

PORT OF SEATTLE
MEMORANDUM

COMMISSION AGENDA – STAFF BRIEFING

Item No.	7b
Date of Meeting	July 28, 2009

DATE: July 14, 2009

TO: Tay Yoshitani, Chief Executive Officer

FROM: Melinda Miller, Director, Portfolio Management
Tim Leonard, Capital Project Manager
Bob Maruska, Assistant Director of Engineering

SUBJECT: Briefing on Proposed Completion of Fishermen’s Terminal South Wall Reconstruction (Project No. 104132)

BACKGROUND

The South Wall at Fishermen’s Terminal (FT) was originally constructed in 1914 and currently separates the facility’s southern uplands from the harbor. A structural condition survey and evaluation of FT, performed in 1999 by Reid Middleton engineers, determined that the submerged timber relieving platform component had exceeded its service life and was at risk of structural failure. This finding was primarily based on the severe dilapidation that has occurred in the connectors holding the relieving platform together and the increased loads being placed upon it by subsequent overlying wharf construction as well as the facility’s current operations.

The majority of the South Wall was reconstructed in 2003-2005 as a major works capital improvement project. The only portion of the original timber relieving platform still remaining is approximately 160 lineal feet in length and located at the east end of the bulkhead that fronts the parcel currently leased by Fishing Vessel Owners (FVO). Replacement of this section of the bulkhead has been delayed due to various factors: The unavoidable disruption to FVO’s business operations during construction, and the formerly planned monorail expansion through this area that would have required additional reconstruction of the seawall.

We are proposing to complete the replacement of the South Wall in order to alleviate the safety issue posed by potential structural failure of the underlying timber relieving platform. A failure of this structure may also result in significant environmental impacts from disturbing potentially contaminated soils and adversely affecting the harbor’s water quality.

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PROPOSED CAPITAL IMPROVEMENT

The start of reconstruction of the remaining section of the South Wall is targeted for fall 2010 with in-water construction taking place during the allowed “fish window” between October 1st and the following April 15th. Total construction duration is expected to be approximately eight months and the total preliminary project cost has been estimated at \$5,000,000. The project was included in the 2009 Plan of Finance as a committed project under CIP C800136 FT East Portion of South Wall.

The proposed design is anticipated to closely follow that already employed in the previous replacement phases that were completed at FT in 2003-2005. In general, the replacement of the bulkhead will involve removal of the existing submerged timber relieving platform and overlying fill material, and the subsequent installation of a new steel sheet pile bulkhead; concrete deck panels and supporting piles; timber fender system; and overlying concrete asphalt pavement.

An additional element in this project will be the temporary disconnection and retention of the existing in-place marine rail system and associated site infrastructure that FVO currently utilizes to pull vessels out of the water in order to work on them. Details regarding this will be finalized as part of the project engineering design.

NEXT STEPS

August 2009: Funding authorization for the required permitting, design, and project management is planned to be requested at a commission meeting.

Spring/summer 2010: Commission authorization for construction funding will be sought upon completion of the required permitting, engineering design, and final construction estimate.

Fall 2010: Construction to begin.

Summer 2011: Construction to be completed.