



COMMISSION REGULAR MEETING AGENDA

Port of Seattle Commission

Tom Albro
Stephanie Bowman
Bill Bryant
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Chief Executive Officer

Ted Fick

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Meeting and Agenda
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Our Mission:

The Port of Seattle is a public agency that creates jobs by advancing trade and commerce, promoting industrial growth, and stimulating economic development

Strategic Objectives:

- Position the Puget Sound region as a premier international logistics hub
- Advance this region as a leading tourism destination and business gateway
- Use our influence as an institution to promote small business growth and workforce development
- Be the greenest, and most energy efficient port in North America

Date: November 25, 2014

Location: Seattle-Tacoma International Airport
Conference Center at Sea-Tac

ORDER OF BUSINESS

- 12:00 noon** 1. Call to Order
Recess to:
- 1:00 p.m.** 2. Executive Session, if necessary*
Call to Order or reconvene to Open Public Session**
3. Special Orders of Business
4. Unanimous Consent Calendar
5. Public Testimony
6. Division, Corporate, and Commission Action Items
7. Staff Briefings
8. Additional New Business
9. Adjournment

1. CALL TO ORDER AND PLEDGE OF ALLEGIANCE

2. EXECUTIVE SESSION* — Pursuant to RCW 42.30.110, if necessary.

3. SPECIAL ORDERS OF BUSINESS

3a. Seaport Update: Seaport Alliance; PMA/ILWU West Coast Contract Negotiations. (no enclosures)

4. UNANIMOUS CONSENT CALENDAR

4a. Adoption of an amendment to the approved minutes of the regular meeting of August 5, 2014, to add an inadvertently omitted vote. ([memo](#), [attachment 1](#), and [attachment 2](#) enclosed)

4b. (REMOVED FROM THE AGENDA)

4c. Approval of the Claims and Obligations for the period October 1–October 31, 2014, in the amount of \$58,841,237.79 including accounts payable check nos. 827774-900569 in the amount of \$50,381,163.23 and payroll check nos. P-177888-178175 in the amount of \$8,460,074.56 for a fund total of \$58,841,237.79. ([memo](#) enclosed)

4d. Authorization for the Chief Executive Officer to execute a contract for operation of common-use premium lounges at Seattle-Tacoma International Airport for a total contract cost to the Port not to exceed \$2,000,000 and a term of three years with two, one-year options to extend. ([memo](#) and [attachment](#) enclosed)

4e. Authorization for the Chief Executive Officer to execute two indefinite delivery, indefinite quantity contracts for real estate services for the Port of Seattle with a contract ordering period of three years and a combined value not to exceed \$4,000,000. ([memo](#) enclosed)

4f. Authorization for the Chief Executive Officer to execute a lease, substantially as drafted, with ConGlobal Industries LLC for a term of 12 years for Terminals 106 west and 108. ([memo](#), [attachment](#), and [presentation](#) enclosed)

* *An Executive Session may be held at any time after the convening time, if necessary.*

** *Please silence all personal electronic devices during the Public Session.*

*** *Consent Calendar items are considered routine and are adopted by one motion without discussion. If requested, items may be removed from Consent and considered individually following public testimony.*

4. UNANIMOUS CONSENT CALENDAR (CONTINUED)

4g. Authorization for the Chief Executive Officer to approve additional budget of \$126,000 to complete the repair and replacement of the Pier 69 Breezeway Fence. The additional budget authorization of \$126,000 will increase the total authorized project budget to \$425,000 (WP 105070) ([memo enclosed](#))

4h. Authorization for the Chief Executive Officer to execute a maintenance service agreement for maintenance and support for the Parking Revenue Control System for one year, with the option to renew annually for up to four additional years of service at a cost not to exceed \$1,854,508. ([memo enclosed](#))

5. **PUBLIC TESTIMONY** – Public testimony procedures may be found online at www.portseattle.org/About/Commission/Procedures.

6. DIVISION, CORPORATE, AND COMMISSION ACTION ITEMS

6a. Approval of a motion of the Port of Seattle Commission regarding quality jobs, service and employment continuity assurances for the airport dining & retail program. ([motion enclosed](#))

6b. Second Reading and Final Passage of Resolution No. 3698, as amended: A resolution of the Port Commission of the Port of Seattle adopting the final budget of the Port of Seattle for the year 2015; making, determining, and deciding the amount of taxes to be levied upon the current assessment roll; providing payment of bond redemptions and interest, cost of future capital improvements and acquisitions, and for such general purposes allowed by law which the Port deems necessary; and directing the King County Council as to the specific sums to be levied on all of the assessed property of the Port of Seattle District in the Year 2015. ([memo](#), [resolution](#), and [presentation enclosed](#))

6c. Second Reading and Final Passage of Resolution No. 3699: A resolution of the Port Commission of the Port of Seattle establishing jobs, pay grades, salaries, allowances and adjustments for Port employees not represented by a labor union; authorizing and establishing conditions in connection with the following benefits: Social Security, industrial insurance, unemployment compensation, military leave; Faith and Conscience Days; retirement; compensated leave, including civic duty, bereavement leave, holidays, paid time off/extended illness leave, shared leave, and awarded time; insurance benefits, including medical, dental, life and long-term disability; and authorizing this resolution to be effective on January 1, 2015, and repealing all prior resolutions dealing with the same subject, including Resolution No. 3686. ([memo](#), [resolution](#), [redline](#), and [attachment enclosed](#))

6d. Second Reading of Resolution No 3696, as amended: A Resolution of the Port Commission of the Port of Seattle establishing a Port Stormwater Utility and adopting a Stormwater Utility Charter pursuant to RCW 53.08.040 et seq. and other statutes, for the purpose of establishing, operating, furnishing, and funding a stormwater system comprising facilities, services, and programs for the management, collection, control, conveyance, treatment, and discharge of stormwater within the Port of Seattle. ([memo](#), [resolution](#), [redline](#), and [attachment enclosed](#))

6e. Authorization for the Chief Executive Officer to execute an amendment to the lease and concession agreement with Anton Airfoods (operated by Host International) for an additional two years and three months under modified terms and conditions. The draft lease amendment is attached (Exhibit B). ([memo](#), [attachment](#), and [presentation enclosed](#))

6f. Authorization for the Chief Executive Officer to: (1) amend the current lease and concession agreements with Host International and Seattle Restaurant Associates to remove eight units and provide for the early return of six units, and (2) execute a new lease and concession agreement with Host International to operate ten food service locations at Seattle-Tacoma International Airport for a term that will expire in 2023. ([memo](#), [attachment](#), and [presentation enclosed](#))

6g. Authorization for the Chief Executive Officer to: (1) amend the lease and concession agreement with Airport Management Services LLC (Hudson) to remove 14 units and provide for the early return of seven units; (2) terminate a separate lease and concession agreement with Airport Management Services LLC covering the "Hudson Marketplace" unit; and (3) execute two new lease and concession agreements with Airport Management Services LLC for the continued operation of convenience retail and specialty retail. The first lease and concession agreement will include seven convenience retail locations and one specialty retail location for a term that will expire in 2022. The second lease and concession agreement will include seven convenience retail locations and two specialty retail locations for a term that will expire in 2024. ([memo](#), [attachment](#), and [presentation enclosed](#))

7. STAFF BRIEFINGS

None.

8. ADDITIONAL NEW BUSINESS**9. ADJOURNMENT**