



PORT OF OAKLAND

SUPPLEMENTAL BOARD AGENDA

Thursday, December 17, 2015

Board Room – 2nd Floor

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

ROLL CALL

Commissioner Butner, Commissioner Head, Commissioner Parker, Commissioner Story, 2nd Vice-President Colbruno, 1st Vice President Yee and President Hamlin.

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 LEGAL COUNSEL - EXISTING LITIGATION (Pursuant to Paragraph (1) of Subdivision (d) of California Government Code Section 54956.9):

*CMC Food Services LLC and NNF Grewal, Inc. v. Port of Oakland, et al.
Alameda County Superior Court Case No.: RG13685134*

*Vortex Marine Construction, Inc. v. City of Oakland, acting by and through its Board of Port Commissioners; and The City of Oakland, acting by and through its Board of Port Commissioners v. Vortex Marine Construction, Inc., et al.;
Alameda County Superior Court Case Nos.: RG15765403 (Lead) & RG15773495
(Consolidated)*

File ID: [644-15]

1.2 CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION (Initiation of Litigation Pursuant to Paragraph (2) of Subdivision (d) of California Government Code Section 54956.9): Number of Matters: 3

File ID: [645-15]

1.3 CONFERENCE WITH LABOR NEGOTIATORS - (Pursuant to California Government Code Section 54957.6).

Employee Organizations: International Federation of Professional and Technical Engineers, Local 21 (IFPTE-Local 21); Services Employees International Union, Local 1021 (SEIU-Local 1021); Western Council of Engineers (WCE); and International Brotherhood of Electrical Workers, Local 1245 (IBEW-Local 1245)

Unrepresented Employees: Unit H and M

File ID: [646-15]

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

Property: Metropolitan Golf Links, 10051 Doolittle Drive, Oakland, CA

Negotiating Parties: Oakland Golf, LLC (represented by Thomas B. Isaak of Courseco, Inc. and President of O.G.P., Inc., General Partner), Port of Oakland, City of Oakland

Agency Negotiator: Kristi McKenney, Acting Director of Aviation & Brandon J. Mark, Manager of Airport Properties (Port of Oakland)

Under Negotiation: Price and Terms of Tenancy

Property: Berths 25-26 (Port of Oakland)

Negotiating Parties: TraPac, LLC, Ports America Outer Harbor Terminal, LLC, and Port of Oakland

Agency Negotiator: John Driscoll, Director of Maritime

Under Negotiation: Price and Terms of Payment

Property: Maritime Street, (Former Oakland Army Base)

Negotiating Parties: Oakland Global Rail Enterprises (OGRE), Union Pacific Railroad, City of Oakland, and Port of Oakland

Agency Negotiator: John Driscoll, Director of Maritime

Under Negotiation: Terms for Rail Facility Development, Operations and Access

File ID: [647-15]

OPEN SESSION/ROLL CALL

Commissioner Butner, Commissioner Head, Commissioner Parker, Commissioner Story, 2nd Vice-President Colbruno, 1st Vice President Yee and President Hamlin.

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 Ordinance:** Approval of an Ordinance Repealing Port of Oakland Ordinance No. 3604 and Refining Policies for Removal of Derelict and Abandoned Vessels **(CRE)**

File ID: [\[593-15\]](#)

Attachments: [Agenda Report](#)
[Vessel Removal Ordinance](#)
[Ordinance Item 2.1](#)

- 2.2 Building Permit:** Approval of Building Permit for Sprint Spectrum Realty Company, L.P., to Upgrade Wireless Communication Systems at OAK Terminals 1 & 2, 1 Airport Drive, Aviation **(Engineering)**

File ID: [\[642-15\]](#)

Attachments: [Building Permit](#)
[Resolution Item 2.2](#)

- 2.3 Building Permit:** Approval of Building Permit for Delta Airlines Installation of RFID Communication System at OAK Terminal 1, 1 Airport Drive, Aviation **(Engineering)**

File ID: [\[643-15\]](#)

Attachments: [Building Permit](#)
[Resolution Item 2.3](#)

- 2.4 Ordinance 4359,** 2nd Reading Of An Ordinance Approving An Easement Agreement With The City Of San Leandro To Construct And Maintain A Portion Of The Airport Perimeter Dike Improvements Located Within The City Of San Leandro.

File ID: [\[648-15\]](#)

Attachments: [Ordinance 4359](#)

- 2.5 Ordinance 4360**, 2nd Reading Of An Ordinance Amending Section 2.03 Of Port Ordinance No. 867 Ratifying And Setting The Compensation For Certain Employees Of The Port Department Represented By The International Federation Of Professional And Technical Engineers, Local 21 And Amending Section 1.191 Providing Professional Development Benefits For Certain Officers And Employees.

File ID: [\[649-15\]](#)

Attachments: [Ordinance 4360](#)

- 2.6 Minutes:** Approval of the Minutes of The Special Meeting of July 30, 2015.

File ID: [\[595-15\]](#)

Attachments: [Minutes](#)

- 2.7 Minutes:** Approval of the Minutes of The Special Meeting of September 10, 2015.

File ID: [\[594-15\]](#)

Attachments: [Minutes](#)

- 2.8 Minutes:** Approval of the Minutes of The Regular Meeting of October 8, 2015.

File ID: [\[596-15\]](#)

Attachments: [Minutes](#)

- 2.9 Minutes:** Approval of the Minutes of The Regular Meeting of October 22, 2015.

File ID: [\[656-15\]](#)

Attachments: [Minutes](#)

- 2.10 Minutes:** Approval of the Minutes of The Regular Meeting of December 3, 2015.

File ID: [\[653-15\]](#)

Attachments: [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.

4. BUDGET & FINANCE

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

- 4.1 **Report:** Unaudited Financials for 3 months ended September 30, 2015 including Capital Expenditure Report. **(Finance & Admin)**

File ID: [\[159-15\]](#)

Attachments: [Report](#)

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:** Update to the Rules and Regulations for Oakland International Airport, Amending and Restating Port Ordinance 4255. **(Aviation)**

File ID: [\[566-15\]](#)

Attachments: [Agenda Report](#)

[Airport Rules& Regulations](#)

[OAK Rules and Regulations REDLINED](#)

[Ordinance Item 6.1](#)

- 6.2 **Resolution:** Budget Authorization of \$3.44 million to Proceed with Planning, Design, and Bidding for Airport Projects in Preparation for Grant Applications to the Federal Aviation Administration (FAA) **(Aviation)**

File ID: [\[586-15\]](#)

Attachments: [Agenda Report](#)

[Resolution Item 6.2](#)

- 6.3 **Resolution:** Authorization to Increase the Purchase Order Contract Amount with Labor Finders Inc. to \$300,000 annually through Fiscal Year 2018-19 and Waive Formal Competition Requirements. **(Finance & Admin)**

File ID: [\[577-15\]](#)

Attachments: [Agenda Report](#)

[Resolution Item 6.3](#)

- 6.4 Ordinance:** Extension of Space Assignment Agreements that have been in effect for more than one year as of December 17, 2015 and Authorization to Extend Space Assignment Agreements that are likely to be in effect for more than one year as of December 31, 2016. **(Maritime)**

File ID: [\[578-15\]](#)

Attachments: [Agenda Report](#)
[Ordinance Item 6.4](#)

- 6.5 Resolution:** Waiver of Formal Competitive Procurement Procedures to Extend the Contract for Security Patrol Services for the Maritime Area through June 30, 2016. **(Maritime)**

File ID: [\[579-15\]](#)

Attachments: [Agenda Report](#)
[Map](#)
[Resolution Item 6.5](#)

- 6.6 Resolution:** Waiver of Formal Competitive Procurement Procedures and Authorization for Executive Director to Enter into an Agreement with Leidos, Inc. for Implementation of the Truck Wait Time and Truck Turn Time Monitoring System Project **(Maritime)**

File ID: [\[587-15\]](#)

Attachments: [Agenda Report](#)
[Resolution Item 6.6](#)

- 6.7 Resolution:** Amendment to Domestic and International Air Service Incentive Program. **(Aviation)**

File ID: [\[591-15\]](#)

Attachments: [Agenda Report](#)
[Resolution Item 6.7](#)

- 6.8 Resolution:** Approval of a Janitorial Services Contract for 530 Water Street and Certain Other Assets. **(CRE)**

File ID: [\[592-15\]](#)

Attachments: [Agenda Report](#)
[Resolution Item 6.8](#)

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. Please fill out a speaker card and present it to the Secretary of the Board.

ADJOURNMENT

The next Regular Meeting of the Board will be held on January 28, 2016.

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, John Betterton, at: (510) 627-1696, or visit our web page at: www.portoakland.com
<<http://www.portoakland.com>>

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

John Betterton, Secretary of the Board
530 Water Street, Oakland, CA 94607
jbetterton@portoakland.com
(510) 627-1696

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 Assistant Secretary of the Board no later than five working days prior to the scheduled meeting date.

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

Scented Products

Please refrain from wearing scented products to this meeting so attendees who experience chemical sensitivities may attend

Commissioner's 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.