



# COMMISSION REGULAR MEETING AGENDA

## Port of Seattle Commission

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**Port of Seattle:**  
*Creating Economic  
Vitality Here*

## Business Strategies:

- Ensure Airport and Seaport Vitality
- Develop New Business and Economic Opportunities for the Region and the Port
- Enhance Public Understanding and Support of the Port's Role in the Region
- Be a Catalyst for Regional Transportation Solutions
- Be a Leader in Transportation Security
- Exhibit Environmental Stewardship through our Actions
- Be a High-Performance Organization

Port of Seattle  
Commission Chambers  
Pier 69, 2711 Alaskan Way  
Seattle, Washington 98111

## REGULAR MEETING

**Date: August 14, 2012**

## ORDER OF BUSINESS

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

### 1. CALL TO ORDER AND PLEDGE OF ALLEGIANCE

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

### 3. APPROVAL OF MINUTES

Approval of the minutes of the special meeting of July 24, 2012.

### 4. SPECIAL ORDER OF BUSINESS

None.

### 5. UNANIMOUS CONSENT CALENDAR\*\*

**Notice:** *There will be no separate discussion of Consent Calendar items as they are considered routine by the Port of Seattle Commission and will be adopted by one motion. If a Commissioner or a member of the public requests discussion on a particular item, that item will be removed from the Consent Calendar and considered separately.*

- a. Approval of the claims and obligations for the period of July 1, through July 31, 2012, in the amount of \$48,091,066.53. ([memo enclosed](#))
- b. Authorization for the Chief Executive Officer to perform a competitive Category III procurement and execute a one-year service agreement for tourism consulting services in the United Kingdom, for a cost not to exceed \$600,000 and duration of up to three years. This contract will support and provide continuity for the Port's international tourism program, which began in the UK 27 years ago. ([memo enclosed](#))

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

\*\* Unless otherwise requested by a Port Commissioner, all items under the Unanimous Consent Calendar will be considered as a single item.

\*\*\* Cellular telephones and pagers should be off or on vibrate mode during the Public Session.

**PUBLIC TESTIMONY:** The Commission will take public testimony at this time consistent with the procedures noted at the bottom of this agenda.

## **6. DIVISION, CORPORATE, AND COMMISSION ACTION ITEMS**

- a. Second Reading and Final Passage of Resolution No. 3662: A Resolution of the Port Commission of the Port of Seattle declaring certain real property located in King County (portions of the Woodinville Subdivision) and any improvements located thereon surplus and no longer needed for Port purposes, authorizing its transfer to King County and authorizing the Chief Executive Officer to execute all documents related to such transfer; and further authorizing the Chief Executive Officer to execute a permanent easement granting King County easement rights over a portion of the Port's freight section of the Woodinville Subdivision for future recreational trail uses. The Port will receive \$15,000,000 (minus 50 percent of closing costs and a \$1,900,000 credit to King County for the previous acquisition of an easement over the property to be transferred). ([memo](#), [attachment 1](#), [attachment 2](#), [attachment 3](#), and [attachment 4](#) enclosed)
- b. Authorization for the Chief Executive Officer to: (1) approve the scope and budget for the creation of an airport sustainability master plan (SMP) at Seattle-Tacoma International Airport, and (2) advertise and execute a contract for consulting services for the Airport SMP, with a total estimated value of \$6.0 million. ([memo](#) enclosed)
- c. Authorization for the Chief Executive Officer to: (1) authorize \$10,145,200 of tenant reimbursement budget associated with the design and construction of a new flow-through ticketing area for Delta Air Lines and Virgin America Airlines at Seattle-Tacoma International Airport; (2) execute a tenant reimbursement agreement with Delta for this purpose under the Airport's AV-2 Policy; (3) authorize \$2,663,800 of non-tenant reimbursement budget for regulated materials abatement; and (4) authorize the use of Port crews to construct a new Virgin America airline ticket office and remodel spaces for two other offices that must be relocated to accommodate this project. This request seeks a single Commission authorization to proceed with design, abatement, and construction. The total estimated cost of this project is \$13,125,000. The Port's portion of the total project is \$10,145,200 (CIP #C800492). ([memo](#) and [attachment](#) enclosed)
- d. Authorization for the Chief Executive Officer to direct staff to develop design documents, conduct sediment testing and environmental review, obtain permits, and prepare construction documents for the Terminal 5 and Terminal 18 Maintenance Dredging Project for an estimated cost of \$950,000, and to advertise for bids and award major construction contracts for the first phase of Terminal 5 and Terminal 18 Maintenance Dredging Project for an estimated cost of \$1,000,000. The total project cost is estimated at \$4,600,000. ([memo](#) enclosed)
- e. Second Reading and Final Passage of Resolution No. 3665: A Resolution amending Unit 20 of the Comprehensive Scheme of Harbor Improvements of the Port of Seattle (Lower Duwamish Industrial Development District) by: (i) declaring certain real property surplus and no longer needed for port district purposes; (ii) authorizing its transfer to BNSF Railway Company; (iii) deleting said property from Unit 20 of the Comprehensive Scheme; and (iv) adding to Unit 20 of the Comprehensive Scheme certain real property transferred by BNSF to the Port. Further requesting authorization for the Chief Executive Officer to take all necessary steps and execute all documents, including an Exchange Agreement necessary to accomplish the exchange of properties with BNSF Railway, Inc., in accordance with state law; and requesting authorization for Port staff to approve escrow settlement for the Port's net cost at closing of approximately \$51,000. The Port's obligation for closing costs of approximately \$152,421 will be partially offset by BNSF's \$97,000 reimbursement to the Port for BNSF's share of the survey costs incurred related to this land exchange transaction and offset by other prepaid credits. These offsetting payment obligations are reflected in the closing documents for the land exchange title transfer. ([memo](#), [attachment 1](#), [attachment 2](#), [attachment 3](#), and [attachment 4](#) enclosed)
- f. First Reading of Resolution No. 3666: A Resolution of the Port Commission of the Port of Seattle declaring certain personal property surplus (Port of Seattle Cranes No. 51, 52, and 53) for Port of Seattle purposes and authorizing its sale or disposal; and authorizing the Chief Executive Officer to execute all documents related to such sale or disposal. The amount of this request is not to exceed \$1,500,000. ([memo](#), [resolution](#), and [PowerPoint](#) enclosed)

## **7. STAFF BRIEFINGS**

- a. Century Agenda Milestones and 2013 Business and Capital Plans Briefing. ([memo](#) and [PowerPoint](#) enclosed)
- b. 2013 Budget Assumptions Briefing. ([memo](#) and [PowerPoint](#) enclosed)

## **8. NEW BUSINESS**

## **9. POLICY ROUNDTABLE**

None.

## **10. ADJOURNMENT**

### **PUBLIC TESTIMONY PROCEDURES**

The Port Commission will take public testimony after the unanimous consent agenda before considering action items or staff briefings, under new business, or during a public hearing. Any person wishing to speak must sign up to testify, identify the specific agenda item or topic they are addressing, and indicate whether they support or oppose the item. Public testimony will normally be limited to two minutes for individuals and representatives of organizations and is at the discretion of the Chair. In the interest of time, the Chair may limit the number of persons speaking on any topic, may further limit the time allotted to each person, or may limit testimony to those with new information to present. Written comments for any agenda item may be submitted to Commission Records staff at any time during the meeting for distribution to Commissioners and inclusion in the meeting record. The Port Commission does not engage in dialogue with testifiers during public meetings; however, questions or requests for information or documents may be made separately from the public meeting. All testimony is digitally recorded and made available via the Port's website and becomes a public record subject to disclosure under Washington's Public Records Act (RCW 42.56). The identity of each testifier will be noted in the minutes of the public meeting.