



PORT OF OAKLAND

*530 Water Street
Oakland, California 94607
510.627.1337*

Minutes

Thursday, June 14, 2018

3:00 PM

Board Room – 2nd Floor

www.portofoakland.com

ROLL CALL

President Story called the Regular Meeting of June 14, 2018 to order at the hour of 1:01 p.m. and the following Commissioners were in attendance:

Present: 5 - Commissioner Earl Hamlin, Commissioner Arabella Martinez, Commissioner Alan Yee, Second Vice-President Andreas Cluver and President Joan Story

Excused: 2 - Commissioner Michael Colbruno and First Vice-President Ces Butner

1. CLOSED SESSION

Sharon Jenkins addressed the Board on Item 1.3.

President Story convened the Board in Closed Session at 1:10 p.m. to hear the following Items:

1.1 CONFERENCE WITH REAL PROPERTY NEGOTIATOR - (Pursuant to

Property: Howard Terminal, Berth 67

Negotiating Parties: Central Concrete, Inc. and Port of Oakland

Agency Negotiator: John Driscoll, Director of Maritime

Under Negotiation: Price and Terms of Payment

Property: Approximately 2 acres of submerged land adjacent to a pier on real property commonly referred to as 1101 Embarcadero West, located adjacent to the southerly side of Embarcadero West Street and adjacent to the westerly boundary of Howard Terminal

Negotiating Parties: Schnitzer Steel Industries, Inc. and Port of Oakland

Agency Negotiator: John Driscoll, Director of Maritime

Under Negotiation: Price and Terms of Payment

File ID: [204-18]

1.2 CONFERENCE WITH LABOR NEGOTIATORS (Pursuant to California Government Code Section 54956.6):

- International Federation of Professional and Technical Engineers, Local 21; Service Employees International Union, Local 1021; Western Council of Engineers; International Brotherhood of Electrical Workers, Local 1245

File ID: [205-18]

1.3 PUBLIC EMPLOYMENT - (Pursuant to California Government Code Section 54957)

Titles: Chief Auditor and Assistant Secretary of the Board

File ID: [206-18]

OPEN SESSION/ROLL CALL

President Story reconvened the Regular Meeting of June 14, 2018 to order at the hour of 3:04 p.m.

CLOSED SESSION REPORT

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

2. CONSENT ITEMS

A motion made by Second Vice-President Cluver, seconded by Commissioner Martinez was made to move Items 2.1 and 2.4 from the Consent Agenda.

Board Secretary, Daria Edgerly, introduced the Consent Items.

A motion was made by Commissioner Yee, seconded by Commissioner Martinez, to approve the Consent Agenda. The motion carried by the following vote:

Ayes: **5 -** Commissioner Hamlin, Commissioner Martinez, Commissioner Yee, Second Vice-President Cluver and President Story

Excused: **2 -** Commissioner Colbruno and First Vice-President Butner

- 2.2 Ordinance 4481:** Approval of Lease Amendment No. 10 to the U.S. Government Lease for Real Property with the United States of America, General Services Administration, on behalf of the Transportation Security Administration, which Increases the Leased Office Space Used by the TSA at Oakland International Airport by 225 Square Feet at a Rental Rate of \$5,666.17 Per Month Through September 30, 2021. **(Aviation)**

File ID: [\[190-18\]](#)

This Ordinance was introduced on first reading.

- 2.3 Ordinance 4482:** Authorization to Enter into a Second Agreement to Extend Right of Entry and Indemnity Agreement with ExxonMobil Oil Corporation through June 30, 2023, for Remediation at Berths 23 and 24 **(Maritime, Engineering)**

File ID: [\[192-18\]](#)

This Ordinance was introduced on first reading.

- 2.5 Resolution 18-50**, Building Permit: for Total Air Services (TAS) for New Signage Installation, 8450 Earhart Road **(Engineering)**

File ID: [\[194-18\]](#)

This Resolution was approved.

- 2.6 Resolution 18-51**, Building Permit: for GSC Logistics for Pavement Repairs, 555 Maritime Street **(Engineering)**

File ID: [\[196-18\]](#)

This Resolution was approved.

- 2.7 Ordinance 4475**, 2nd Reading Of An Ordinance Approving Amendment No. 2 To Space/Use Permit With Boingo Wireless, Inc. To Extend The Term By Six Months Expiring December 31, 2018 To Provide Wireless Internet Access At Oakland International Airport.

File ID: [\[199-18\]](#)

This Ordinance was approved.

- 2.8 Ordinance 4476**, 2nd Reading Of An Ordinance Approving And Authorizing The Executive Director To Execute An Amendment Of The License And Concession Agreement For The Premises Located At 8407 Edgewater Drive, Oakland To Assign The Agreement From J.W.P. Lenders Corporation To Fast Auto Loans, Inc. And To Add An Administrative Fee For Future Transfers

File ID: [\[200-18\]](#)

This Ordinance was approved.

- 2.9 Ordinance 4477**, 2nd Reading Of An Ordinance Approving Amendment No. 3 To Space/Use Permit For Non-Exclusive In-Terminal Advertising Concession With Clear Channel Outdoor DBA Clear Channel Airports To Extend The Term On A Month-To-Month Basis Until March 31, 2019 With Guaranteed Monthly Rent Of \$35,000.

File ID: [\[201-18\]](#)

This Ordinance was approved.

- 2.10 Ordinance 4478**, 2nd Reading Of An Ordinance Approving And Authorizing The Executive Director To Amend (1) The Non-Exclusive Preferential Assignment Agreements ("NEPAAS") With SSA Terminals (Oakland), LLC For The Oakland International Container Terminal, Berths 55-59; (2) The NEPAAS With SSA Terminals, LLC For The Matson Terminal, Berths 60-63; And (3) The Agreement Regarding Combined Compensation At Berths 55-56 And Berths 57-59 Marine Terminals With SSA Terminals (Oakland), LLC.

File ID: [\[203-18\]](#)

This Ordinance was approved.

- 2.11 Ordinance 4479**, 2nd Reading Of An Ordinance Amending Section 2.01 Of Port Ordinance No. 867 Ratifying And Setting The Compensation Of Employees Of The Port Department Represented By Service Employees International Union, Local 1021, Amending Section 1.191 Providing Professional Development Benefits For Certain Employees, And Amending Section 1.31 Providing Certain Employees With A One Time, Non-Persable Lump Sum Payment.

File ID: [\[202-18\]](#)

This Ordinance was approved.

- 2.12 Minutes:** Approval of the Minutes of the Special Meeting of April 20, 2018, the Regular Meetings of April 26, 2018 and May 10, 2018. **(Board)**

File ID: [\[191-18\]](#)

The Minutes were approved.

3. MAJOR PROJECTS

There were no "Major Projects" on the Agenda.

4. BUDGET & FINANCE

There were no Budget & Finance Items to approve.

5. STRATEGY & POLICY

There were no Strategy & Policy Items to approve.

6. REMAINING ACTION ITEMS

- 2.1 Ordinance 4480:** Five-Year Extension of Seventy (70) Multiple Agreements with Airport Tenants and Service Providers Operating at Oakland International Airport for \$6,059,153.64 in Revenue for FY2017-2018. **(Aviation)**

File ID: [\[189-18\]](#)

Aviation Director, Bryant Francis, introduced Item 2.1.

Brandon Mark, Manager of Airport Properties, presented Item 2.1.

A motion was made by Commissioner Martinez, seconded by Commissioner Hamlin, that this Ordinance be introduced on first reading. The motion carried by the following vote:

Ayes: 5 - Commissioner Hamlin, Commissioner Martinez, Commissioner Yee, Second Vice-President Cluver and President Story

Excused: 2 - Commissioner Colbruno and First Vice-President Butner

- 2.4 Resolution 18-49:** Adoption of a Resolution Necessary to Extend the Appointment of Katherine Buckley as the Acting Chief Audit Officer and to Provide Temporary Supplemental Compensation of Six Percent through August 31, 2018. **(Finance & Admin.)**

File ID: [\[178-18\]](#)

Human Resources Director, Michael Mitchell, introduced Item 2.4.

Second Vice-President Cluver asked the motion be amended to extend the appointment of the Acting Chief Auditor until September 30, 2018. The makers of the motion accepted the amendment.

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

Ayes: 5 - Commissioner Hamlin, Commissioner Martinez, Commissioner Yee, Second Vice-President Cluver and President Story

Excused: 2 - Commissioner Colbruno and First Vice-President Butner

- 6.1 Resolution 18-52:** (1) Authorization for the Executive Director to Execute a Letter Committing the Port of Oakland to Support the Port of Long Beach's Application for a California Air Resources Board (CARB) Zero- and Near-Zero Emissions Freight Facilities (ZANZEFF) Grant by (a) Installing Charging Infrastructure to Serve up to 10 Battery-Electric, Zero Emissions Trucks at the Port of Oakland Seaport, and (b) Providing a Minimum Grant Match Contribution of \$1.25 Million Upon Execution of a Memorandum of Understanding (MOU) with the Port of Long Beach, which will be Subject to Future Board Approval; and (2) Finding That No Further Review Under California Environmental Quality Act is Required **(Maritime)**

File ID: [\[188-18\]](#)

Maritime Director, John Driscoll, introduced Item 6.1.

Jason Garben, Sr. Maritime Projects Administrator, presented Item 6.1.

Brian Beveridge addressed the Board on Item 6.1.

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

Ayes: **5** - Commissioner Hamlin, Commissioner Martinez, Commissioner Yee, Second Vice-President Cluver and President Story

Excused: **2** - Commissioner Colbruno and First Vice-President Butner

7. UPDATES/ANNOUNCEMENTS

Social Responsibility Director, Amy Tharpe, introduced The West Oakland Legacy & Leadership Project. The Attitudinal Healing Connection's West Oakland Legacy & Leadership Project (WOLLP) offers West Oakland teens educational training by professionals in Communication, Leadership, Visual Arts, Urban Agriculture, Attitudinal Healing & Environmental Impact Issues. The youth group presented their final presentation to the Board, each member of the group created a superhero to deal with the social & environmental issues of today. The following people presented to the Board: Justin Metoya-Mullen, Rodney Marshall Jr., Cristina Fruehan-Vegara, Daniel Parham, Janei Tidwell, Nikko Cabrera, Clinton Johnson, Phillip Madison Jr., Elias Enoch Lang, Keena Romano and Brain Beveridge.

Communications Director, Mike Zampa, announced the Port of Oakland won the AAPA Communications Award of Excellence. He thanked and acknowledged the Communication Staff: Roberto Bernardo, Marilyn Sandifur, Allecia Sanford, John Perry and Keonnis Taylor.

Environmental Programs and Planning Director, Richard Sinkoff, announced the new members of the Environmental Programs and Planning Department. Khamly Chuop, Andrea Gardner, Catherine Mukai, Eric Englehart, Angela Clapp and Jan Novak introduced themselves to the Board and expressed their appreciation for the opportunity to work at the Port of Oakland.

8. SCHEDULING

There were no "Scheduling Items" on the Agenda.

OPEN FORUM

The following members of the Public addressed the Board in Open Forum:

Jean Parks

ADJOURNMENT

President Story re-convened the Board in Closed Session at 4:00 p.m. to hear the following Items:

CONFERENCE WITH LABOR NEGOTIATORS (Pursuant to California Government Code Section 54956.6):

- International Federation of Professional and Technical Engineers, Local 21; Service Employees International Union, Local 1021; Western Council of Engineers; International Brotherhood of Electrical Workers, Local 1245

There being no additional business, the Meeting was adjourned at the hour of 5:38 p.m.

Approved:

Daria Edgerly
Secretary of the Board