



COMMISSION REGULAR MEETING AGENDA

May 10, 2022

Amended to add Item 4a Attachment

To be held virtually via MS Teams and in person at the Port of Seattle Headquarters Building – Commission Chambers, Pier 69, 2711 Alaskan Way, Seattle WA. You may view the full meeting live at meetings.portseattle.org. To listen live, call in at +1 (425) 660-9954 or (833) 209-2690 and Conference ID 895 734 334#

ORDER OF BUSINESS

10:30 a.m.

1. CALL TO ORDER

2. **EXECUTIVE SESSION** – *if necessary, pursuant to RCW 42.30.110 (executive sessions are not open to the public)*

► 12:00 noon – PUBLIC SESSION

Reconvene or Call to Order and Pledge of Allegiance

3. **APPROVAL OF THE AGENDA** (*at this time, commissioners may reorder, add, or remove items from the agenda*)

4. SPECIAL ORDERS OF THE DAY

4a. Proclamation in Recognition of May as Asian American and Pacific Islander Heritage Month. **(enclosed)**

5. EXECUTIVE DIRECTOR'S REPORT

6. COMMITTEE REPORTS

7. **PUBLIC COMMENT** – *procedures available online at <https://www.portseattle.org/page/public-comment-port-commission-meetings>*

During the regular order of business, those wishing to provide public comment will have the opportunity to:

1) Deliver public comment via email: All written comments received by email to commission-public-records@portseattle.org will be distributed to commissioners and attached to the approved minutes.

2) Deliver public comment via phone or Microsoft Teams conference: To take advantage of this option, please email commission-public-records@portseattle.org with your name and the topic you wish to speak to by 9:00 a.m. PT on Tuesday, May 10, 2022. You will then be provided with instructions and a link to join the Teams meeting.

3) Deliver public comment in person by signing up to speak on your arrival to the physical meeting location: To take advantage of this option, please arrive at least 15 minutes prior to the start of any regular meeting to sign-up on the public comment sheet available at the entrance to the meeting room.

For additional information, please contact commission-public-records@portseattle.org.

8. **CONSENT AGENDA** (*consent agenda items are adopted by one motion without discussion*)

8a. Approval of Minutes of the Regular Meeting on April 26, 2022. **(no enclosure)**

- 8b. Approval of the Claims and Obligations for the Period April 1, 2022, through April 30, 2022, Including Accounts Payable Check Nos. 943378 through 943730 in the Amount of \$5,414,178.09; Accounts Payable ACH Nos. 044070 through 044738 in the Amount of \$44,690,884.13; Accounts Payable Wire Transfer Nos. 015815 through 015833 in the Amount of \$10,075,604.79; Payroll Check Nos. 201260 through 201574 in the Amount of \$210,829.00; and Payroll ACH Nos. 1072874 through 1079087 in the Amount of \$18,913,335.99, for a Fund Total of \$79,304,832.00. ([memo](#) enclosed)
- 8c. Authorization for the Executive Director to Execute Lease Amendment No. 27 and No. 28 of the Existing Main Lease and Lease Amendment No. 5 of the C1 Building Lease with the General Services Administration for the Current Non-Operations Occupancy of Transportation Security Administration. ([memo](#), [exhibit A](#), [exhibit B](#), and [exhibit C](#) enclosed)
- 8d. Authorization for the Executive Director to Use Port of Seattle Crews, as Well as Small and Major Works On-Call Contracts to Perform the Construction Work and to Advertise and Execute a Major On-Call Construction Contract for Hazard Mitigation in the South Power Center of Concourse N. (CIP #C800556) ([memo](#) and [presentation](#) enclosed)
- 8e. Authorization for the Executive Director to Advertise and Execute a Major Public Works Construction Contract for the Shilshole Bay Marina X-Dock Rehabilitation, in the Amount of \$1,200,000, for a Project Total Authorization of \$1,650,000. ([memo](#) and [presentation](#) enclosed)
- 8f. Authorization for the Executive Director to Execute a Contract for Analytics Automation Software for a Period Not-to-Exceed Five Years in an Amount Not-to-Exceed \$1,250,000. ([memo](#) enclosed)
- 8g. Authorization for the Executive Director to Execute a Lease with Arctic Storm Management Group LLC (ASMG) at Pier 69 that Provides a 5-Year Original Term and One 5-Year Option to Extend, with the Port Providing \$141,450 Towards Tenant Improvements and \$75,444 for Broker Commission Fees. ([memo](#), [agreement](#), and [presentation](#) enclosed)

9. UNFINISHED BUSINESS

10. NEW BUSINESS

- 10a. Introduction of Resolution No. 3802: A Resolution to Amend Unit 18 of the Comprehensive Scheme of Harbor Improvements of the Port of Seattle by: (i) Declaring Certain Real Property Surplus and No Longer Needed for Port District Purposes; (ii) Deleting Said Property, Following a Public Hearing in Accordance with Law, from Unit 18 of the Comprehensive Scheme; and (iii) Authorizing the Executive Director to Take All Necessary Steps and Execute All Documents for the Sale of Such Real Property to Bridge Point SeaTac 300, LLC. ([memo](#), [draft resolution](#), and [presentation](#) enclosed)

- 10b. PUBLIC HEARING and Introduction of Resolution No. 3803: A Resolution Authorizing the Sale of a Portion of the Parcel (#536720-2505) to King County to be Used as a Site for Building a New Combined Sewer Overflow Facility, and Applying a Boundary Line Adjustment to Divide the Parcel Covering Both Northwest Seaport Alliance and Port of Seattle Properties into Two Parts - the Bigger and the Majority Part to Remain with the Alliance, the Smaller Part (Southeast Corner of SW Michigan St and 2nd Ave SW) to be Sold to King County; and Amending the Port's Comprehensive Scheme to Delete the Smaller Part of the Parcel (#536720-2505; Boundary Line Adjustment Pending) from Unit 20 of the Port's Comprehensive Scheme and Authorize its Sale to King County Wastewater Treatment Division. ([memo](#), [draft resolution](#), [purchase and sale agreement](#), [vicinity map](#), and [presentation](#) enclosed)
- 10c. Authorization for the Executive Director to Authorize a Budget Increase for the Concourse A Building Expansion for Lounges Project at Seattle-Tacoma International Airport by Delta Airlines, Inc., and Authorize an Increase to the Reimbursement Amount to Delta, for a Total Cost of \$26,500,000 of an Estimated Total Project Cost of \$105,000,000. (CIP #C801205) ([memo](#) and [presentation](#) enclosed)

11. PRESENTATIONS AND STAFF REPORTS

- 11a. Forterra ACE Green Cities Close-Out Report. ([memo](#) and [presentation](#) enclosed)

12. QUESTIONS on REFERRAL to COMMITTEE and CLOSING COMMENTS

13. ADJOURNMENT