



MINUTES

Thursday, November 10, 2016

Board Room – 2nd Floor

ROLL CALL

President Colbruno called the Regular Meeting to order at the hour of 1:03 pm and the following Commissioners were in attendance:

Present: 7 - Commissioner Andreas Cluver, Commissioner Earl Hamlin, Commissioner Arabella Martinez, Commissioner Alan Yee, Second Vice-President Joan Story, First Vice-President Ces Butner and President Michael Colbruno

1. CLOSED SESSION

President Colbruno convened the Board in Closed Session at 1:05 pm to hear the following Items:

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

Property: Multiple Food & Beverage Concession Units and In-Terminal Advertising Location through OAK

Negotiating Parties: Host International, Inc., Clear Channel Airports and Port of Oakland

Agency Negotiator: Bryant L. Francis, Director of Aviation

Under Negotiation: Price and Terms of Tenancy

Property: Maritime Street, Oakland (Approx. 27 acres, former Oakland Army Base)

Negotiating Parties: CenterPoint Properties, and Port of Oakland

Agency Negotiator: John Driscoll, Director of Maritime

Under Negotiation: Price and Terms of Lease and Development

File ID: [329-16]

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

Title: Executive Director
Port Attorney
Chief Audit Officer
Secretary of the Board

File ID: [330-16]

OPEN SESSION/ROLL CALL

President Colbruno reconvened the Regular Meeting to order at 3:42 p.m. and the following Commissioners were in attendance:

Present: 7 - Commissioner Andreas Cluver, Commissioner Earl Hamlin, Commissioner Arabella Martinez, Commissioner Alan Yee, Second Vice-President Joan Story, First Vice-President Ces Butner and President Michael Colbruno

CLOSED SESSION REPORT

Port Attorney, Danny Wan, reported that the Board had taken no final action in Closed Session.

2 CONSENT ITEMS

A motion was made by First Vice-President Butner, seconded by Commissioner Hamlin, to approve the Consent Agenda. The motion carried by the following vote:

Ayes: 7 - Commissioner Cluver, Commissioner Hamlin, Commissioner Martinez, Commissioner Yee, Second Vice-President Story, First Vice-President Butner and President Colbruno

- 2.1 Resolution 16-127:** Authorization to Execute an extension Agreement with the San Francisco Bay Area Rapid Transit District (BART) to Provide As-Needed BART Bus Bridge Service Through December 31, 2017, 2018, or 2019. **(Aviation)**

File ID: [\[323-16\]](#)

This Resolution was approved.

- 2.2 Resolution 16-128, Building Permit:** #5114, Construction of Temperature Controlled Logistics Center; Cool Port **Oakland**, LLC; 575 Maritime Street, Outer Harbor. **(Engineering)**

File ID: [\[327-16\]](#)

This Resolution was approved.

- 2.3 Ordinance 4398,** 2nd Reading Of An Ordinance Authorizing And Approving A Lease With A Maximum Term Not To Exceed Seven Years With U.S. Customs And Border Protection For Office And Land Space At 700 Maritime Street Within The Port Area.

File ID: [\[328-16\]](#)

This Ordinance was approved.

3. MAJOR PROJECTS

There were no Major Projects on the Agenda.

4. BUDGET & FINANCE

There were no Budget & Finance Items on the Agenda.

5. STRATEGY & POLICY

A motion was made by Commissioner Hamlin, seconded by First Vice-President Butner, that the be approved.. The motion carried by the following vote:

Ayes: 7 - Commissioner Cluver, Commissioner Hamlin, Commissioner Martinez, Commissioner Yee, Second Vice-President Story, First Vice-President Butner and President Colbruno

- 5.1 Ordinance 4399:** Adopt Amendments to By-Laws and Administrative Rules of the Board of Port Commissioners. **(Port Attorney)**

File ID: [\[331-16\]](#)

Port Attorney, Danny Wan, introduced Item 5.1.

A motion was made by Commissioner Hamlin, seconded by First Vice-President Butner, that the Ordinance be introduced on first reading. The motion carried by the following vote:

Ayes: 7 - Commissioner Cluver, Commissioner Hamlin, Commissioner Martinez, Commissioner Yee, Second Vice-President Story, First Vice-President Butner and President Colbruno

6. REMAINING ACTION ITEMS

- 6.1 Resolution 16-129:** Additional Budget Authorization and Contracting Approvals for the Upgrades to the International Arrivals Building, South Field, OAK. **(Aviation)**

File ID: [\[321-16\]](#)

Aviation Director, Bryant Francis, introduced Item 6.1

A motion was made by Commissioner Yee, seconded by Commissioner Hamlin, that the Resolution be approved. The motion carried by the following vote:

Ayes: 7 - Commissioner Cluver, Commissioner Hamlin, Commissioner Martinez, Commissioner Yee, Second Vice-President Story, First Vice-President Butner and President Colbruno

- 6.2 Resolution 16-130:** Authorize the Executive Director to Execute an Extension of the Parking Revenue Control System ("PARCS") Maintenance and Service Agreement from December 2016 to December 2017 with Xerox Transport Solutions, Inc. (Contract No. X2006-05-A1(A)).
(Aviation)

File ID: [\[322-16\]](#)

Aviation Director, Bryant Francis, introduced Item 6.2

A motion was made by Second Vice-President Story, seconded by Commissioner Martinez, that the Resolution be approved. The motion carried by the following vote:

Ayes: 7 - Commissioner Cluver, Commissioner Hamlin, Commissioner Martinez, Commissioner Yee, Second Vice-President Story, First Vice-President Butner and President Colbruno

- 6.3 Ordinance 4400:** Adoption of an Ordinance Authorizing Execution of *Amendment No. 1 to Space/Use Permit* with MAG US Lounge Management LLC to (i) Add Storage and Support Space, (ii) Extend the Term for an Additional Three (3) Years, (iii) Modify the Latest Opening Date to May 1, 2017. **(Aviation)**

File ID: [\[324-16\]](#)

Aviation Director, Bryant Francis, introduced Item 6.3

A motion was made by Commissioner Hamlin, seconded by Commissioner Cluver, that the Ordinance be approved.. The motion carried by the following vote:

Ayes: 7 - Commissioner Cluver, Commissioner Hamlin, Commissioner Martinez, Commissioner Yee, Second Vice-President Story, First Vice-President Butner and President Colbruno

- 6.4 Ordinance 4401 & Resolution 16-131:** Approval of an Ordinance for Lease Amendments with Unicold Corporation, GSC Logistics, Inc. and Cool Port Oakland, LLC, and Approval of a Resolution to Spend up to \$375,000 in FY16-17 to Modify the Leaseholds of Neighboring Tenants Impacted by the Cool Port Oakland Project. **(Maritime)**

File ID: [\[325-16\]](#)

Maritime Director, John Driscoll, introduced Item 6.4

A motion was made by First Vice-President Butner, seconded by Commissioner Yee, that the Ordinance be approved.. The motion carried by the following vote:

Ayes: 7 - Commissioner Cluver, Commissioner Hamlin, Commissioner Martinez, Commissioner Yee, Second Vice-President Story, First Vice-President Butner and President Colbruno

7. UPDATES/ANNOUNCEMENTS

8. SCHEDULING

Aviation Director, Bryant Francis, reported on the announcement of British Airways service from Oakland International Airport to London Gatwick.

Board President, Michael Colbruno, reported on the ground breaking of Prologis on the former Oakland Army Base.

Aviation Director, Bryant Francis, reported on a new V.I.P. Guest Lounge in terminal One called the Escape Lounge.

Principal Assistant to the Executive Director, Jean Banker, reported on the Employee Appreciation Event held at Plank, in Jack London Square. 70% of employees attended.

Director of Communications, Mike Zampa, reported on the Port's social media strategy.

Second Vice President Story reported on the positive feedback that the Port has recieved in the Media for our recent announcements on reaching our emission goals.

8.1 **Resolution 16-132:** Adopting The Regular Board Meeting Schedule For Calendar Year 2017. (Board)

File ID: [\[326-16\]](#)

Board Secretary, John Betterton, introduced the proposed Calendar for the next year's Regular Board Meetings.

A motion was made by First Vice-President Butner, seconded by Second Vice-President Story, that the Resolution be approved. The motion carried by the following vote:

Ayes: 7 - Commissioner Cluver, Commissioner Hamlin, Commissioner Martinez, Commissioner Yee, Second Vice-President Story, First Vice-President Butner and President Colbruno

OPEN FORUM

Karen Skolnick of the Bay Area Air Quality Management District, addressed the Board.

ADJOURNMENT

There being no additional business, the Meeting was adjourned at the hour of 4:44 p.m.

Approved: June 22, 2017

John Betterton
Secretary of the Board