ Categorically exempt under the following CEQA Guidelines Section:
15301 (Existing Facilities)
- ☐ "Common Sense" exemption under CEQA Guidelines Section 15061(b)(3).
- ☒ Other/Notes: This action, authorizing services for maintenance, repair, reconditioning, overhaul, and replacement services of Port-owned cranes, is categorically exempt under CEQA because it consists of maintaining and servicing of existing structures with no expansion of use.

BUDGET

- ☐ Administrative (No Impact to Operating, Non-Operating, or Capital Budgets); OR
- ☒ Operating ☐ Non-Operating ☒ Capital

Analysis: There is no budget impact as crane electric motor repair costs are included in the Adopted FY 2026 operating expense budget for Engineering and will be included in future budgets. Also, there is no impact to the CIP budget anticipated at this time.

STAFFING

- ☒ No Anticipated Staffing Impact.
- ☐ Anticipated Change to Budgeted Headcount.
Reason:
- ☐ Other Anticipated Staffing Impact (e.g., Temp Help).
Reason:

MARITIME AND AVIATION PROJECT LABOR AGREEMENT (MAPLA):

Applies? No (Not Aviation or Maritime CIP Project) – proposed action is not covered work on Port's Capital Improvement Program in Aviation or Maritime areas above the threshold cost.

☐ Additional Notes:

LIVING WAGE (City Charter § 728):

Applies?

No (Public Works) – proposed action is a construction contract covered by state or federal prevailing wages that are higher than those under the Living Wage requirements.

☐ Additional Notes:

SUSTAINABLE OPPORTUNITIES:

GENERAL PLAN (City Charter § 727):

<p><u>Applies?</u> No.</p> <p><u>Reason:</u> There are no sustainable opportunities generally associated with repair of electric motors.</p>	<p><u>Conformity Determination:</u></p> <p>No Project – conformity determination not required because proposed action does not change use of or make alterations to an existing facility, or create a new facility.</p>
<p><u>STRATEGIC PLAN.</u> The proposed action would help the Port achieve the following goal(s) in the Port's Strategic Plan:</p> <ul style="list-style-type: none"> <input type="checkbox"/> Capture Our Market and Grow the Economic Base <input checked="" type="checkbox"/> Modernize and Upgrade Infrastructure <input type="checkbox"/> Transition to Zero-Emissions and Build Climate Resilience <input type="checkbox"/> Maximize Land Use Value and Revenues <input type="checkbox"/> Workforce Training and Jobs Development <input type="checkbox"/> Create Opportunities for Local Businesses and Community Economic Development 	