



SUPPLEMENTAL BOARD AGENDA

Thursday, June 25, 2026

Board Room – 2nd Floor

The Public Portion Of The Meeting Will Begin At 3:30 p.m.

PUBLIC PARTICIPATION

To Speak on an Agenda Item via Teleconference

To participate via teleconference please click the link below.

To comment by Zoom video conference, click the "Raise Your Hand" button to request to speak when Public Comment is being taken on the eligible Agenda item. During your turn, you will be unmuted to make public comment, and re-muted after the allotted time. All speakers will be allotted a minimum of one minute.

*To comment by phone, please call on one of the phone numbers listed below. You will be prompted to "Raise Your Hand" by pressing "*9" to request to speak when Public Comment is being taken on the eligible Agenda Item. During your turn, you will be unmuted to make public comment, and re-muted after the allotted time. Please unmute yourself by pressing *6.*

<https://portoakland.zoomgov.com/j/1654636701>

To join by Telephone:

US: US: +1 669 254 5252 or +1 669 216 1590 or +1 415 449 4000

Webinar ID: 165 463 6701

To Speak on an Agenda Item In-person

You may speak on any item appearing on the Agenda. Please fill out a Speaker's Card and give it to the Board Secretary before the start of the meeting or immediately after the conclusion of Closed Session. You may submit a Speaker Card for Open Forum any time prior to Open Forum. All speakers will be allotted a minimum of one minute.

ROLL CALL

Commissioner Dominguez Walton, Commissioner Martinez, Commissioner Muhammad, Commissioner Wong, Second Vice-President Leslie, First Vice-President Myres and President Cluver

1. CLOSED SESSION (1:00 p.m.)

Closed Session discussions and materials may not be disclosed to a person not entitled to receive it, unless the Board authorizes disclosure of that confidential information.

1.1

CONFERENCE WITH REAL PROPERTY NEGOTIATOR - (Pursuant to California Government Code Section 54956.8)

Property: 10 Washington St, Oakland, CA 94607

Negotiating Parties: JWJ Partners LLC and the Port of Oakland

Agency Negotiator: Dorin Tiutin, Acting Chief Real Estate Officer

Under Negotiation: Price and Terms of Payment

Property: 1 Hegenberger Road Oakland, CA 94621

Negotiating Parties: HLT CA Hilton LLC and the Port of Oakland

Agency Negotiator: Dorin Tiutin, Acting Chief Real Estate Officer

Under Negotiation: Price and Terms of Payment

Property: Oakland Inner and Outer Harbors; Oakland Seaport

Negotiating Parties: Port of Oakland; City of Alameda; various property owners surrounding existing Inner; and Outer Harbor Turning Basins

Agency Negotiator: Bryan Brandes, Director of Maritime

Under Negotiation: Price and Terms of Payment

Property: 1 Market Street, Oakland, CA

Negotiating Parties: Industrial Realty Group LLC; Oakland Roots Sports Club; and the Port of Oakland

Agency Negotiator: Dorin Tiutin, Acting Chief Real Estate Officer

Under Negotiation: Price and Terms of Payment

Property: 1 Airport Drive, Terminal 1 and Terminal 2 Food and Beverage Units

Negotiating Parties: HFF OAK Venture, LLC; Rylo Management (ACDBE); Soaring Food Group II, LLC (ACDBE); SSP America OAK, LLC; NNF Grewal, Inc.; and the Port of Oakland

Agency Negotiator: Rebekah Bray, Manager of Airport Properties

Under Negotiation: Price and Terms of Payment

File ID: [\[176-26\]](#)

1.2 PUBLIC EMPLOYEE PERFORMANCE EVALUATION - (Pursuant to California Government Code Section 54957)

Title: Port Attorney

File ID: [\[185-26\]](#)

1.3 CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION - Significant exposure to litigation pursuant to paragraph (2) or (3) of subdivision (d) of Section 54956.9: Number of Matter(s): 1

File ID: [\[186-26\]](#)

OPEN SESSION/ROLL CALL

Commissioner Dominguez Walton, Commissioner Martinez, Commissioner Muhammad, Commissioner Wong, Second Vice-President Leslie, First Vice-President Myres and President Cluver

CLOSED SESSION REPORT

The Port Attorney or Board Secretary will report on any final actions taken in Closed Session.

2. CONSENT ITEMS

Action by the Board under "Consent Items" means that all matters listed below have been summarized and will be adopted by one motion and appropriate vote. Consent Items may be removed for further discussion by the Board at the request of any member of the Board.

2.1 Resolution: Approve and Authorize the Executive Director to Execute a Consent to Assignment of Operating Agreement for Ground Transportation and Curbside Management Services, and Shuttle Bus Services from SP Plus Corporation to Metropolis Technologies, Inc., and Find that the Proposed Action is Exempt Under the California Environmental Quality Act. **(Aviation)**

File ID: [\[155-26\]](#)

Attachments: [Agenda Report](#)

- 2.2 Resolution:** Approve and Authorize the Executive Director to Execute a Memorandum of Understanding Agreement with Alameda County Fire Department to Reimburse for Staffing, Training, and Equipment Costs that Support the Water Rescue Program at Oakland San Francisco Bay Airport from July 1, 2026 through June 30, 2031, for an Amount Not to Exceed \$560,000; and Find that the Proposed Action is Exempt Under the California Environmental Quality Act. **(Aviation)**

File ID: [\[183-26\]](#)

Attachments: [Agenda Report](#)

- 2.3 Ordinance:** Approve and Authorize the Executive Director to Execute a Fourth Amendment to License and Concession Agreement with Bank of America, National Association, to Extend the Term for an Additional Five Years, With an Initial Monthly Rent of \$1,407.60 For the Extended Term; and Find that the Proposed Action is Exempt Under the California Environmental Quality Act. **(CRE)**

File ID: [\[144-26\]](#)

Attachments: [Agenda Report](#)

[Attachment](#)

- 2.4 Ordinance:** Approve and Authorize the Executive Director to Execute a Third Amendment to License and Concession Agreement with the Association for the Preservation of the Presidential Yacht Potomac, to Extend their Term for an Additional Five Years, at an Initial Monthly Rent of \$3,354.00 for the Extended Term; and Find that the Proposed Action is Exempt Under the California Environmental Quality Act **(CRE)**

File ID: [\[166-26\]](#)

Attachments: [Agenda Report](#)

- 2.5 Resolution:** Approve and Authorize the Port Risk Manager to Renew the Port of Oakland's Contractors Pollution Liability Insurance Policy with Navigators Specialty Insurance Company, Arranged and Paid Through Alliant Insurance Services, for an Amount Not to Exceed \$232,000, Delegate Authority to the Port Risk Manager to Execute any Necessary Documents, and Find that the Proposed Action is Exempt Under the California Environmental Quality Act. **(Finance & Admin)**

File ID: [\[164-26\]](#)

Attachments: [Agenda Report](#)

- 2.6 Resolution:** Approve and Authorize the Port of Oakland's Risk Manager to Execute a Two-Year Airport Liability Insurance Policy and Rate Cap Agreement for Auto Liability Insurance and Excess Workers Compensation Insurance, and Find that the Proposed Action is Exempt Under the California Environmental Quality Act. **(Finance & Admin)**
- File ID:** [\[167-26\]](#)
- Attachments:** [Agenda Report](#)
- 2.7 Resolution:** Approve the Creation of a Bond Underwriting Pool Comprised of 11 Bond Underwriting Firms for a Five-Year Term and Authorize the Chief Financial Officer to Select Bond Underwriting Syndicates from the Pool for Future Bond Financings, and Find that the Proposed Action is Exempt Under the California Environmental Quality Act. **(Finance & Admin)**
- File ID:** [\[181-26\]](#)
- Attachments:** [Agenda Report](#)
- 2.8 Resolution:** Approve and Authorize the Port Attorney to Execute Fiscal Year 2027 Outside Counsel and Consultant Retention Agreements with Selected Law Firms and Consultants and Related Actions, in an Initial Total Amount of \$2,812,500, Subject to Adjustments Under the Port Attorney's Contracting Authority and Find that the Proposed Action is Exempt Under the California Environmental Quality Act. **(Port Attorney)**
- File ID:** [\[180-26\]](#)
- Attachments:** [Agenda Report](#)
- 2.9 Ordinance 4848,** 2nd Reading Of An Ordinance Approving And Authorizing The Executive Director To Execute The Third Amendment To Space/Use Permit With Clean Energy Fuels Corporation Operating In The North Field Of Oakland San Francisco Bay Airport For An Additional Five-Year Term From June 22, 2026 To June 21, 2031, And Finding That The Proposed Action Is Exempt Under The California Environmental Quality Act.
- File ID:** [\[169-26\]](#)
- Attachments:** [Ordinance 4848](#)
- 2.10 Ordinance 4849,** 2nd Reading Of An Ordinance Amending Appendix C-3 Of The Port Of Oakland Administrative Code To Include New Fees Related To The General Aviation T-Hangar Waiting List Under An Airport Directive Issued By The Director Of Aviation, And Finding That The Proposed Action Is Exempt Under The California Environmental Quality Act.
- File ID:** [\[170-26\]](#)
- Attachments:** [Ordinance 4849](#)

- 2.11 Ordinance 4850**, 2nd Reading Of An Ordinance Approving And Authorizing The Director Of Aviation To Execute Private-Owned Hangar And Ramp Space Agreements And Port-Owned Hangar And Ramp Space Agreements With Multiple General Aviation Tenants, For A Five Year Term Commencing July 1, 2026, And Expiring June 30, 2031; And Amending Appendix C-1 Of The Port Of Oakland Administrative Code To Adjust The General Aviation Monthly Rental Rates; And Finding That The Proposed Action Is Exempt Under The California Environmental Quality Act.

File ID: [\[171-26\]](#)

Attachments: [Ordinance 4850](#)

- 2.12 Ordinance 4851**, 2nd Reading Of An Ordinance Approving And Authorizing The Executive Director To Execute An Easement With Pacific Gas And Electric Company For The Property Located At Assessor Parcel Number 042-4425-011 For Installation Of Electrical Utility Infrastructure, And A Second Amendment To Lease With WattEV Ca4, Inc. For Certain Consent And Indemnification Provisions Related To Such Easement, And Finding That The Proposed Action Is Exempt Under The California Environmental Quality Act.

File ID: [\[172-26\]](#)

Attachments: [Ordinance 4851](#)

- 2.13 Minutes:** Approval of the Minutes of the Regular Meetings of April 23, 2026, May 14, 2026 and May 28, 2026.. **(Board)**

File ID: [\[168-26\]](#)

Attachments: [April 23, 2026 Minutes](#)

[May 14, 2026 Minutes](#)

[May 28, 2026 Minutes](#)

3. MAJOR PROJECTS

This segment of the meeting is reserved for action and discussions regarding the status of Major Projects and issues of special importance.

- 3.1 Resolution:** Approve and Authorize the Executive Director to Execute a Design Agreement with the U.S. Army Corps of Engineers to Design the Oakland Harbor Turning Basins Widening Project in the Amount of \$2,700,000 and Find that the Proposed Action Complies with the California Environmental Quality Act as Analyzed in the Final Environmental Impact Report for the Oakland Harbor Turning Basins Project **(Maritime)**

File ID: [\[148-26\]](#)

Attachments: [Agenda Report](#)

4. BUDGET & FINANCE

This segment of the meeting is reserved for action or discussion regarding the status of Budget and Finance issues.

- 4.1 Resolution:** Approve the Annual Operating and Capital Budgets for Fiscal Year Ending June 30, 2027; Authorize the Payment of Operating and Other Expenses, and the Payment of Debt Service of the Port of Oakland for the Fiscal Year Ending June 30, 2027; Authorize the Payment of \$316,358,000 of Total Capital Expenditures, as Provided for in the Capital Budget for the Fiscal Year Ending June 30, 2027; Authorize FY 2026 Carryover Spending in FY 2027; Authorize Transfers Between Operating and Capital Budgets Due to Changes in Accounting Treatment; **and** Find that the Proposed Action is Exempt Under the California Environmental Quality Act. **(Finance & Admin)**

File ID: [\[178-26\]](#)

Attachments: [Agenda Report](#)

[Attachment A](#)

[Attachment B](#)

- 4.2 Ordinance:** Approve and Authorize the Proposed Fiscal Year 2027 Airline Landing Fee Rates, Terminal Space Rental Rates, and Other Fees Generating \$101.5 Million in Revenue at Oakland San Francisco Bay Airport and Amend Appendix C-1 of the Port of Oakland Administrative Code to Adjust the Proposed Fiscal Year 2027 Fees; and Find that the Proposed Action is Exempt Under the California Environmental Quality Act. **(Aviation)**

File ID: [\[179-26\]](#)

Attachments: [Agenda Report](#)

[Supplemental Attachment](#)

5. STRATEGY & POLICY

This segment of the meeting is reserved for action or discussion on Strategy and Policy Issues.

6. REMAINING ACTION ITEMS

Remaining Action Items are items not previously addressed in this Agenda that may require staff presentation and/or discussion and information prior to action by the Board.

- 6.1 Ordinance:** Approve and Authorize the Executive Director to Execute an Amendment to the Amended and Restated Space/Use Permit with each of the Four Food & Beverage Concessionaires Operating at Oakland San Francisco Bay Airport; Specifically: HFF OAK Venture, LLC; Rylo Management; SSP America OAK, LLC and NNF Grewal, Inc. to Revise Terms and Conditions of the Space/Use Permits and Find that the Proposed Action is Exempt Under the California Environmental Quality Act. **(Aviation)**

File ID: [\[165-26\]](#)

Attachments: [Agenda Report](#)

- 6.2 Ordinance:** Amend Chapter 8.01 of the Port of Oakland Administrative Code to Authorize Personal Vehicle Sharing Services at Oakland San Francisco Bay Airport and Find that the Proposed Action is Exempt Under the California Environmental Quality Act. **(Aviation)**

File ID: [\[177-26\]](#)

Attachments: [Agenda Report](#)
[Attachment](#)

- 6.3 Resolution:** Approve and Authorize the Executive Director to Execute Project Supplement No. 4 and Project Supplement No. 5 with the California State Transportation Agency to (a) Consolidate Funding and Delivery for Certain Roadway Projects on 3rd Street and Adeline Street With the Port and Freight Infrastructure Program, and (b) Create a New Marine Terminal Modernization Subproject; and Find that the Proposed Action is Exempt Under the California Environmental Quality Act. **(Maritime)**

File ID: [\[173-26\]](#)

Attachments: [Agenda Report](#)

- 6.4 Resolution:** Approve and Authorize the Executive Director to Execute an Amended Baseline Agreement and All Other Related Documents Necessary for the Port to Amend Its Trade Corridor Enhancement Program Agreement to Reflect a Scope Reduction With a Commensurate Reduction in the Grant Funding Award; and Find that the Proposed Action Complies with the California Environmental Quality Act as Evaluated in the Negative Declaration Adopted for the 2023 Green Power Microgrid Project. **(Maritime)**

File ID: [\[174-26\]](#)

Attachments: [Agenda Report](#)

- 6.5 Resolution:** Approve and Authorize the Executive Director to Execute Professional Services Agreements with AECOM Technical Services, Inc. and RS&H California, Inc., or the Next Ranked Vendor, for On-Call Airport Pavement Engineering Design Services at the Oakland San Francisco Bay Airport with an Aggregate Maximum Compensation for All Agreements Not to Exceed \$12,000,000, for Three-Year Terms Renewable Up to Two Years; and Find that the Proposed Action is Exempt Under the California Environmental Quality Act. **(Engineering)**

File ID: [\[93-26\]](#)

Attachments: [Agenda Report](#)
[Resolution Item 6.3](#)

- 6.6 Resolution:** Approve and Authorize the Executive Director to Increase the Professional Services Agreement with Hill International Inc. by \$4,100,000 to a Total Not-to-Exceed Amount of \$9,100,000; and Find that the Proposed Action is exempt under the California Environmental Quality Act. **(Engineering)**

File ID: [\[115-26\]](#)

Attachments: [Agenda Report](#)

- 6.7 Resolution:** Approve and Authorize the Executive Director to Waive Formal Competitive Procurement Procedures and Execute a Second Supplemental Agreement to the Professional Services Agreement with Absolute Consulting, Inc., dba Absolute Consulting Software Development, Inc., to Extend the Term Through June 30, 2030 and Add \$1,040,000 to the Agreement's Maximum Compensation for a Total Amount Not to Exceed \$2,340,000 to Provide Advanced Level Technical Support on the Oracle Enterprise Resource Planning System; and Find that the Proposed Action is Exempt Under the California Environmental Quality Act. **(Finance & Admin)**

File ID: [\[184-26\]](#)

Attachments: [Agenda Report](#)

7. UPDATES/ANNOUNCEMENTS

The President, Members of the Board and the Executive Director will report on noteworthy events occurring since the last Board Meeting.

8. SCHEDULING

This segment of the meeting is reserved for scheduling items for future Agendas and/or scheduling Special Meetings

OPEN FORUM

The Board will receive public comment on non-agenda items during this time.

ADJOURNMENT

The next Regular Meeting of the Board will be held on July 9, 2026.

PUBLIC PARTICIPATION

To Speak on an Agenda Item

You may speak on any item appearing on the Agenda. Please fill out a Speaker's Card and give it to the Board Secretary **before the start of the meeting** or immediately after conclusion of Closed Session. Cards received after the start of the meeting will be treated as a single request to speak in Open Forum. All speakers will be allotted a minimum of one minute.

To Receive Agendas & Related Materials

Should you have questions or concerns regarding this Agenda, or wish to review any of the Agenda Related Materials, please contact the Board Secretary, Daria Edgerly, at: (510) 627-1337, or visit our web page at: www.portoakland.com

To receive Port Agendas and Agenda Related Materials by email, please email your request to: dedgerly@portoakland.com

Disability Related Modifications

Any person who requires a disability-related modification or accommodation, including auxiliary aids or services, in order to participate in the meeting, may submit a written request, electronic request, or telephone request [via the California Relay Service (telephone) for the hearing impaired at (800) 735-2922], to the Secretary of the Board **no later than five working days** prior to the scheduled meeting date.

Daria Edgerly, Secretary of the Board
530 Water Street, Oakland, CA 94607
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(510) 627-1337

Language & Interpretive Services

As a grantee of federal aid grant funds from the US Department of Transportation, the Port is responsible for ensuring equal access to its programs, services, and benefits. To request bilingual interpreters or materials in alternate formats, please contact the Secretary of the Board **no later than five working days** prior to the scheduled meeting date.

Daria Edgerly, Secretary of the Board
530 Water Street, Oakland, CA 94607
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(510) 627-1337

Commissioners' Statement of Intention

We are a governing Board whose authority lies with the entirety of the Board.

We govern in accordance with our fiduciary duty to the Port of Oakland.

We conduct ourselves with clarity and transparency, grounded in the principles of integrity, trust and respect.

We reach our decisions through candid, open and deliberative debate and hold both staff and ourselves accountable for implementing them.