REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The meeting scheduled for Tuesday, January 2, 1979, was adjourned by the Secretary of the Board due to the absence of all the members of the Board until Tuesday, January 9, 1979, at the hour of 2:00 p.m., in the office of the Board.

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The meeting was reconvened on Tuesday, January 9, 1979, at the hour of 2:00 p.m.,in the office of the Board, Room 376, 66 Jack London Square, President Gainor presiding, due written notice having been given to members of the Board.

Commissioners present: Berkley, Lange, Rodriguez, Smith, Soda and President Gainor - 6

Commissioners absent: Connolly - 1

Also present were the Executive Director; Deputy Executive Director; Assistant to the Executive Director; Port Attorney; Chief Engineer; Assistant Chief Engineer; Director of Properties; Commercial Representative; Director of Aviation; Airport Manager; Director of Maritime Activities; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Jim Howell, representing Jack London Marina Berthers; Mr. Warren King and Ms. Laura Poindexter, students from the University of California; Mr. Dean Anderson, representing Jack London Marina; and Mr. Ramesh Misra, representing American President Lines.

BOARD OF PORT COMMISSIONERS
MEETING OF JAN 2 3 1979
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

The minutes of the regular meeting of December 5, 1978, and the regular meeting of December 19, 1978, were approved as submitted and ordered filed.

The Port presented a service pin to M. Phyllis Swartz, Intermediate Stenographer Clerk, for ten years.

At the hour of 2:08 p.m., the Board held a public hearing on Steve's Marine, Inc.'s application to replace flotation at their location on the Embarcadero. The original flotation was destroyed by a runaway tugboat and the new berthing will be installed in conformance and in coordination with the new berthing facilities to be installed by the Port in the adjacent water area. The project is categorically exempt and an environmental impact report is not required. There was no testimony in opposition to the project, the report of the Executive Director was considered, and the hearing was closed at the hour of 2:09 p.m. The application was approved on passage of Resolution No. 25064.

Mardeco Marina Berthing Rates was the subject of a memo to the Board from the Director of Properties, notifying the Board that the "Jack London Marina Berth Renters Association" had requested the Board not to approve a proposed berthing rate increase as planned by the operators of the marina, as the conditions of the berths did not warrant the increase. The Properties Department studied all of the appropriate marinas on the estuary, and it was recommended that the Board take no action to find the proposed berth rental rate of $3.00 per lineal foot as being unreasonable and inappropriate for the services rendered or facilties provided at Jack London Marina. Mr. Jim Howell, of the Berth Renters Association, appeared before the Board to challenge the conclusions of the study. Mr. Dean Anderson, appeared before the Board to state that the study was accurate and that the proposed rates were necessary. After discussion, Commissioner Lange moved that the Board take no action on finding the rates to be unreasonable. The motion was

seconded by Commissioner Berkley but failed to pass on the following vote: Ayes: Commissioners Lange and Berkley - 2; Noes: Commissioners Rodriguez, Smith, Soda and President Gainor - 4; Absent: Commissioner Connolly - 1; President Gainor asked the Properties Department to review the Marina again for standards of maintenance and upkeep.

License Agreement Renewal--Godbout was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for space in Buildings L-725 and L-727 and adjacent unpaved land used in their avionic and electronic business, for a new total monthly rental of $823.18. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

License Agreement Renewal--Tower Avionics Center was the subject of a memo to the Board from the Director of Properties, notifying the Board that the tenant occupies hangar, shop, and office space in Building L-810 and that the new license agreement covering the premises has not been executed and returned. It was recommended that the Board, by resolution, fix the rates at $2,296.80 per month, in accordance with the rates for space occupied in the event the executed document is not returned. The recommendation was approved on passage of Resolution No. 25085.

Approval of Subtenancies--Oakland Aviation was the subject of a memo to the Board from the Director of Properties, recommending approval for the subtenancies of Aircraft Delivery, Inc., and Nav-Star Avionics, who will occupy certain space in Building L-230. The recommendation was approved on passage of Resolution No. 25086.

Request for Variance--CARS, Inc. was the subject of a memo to the Board from the Director of Properties, notifying the Board that CARS, Inc., had requested a use variance to allow for the sale of repossessed automobiles to credit union members at a location in the Airport Business Park. The matter was reviewed by the Real Estate Committee, and it was recommended that their request be denied as the use did not involve goods or services required

for the convenience of occupants of the Business Park. The Secretary of the Board notified the Board that the request had been withdrawn but that the continuity of the Board's action should be affirmed by a motion. The requested variance was denied on a motion by Commissioner Lange, seconded and passed unanimously.

Plans and Specifications for Construction of Landscape Improvements, Embarcadero Cove Marina, North and Central Basins was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the furnishing and installing of plant materials and performing plant establishment work. It was noted that the work was deferred from an earlier construction project as there were insufficient funds at the time. Certain Phase IV loan funds of the California Department of Navigation and Ocean Development have now been made available for the work. The Environmental Impact Report for the area was previously considered by the Board. The recommendation was approved on passage of Resolution No. 25065.

Building Permit Application East Bay Regional Park District, San Leandro Bay Regional Shoreline Park was the subject of a memo to the Board from the Port Environmental Planner, recommending approval for the construction of a small toilet building to serve the Shoreline Park. The estimated cost of the proposed work is $50,000. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 25066.

Brokerage Commission--Bacharach was the subject of a memo to the Board from the Director of Properties, recommending approval to pay a brokerage commission in the amount of $14,515.63 to Alvin H. Bacharach, Inc., in connection with the sale of a 6.99 acre site to Grand Auto. The recommendation was approved on passage of Resolution No. 25067.

Certificate of Compliance--Lincoln Properties was the subject of a memo to the Board from the Director of Properties, notifying the Board that the improvements to the property have been completed and it was recommended that the Board issue a certificate of compliance as required under the convenants of the grant deed. The recommendation was approved on passage of Resolution No. 25081.

Plans and Specifications for Construction of Office Building C-352, Berth 5 was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the construction of a two-story, wood-frame structure of 8,000 square feet. The Environmental Impact Report for the area was previously considered by the Board. The recommendation was approved on passage of Resolution No. 25068.

Building Permit Application, American President Lines, 1395 Middle Harbor Road was the subject of a memo to the Board from the Port Environmental Planner, recommending approval for the construction of certain interior improvements to the second floor of their building on Middle Harbor Road. The estimated cost of the proposed work is $65,000. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 25069.

Extension of Bidding Period and Addendum for Construction and Installation of a Container Crane at Berth 5 was the subject of a memo to the Board from the Supervising Electrical and Mechanical Engineer, recommending that the Board amend the specifications and readvertise for bids to extend the bidding time to allow for more potential bidders to respond. The recommendation was approved on passage of Resolution No. 25082.

Contract Completion, Application of Slurry Seal to P.O.V. Lot, Oakland Army Base was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, recommending that the contract with Asphalt Maintenance International Corporation be accepted as complete as of December 5, 1978, with a contract price of $10,727.50. The recommendation was approved on passage of Resolution No. 25070.

Agreement to Cancel Lease--Mobil Oil was the subject of a memo to the Board from the Director of Properties, notifying the Board that a cancellation agreement has now been prepared and it was recommended that the Board approve the agreement. The principal terms of the agreement include a 30-days' notice by Mobil to be effective not later than June 30, 1979. Mobil may vacate portions of the property prior to the complete termination of the lease, with appropriate rental reductions. Mobil retains the right to remove certain personal property and designated equipment. Mobil will have an option to purchase one or more of four large petroleum storage tanks. Mobil is to disconnect from the Southern Pacific pipeline, with the disconnection and other aspects of the vacation of the premises being satisfactory to the City of Oakland Fire Prevention Bureau. Mobil Oil will immediately waive and release its right to connect to the petroleum transfer facility at Berth 5. The recommendation was approved on passage of Resolution No. 25071.

Consulting Representation, John R. Wendt was the subject of a memo to the Board from the Executive Director, recommending approval of a new one-year contract with John R. Wendt, for certain Sacramento consulting services. The contract provides for compensation of $1,650 per month, with the Port paying $150 a month toward his office expense. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Personnel Items contained in a memo to the Board from the Port Employee Relations Officer, recommended the appointment of Jean Porter, as Relief Reservation Clerk, effective January 6, 1979, at $5.05 per hour; and Gay-Wing Joe and Inta Vodopals, as Engineering Intern (Part-Time), effective January 10, 1979, at $6.75 per hour. Also recommended was a salary ordinance amendment for the Supervisory Airport Traffic Representative, to $1,959 per month and authority to fill the position upon second reading of the ordinance. Further recommended was the creation of two other additional positions of Relief Reservation Clerk and one additional position of Assistant Civil Engineer. Additionally recommended was a leave of absence for Bonnie Montano, Senior Clerk, commencing December 5, 1978 through January 14, 1979 for medical reasons; and a leave of absence for Karen Garrett, Relief Reservation Clerk, commencing January 6, 1979 through March 31, 1979 for maternity leave. The recommendations were approved on passage of Resolution No. 25073 for appointments, Resolution No. 25074 for leaves of absence, and on an ordinance passed to print for salary ordinance amendment and creation of position. The authority to hire was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of the Executive Director and the Director of Aviation, to Seattle, Washington, Denver, Colorado, Minneapolis, Minnesota, St. Louis, Missouri, Atlanta, Georgia and Dallas, Texas, on or about January 2, 1979, for meetings with airline executives; the travel of Port Principal Engineer Paul H. Sorensen and Port Civil Engineer Yasuyuki Toda, to Portland, Oregon, on or about January 16, 1979, to meet with Port of Portland engineers; the travel of Assistant Civil Engineer Clifford R. King to Washington, D.C., on or about January 14, 1979, to attend meetings with the Urban Mass Transportation Administration personnel and to attend Transportation Research Board Convention; the travel of the Director of Maritime Activities, to New York, New York, and Washington, D.C., on or about

January 23, 1979, for trade development purposes; the travel of the Exective Director to Washington, D.C., on or about January 10, 1979, to attend a meeting with the Department of the Army; and the travel of the Deputy Executive Director to Washington D.C., on or about January 14, 1979, to attend a briefing by Secretary of State Vance on U.S.-China Relations. The recommendation was approved on passage of Resolution No. 25087.

Specifications and Authority to Advertise for Bids for Furnishing and Delivering Four (4) Pad Mounted Transformers was the subject of a memo to the Board from the Manager, Purchasing Department, recommending their approval and authority to advertise for bids for the transformers which will be used at Berth 5. The recommendation was approved on passage of Resolution No. 25072.

Plans and Specifications, Replacement of Compressor on No. 1 Chiller, Port of Oakland Administration Building was the subject of a memo to the Board from the Supervising Electrical and Mechanical Engineer, recommending their approval and authority to advertise for bids for the replacement unit in the Port Building's air conditioning system. The recommendation was approved on passage of Resolution No. 25075.

Payment of Damages to Willie Wise, Jr. was the subject of a letter to the Board from the Port Attorney, notifying the Board of an automobile accident involving a Port employee, and that damages to the car can be repaired for $108.52 which is less than the Port's $250.00 deductible. It was recommended that the Board authorize the payment of $108.52 to Mr. Wise, covering all charges against the Port. The recommendation was approved on passage of Resolution No. 25076.

At the hour of 2:30 p.m., the Board entered into executive session on personnel matters and reconvened in open session at the hour of 2:40 p.m.

The following reports were noted and ordered filed:

Report of the Port Attorney on Litigation Matters.

Status of Construction Contracts in Progress as of January 1, 1979.

Status of Consultant Contracts as of January 1, 1979.

Summary of Cash - Port Revenue and Construction Funds as of December 29, 1978.

Summary of Claims Paid from Various Funds for the Period December 11, 1978 through December 22, 1978.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Berkley, Lange, Rodriguez, Smith, Soda and President Gainor - 6
Noes:	None
Absent:	Commissioner Connolly - 1

"RESOLUTION NO. 25064

RESOLUTION GRANTING PERMIT TO STEVE'S MARINE, INC. TO FILL AND DREDGE WATER AREA, PLACE NEW PILING, REPLACE FLOTATION WITH NEW BERTHING AND PERFORM OTHER WORKS IN THE OAKLAND ESTUARY."

"RESOLUTION NO. 25065

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF LANDSCAPE IMPROVEMENTS, EMBARCADERO COVE MARINA, NORTH AND CENTRAL BASINS, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25066

RESOLUTION GRANTING EAST BAY REGIONAL PARK DISTRICT PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25067

RESOLUTION APPROVING AND AUTHORIZING PAYMENT OF REAL ESTATE BROKERAGE COMMISSION TO ALVIN H. BACHARACH, INC."

"RESOLUTION NO. 25068

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF OFFICE BUILDING C-352, BERTH 5, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25069

RESOLUTION GRANTING AMERICAN PRESIDENT LINES AND OTHER PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25070

RESOLUTION ACCEPTING WORK PERFORMED BY ASPHALT MAINTENANCE INTERNATIONAL CORP. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25071

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT TO CANCEL LEASE OF REAL PROPERTY WITH MOBIL OIL CORPORATION."

"RESOLUTION NO. 25072

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR FURNISHING AND DELIVERING PAD MOUNTED TRANSFORMERS FOR BERTH 5 PHASE II, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25073

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25074

RESOLUTION RATIFYING CERTAIN LEAVES OF ABSENCE."

"RESOLUTION NO. 25075

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR REPLACEMENT OF COMPRESSOR ON NO. 1 CHILLER, PORT OF OAKLAND ADMINISTRATION BUILDING, 66 JACK LONDON SQUARE, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25076

RESOLUTION AUTHORIZING PAYMENT TO WILLIE WISE, JR."

"RESOLUTION NO. 25077

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH J. M. KIM."

"RESOLUTION NO. 25078

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH BENSON VAN."

"RESOLUTION NO. 25079

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH PETER HALL."

"RESOLUTION NO. 25080

RESOLUTION GRANTING PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25081

RESOLUTION AUTHORIZING EXECUTION AND DELIVERY OF CERTIFICATE OF COMPLIANCE TO LINCOLN OAKFOST ASSOCIATES."

"RESOLUTION NO. 25082

RESOLUTION APPROVING ADDENDUM NO. 2 TO PLANS AND SPECIFICATIONS FOR CONSTRUCTION AND INSTALLATION OF A CONTAINER CRANE, BERTH 5, OUTER HARBOR TERMINAL, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25083

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN SUPPLEMENTAL AGREEMENTS."

"RESOLUTION NO. 25084

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 25085

RESOLUTION FIXING RENTAL FOR CERTAIN PORT PROPERTY."

"RESOLUTION NO. 25086

RESOLUTION GRANTING PERMISSION TO SABRI ABORASHID TO SUBLET PREMISES."

"RESOLUTION NO. 25087

RESOLUTION CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 25088

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH TRANS INTERNATIONAL AIRLINES, AND DIRECTING RECORDATION THEREOF."

"RESOLUTION NO. 25089

RESOLUTION AUTHORIZING EXECUTION OF SECOND SUPPLEMENTAL AGREEMENT WITH TRANS INTERNATIONAL AIRLINES, AND DIRECTING RECORDATION THEREOF."

Port Ordinance No. 2200 being, "AN ORDINANCE AUTHORIZING EXECUTION OF AGREEMENT WITH STATE OF CALIFORNIA DEPARTMENT OF TRANSPORTATION PROVIDING FOR THE ACQUISITION OF CERTAIN REAL PROPERTY LOCATED IN THE VICINITY AND SOUTHERLY OF THE SAN FRANCISCO-OAKLAND BAY BRIDGE TOLL PLAZA AND THE CONVEYANCE OF CERTAIN REAL PROPERTY LOCATED IN THE VICINITY AND NORTHERLY OF THE SAN FRANCISCO-OAKLAND BAY BRIDGE TOLL PLAZA AND FINDING CERTAIN FACTS IN CONNECTION THEREWITH," and Port Ordinance No. 2201 being, "AN ORDINANCE AMENDING SEC. 9.18 OF PORT ORDINANCE NO. 867 CHANGING THE SALARY OF YOUTH AIDE, CLASS "D"," were read a second time and passed to print by the following vote:

Ayes:	Commissioners Berkley, Lange, Rodriguez, Smith, Soda and President Gainor - 6
Noes:	None
Absent:	Commissioner Connolly - 1

Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SECS. 8.21, 10.021 AND 10.032 OF PORT ORDINANCE NO. 867 CREATING ONE ADDITIONAL POSITION OF ASSISTANT CIVIL ENGINEER, CHANGING THE SALARY OF SUPERVISORY AIRPORT TRAFFIC REPRESENTATIVE AND CREATING TWO ADDITIONAL POSITIONS OF RELIEF RESERVATION CLERK," was read a first time and passed to print by the following vote:

Ayes:	Commissioners Berkley, Lange, Rodriguez, Smith, Soda and President Gainor - 6
Noes:	None
Absent:	Commissioner Connolly - 1

At the hour of 2:45 p.m., the meeting was adjourned on a motion duly made and seconded.

Christy L. Marshall
Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The meeting scheduled for Tuesday, January 16, 1979, was adjourned by the Secretary of the Board to Tuesday, January 23, 1979, at the hour of 2:00 p.m., in the office of the Board, due to the absence of all of the members of the Board.

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The meeting was reconvened on Tuesday, January 23, 1979, at the hour of 2:07 p.m., in the office of the Board, Room 376, 66 Jack London Square, President Gainor presiding, due written notice having been given to members of the Board.

Commissioners present: Berkley, Connolly, Lange, Rodriguez, Smith, Soda, and President Gainor - 7

Commissioners absent: None - 0

Also present were the Executive Director; Deputy Executive Director; Assistant to the Executive Director; Port Attorney; Chief Engineer; Assistant Chief Engineer; Director of Aviation; Manager, North Field; Airport Manager; Director of Properties, Commercial Representative John Ablan; Traffic Manager and Manager, Marine Terminals Department; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Attorney Max Lieberman representing the Hyatt Corporation, and Ms. Sally Skanderup representing Oakland Study Center.

The minutes of the regular meeting of January 2, 1979, and the adjourned regular meeting of January 9, 1979, were approved as submitted and ordered filed.

BOARD OF PORT COMMISSIONERS
MEETING OF FEB 6 1979
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

Agreement for Architectural Services for Construction of Executive Terminal Building, North Airport was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen notifying the Board that requests for proposals for the work have been distributed, and the Port's technical evaluation of the responses has been completed. It was recommended that the Board authorize the preparation of an agreement with S. Iyama and Associates to design the building for the North Airport Executive Terminal and provide plans and specifications suitable for bidding purposes. The architect will also provide interior decorating services, a colored rendering, special computations required by recent State energy legislation, a review of the shop drawings and other submittals of the construction contractor. The firm will be reimbursed direct salaries including fringe benefits and overhead costs, direct costs of consultant services, and a fixed fee of $8,000. Maximum payment under the agreement would be $57,500 with certain additional work available at the discretion of the Executive Director. Also recommended was review of the negative declaration which was attached and a finding that the services are professional in nature. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously, and on passage of Resolution No. 25106.

Plans and Specifications for Addition to Ticketing Building M-101 for Expansion of Baggage Make-Up Area was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen recommending their approval and authority to advertise for bids for the construction of a 24-foot wide addition to the rear of the Ticketing Building plus a 12-foot wide roof overhang to increase the baggage make-up areas for the airlines. Also recommended was review of the negative declaration which was attached. The recommendation was approved on passage of Resolution No. 25110.

Bay Aviation Subtenant was the subject of a memo to the Board from the Director of Properties recommending approval for Bay Aviation Service, Inc., to sublet certain space in Buildings L-510 and L-518 with adjacent ramp area to Power-Pac Engineering for use in their aircraft engine buildup and overhaul business at $2,724.25 per month. The recommendation was approved on passage of Resolution No. 25090.

Airport Liability Insurance was the subject of a memo to the Board from the Director of Properties notifying the Board of the various layers of coverage and recommending that the entire $100,000,000 of airport general liability insurance be placed with United States Aircraft Insurance Group at an annual premium of $92,400 with the policies to be adjusted to a concurrent expiration date. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Certificate of Completion of Contract for Printing, Folding and Delivering the Port of Oakland Flight Selector was the subject of a memo to the Board from the Manager, Purchasing Department, recommending that the contract with Abbey Press for the past year be accepted as complete. The recommendation was approved on passage of Resolution No. 25091.

Assignment of Hyatt Lease was the subject of a memo to the Board from the Director of Properties, notifying the Board of the lease with the Edgewater Investment Company covering the Hyatt Hotel on Hegenberger, and that the lease was assigned to Edgewater Hyatt Corporation. Hyatt has exercised its option to purchase all of Edgewater Investment's rights, title, and interest in the premises including personal property. It was recommended that the Board approve the assignment of the leasehold interest and provide an estoppel certificate assuring that the lease is in full force and effect and that there are no pending defaults or claims by the Port against the lessee. The recommendation was approved on passage of Resolution No. 25119.

Plans and Specifications for Construction of Pardee Drive from Edgewater Drive to San Leandro Channel was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the construction of street improvements which include grading, paving, drainage, street lighting, landscaping, underground utilities and a sanitary sewer system. The street is required to provide access to adjacent Business Park properties which are scheduled for development this year. The recommendation was approved on passage of Resolution No. 25092.

Jack London Village Subleases was the subject of a memo to the Board from the Director of Properties, recommending approval of one new sublease for Lorenzo Picchi and Milvano Orsi, to operate a Pizza and Pasta shop; the addition of certain storage and retail space to the Book Tree sublease; and the assignment of the Gem Gallery sublease to the Chinese Art and Jade Center, Inc. The recommendation was approved on passage of Resolution No. 25111 for the new sublease, Resolution No. 25112 for the amendment, and Resolution No. 25113 for assignment.

Change Order, Embarcadero Cove Marina, Central Basin was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, notifying the Board that a section of rip-rap shoreline failed and slipped into the marina cove and that the parties have arrived at a position to produce a shared responsibility for the extra costs. It was recommended that the Board authorize a change order in the amount of $15,199.80 for the Port's portion of the slope repair, and grant a 34-calendar day extension of contract time for the repair work. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Contract Completion, Embarcadero Cove Marina, Central Basin was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, notifying the Board of the change orders issued and the requested time extensions, and recommending that the contract with Duncanson-Harrelson

Company be extended through December 20, 1978 and be accepted as complete as of that date with a contract price of $1,199,472.22. The recommendation was approved on passage of Resolution No. 25114 for time extension and Resolution No. 25115 for accepting contract.

License Agreement Renewal--Jal Vue was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for space in Buildings H-101 and H-109 with adjacent land area for a new total monthly rental of $2,688.12 for use in their glass importing and distribution business. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

License Agreements--Vertex and Crescent was the subject of a memo to the Board from the Director of Properties, recommending approval of a new agreement with Vertex, Inc., an existing Howard Terminal lessee, for an additional 7,500 square feet in Building E-319 at an additional monthly rental of $750. Also recommended was a new agreement with Crescent Warehouse Company for 32,500 square feet of warehouse space in Building E-319 for a monthly rental of $3,900. It was noted that a brokerage commission is due in the amount of $273 for each month of Crescent's occupancy, not to exceed 12 months. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Cancellation of Amsterdam Lease was the subject of a memo to the Board from the Director of Properties, notifying the Board of a lease with Amsterdam Corporation for 25,947 square feet of land area at the Ninth Avenue Terminal and that Amsterdam constructed a 60' x 195' metal warehouse building on the premises with a total improvement cost of $75,000. The lease contains a provision that the Port may cancel and terminate on the first day of any month during the final 10 years of the lease term with 12 months' prior written notice of cancellation with the Port paying a proportion of improvement costs. With the increased demand for space to satisfy operational requirements at the terminal, it was recommended that the Port give

appropriate cancellation notice to Amsterdam. It was noted that the Port's costs are estimated to be $29,688. The recommendation was approved on passage of Resolution No. 25093.

Contract Completion, Berth J Wharf Extension, Seventh Street Terminal was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, recommending that the contract with Santa Fe-Pomeroy, Inc., be accepted as complete as of December 22, 1978, with a contract price of $350,629.70 for the work. The recommendation was approved on passage of Resolution No. 25094.

Wharfage - Per Container Wharfage Rates, Demurrage - Per Container Demmurage Rates, Storage - Per Container Storage Rates was the subject of a memo to the Board from the Traffic Manager and Manager, Marine Terminals Department, recommending approval to establish certain rates for wharfage, demurrage and storage based on a per container unit as carriers have increased the use of this method of assessing charges in lieu of the traditional weight or measure basis. The recommendation was approved on an ordinance passed to print.

Howard Terminal Relocation Payment was the subject of a memo to the Board from the Director of Properties, recommending approval of a relocation payment in an amount up to $13,657 to Todd Die Company, a Howard Terminal tenant. The recommendation was approved on passage of Resolution No. 25095.

CAPA Liability Insurance was the subject of a memo to the Board from the Director of Properties, notifying the Board of the three general liability insurance layers of $5,000,000 above the basic $1,000,000 Port policy and that the coverage is provided through a joint policy with the California Association of Port Authorities. It was recommended that the insurance be placed through CAPA with the St. Paul Insurance Companies, with the Port's premium cost to be $14,794 for the first layer and $1,569 for the third layer. It was noted that the second layer expires in May and that all

of the layers will be adjusted to have concurrent expiration dates in May. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Personnel Administration Contract, City of Oakland was the subject of a memo to the Board from the Executive Director, recommending approval to execute the contract with the City to provide for their services associated with the Port's personnel system. The costs are estimated to be $58,000 to meet the annual expenses for the services provided by the City, including the services of the City Physician. The recommendation was approved on passage of Resolution No. 25118.

Personnel Items contained in a memo to the Board from the Port Employee Relations Officer, recommended the appointments of Sandra LaGardo and Carol Young, as Youth Aide, Class "B", effective January 29, 1979, at $5.29 per hour; and Emma Turk, as Supervisory Airport Traffic Representative, effective January 29, 1979, at $1,959 per month. Also recommended were military leaves of absence for Kathleen Bertram and Peter Martinez, for two calendar days; Daniel Roudebush, Senior Marine Commercial Representative, for 13 calendar days; and Tommy Dumas, Airport Serviceman, a leave of absence commencing December 21, 1978 through February 2, 1979, in order to provide him time to recover from an off-duty injury. Additionally recommended was the creation of one additional position of Port Environmental Planner Associate and 17 positions of Airport Fueler, Class II, which will replace the present C.E.T.A. Airport Fuelers as the new hires are under a different program. Further recommended was the salary ordinance amendment for the Chief Airport Janitor to establish salary schedule 53.5; authority to hire four persons on a half-time basis to provide customer service at the North Airport; and a salary increase for Gardener III Yoshinori Tsuno to salary rate "d" of his salary schedule in recognition of extra duties being performed. The recommendations were approved on passage of Resolution No. 25096 for appointments, Resolution No. 25097 for leaves of absence, Resolution No. 25098 for salary increase, and

on ordinances passed to print for creation of position and salary ordinance amendment.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of the Director of Maritime Activities to Washington, D.C. and New York, New York, on or about January 23, 1979, for trade development purposes; the travel of the Executive Director and the President of the Board of Port Commissioners to Washington, D.C., on or about January 29, 1979, for a reception honoring the Vice Premier of China; and the travel of the Executive Director to Palm Beach, Florida, for an AOCI Governmental Affairs meeting and to New Orleans, Louisana, to vist the Port of New Orleans, on or about February 6, 1979. The recommendation was approved on passage of Resolution No. 25116.

Certificate of Completion of Contract for Printing and Delivering the Port of Oakland Progress News Notes was the subject of a memo to the Board from the Manager, Purchasing Department, recommending that the contract with Abbey Press, Inc., be accepted as complete. The recommendation was approved on passage of Resolution No. 25099.

Issuance and Sale of $750,000 Principal Amount of Port of Oakland 1979 Small Craft Harbor Revenue Bonds (Phase IV) was the subject of a letter to the Board from the Port Attorney, notifying the Board that under the terms of the loan agreement with the Department of Navigation and Ocean Development of the State of California with respect to Phase IV of the Oakland Embarcadero Marina Project, the Port shall offer for public sale revenue bonds in the principal amount of $750,000, bearing interest at $4-1/2% per annum prior to receipt of the loan. It was recommended that the Board authorize the issuance of the bonds and direct the sale. As it is expected that no bids will be received, the Port will enter into a loan agreement with the State for Phase IV of the project. The recommendation was approved on passage of Resolution No. 25117.

Chipman Corporation, Inc. was the subject of a letter to the Board from the Port Attorney, notifying the Board that the former tenant, upon vacating the premises in a portion of Building B-203, was in debt to the Port for a total sum of $13,159.48 for unpaid rent. The Port has applied a $10,000.00 performance deposit to the arrearage and has given a $269.97 credit from an electrical rate adjustment, leaving a balance due the Port of $2,889.51. As attempts to collect the amount have been unsuccessful, it was recommended that the Port Attorney be authorized to file an action to recover sums due. The recommendation was approved on passage of Resolution No. 25100.

William Noonan was the subject of a letter to the Board from the Port Attorney, notifying the Board that the individual temporarily docked his boat in the Port's Embarcadero Cove Marina and that attempts to have Mr. Noonan remove his boat have not been successful. A Complaint in Unlawful Detainer seeking restitution of possession of the berth, reasonable rental value and reasonable attorney's fees in prosecuting the action has been filed, and it was recommended that the Board ratify the action of the Port Attorney and authorize the Port Attorney to take further action as deemed advisable. The recommendation was approved on passage of Resolution No. 25101.

Claim of Chris Smith was the subject of a letter to the Board from the Port Attorney, notifying the Board of the claim in the amount of $456.00 for alleged damages done to his car parked on Port property. As the claim is not a proper charge against the Port and the claim was filed beyond the statutory 100 day period of limitation, it was recommended that the claim be rejected. The recommendation was approved on passage of Resolution No. 25102.

Claim of Pacific Telephone & Telegraph Company was the subject of a letter to the Board from the Port Attorney, notifying the Board of the claim in the amount of $3,000.00 for damages done to a splicing box at the Outer Harbor Terminal. As this claim is not a proper charge against the Port and the Port's contractor is contractually bound for such occurrences it was recommended that the claim be rejected. The recommendation was approved on

passage of Resolution No. 25103.

Transcontinental Low-Fare Route Proceeding; Civil Aeronautics Board Docket 30356 was the subject of a letter to the Board from the Port Attorney, notifying the Board of the history of the case and that the Civil Aeronautics Board served its final decision granting authority between New York/Newark and Baltimore/Washington and San Francisco/Oakland/San Jose to both World and Capitol Airways. Pan Am was also granted authority and American Airways was given non-stop authority in the market. The Port had asked for an initial protective corridor for World to insure a greater market share during their initial service but the request was not granted as the Civil Aeronautics Board is presently committed to multiple permissive route awards. It was further noted that World intends to commence Oakland-New York non-stop service in the early spring of 1979 and Oakland-Washington/Baltimore service in early fall 1979. The information was noted and ordered filed.

The following reports were noted and ordered filed:

Summary of Cash - Port Revenue and Construction Funds as of January 15, 1979.

Summary of Cash and Accounts Receivable Port Revenue Fund 801 for the Month of December.

Accounts Receivable - 35 Days or More in Arrears as of January 23, 1979.

Accounts Receivable - 35 Days or More in Arrears, Miscellaneous Charges, as of January 23, 1979.

Accounts Receivable - Referred to Port Attorney, Tenants, as of January 23, 1979.

Accounts Receivable - Referred to Port Attorney, Non-Tenants, as of January 23, 1979.

Accounts Receivable - Other Departments as of January 23, 1979.

Summary of Claims Paid from Various Funds for the Period December 27, 1978 through January 11, 1979.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Berkeley, Connolly, Lange, Rodriguez, Smith, Soda and President Gainor - 7
Noes:	None
Absent:	None

"RESOLUTION NO. 25090

RESOLUTION CONSENTING TO SUBLICENSE BY BAY AVIATION SERVICES, INC. TO POWER-PAC ENGINEERING CORP."

"RESOLUTION NO. 25091

RESOLUTION ACCEPTING WORK PERFORMED BY ABBEY PRESS, INC."

"RESOLUTION NO. 25092

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF PARDEE DRIVE FROM EDGEWATER DRIVE TO SAN LEANDRO CHANNEL, OAKLAND AIRPORT BUSINESS PARK, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25093

RESOLUTION AUTHORIZING NOTICE OF CANCELLATION AND TERMINATION OF LEASE WITH AMSTERDAM CORPORATION."

"RESOLUTION NO. 25094

RESOLUTION ACCEPTING WORK PERFORMED BY SANTA FE-POMEROY, INC., AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25095

RESOLUTION APPROVING AND AUTHORIZING RELOCATION PAYMENTS TO WILLIAM TODD."

"RESOLUTION NO. 25096

RESOLUTION APPROVING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25097

RESOLUTION CONCERNING LEAVES OF ABSENCE."

"RESOLUTION NO. 25098

RESOLUTION ASSIGNING YOSHINORI TSUNO, GARDENER III, TO SCHEDULE 36.5, RATE "D", AS FIXED BY PORT ORDINANCE NO. 867."

"RESOLUTION NO. 25099

RESOLUTION ACCEPTING WORK PERFORMED BY ABBEY, PRESS, INC."

"RESOLUTION NO. 25100

RESOLUTION AUTHORIZING FILING OF ACTION BY PORT ATTORNEY AGAINST CHIPMAN CORPORATION, INC."

"RESOLUTION NO. 25101

RESOLUTION RATIFYING FILING OF ACTION BY PORT ATTORNEY AGAINST WILLIAM NOONAN."

"RESOLUTION NO. 25102

RESOLUTION REJECTING CLAIM OF CHRIS SMITH."

"RESOLUTION NO. 25103

RESOLUTION REJECTING CLAIM OF PACIFIC TELEPHONE & TELEGRAPH CO."

"RESOLUTION NO. 25104

RESOLUTION AUTHORIZING ACCEPTANCE OF QUITCLAIM DEED AND EXECUTION OF GRANT OF EASEMENT TO PACIFIC GAS AND ELECTRIC COMPANY."

"RESOLUTION NO. 25105

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH HOSES UNLIMITED, INC."

"RESOLUTION NO. 25106

RESOLUTION CERTIFYING REVIEW AND CONSIDERATION OF NEGATIVE DECLARATION FOR PROPOSED NEW EXECUTIVE TERMINAL BUILDING, NORTH AIRPORT, MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH, FINDING AND DETERMINING THAT A PROPOSED CONTRACT FOR TESTING SERVICES CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES AND MAY BE MADE WITHOUT COMPETITIVE BIDDING, AND AUTHORIZING THE NEGOTIATION OF SAID CONTRACT."

"RESOLUTION NO. 25107

RESOLUTION GRANTING MIDLAND-ROSS CORPORATION PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25109

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 25110

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR ADDITION TO TICKETING BUILDING M-101 FOR EXPANSION OF BAGGAGE MAKE-UP AREA, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, CALLING FOR BIDS THEREFOR AND MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH."

"RESOLUTION NO. 25111

RESOLUTION CONSENTING TO SUBLEASE BY OAKLAND VILLAGE CORPORATION TO LORENZO A. PICCHI AND MILVANO ORSI."

"RESOLUTION NO. 25112

RESOLUTION CONSENTING TO AMENDMENT OF SUBLEASE BY OAKLAND VILLAGE CORPORATION."

"RESOLUTION NO. 25113

RESOLUTION CONSENTING TO ASSIGNMENT OF SUBLEASE OF OAKLAND VILLAGE CORPORATION."

"RESOLUTION NO. 25114

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH THE DUNCANSON-HARRELSON CO."

"RESOLUTION NO. 25115

RESOLUTION ACCEPTING WORK PERFORMED BY THE DUNCANSON-HARRELSON CO. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25116

RESOLUTION AUTHORIZING CERTAIN TRAVEL."

"RESOLUTION NO. 25117

RESOLUTION AUTHORIZING THE ISSUANCE AND DIRECTING THE SALE OF $750,000 PRINCIPAL AMOUNT OF PORT OF OAKLAND 1979 SMALL CRAFT HARBOR REVENUE BONDS."

"RESOLUTION NO. 25118

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH CITY OF OAKLAND FOR PERSONNEL SERVICES."

"RESOLUTION NO. 25119

RESOLUTION CONSENTING TO ASSIGNMENT OF LEASE BY EDGEWATER INVESTMENT COMPANY TO EDGEWATER HYATT CORPORATION AND AUTHORIZING EXECUTION OF ESTOPPEL CERTIFICATE."

Port Ordinance No. 2202 being, "AN ORDINANCE AMENDING SECS. 8.21, 10.021 AND 10.032 OF PORT ORDINANCE NO. 867 CREATING ONE ADDITIONAL POSITION OF ASSISTANT CIVIL ENGINEER, CHANGING THE SALARY OF SUPERVISORY AIRPORT TRAFFIC REPRESENTATIVE AND CREATING TWO ADDITIONAL POSITIONS OF RELIEF RESERVATION CLERK," was read a second time and passed to print by the following vote:

Ayes:	Commissioners Berkley, Connolly, Lange, Rodriguez, Smith, Soda and President Gainor - 7
Noes:	None
Absent:	None

Port Ordinance No. _____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO WHARFAGE - RULES AND REGULATIONS AND WHARF DEMURRAGE AND STORAGE - RULES AND REGULATIONS," and Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SECS. 8.143 AND 10.08 OF PORT ORDINANCE NO. 867 CREATING ONE ADDITIONAL POSITION OF PORT ENVIRONMENTAL PLANNER ASSOCIATE AND CHANGING THE SALARY OF CHIEF AIRPORT JANITOR," and Port Ordinance No. _____ being, "AN ORDINANCE ADDING SEC. 10.104 TO PORT ORDINANCE NO. 867 CREATING 17 POSITIONS OF AIRPORT FUELER, CLASS II, IN CONNECTION WITH PARTICIPATION IN COMPREHENSIVE EMPLOYMENT AND TRAINING ACT OF 1973," were read a first time and passed to print by the following vote:

Ayes:	Commissioners Berkley, Connolly, Lange, Rodriguez, Smith, Soda and President Gainor - 7
Noes:	None
Absent:	None

At the hour of 2:20 p.m., the Board entered into executive session on legal matters and reconvened in open session at the hour of 2:45 p.m. The following resolution was introduced and passed separately by the following vote:

Ayes: Commissioners Berkley, Connolly, Lange, Rodriguez, Smith, Soda and President Gainor - 7

Noes: None

Absent: None

"RESOLUTION NO. 25108

RESOLUTION APPOINTING AND EMPLOYING SPECIAL COUNSEL."

At the hour of 2:46 p.m., on a motion duly made and seconded, the meeting was adjourned.

Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The meeting was held on Tuesday, February 6, 1979, at the hour of 2:16 p.m., in the office of the Board, Room 376, 66 Jack London Square, President Gainor presiding, due written notice having been given to members of the Board.

Commissioners present: Berkley, Connolly, Lange, Smith, Soda, and President Gainor - 6

Commissioners absent: Rodriguez - 1

Also present were the Executive Director; Deputy Executive Director; Assistant to the Executive Director; Port Attorney; Director of Properties; Chief Engineer; Airport Manager; Traffic Manager and Manager, Marine Terminals Department; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Fassil Demissie, representing OCCUR/Oakland Institute and Sally Skanderup, representing Oakland Study Center.

The minutes of the regular meeting of January 16, 1979, and the adjourned regular meeting of January 23, 1979, were approved as submitted and ordered filed.

Receipt Of Bids: The Secretary of the Board reported that the Port's offer to sell Port of Oakland 1979 Small Craft Harbor Revenue Bonds did not receive any response in the form of bids and that an appropriate agreement with the California State Department of Navigation and Ocean Development has been prepared for the loan of $750,000 with a 4-1/2% interest rate for Phase IV of the Embarcadero Cove Marina. The agreement was approved on passage of Resolution No. 25151.

BOARD OF PORT COMMISSIONERS
MEETING OF FEB 20 1979
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

Plans and Specifications for Construction of Second Floor Addition of Finger Building M-103 was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the construction of an 85 foot wide by 300 foot long addition to the second floor. The addition will provide six gate positions with accompanying loading bridges. The Environmental Impact Report for the expansion was previously considered by the Board. Commissioner Soda asked that the study concerning the location of security stations be made available for review. The Executive Director responded that the Airport Planning update was scheduled for a work session to be held on February 20, 1979. The recommendation was approved on passage of Resolution No. 25153.

Memorandum of Understanding, U.S. Army Corps of Engineers Permit Procedures was the subject of a memo to the Board from the Deputy Executive Director, notifying the Board of certain differences of opinion over what property at the Airport is subject to the Corps' permit jurisdiction with the Corps asserting jurisdiction under Section 10 of the Rivers and Harbors Act of 1899 and the enactment of the Federal Water Pollution Control Act Amendments of 1972. The Corps states that a permit is necessary to make improvements to any land that has an elevation below the mean higher high water line behind the original dike line at the Airport. In addition, it asserts a permit is needed for work in "wetland" areas at the Airport under guidelines of the FWPCA. The Port has held a series of meetings with the Corps and it was recommended that the Board approve a Memorandum of Understanding covering the disputed area. Basic provisions of the Memorandum include that the Port does not acquiesce in the Corps' assertion that it legally has jurisdiction at the Airport under Section 10; an accompanying map shows areas which the Port agrees to seek the Corps' authorization before commencing work or activity in these areas; the Agreement shall terminate as to any such areas in the Airport if Congress amends Section 10 or the FWPCA to exclude the areas from Corps' jurisdiction, or if the Corps or a court determines Section 10 or the

FWPCA is invalid or not applicable to the areas; the Port agrees to withdraw all Airport fill applications presently pending before the Corps; the Corps agrees to take no legal or administrative action based on the Port's alleged violations of Section 10 or the FWPCA prior to the date of the Memorandum of Understanding, and withdraws all pending cease and desist orders issued to the Port; the Memorandum of Understanding expires on January 1, 1985. The recommendation was approved on passage of Resolution No. 25141.

Airline License Agreements was the subject of a memo to the Board from the Director of Properties, recommending approval of certain new agreements which will allow for Braniff to have significant operating space. The Gate 4 holdroom will be assigned to Braniff and be shared by Western with American Airlines sharing the Gate 6 holdroom assigned to Hughes Air West. TWA will share ticket counter, office and baggage space with Western, giving up their counter space to Braniff. The recommendation was approved on a motion by Commissioner Lange, second and passed unanimously.

License Agreement Renewal-- Kaiser Steel was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for 28,426 sf of hangar and shop space in Building L-710 with adjacent ramp area which is used for their corporate jet facility, for a new total monthly rental of $2,754.46. The recommendation was approved on a motion by Commissioner Lange, second and passed unanimously.

License Agreement Renewal--Mike Quinn was the subject of a memo to the Board from the Director of Properties recommending approval to renew their agreement for 12,501 sf in Buildings L-645 and L-727 with adjacent land area for a new total monthly rental of $1,139.37. The area is used for the storage and sale of electronic components. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Supplement To License Agreement-- Power-Pac was the subject of a memo to the Board from the Director of Properties recommending approval to delete certain ramp and auto parking areas for an adjusted monthly rental of $800 per month which now covers the existing shop space only. It was noted that Power-Pac is now a subtenant of Bay Aviation in Building L-510 and does not require the space. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Supplement to License Agreement--Bay Aviation was the subject of a memo to the Board from the Director of Properties, recommending approval for the deletion of 2,591 sf of office space and 346 sf of shop space in Building L-510 due to a reduction of operations of its subtenant, Transwest Air Express. The new monthly rental will be $4,244.64 per month. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Contract Completion, Asphalt Concrete Overlay of Runway 15-33 and Related Electrical Work was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, recommending that the contract with O. C. Jones and Sons be accepted as complete as of November 10, 1978, with a contract price of $193,323.42. The recommendation was approved on passage of Resolution No. 25120.

Amendment No. 1 to Airport Development Aid Program (ADAP) Grant Agreement No. 6-06-0170-08 was the subject of a memo to the Board from the Chief Engineer, recommending approval of the Amendment which provides for increased funding from $447,500 to $564,000 to cover the substitution of two apron-drive loading bridges in place of two fixed bridges as originally proposed for the second level holding areas and gate positions. The recommendation was approved on passage of Resolution No. 25121.

Additional Locker Boxes for Embarcadero Marina Development Areas was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, notifying the Board that it is desirable to provide locker boxes for each berth at the Central and North Basins of the Embarcadero Marina. It was recommended that the Board find it to be in the best interest to dispense with formal bidding procedures and issue a purchase order to Thompson Flotation Company in the amount of $7,670.00 for the purchase of 65 locker boxes for installation by Port forces at the Central Basin and that the Chief Engineer be authorized to execute a change order in the amount of $12,005.00 with M-B Construction for furnishing and installing the 49 additional locker boxes at the North Basin. The recommendation was approved on passage of Resolution No. 25154.

Jack London Village Sublease was the subject of a memo to the Board from the Director of Properties, recommending approval for the relocation of the Yellow Brick Road sublease from 780 sf of Space in I-130 to 858 sf in Space G-200. The recommendation was approved on passage of Resolution No. 25122.

Contract Completion, Jack London Square Sign was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, recommending that the contract with the Oakland Neon Sign Company be extended through November 28, 1978 and accepted as complete as of that date with a contract price of $40,602.00. The recommendation was approved on passage of Resolution No. 25123 for time extension and Resolution No. 25124 for accepting work.

Contract Completion, Kitchen Floor Replacement, Building F-106 was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, recommending that the contract with Berkeley Floor Company be extended through January 19, 1979 and that the contract be accepted as complete as of that date with a contract price of $6,855.00. The recommendation was approved on passage of Resolution No. 25125 for time extension and Resolution No. 25126 for accepting contract.

License Agreement--EMS was the subject of a memo to the Board from the Director of Properties, recommending approval of a separate license agreement for 12,915 sf of warehouse space, 2,610 sf of office space, 138,885 sf of paved land, and 89,271 sf of unpaved land, for a total monthly rental of $7,912.54. The area includes land previously leased to Coast Iron and Metal at the foot of Diesel Street. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Contract Completion, Demolition of Buildings B-103, B-105, B-106 and B-203, Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, notifying the Board of the delay in the completion of the contract and recommending that the first portion of the contract with Abdo S. Allen Company be extended through December 12, 1978 and that the Contractor be assessed $3,000.00 in liquidated damages; and that the second portion of the contract be extended through December 8, 1978, that the Contractor be assessed $900.00 in liquidated damages and that the contract be accepted as complete as of December 11, 1978, with the contract price of $466,332.96. The recommendation was approved on passage of Resolution No. 25142 for time extension and Resolution No. 25143 for accepting the work.

Contract Completion, Ninth Avenue Toilet Facilities was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, recommending that the contract with the John D. Wilson Construction Company be extended through October 24, 1978, that the Contractor be assessed liquidated damages in the amount of $600.00 and that the contract be accepted as complete as of December 11, 1978, with the contractor being paid $36,382.98. The recommendation was approved on passage of Resolution No. 25127 for time extension and Resolution No. 25128 for accepting work.

Sea-Land Tenth Supplemental Agreement was the subject of a memo to the Board from the Traffic Manager and Manager, Marine Terminals Department, recommending approval of the agreement to cover shared revenue for Ro-Lo Pacific Line which berths at Sea-Land's Berth 9 and uses a stern ramp on Berth

10. It was determined an appropriate share of terminal revenue to be paid to Sea-Land for cargo moved through the stern ramp would be 19%. The recommendation was approved on passage of Resolution No. 25129.

Extra Work, Phase II, Berth 6 was the subject of a memo to the Board from the Chief Engineer, notifying the Board that during the construction of yard improvements at the 4.3 acre site, it was discovered that the soil under the demolished transit shed was unable to support construction equipment when wet and work has been halted. In order not to delay completion of the yard improvements, it was recommended that Gallagher & Burk, the contractor, be authorized to place a layer of plastic filter cloth over the existing soft material underlying the building site and to upgrade the quality of required fill material in order to more evenly distribute the wheel loads over the soft underlying clay, at an estimated cost of $40,000.00. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Howard Terminal Relocation Payment was the subject of a memo to the Board from the Director of Properties, recommending approval to pay a relocation payment to Stan Dann, a Howard Terminal tenant, of up to $500. It was noted that this advance payment is at the discretion of the Board and it was recommended based on the financial limitation of the small business operation. The recommendation was approved on passage of Resolution No. 25130.

Supplement to License Agreement--Canal Industrial Park was the subject of a memo to the Board from the Director of Properties, recommending approval to supplement their agreement for space on the Oakland Army Base. The changes provide for a reduction in area from approximately 9.9 acres to 8.3 acres to accommodate the relocation of Burma Road; extending the term to April 30, 1979 at a reduced rental of $6,137.50 per month; and for certain adjustments in utility service charges. The recommendation was approved on passage of Resolution No. 25144.

Contract Completion, Crane Rail Construction, Berth 7, Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, recommending that the contract with California Engineering Contractors, Inc., be extended through September 6, 1978 for Phase I, through December 4, 1978 for the entire work, and that the contract be accepted as complete as of that date with a contract price of $1,683,758.35. The recommendation was approved on passage of Resolution No. 25157 for time extension and Resolution No. 25158 for accepting contract.

Award of Contract, Demolition of Steel Foundry Plant, Outer Harbor Terminal was the subject of a memo to the Board from the Chief Engineer, notifying the Board of the nine bids received and recommending award of the contract to the low bidder, Thomas D. Eychner Co., at $26,600.00. The recommendation was approved on passage of Resolution No. 25131.

Award of Contract for Furnishing and Delivering Transformers for Berth 5 to the Port of Oakland was the subject of a memo to the Board from the Manager, Purchasing Department, notifying the Board of the one bid received and recommending award of the contract to the John H. Ormond Company, the bidder, in the amount of $23,502.43. The recommendation was approved on passage of Resolution No. 25155.

Award of Contract, Construction of Yard Improvements, Berth 5, Phase II, Outer Harbor Terminal was the subject of a memo to the Board from the Chief Engineer, notifying the Board of the four bids received and recommending award of the contract to Gallagher and Burk, Inc., the low bidder at $2,584,156.80. The recommendation was approved on passage of Resolution No. 25132.

Award of Contract, Demoliton of Building B-101, Outer Harbor Terminal was the subject of a memo to the Board from the Chief Engineer, notifying the Board of the six bids received and recommending award of the contract to the Ferma Corporation, the low bidder at $32,900.00. It was noted that the bid proposal contained provisions to salvage the "Port of Oakland"

sign but that the costs involved were deemed to be excessive. The recommendation was approved on passage of Resolution No. 25133.

Plans and Specifications for "Removal of Building C-520, Seventh Street Terminal, Oakland, California" was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the removal of the building from the Seventh Street Terminal to allow for added space needed for container operations. The plans include provisions to re-erect the building as two separate buildings on separate sites at the North Field. The removal of the building is categorically exempt and an environmental impact report is not required. The appropriate environmental determination for the re-erection of the building will be made prior to award of the contract. The recommendation was approved on passage of Resolution No. 25134.

Specifications for Annual Contracts for Repairs to Docks & Railroad & Crane Tracks was the subject of a memo to the Board from the Assistant Chief Engineer, recommending their approval and authority to advertise for bids for the annual contracts. The recommendation was approved on passage of Resolution No. 25135 for pile driver crew and Resolution No. 25136 for railroad and crane track repairs.

Plans and Specifications, Construction of Concrete Wharf, Berth 5 was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the construction of the reinforced concrete wharf on prestressed concrete piles. The new wharf will be approximately 1,050 long by 65 feet wide. It was noted that the plans contained provisions for various phases of construction to allow for work by other contractors and that appropriate liquidated damages have been established to compensate for any potential loss of rental. The recommendation was approved on passage of Resolution No. 25137.

Pacific Gas and Electric Company Overhead Pole Modifications and Relocations, Berth 6 was the subject of a memo to the Board from the Supervising Electrical and Mechanical Engineer, recommending approval to execute an agreement with PG&E to provide certain modifications to underground utilities and realign several poles in the Outer Harbor area at a cost of $7,292.00. The recommendation was approved on passage of Resolution No. 25156.

Agreement for Geotechnical Engineering Services, Redevelopment of Mobil Oil Leasehold and Former Abex Leasehold was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending approval to amend an existing contract with Peter Kaldveer and Associates to perform geotechnical engineering services for the two sites to be added to the Outer Harbor Terminal. The firm will be reimbursed direct salaries, including fringe benefits and overhead costs; direct costs of outside consultants; and a fixed fee of $2,000.00, with a maximum payment of $18,000.00. The recommendation was approved on passage of Resolution No. 25145.

Agreement for Engineering Services for Construction of Container Yard Improvements, Mobil Oil Leasehold was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending approval to amend an existing agreement with Murray-McCormick, Inc., to provide engineering services for the redevelopment of the Mobil Leasehold area which will be added to the new container terminal. The firm will be paid direct salaries, including fringe benefits and overhead costs; direct costs of consulting services; and a fixed fee of $5,900.00, with a maximum payment of $70,000.00. The recommendation was approved on passage of Resolution No. 25146.

Application to Replace Deteriorated Piles, Schnitzer Steel Products was the subject of a memo to the Board from the Port Environmental Planner, notifying the Board of the application to perform certain work in the Oakland Estuary and recommending that the required public hearing be set for 2:00 p.m., Tuesday, February 20, 1979. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Deeds of Conveyance--PG&E was the subject of a memo to the Board from the Director of Properties, recommending that the Port-installed underground electrical conduit and splice boxes serving certain areas in the Outer Harbor Terminal be conveyed to PG&E as required for the installation of wire and electrical service. The recommendation was approved on passage of Resolution No. 25138.

Personnel Items contained in a memo to the Board from the Port Employee Relations Officer, recommended the appointment of Dale Haas, as Youth Aide Class "B", effective January 22, 1979, at $5.29 per hour; Laney Brenna, as Relief Reservation Clerk, effective January 26, 1979, at $5.05 per hour; Byron Fong, Sorin Neagu, and Amelia Bible, as Youth Aide Class "C", effective January 31, 1979, at $3.83 per hour; John Aidoo, as Supervising Civil Engineer, effective February 1, 1979, at $2,237 per month; Laurel Stanley, as Port Environmental Planner Associate, effective February 7, 1979, at $1,738 per month; Frank T. Smalley and Harry Yee, as Assistant Mechanical and Electrical Engineer, at $1,678 per month; and Ralph Tornstrom, as Painter, effective February 7, 1979, at $1,495 per month. Also recommended was a military leave of absence for Peter Martinez, Airport Serviceman, for a maximum of 16 days to allow for attendance at regular scheduled reserve meetings conflicting with his airport shift rotation; and a six month leave of absence for Airport Janitor Jorge Torres for medical reasons. Further recommended was the creation of one additional position of Administrative Secretary. The recommendation was approved on passage of Resolution No. 25139 for appointments, Resolution No. 25140 for leaves of absence, and on an ordinance passed to print for creation of position.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of the Director of Aviation to Dallas, Texas, on or about February 5, 1979, for airport promotion purposes; the Director of Management Planning to Seattle, Washington, on or about February 9, 1979, to meet with the Economic and Finance Committee of PCAPA;

and the travel of the Executive Director to Washington, D. C., on or about February 13, 1979, to meet with the Transportation Committee of the National Council for the U.S.-China Trade. The recommendation was approved on passage of Resolution No. 25147.

The following reports were introduced and ordered filed:

Report of the Port Attorney on Litigation Matters.

Status of Construction Contracts in Progress as of February 1, 1979.

Status of Consultant Contracts as of February 1, 1979.

Summary of Cash - Port Revenue and Construction Funds as of January 30, 1979.

Summary of Claims Paid from Various Funds for the Period January 16, 1979 through January 23, 1979.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Berkley, Connolly, Lange, Smith, Soda and President Gainor - 6
Noes:	None
Absent:	Commissioner Rodriguez - 1

"RESOLUTION NO. 25120

RESOLUTION ACCEPTING WORK PERFORMED BY O. C. JONES AND SONS AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25121

RESOLUTION ACCEPTING AMENDMENT NUMBER 1 TO GRANT AGREEMENT WITH THE FEDERAL AVIATION ADMINISTRATION UNDER PROJECT NO. 6-06-0170-08 AND AUTHORIZING EXECUTION THEREOF."

"RESOLUTION NO. 25122

RESOLUTION CONSENTING TO AMENDMENT OF SUBLEASE BY OAKLAND VILLAGE CORPORATION."

"RESOLUTION NO. 25123

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH OAKLAND NEON SIGN COMPANY."

"RESOLUTION NO. 25124

RESOLUTION ACCEPTING WORK PERFORMED BY OAKLAND NEON SIGN COMPANY AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25125

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH BERKELEY FLOOR COMPANY, INC."

"RESOLUTION NO. 25126

RESOLUTION ACCEPTING WORK PERFORMED BY BERKELEY FLOOR COMPANY, INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25127

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH JOHN D. WILSON CONSTRUCTION CO."

"RESOLUTION NO. 25128

RESOLUTION ACCEPTING WORK PERFORMED BY JOHN D. WILSON CONSTRUCTION CO., ASSESSING LIQUIDATED DAMAGES AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25129

RESOLUTION AUTHORIZING EXECUTION OF TENTH SUPPLEMENTAL AGREEMENT WITH SEA-LAND SERVICE, INC."

"RESOLUTION NO. 25130

RESOLUTION APPROVING AND AUTHORIZING RELOCATION PAYMENTS TO STAN DANN AND MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH."

"RESOLUTION NO. 25131

RESOLUTION AWARDING CONTRACT TO THOMAS D. EYCHNER CO. FOR DEMOLITION OF STEEL FOUNDRY PLANT, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25132

RESOLUTION AWARDING CONTRACT TO GALLAGHER & BURK, INC. FOR CONSTRUCTION OF YARD IMPROVEMENTS, BERTH 5, PHASE II, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25133

RESOLUTION AWARDING CONTRACT TO FERMA CORPORATION FOR DEMOLITION OF BUILDING B-101, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25134

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR REMOVAL OF BUILDING C-520, SEVENTH STREET TERMINAL, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25135

RESOLUTION APPROVING SPECIFICATIONS FOR FURNISHING PILE DRIVER CREW FOR REPAIRS TO PORT OF OAKLAND DOCKS AND WATER-FRONT FACILITIES FOR THE PERIOD COMMENCING MARCH 12, 1979 AND ENDING MARCH 31, 1980, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25136

RESOLUTION APPROVING SPECIFICATIONS FOR FURNISHING LABOR, MATERIALS, AND EQUIPMENT FOR RECONDITIONING, REPAIRING AND CONSTRUCTING PORT OF OAKLAND RAILROAD AND CRANE TRACKS FOR THE PERIOD COMMENCING MARCH 12, 1979 AND ENDING MARCH 31, 1980, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25137

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR CON-STRUCTION OF CONCRETE WHARF, BERTH 5, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25138

RESOLUTION AUTHORIZING EXECUTION OF DEEDS OF CONVEYANCE TO PACIFIC GAS AND ELECTRIC COMPANY."

"RESOLUTION NO. 25139

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25140

RESOLUTION APPROVING CERTAIN LEAVES OF ABSENCE."

"RESOLUTION NO. 25141

RESOLUTION AUTHORIZING EXECUTION OF MEMORANDUM OF UNDER-STANDING WITH U.S. ARMY ENGINEER DISTRICT."

"RESOLUTION NO. 25142

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH ABDO S. ALLEN."

"RESOLUTION NO. 25143

RESOLUTION ACCEPTING WORK PERFORMED BY ABDO S. ALLEN, ASSESSING LIQUIDATED DAMAGES AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25144

RESOLUTION AUTHORIZING EXECUTION OF THIRD SUPPLEMENTAL AGREEMENT WITH CANAL INDUSTRIAL PARK, INC."

"RESOLUTION NO. 25145

RESOLUTION FINDING AND DETERMINING THAT A PROPOSED FIRST SUPPLEMENTAL AGREEMENT WITH PETER KALDVEER AND ASSOCIATES FOR GEOTECHNICAL ENGINEERING SERVICES CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES AND MAY BE MADE WITHOUT COMPETITIVE BIDDING; AND AUTHORIZING THE NEGOTIATION OF SAID FIRST SUPPLEMENTAL AGREEMENT."

"RESOLUTION NO. 25146

RESOLUTION FINDING AND DETERMINING THAT A PROPOSED FIRST SUPPLEMENTAL AGREEMENT WITH MURRAY-MC CORMICK, INC. FOR ENGINEERING SERVICES CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES AND MAY BE MADE WITHOUT COMPETITIVE BIDDING; AND AUTHORIZING THE NEGOTIATION OF SAID FIRST SUPPLEMENTAL AGREEMENT."

"RESOLUTION NO. 25147

RESOLUTION CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 25148

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH NATIONAL AIRMOTIVE CORPORATION."

"RESOLUTION NO. 25149

RESOLUTION ACCEPTING OFFER BY COAST IRON & METAL COMPANY IN FULL SATISFACTION OF AGREEMENT NOT TO EXECUTE."

"RESOLUTION NO. 25150

RESOLUTION APPROVING COMPENSATION OF SPECIAL COUNSEL."

"RESOLUTION NO. 25151

RESOLUTION AUTHORIZING CONSUMMATION OF LOAN FROM DEPARTMENT OF NAVIGATION AND OCEAN DEVELOPMENT."

"RESOLUTION NO. 25152

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 25153

RESOLUTION APPROVING PLANS AND SPECIFICATONS FOR CONSTRUCTION OF SECOND FLOOR ADDITION TO FINGER BUILDING M-103, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT (AIRPORT DEVELOPMENT AID PROGRAM 6-06-0170-07), AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25154

RESOLUTION FINDING AND DETERMINING THAT IT IS IN THE BEST INTEREST OF THE PORT TO PURCHASE AND INSTALL CERTAIN LOCKER BOXES WITHOUT COMPETITIVE BIDDING AND AUTHORIZING THE PURCHASE AND INSTALLATION OF SAID LOCKER BOXES."

"RESOLUTION NO. 25155

RESOLUTION AWARDING CONTRACT TO JOHN ORMOND COMPANY, INC. FOR FURNISHING AND DELIVERING PAD MOUNTED TRANSFORMERS FOR BERTH 5 PHASE II, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA AND FIXING THE AMOUNT OF BOND TO BE PROVIDED IN CONNECTION THEREWITH."

"RESOLUTION NO. 25156

RESOLUTION FINDING AND DETERMINING THAT A PROPOSED AGREEMENT WITH PACIFIC GAS AND ELECTRIC COMPANY FOR CERTAIN MODIFICATION WORK CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES AND MAY BE MADE WITHOUT COMPETITIVE BIDDING; AND AUTHORIZING THE NEGOTIATION OF SAID AGREEMENT."

Port Ordinance No. 2203 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO WHARFAGE - RULES AND REGULATIONS AND WHARF DEMURRAGE AND STORAGE - RULES AND REGULATIONS," and Port Ordinance No. 2204 being, "AN ORDINANCE AMENDING SECS. 8.143 AND 10.08 OF PORT ORDINANCE NO. 867 CREATING ONE ADDITIONAL POSITION OF PORT ENVIRONMENTAL PLANNER ASSOCIATE AND CHANGING THE SALARY OF CHIEF AIRPORT JANITOR," and Port Ordinance No. 2205 being, "AN ORDINANCE ADDING SEC. 10.104 TO PORT ORDINANCE NO. 867 CREATING 17 POSITIONS OF AIRPORT FUELER, CLASS II, IN CONNECTION WITH PARTICIPATION IN COMPREHENSIVE EMPLOYMENT AND TRAINING ACT OF 1973," were read a second time and passed to print by the following vote:

Ayes: Commissioners Berkley, Connolly, Lange, Smith, Soda and President Gainor - 6

Noes: None

Absent: Commissioner Rodriguez - 1

Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SEC. 5.021 OF PORT ORDINANCE NO. 867 CREATING ONE ADDITIONAL POSITION OF ADMINISTRATIVE SECRETARY," and Port Ordinance No. _____ being, "AN ORDINANCE AUTHORIZING EXECUTION OF SECOND SUPPLEMENTAL AGREEMENT WITH FOODMAKER, INC.," were read a first time and passed to print by the following vote:

Ayes: Commissioners Berkley, Connolly, Lange, Smith, Soda and President Gainor - 6

Noes: None

Absent: Commissioner Rodriguez - 1

At the hour of 2:40 p.m., the Board entered into Executive Session on legal matters and reconvened in open session at the hour of 2:55. p.m.

The following resolutions were introduced and passed separately by the following vote:

Ayes: Commissioners Berkley, Connolly, Lange, Smith, Soda and President Gainor - 6

Noes: None

Absent: Commissioner Rodriguez - 1

"RESOLUTION NO. 25157

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH CALIFORNIA ENGINEERING CONTRACTORS, INC."

"RESOLUTION NO. 25158

RESOLUTION ACCEPTING WORK PERFORMED BY CALIFORNIA ENGINEERING CONTRACTORS, INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

At the hour of 2:56 p.m., on a motion duly made and seconded, the meeting was adjourned.

Secretary

REGULAR MEETING

OF THE

BOARD OF PORT COMMISSIONERS

The meeting was held on Tuesday, February 20, 1979, at the hour of 2:10 p.m., in the office of the Board, Room 376, 66 Jack London Square, President Gainor presiding, due written notice having been given members of the Board.

Commissioners present: Connolly, Lange, Rodriguez, Smith, Soda and President Gainor - 6

Commissioners absent: Berkley - 1

Also present were the Executive Director; Deputy Executive Director; Assistant to the Executive Director; Port Attorney; Chief Engineer; Assistant Chief Engineer; Director of Properties; Commercial Representative; Director of Aviation; Airport Manager; Manager, North Field; Director of Maritime Activities; Director of Public Relations and Advertising; and the Secretary of the Board.

Visitors attending the meeting included Mr. F. R. Mayer, Mr. Max Peters, and Mr. Hans Perschmann, all representing Krupp International; Mr. Robert Distefano, representing Jack London Waterfront and Merchants Association; Mr. Dale F. Sprankle and Mr. Ray Swenson, representing KTVU; Mr. Michael Sturnsky, representing Apersey Construction; and Mr. Henry Woods, representing his mobil catering firm.

The minutes of the regular meeting of February 6, 1979 were approved as submitted and ordered filed.

At the hour of 2:10 p.m., the Board held a public hearing on Schnitzer Steel Products' application to replace deteriorated piling in the Oakland Estuary at the foot of Adeline Street. The work consists of replacing 84 deteriorated piles and constructing a new 12-pile dolphin at an estimated

BOARD OF PORT COMMISSIONERS
MEETING OF MAR 6 1979
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

cost of $50,000.00. There was no testimony in opposition to the project, the report of the Executive Director was considered, and the hearing was closed at the hour of 2:11 p.m. The application was approved on passage of Resolution No. 25165.

California Aid to Airports Program (CAAP), Annual Funds was the subject of a memo to the Board from the Chief Engineer, recommending approval to apply to the California Division of Aeronautics for their annual grant of $5,000 to be used for airport and aviation purposes at the discretion of the Port. The recommendation was approved on passage of Resolution No. 25184.

Physical Damage Insurance on Airport Fuel Trucks was the subject of a memo to the Board from the Director of Properties, notifying the Board of the physical damage insurance on the fuel trucks owned by the oil companies and operated by Port employees and recommending that the insurance be placed with Marine Office of America with an annual premium of approximately $4,378 for a one year coverage of insured value of approximately $572,300. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Fourth Supplemental Agreement to Oakland Village Lease was the subject of a memo to the Board from the Director of Properties, notifying the Board that the original lease contained a provision to adjust the minimum rental at 5-year intervals to the prevailing rate of return on similar Port property and that a change in the method of determining the minimum rental is proposed. After discussion, the Board held the item over for further review in conjunction with the operation of the entire Village.

License Agreement--Freschi Box was the subject of a memo to the Board from the Director of Properties, recommending approval of a new agreement covering 13,800 sf of warehouse space in Building J-320 with adjacent land area for at total monthly rental of $2,200. The site will be used for manufacturing and repairing of wooden produce boxes. It was noted that Freschi Box Company was previouly subletting from Coast Iron and Metal.

The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Revisions to Conceptual Design Plans, KTVU Studio Complex, Embarcadero and Oak Street was the subject of a memo to the Board from the Port Environmental Planner, notifying the Board that preliminary conceptual design drawings for the KTVU Studio complex were previously approved and that KTVU is requesting certain changes to the conceptual design plans. It was recommended that the Board approve changes which consist of a lowering of the overall height, the addition of bay type windows for offices facing the estuary, and replacing the full brick facing with a rough textured stucco finish with brick bands. The footprint of the building and the development of the site remain almost identical to previous approval by the Board. The recommendation was approved on passage of Resolution No. 25159.

First Supplemental Agreement--KTVU was the subject of a memo to the Board from the Director of Properties, notifying the Board that Miami Valley Broadcasting Corporation (KTVU) has exercised the option to purchase approximately 5.57045 acres of the former Santa Fe property for the construction of a new facility for television production and transmission. It was recommended that the Board approve a Supplemental Agreement covering technical corrections to the property description and incorporating into the Grant Deed certain restrictions on Port use of the remainder of the parcel. It was noted that the escrow would close on or about April 6, 1979. The recommendation was approved on an ordinance passed to print.

Plans and Specifications for Construction of Jack London Square Area Lighting was the subject of a memo to the Board from the Supervising Electrical-Mechanical Engineer, recommending their approval and authority to advertise for bids for the installation of additional lights which will provide additional night-time security and enhance the night-time appearance in the area. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 25160.

Rental Adjustment--Embarcadero Cove Enterprise was the subject of a memo to the Board from the Director of Properties, recommending approval to increase the rental for Parcel 2 in the Embarcadero Cove Enterprises lease to $571 per month for a 5-year period commencing December 1, 1978, which increase is provided for in the lease. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Plans and Specifications for Addition of Lights, Embarcadero Cove Marina was the subject of a memo to the Board from the Supervising Electrical-Mechanical Engineer, recommending their approval and authority to advertise for bids for the furnishing and installing of light fixtures, poles and related electrical work in the Embarcadero Cove Marina. The environmental review documents for the area have previously been considered by the Board. The recommendation was approved on passage of Resolution No. 25161.

Award of Contract, Construction of Landscape Improvements, Embarcadero Cove Marina. was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the ten bids received and recommending award of the contract to Frank DeHerrera, Jr., Landscape Co., the low bidder at $20,028.00. The recommendation was approved on passage of Resolution No. 25162.

Contract Completion, Demolition of Wharf, South of Alice Street was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, recommending that the contract with C. S. Constructors be accepted as complete as of January 30, 1979, with a contract price of $20,979.45. The recommendation was approved on passage of Resolution No. 25163.

E.B.M.U.D. Water Main Extension to Serve Pardee Drive between Edgewater Drive and San Leandro Channel was the subject of a memo to the Board from the Supervising Electrical-Mechanical Engineer, recommending approval to enter into an agreement with the East Bay Municipal Utility District to provide for extension of the water main, installation of two fire hydrants and relocation of a fire hydrant and irrigation water service meter in conjunction

with the extension of Pardee Drive. The recommendation was approved on passage of Resolution No. 25164.

Award of Contract, Construction of Maintenance and Repair Building B-213, Berth 5 was the subject of a memo to the Board from the Chief Engineer, notifying the Board of the four bids received, and recommending award of the contract to Apersey Associates, Inc., the low bidder at $251,333.00. The recommendation was approved on passage of Resolution No. 25166.

Award of Contract, Construction of Office Building C-352, Berth 5, Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the five bids received and recommending award of the contract to S.P.V. Construction Company, the low bidder at $654,963.00. The recommendation was approved on passage of Resolution No. 25167.

Plans and Specifications for Demolition of Mobil Oil Facilities at Petroleum and Ferry Streets was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the demolition of the gasoline distribution facilities in the Mobil Oil leasehold area at the Outer Harbor. The environmental impact report for the area was previously considered by the Board. The recommendation was approved on passage of Resolution No. 25168.

Contract Completion, Removal and Replacement of Piles at Berth 10, Outer Harbor was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, recommending that the contract with Peter Kiewit Sons' Co. be extended through February 5, 1979 and that the contract be accepted as complete as of that date with a contract price of $209,062.20. The recommendation was approved on passage of Resolution No. 25169 for time extension and Resolution No. 25170 for accepting contract.

Contract Completion, Pile Driver Crew for Repairs to Port of Oakland Docks & Waterfront Facilities was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, recommending that the contract with Foundation Constructors, Inc., be accepted as complete for the year ending January 31, 1979. The recommendation was approved on passage of Resolution No. 25171.

Contract Completion, Reconditioning, Repairing & Constructing Railroad & Crane Tracks was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, recommending that the contract with A. D. Schader Company be accepted as complete for the year ending January 31, 1979. The recommendation was approved on passage of Resolution No. 25172.

Supplement to Army Lease was the subject of a memo to the Board from the Director of Properties, notifying the Board of the short-term lease for land area northerly of the West Grand Avenue viaduct and recommending approval of a supplemental agreement to the short-term lease to increase the area by 5 acres for a total of 14 acres at $479.16 per acre. The recommendation was approved on passage of Resolution No. 25173.

CAPA Liability Insurance was the subject of a memo to the Board from the Director of Properties, notifying the Board of the non-Airport general liability insurance layers totaling $46,000,000 and that the first three layers to $16,000,000 are provided through the California Association of Port Authorities. It was recommended that the Board approve participation in the two top CAPA layers of general liability insurance to replace the Port's present top liability policies for non-Airport areas and operations for a total coverage of $51,000,000. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Personnel Items contained in a/ memo to the Board from the Port Employee Relations Officer, recommended the appointment of Ronald Watts, as Airport Fueler (C.E.T.A.), effective February 9, 1979, at $1000 per month. It was noted that Mr. Watts was previously terminated by the Board for

unsatisfactory performance during his probation period and that an appeal before the Civil Service Board directed the reinstatement of Mr. Watts. Also recommended was the appointment of Tova Nadel, as Youth Aide, Class "C", effective February 15, 1979, at $3.83 per hour; and Harry H. Yee, as Assistant Mechanical and Electrical Engineer, effective February 28, 1979, at $1678 per month. Further recommended was a salary increase for Chief Airport Serviceman Stanley F. Kopacz to rate "f" of his salary schedule in recognition of extra duties being performed and the creation of two positions of Marine Commercial Representative II; one department head position of Manager, Traffic Management and Customer Service Department; one position of Marine Commercial Representative V; one position of Traffic Representative and Tariff Analyst IV; one additional position of Senior Secretary; and one position of Manager, Marine Operations and Chief Wharfinger. The new positions are part of the reorganization in the Marine Departments. Additionally recommended was a military leave of absence for Bruce McGraw, C.E.T.A. Airport Fueler, for 15 calendar days; approval to announce for the examination of the position of Port Maintenance Foreman; and approval to change the starting time for participation in the Rockridge Health Care Plan to March 1, 1979 with a January, February 1979 enrollment period. The recommendations were approved on passage of Resolution No. 25174 for C.E.T.A. appointments, Resolution No. 25175 for appointments, Resolution No. 25176 changing Mr. Yee's appointment date, Resolution No. 25177 for salary increase, Resolution No. 25178 for leaves of absence, Resolution No. 25179 for examination announcement, Resolution No. 25180 for Rockridge Health Plan extension and on an ordinance passed to print for creation of positions.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of the Assistant to the Executive Director to Portland, Oregon, on or about February 21, 1979 to attend the PCAPA Advisory Committee in Vancouver, Washington; and the travel of the Manager of Marine Terminals, to Newark, New Jersey and Washington D.C., on or

about February 13, 1979 to attend the Operations Committee Meeting of American Association of Port Authorities. The recommendation was approved on passage of Resolution No. 25181.

Award of Contract for "Replacement of Compressor On No. 1 Chiller, Port of Oakland Administration Building was the subject of a memo to the Board from the Supervising Electrical-Mechanical Engineer, notifying the Board of the four bids received and recommending award of the contract to Aladdin Heating Corporation, the lowest proper bid at $7,875.00. The recommendation was approved on passage of Resolution No. 25182.

Employees Honesty Bond and Money and Securities Insurance was the subject of a memo to the Board from the Director of Properties, recommending approval to place the Public Employees Honesty Bond in the amount of $1,000,000 and Money and Security coverage with limits of $3,500, with Fidelity and Deposit Company of Maryland, at a total three-year premium of $6,229. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

National Expansion Joint Company, Inc. was the subject of a letter to the Board from the Port Attorney, notifying the Board that the former tenant was indebted to the Port in the sum of $878.06 and attempts to make collection have been unsuccessful and it was recommended that the Port Attorney be authorized to file an action to recover all the sums due. The recommendation was approved on passage of Resolution No. 25183.

Appearance of Henry Woods.

Mr. Henry Woods, representing his mobil catering firm operating on the Airport, appeared before the Board to show concern that the opportunity for growth had been curtailed as the Port did not control vending machines in the various buildings and that the fee he paid the Port was excessive. He further recommended that the Airport be open to all catering services with no fees paid to the Port. After a brief discussion the Board notified Mr. Woods that the Properties Department would review the situation and report back to

the Board at its next meeting.

The following reports were noted and ordered filed:

Summary of Cash - Port Revenue and Construction Funds as of February 8, 1979.

Summary of Cash and Accounts Receivable Port Revenue Fund 801 for the month of January.

Accounts Receivable - 35 Days or More in Arrears, as of February 8, 1979.

Accounts Receivable - 35 Days or More in Arrears, Miscellaneous Charges, as of February 8, 1979.

Accounts Receivable - Referred to Port Attorney, Tenants, as of February 8, 1979.

Accounts Receivable - Referred to Port Attorney, Non-Tenants, as of February 8, 1979.

Accounts Receivable - Other Departments as of February 8, 1979.

Summary of Claims Paid from Various Funds for the Period January 22, 1979 through February 6, 1979.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Connolly, Lange, Rodriguez, Smith, Soda and President Gainor - 6
Noes:	None
Absent:	Commissioner Berkley - 1

"RESOLUTION NO. 25159

RESOLUTION GRANTING PORT'S GENERAL ARCHITECTURAL AND DESIGN APPROVAL TO MAIMI VALLEY BROADCASTING CORPORATION'S PLANS."

"RESOLUTION NO. 25160

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF JACK LONDON SQUARE AREA LIGHTING, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25161

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR ADDITION OF LIGHTS, EMBARCADERO COVE MARINA, NORTH AND CENTRAL BASINS, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25162

RESOLUTION AWARDING CONTRACT TO FRANK DE HERRERA JR. LANDSCAPE COMPANY FOR CONSTRUCTION OF LANDSCAPE IMPROVEMENTS, EMBARCADERO COVE MARINA, NORTH AND CENTRAL BASINS, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF CASHIER'S CHECK AND BID BONDS TO BIDDERS."

"RESOLUTION NO. 25163

RESOLUTION ACCEPTING WORK PERFORMED BY CHARLES L. STOCKON AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25164

RESOLUTION AUTHORIZING EXECUTION OF WATER MAIN EXTENSION AGREEMENT WITH EAST BAY MUNICIPAL UTILITY DISTRICT."

"RESOLUTION NO. 25165

RESOLUTION GRANTING PERMIT TO SCHNITZER STEEL PRODUCTS TO REPLACE PILES AND PERFORM FILLING IN THE OAKLAND ESTUARY."

"RESOLUTION NO. 25166

RESOLUTION AWARDING CONTRACT TO APERSEY CONSTRUCTION FOR CONSTRUCTION OF MAINTENANCE AND REPAIR BUILDING B-213, BERTH 5, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25167

RESOLUTION AWARDING CONTRACT TO S.P.V. CONSTRUCTION, INC. FOR CONSTRUCTION OF OFFICE BUILDING C-352, BERTH 5, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25168

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR DEMOLITION OF GASOLINE DISTRIBUTION FACILITIES AT PETROLEUM AND FERRY STREETS, OUTER HARBOR TERMINAL, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25169

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH PETER KIEWIT SONS' CO."

"RESOLUTION NO. 25170

RESOLUTION ACCEPTING WORK PERFORMED BY PETER KIEWIT SONS' CO. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25171

RESOLUTION ACCEPTING WORK PERFORMED BY FOUNDATION CONSTRUCTORS, INC. AND H. F. LAURITZEN, INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25172

RESOLUTION ACCEPTING WORK PERFORMEDC BY A. D. SCHADER COMPANY AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25173

RESOLUTION AUTHORIZING EXECUTION OF SUPPLEMENTAL LEASE AGREEMENT WITH THE SECRETARY OF THE ARMY."

"RESOLUTION NO. 25174

RESOLUTION RATIFYING APPOINTMENT OF RONALD WATTS TO THE POSITION OF AIRPORT FUELER IN CONNECTION WITH PARTICIPATION IN COMPREHENSIVE EMPLOYMENT AND TRAINING ACT OF 1973."

"RESOLUTION NO. 25175

RESOLUTION RATIFYING APPOINTMENT OF TOVA NADEL TO THE POSITION OF YOUTH AIDE, CLASS "C"."

"RESOLUTION NO. 25176

RESOLUTION AMENDING RESOLUTION NO. 25139 CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25177

RESOLUTION ASSIGNING STANLEY F. KOPACZ, CHIEF AIRPORT SERVICEMAN, TO SCHEDULE 46.6, RATE "F", AS FIXED BY PORT ORDINANCE NO. 867."

"RESOLUTION NO. 25178

RESOLUTION GRANTING MILITARY LEAVE OF ABSENCE TO BRUCE MC GRAW, AIRPORT FUELER."

"RESOLUTION NO. 25179

RESOLUTION APPROVING PROMOTIONAL EXAMINATION ANNOUNCEMENT FOR PORT MAINTENANCE FOREMAN AND FIXING AND DETERMINING STANDARDS AND REQUIREMENTS THEREOF."

"RESOLUTION NO. 25180

RESOLUTION AUTHORIZING EXECUTION OF GROUP SERVICE AGREEMENT WITH THE ROCKRIDGE HEALTH CARE PLAN."

"RESOLUTION NO. 25181

RESOLUTION CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 25182

RESOLUTION AWARDING CONTRACT TO ALADDIN HEATING CORPORATION FOR REPLACEMENT OF COMPRESSOR ON NO. 1 CHILLER, PORT OF OAKLAND ADMINISTRATION BUILDING, 66 JACK LONDON SQUARE, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF CHECK AND BID BONDS TO BIDDERS."

"RESOLUTION NO. 25183

RESOLUTION AUTHORIZING FILING OF ACTION BY PORT ATTORNEY AGAINST NATIONAL EXPANSION JOINT COMPANY, INC."

"RESOLUTION NO. 25184

RESOLUTION AUTHORIZING APPLICATION FOR CALIFORNIA AID TO AIRPORTS PROGRAM GRANT."

"RESOLUTION NO. 25185

RESOLUTION COMPROMISING AND SETTLING CLAIM BY WARDEL WOOLRIDGE AND AUTHORIZING EXECUTION OF SETTLEMENT AGREEMENT."

"RESOLUTION NO. 25186

RESOLUTION RATIFYING FIRST ADDENDUM TO MEMORANDUM OF UNDERSTANDING WITH UNITED PUBLIC EMPLOYEES LOCAL 390, AFL-CIO."

"RESOLUTION NO. 25187

RESOLUTION GRANTING CONTINENTAL COURT CLUBS, INC. PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25188

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

Port Ordinance No. 2206 being, "AN ORDINANCE AMENDING SEC. 5.021 OF PORT ORDINANCE NO. 867 CREATING ONE ADDITIONAL POSITION OF ADMINISTRATIVE SECRETARY," and Port Ordinance No. 2207 being, "AN ORDINANCE AUTHORIZING EXECUTION OF SECOND SUPPLEMENTAL AGREEMENT WITH FOODMAKER, INC." were read a second time and passed to print by the following vote:

Ayes: Commissioners Connolly, Lange, Rodriguez, Smith, Soda and President Gainor - 6

Noes: None

Absent: Commissioner Berkley - 1

Port Ordinance No. _____ being, "AN ORDINANCE APPROVING A FIRST SUPPLEMENTAL AGREEMENT WITH MIAMI VALLEY BROADCASTING CORPORATION FOR AN OPTION TO PURCHASE CERTAIN REAL PROPERTY LOCATED IN THE PORT OF OAKLAND INNER HARBOR AREA AND AUTHORIZING THE EXECUTION THEREOF," and Port Ordinance No. _____ being, "AN ORDINANCE AMENDING CERTAIN SECTIONS OF, AND ADDING CERTAIN SECTIONS TO, PORT ORDINANCE NO. 867 ADOPTING NEW SALARY SCHEDULES, CREATING CERTAIN POSITIONS, ABOLISHING A POSITION AND DESIGNATING DEPARTMENT HEADS IN THE PORT DEPARTMENT," and Port Ordinance No. _____ being, "AN ORDINANCE AUTHORIZING EXECUTION OF AGREEMENT WITH STATE OF CALIFORNIA DEPARTMENT OF TRANSPORTATION PROVIDING FOR THE ACQUISITION OF TWO PARCELS OF REAL PROPERTY LOCATED IN THE PORT OF OAKLAND INNER HARBOR AREA ON SECOND STREET BETWEEN CASTRO AND BRUSH STREETS, MAKING AN APPROPRIATION THEREFOR AND FINDING CERTAIN FACTS IN CONNECTION THEREWITH," were read a first time and passed to print by the following vote:

Ayes: Commissioners Connolly, Lange, Rodriguez, Smith, Soda and President Gainor - 6

Noes: None

Absent: Commissioner Berkley - 1

At the hour of 2:45 p.m. the Board entered into executive session on legal matters and reconvened in open session at the hour of 3:25 p.m.

Approval of Conceptual Plan and Selection of Architect for Terminal Area Expansion was the subject of a memo to the Board from the Chief Engineer, notifying the Board that it was necessary to expand the terminal building to keep up with the demand and provide for the orderly development of the complex and that several concepts have been studied. It was recommended

that the Board approve of a single level terminal with direct aircraft loading known as Plan C as the framework for terminal expansion at the airport. Additionally recommended was the selection of an architect to prepare final plans and specifications for the work. It was noted that following the selection of an architect, an environmental document dealing specifically with the proposed construction will be prepared to aid the architect in developing the plans and specifications for the project. It was further noted that the Board, at the work session held that day, discussed the various aspects of terminal expansion.

At the hour of 3:30 p.m. on a motion duly made and seconded, the meeting was adjourned.

Secretary

REGULAR MEETING

OF THE

BOARD OF PORT COMMISSIONERS

The meeting was held on Tuesday, March 6, 1979, at the hour of 2:10 p.m., in the office of the Board, Room 376, 66 Jack London Square, President Gainor presiding, due written notice having been given members of the Board.

Commissioners present: Berkley, Connolly, Lange, Rodriguez, Smith, Soda and President Gainor - 7

Commissioners Absent: None

Also present were the Executive Director; Deputy Executive Director; Assistant to the Executive Director; Port Attorney; Director of Aviation; Airport Manager; Manager, North Field; Chief Engineer; Assistant Chief Engineer; Director of Properties; Commercial Representative; Director of Maritime Activities; Director of Management Planning; and Secretary of the Board.

Visitors attending the meeting included Mr. Roger A. Bigler, representing ICD Company; Mr. C. R. Gibb, representing Thunderbird Properties; Mr. Max Peters, Mr. Frank Mayer, Mr. Wolfgang Horn all representing Krupp International; Ms. Laurie Normart, Ms. Barbara Tomasco representing East Bay Junior League; Mr. O'Neil Provost representing Coffee Systems; Ms. Diana Green representing Oakland Village Corporation; Sally Skanderup representing Oakland Study Center/OCCUR; and Mr. J. W. Moore representing Moore Construction Company.

The minutes of the regular meeting of February 20, 1979 were approved as submitted and ordered filed.

BOARD OF PORT COMMISSIONERS
MEETING OF MAR 2 0 1979
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

Mr. Allen C. Wheeler, Electrician, received his ten year service pin.

Award of Contract for "Construction and Installation of a Container Crane, Berth 5, Outer Harbor Terminal, Oakland, California" was the subject of a memo to the Board from the Supervising Electrical-Mechanical Engineer notifying the Board of the five bids received and recommending the award of the contract to Krupp International, the low bidder, at $4,496,400 for Alternate #2 which provides for two cranes. It was noted that there is a clear demand for the additional crane to be utilized at Berths 5 and 6. The recommendation was approved on passage of Resolution No. 25196.

North Airport Catering Truck Concession was the subject of a memo to the Board from the Director of Properties notifying the Board that the present concessionaire has been operating at the Airport since 1975 at a minimum fee of $425 per month against 9% of gross receipts and that Mr. Woods, the concessionaire, has appeared before the Board to request a change in his fee structure as the competition with vending machines was decreasing his business. He further suggested that the area be made available to all catering trucks on an open competitive basis. It was recommended that the Board maintain its exclusive catering truck concession due to the lack of administrative problems and income generated. Mr. Woods appeared before the Board again to submit his proposals. After considerable discussion Commissioner Soda moved that the Board retain the existing policy. The motion was seconded and passed on the following vote: Ayes: Commissioners Berkley, Lange, Soda, and President Gainor - 4; Noes: Commissioners Connolly, Rodriguez, and Smith - 3; Absent: None. It was noted that in the event Mr. Woods did not renew his agreement, the exclusive catering truck concession could be readvertised for proposals, at which time Mr. Woods could lower his bid for the concession.

Rejection of Bid, Addition to Ticketing Building M-101 for Expansion of Baggage Make-up Area, was the subject of a memo to the Board from the Chief Engineer notifying the Board of the four bids received and that the apparent low bidder did not make a meaningful good faith effort to achieve the Port's 26% minority subcontractor participation goal. It was recommended that the bid be rejected and the staff be directed to review the second low bid. It was also noted that the bid did not contain a full listing of subcontractors. Mr. J. W. Moore, Owner of Moore Construction Company, appeared before the board to discuss his efforts in securing minority subcontractors and the fact that he uses a system of renting certain subcontractors to perform work. After discussion, Commissioner Smith moved that the recommendation be approved. The motion was seconded and passed on the following vote: Ayes: Commissioners Berkley, Connolly, Lange, Rodriquez, Smith, and President Gainor; Noes: Commissioner Soda. Commissioner Soda moved that all of the bids be rejected and that the work be readvertised for bids. The motion failed to carry on the following vote: Ayes: Commissioners Connolly, Soda and President Gainor - 3; Noes: Commissioners Berkley, Lange, Rodriquez and Smith - 4; Absent: None. The recommendation was approved on passage of Resolution No. 25215.

Development Proposals--Santa Fe Property: President Gainor asked Commissioner Connolly to report on the Real Estate Committee's recommendation concerning the two proposals received for the development of the former Santa Fe property into a hotel/office complex. Commissioner Connolly reported that the subject had been discussed in Committee and at an earlier work session and that his Committee could not recommend either proposal for approval. Commissioner Connolly then moved that the development standards be amended to provide for an office building of 250,000 sf minimum; a hotel of 550 rooms minimum; banquet facilities for up to 1,000 persons; a major parking facility of 800 to 1,000 automobiles; a percentage rental return based on equivalent

property; and review of prototype hotels, with the proposals to be received within 60 days.

President Gainor recognized a representative of ICD Company, Mr. Roger Bigler, one of the proposed developers, who commented on the amendments to the development standards. The motion was seconded and passed unanimously.

Marin County Ground Transportation was the subject of a memo to the Board from the Executive Director notifying the Board that Q R Investment Corporation has received a certificate from the California Public Utilities Commission to operate ground transportation between various points in Marin County and the Airport. It was recommended that the Board approve of an agreement with the firm providing for payment to the Port of $1 per 1,000 deplaned passengers over 100,000 per month. It was noted that there had been no service recently and that ample time would be needed to generate traffic. The recommendation was approved on passage of Resolution No. 25213.

License Agreement Renewal--Bay View Aviation was the subject of a memo to the Board from the Director of Properties recommending approval to renew their agreement for shop, office and hanger space in Building L-150 used for their fixed base operation for a total rental of $3,057.41 per month. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Sierra Academy of Aeronautics Subtenant was the subject of a memo to the Board from the Director of Properties recommending approval for Sierra to sublease 8,133 sf of hangar and shop space in Building L-230 to Brents International at $850 per month. The firm provides maintenance and preparation for overseas delivery of light aircraft. The recommendation was approved on passage of Resolution No. 25189.

Approval of Plans and Specifications, Demolition of Buildings L-516, L-526, L-528, L-530, L-532, L-534 and L-538 was the subject of a memo to the Board from Supervising Engineer Paul H. Sorensen recommending their approval and authority to advertise for bids for the demolition of the

buildings which will provide a clear site for the proposed Executive Terminal. The recommendation was approved on passage of Resolution No. 25190.

Construction of Aircraft Engine Test Facility, National Airmotive Corporation Test Cell Area, Oakland North Airport was the subject of a memo to the Board from the Port Environmental Planner recommending approval for the construction of an engine test stand enclosure with attached control room and exhaust shack. The facility will meet all of the noise level criteria specified by the Port. The estimated cost of the proposed work is $37,000. The project is categorically exempt and an enviromental impact report is not required. The recommendation was approved on passage of Resolution No. 25191.

Jack London Village Subleases was the subject of a memo to the Board from the Director of Properties recommending approval for Lorenzo A. Picchi to operate a wine and wine accessory shop in the Village; the assignment of the Bette Miller's Plants sublease to Jerry and Gail Williams; an amendment to the Collector's Cove sublease to provide certain changes in minimum rental during their option period; and the addition of 474 sf of storage and retail space to the Book Tree sublease. The recommendation was approved on passage of Resolution No. 25192 for new sublease, Resolution No. 25193 for assignment of sublease and Resolution No. 25194 for amendments to sublease.

Assignment of Sublease--Murphy's was the subject of a memo to the Board from the Director of Properties recommending approval for the assignment of a parking sublease from Murphy's, Inc., to Equitec 77 Real Estate Investors, the new owners of the 7700 Edgewater Drive property. The recommendation was approved on passage of Resolution No. 25214.

License Agreement Renewal--Rentco was the subject of a memo to the Board from the Director of Properties recommending approval to renew their ground lease for 2.5 acres of land on Hegenberger Road for new rental of

$2,041.88 per month. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Award of Contract, Construction of Pardee Drive From Edgewater Drive to San Leandro Channel was the subject of a memo to the Board from Supervising Engineer Paul H. Sorensen notifying the Board of the four bids received and recommending award of the contract to Gallagher & Burk, Inc., the low bidder at $317,197.55. The recommendation was approved on passage of Resolution No. 25195.

License Agreement Renewal and Improvement Credit--Schnitzer was the subject of a memo to the Board from the Director of Properties recommending approval to renew their agreement for 4.0456 acres of water area adjoining their property which is used for berthing vessels, for a rental of $1,233.58 per month. Also recommended was approval to amend their permit to install a 16-pile dolphin instead of a 12-pile dolphin as previously approved by the Board. Additionally recommended was approval of a compensation credit of approximately $15,000 for the improvements to the pier which is jointly owned by the Port and Schnitzer. The recommendation was approved on passage of Resolution No. 25197 for the new dolphin and on a motion by Commissioner Lange, seconded and passed unanimously for renewal of license agreement and compensation credit.

Extra Work to Expedite Paving, Outer Harbor Terminals was the subject of a memo to the Board from the Chief Engineer notifying the Board that the Outer Harbor Area in its present configuration is fully subscribed and additional demand from shipping lines to speed the completion of the area has been experienced. It was recommended that the Board authorize the Chief Engineer to execute change orders with Gallagher & Burk, the contractor, for overtime pay and additional material costs required to complete paving by May 1, 1979. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Approval of Plans and Specifications, Construction of Yard Improvements at Ninth Avenue Terminal was the subject of a memo to the Board from Port Supervising Engineer Paul H. Sorensen recommending their approval and authority to advertise for bids for the yard improvements which include paving, lighting, and other miscellaneous items of work. The environmental document associated with the project was attached for the Board's review. The recommendation was approved on passage of Resolution No. 25199.

Award of Annual Contract for Repairs to Port of Oakland Docks & Waterfront Facilities was the subject of a memo to the Board from Port Supervising Engineer Paul H. Sorensen notifying the Board of the four bids received and recommending award of the contract to Duncanson-Harrelson/Lauritzen, the low bidder, at direct labor cost plus 102.9%. The recommendation was approved on passage of Resolution No. 25198.

Award of Contract for Furnishing and Delivering Transformers for Berth 5 to the Port of Oakland was the subject of a memo to the Board from the Manager, Purchasing Department, recommending that the award of the contract be amended to show Standard Transformer Company c/o John H. Ormond Co. Inc., as the awardee. It was noted that previously the award was made to the John H. Ormond Company, agent for Standard Transformers Company. The recommendation was approved on passage of Resolution No. 25200.

Personnel Items contained in a memo to the Board from the Port Employee Relations Officer, recommended the appointment of Eddie Lee, Building Maintenance Engineer, effective February 22, 1979, at $1,388 per month; Yolonda Figueroa as Clerical Trainee (C.E.T.A.), effective February 27, 1979, at $742 per month; Francisco Padojino, Extra Position #1 (Building Maintenance Engineer), effective March 7, 1979, at $1388 per month; Yan Yan Chew, as Assistant Civil Engineer, effective March 7, 1979, at $1678 per month; Donald Chan, as Assistant Civil Engineer, effective March 21, 1979, at $1678; David Hayes, as Youth Aide, Class "A", effective March 7, 1979, at $6.75 per hour; Albert Leong, as Assistant Mechanical and Electrical Engineer, effective

March 21, 1979, at $1678 per month; Lorraine Li, as Marine Commercial Representative II, effective March 7, 1979, at $1364 per month; Larry Forte, as Marine Commercial Representative II, effective March 7, 1979, at $1364 per month; Timothy Chen, as Marine Commercial Representative V, effective March 7, 1979, at $2176 per month; Gregory Erion, as Traffic Representative and Tariff Analyst IV, effective March 7, 1979, at $1868 per month; John Verheul, as Manager, Marine Operations and Chief Wharfinger, effective March 7, 1979, at $2500 per month; Joseph Downing, as Marine Commercial Representative IV, effective March 7, 1979, at $1960 per month; Ronald Paul, as Marine Commerical Representative IV, effective March 7, 1979, at $1866 per month; Raymond Boyle, as Senior Traffic Representative and Traffic Analyst, effective March 7, 1979, at $2069 per month. Also recommended was a military leave of absence for Kathleen Bertram, Airport Serviceman, for two working days, and for Brenda Burgess, Records Supervisor, leave of 128 calendar days for family reasons. Additionally recommended was approval of the examination announcement for the position of Public Relations Representative. Further recommended was the creation of one additional position of Marine Commercial Representative IV; one additional position of Supervising Civil Engineer; one additional position of Building Maintenance Engineer; and authority to hire one Intermediate Typist Clerk. The recommendation was approved on passage of Resolution No. 25202 for C.E.T.A. appointment; Resolution No. 25203 for appointments; Resolution No. 25204 for leaves of absence; Resolution No. 25205 for examination announcement; on an ordinance passed to print for creation of positions; and on a motion by Commissioner Lange, seconded and passed unanimously for authority to hire.

Travel Authorization was the subject of a memo to the Board from the Executive Director, recommending the travel of Dan Roudebush, Senior Commercial Representative to Chicago, on or about February 27, 1979, for trade promotion purposes; John Nolan, Assistant Port Attorney, to Washington, D.C., on or about March 5, 1979, to attend the CAB Transpacific Low Fare

Investigation and Oakland Service Case hearings; the travel of Nestor Bonifacio, Assistant Civil Engineer, and Joe Meyers, North Airport Operations Chief, to Denver, Colorado, on or about March 13, 1979, to inspect the operations of the new executive terminal; the travel of the Board of Port Commissioners, Executive Director, Deputy Executive Director, Director of Aviation, Director of Maritime Activities, Port Attorney, Director of Public Relations and Secretary of the Board to Washington, D.C., on or about March 20, 1979, to attend the Congressional Reception; and the travel of the Executive Director, Director of Research, and the Director of Public Relations and Advertising to Washington, D.C., on or about March 12, 1979, to attend meetings of the AAPA Spring Conference. The recommendation was approved on passage of Resolution No. 25206.

Procurement of 1979 Model Vehicles was the subject of a memo to the Board from the Manager, Purchasing Department, recommending approval to purchase 15 assorted vehicles from the State of California Office of Procurement vehicle bid list at an estimated cost of $79,556. The recommendation was approved on passage of Resolution No. 25207.

Specifications and Authority to Advertise for Bids to Furnish and Deliver Workboat, Trailer and Motors to the Port of Oakland was the subject of a memo to the Board from the Manager, Purchasing Department, recommending approval and authority to advertise for bids. The recommendation was approved on passage of Resolution No. 25208.

Agreement for Consultant Services to Develop a Capital Budgeting and Evaluation Procedure was the subject of a memo to the Board from the Deputy Executive Director notifying the Board that a recent study to improve the Port's method of preparing budgets, evaluating projects, examining all financial impacts and community impacts has concluded that a consultant should be hired to assist the Management Planning Department. It was further noted that four firms submitted proposals for this service, and it was recommended that the Board approve the retention of Angus McDonald & Associates on a

direct cost plus fixed fee basis with a maximum payment of $22,000 for the consulting services. The recommendation was approved on passage of Resolution No. 25201.

City of Oakland v. Ashland Oil Company of California, Alameda, County Superior Court Action No. 515524-2 was the subject of a letter to the Board from the Port Attorney notifying the Board that Ashland Oil Company has filed an answer to the Port's complaint in Eminent Domain, basically claiming that the Port may not condemn because the proposed use is not a public use; the Port does not have the authority to condemn; the Port's attempt is an unconstitutional attempt to impair the obligations of Ashland's lease; that the Port did not intend to abide by the supplement to the lease which allowed Ashland to use Berth 5; and that the fair market value of its Berth 5 rights is $2,600,000 and not $63,500 as independently appraised. The information was noted and ordered filed.

Claim of Lincoln Oakfost Associates was the subject of a letter to the Board from the Port Attorney notifying the Board of a claim in the sum of $76,908.67 for alledged extra expenses incurred by Lincoln for failure to remove fill from the site purchased by Lincoln, which in turn delayed construction of their development. Investigation of the matter has determined that the claim is not a proper charge against the Port and it was recommended that the claim be rejected. The recommendation was approved on passage of Resolution No. 25210.

The following reports were noted and ordered filed:

Report of the Port Attorney on Litigation Matters.

Status of Construction Contracts in Progress as of March 1, 1979.

Status of Consultant Contracts as of March 1, 1979.

Summary of Cash - Port Revenue and Construction Funds as of February 27, 1979.

Summary of Claims Paid from Various Funds for the Period February 8, 1979 through February 23, 1979.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Berkley, Connolly, Lange, Rodriguez, Smith, Soda and President Gainor - 7
Noes:	None
Absent:	None

"RESOLUTION NO. 25189

RESOLUTION CONSENTING TO SUBLICENSE BY SIERRA ACADEMY OF AERONAUTICS TO BRENTS INTERNATIONAL, INC."

"RESOLUTION NO. 25190

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR DEMOLITION OF BUILDINGS L-516, L-526, L-528, L-530, L-532, L-534 AND L-538, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25191

RESOLUTION GRANTING NATIONAL AIRMOTIVE CORPORATION PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25192

RESOLUTION CONSENTING TO SUBLEASE BY OAKLAND VILLAGE CORPORATION TO LORENZO A. PICCHI."

"RESOLUTION NO. 25193

RESOLUTION CONSENTING TO ASSIGNMENT OF SUBLEASE OF OAKLAND VILLAGE CORPORATION."

"RESOLUTION NO. 25194

RESOLUTION CONSENTING TO AMENDMENT OF SUBLEASES BY OAKLAND VILLAGE CORPORATION."

"RESOLUTION NO. 25195

RESOLUTION AWARDING CONTRACT TO GALLAGHER & BURK, INC. FOR CONSTRUCTION OF PARDEE DRIVE FROM EDGEWATER DRIVE TO SAN LEANDRO CHANNEL, OAKLAND AIRPORT BUSINESS PARK, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25196

RESOLUTION AWARDING CONTRACT TO FRIED. KRUPP GMBH, A CORPORATION, AND KRUPP INDISTRIE- UND STAHLBAU, AN OPERATING DIVISION OF FRIED. KRUPP GMBH, FOR CONSTRUCTION AND INSTALLATION OF A CONTAINER CRANE, BERTH 5, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25197

RESOLUTION AMENDING RESOLUTION NO. 25165 GRANTING PERMIT TO SCHNITZER STEEL PRODUCTS TO REPLACE PILES AND PERFORM FILLING IN THE OAKLAND ESTUARY."

"RESOLUTION NO. 25198

RESOLUTION AWARDING CONTRACT TO DUCANSON-HARRELSON/ LAURITZEN, A DIVISION OF H. F. LAURITZEN, INC. FOR FURNISHING PILE DRIVER CREW FOR REPAIRS TO PORT OF OAKLAND DOCKS AND WATERFRONT FACILITIES FOR THE PERIOD COMMENCING MARCH 12, 1979 AND ENDING MARCH 31, 1980; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25199

RESOLUTION CERTIFYING REVIEW AND CONSIDERATION OF NEGATIVE DECLARATION, MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH, APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF YARD IMPROVEMENTS, NINTH AVENUE TERMINAL, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25200

RESOLUTION AMENDING RESOLUTION NO. 25155 AWARDING CONTRACT TO JOHN ORMOND COMPANY, INC. FOR FURNISHING AND DELIVERING PAD MOUNTED TRANSFORMERS FOR BERTH 5 PHASE II, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA AND FIXING THE AMOUNT OF BOND TO BE PROVIDED IN CONNECTION THEREWITH."

"RESOLUTION NO. 25201

RESOLUTION FINDING AND DETERMINING THAT A PROPOSED CONTRACT FOR CONSULTANT SERVICES CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES AND MAY BE MADE WITHOUT COMPETITIVE BIDDING, AND AUTHORIZING THE NEGOTIATION OF SAID CONTRACT."

"RESOLUTION NO. 25202

RESOLUTION RATIFYING APPOINTMENT OF YOLANDA FIGUEROA TO THE POSITION OF CLERICAL TRAINEE IN CONNECTION WITH PARTICI- PATION IN COMPREHENSIVE EMPLOYMENT AND TRAINING ACT OF 1973."

"RESOLUTION NO. 25203

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25204

RESOLUTION CONCERNING CERTAIN LEAVES OF ABSENCE."

"RESOLUTION NO. 25205

RESOLUTION APPROVING EXAMINATION ANNOUNCEMENT FOR PUBLIC RELATIONS REPRESENTATIVE AND FIXING AND DETERMINING STANDARDS AND REQUIREMENTS THEREOF."

"RESOLUTION NO. 25206

RESOLUTION CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 25207

RESOLUTION AUTHORIZING PURCHASE OF MOTOR VEHICLES BY DEPARTMENT OF GENERAL SERVICES OF THE STATE OF CALIFORNIA."

"RESOLUTION NO. 25208

RESOLUTION APPROVING SPECIFICATIONS FOR FURNISHING AND DELIVERING ONE (1) WORK BOAT, TRAILER AND MOTORS TO THE PORT OF OAKLAND, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25209

RESOLUTION REJECTING CLAIM OF LINCOLN OAKFOST ASSOCIATES."

"RESOLUTION NO. 25210

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH S. IYAMA AND ASSOCIATES."

"RESOLUTION NO. 25211

RESOLUTION GRANTING OAKLAND VILLAGE CORPORATION PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25212

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 25213

RESOLUTION AUTHORIZING EXECUTION OF LICENSE AND CONCESSION AGREEMENT WITH Q R INVESTMENT CORPORATION."

"RESOLUTION NO. 25214

RESOLUTION CONSENTING TO ASSIGNMENT OF SUBLEASE FROM FLOWERS AND SONS DEVELOPMENT CORPORATION TO EQUITEC 77 REAL ESTATE INVESTORS AND TO A DEED OF TRUST FROM FLOWERS AND SONS DEVELOPMENT CORPORATION FOR THE BENEFIT OF SACKMAN-GILLILAND CORPORATION."

The following resolution was introduced and passed separately by the following vote:

Ayes:	Commissioners Berkley, Connolly, Lange, Rodriguez, Smith and President Gainor - 6
Noes:	Commissioner Soda - 1
Absent:	None

"RESOLUTION NO. 25215

RESOLUTION REJECTING BID BY MOORE CONSTRUCTION CO. FOR ADDITION TO TICKETING BUILDING M-101 FOR EXPANSION OF BAGGAGE MAKE-UP AREA, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT."

Port Ordinance No. 2208 being, "AN ORDINANCE APPROVING A FIRST SUPPLEMENTAL AGREEMENT WITH MIAMI VALLEY BROADCASTING CORPORATION FOR AN OPTION TO PURCHASE CERTAIN REAL PROPERTY LOCATED IN THE PORT OF OAKLAND INNER HARBOR AREA AND AUTHORIZING THE EXECUTION THEREOF," and Port Ordinance No. 2209 being, "AN ORDINANCE AUTHORIZING EXECUTION OF AGREEMENT WITH STATE OF CALIFORNIA DEPARTMENT OF TRANSPORTATION PROVIDING FOR THE ACQUISITION OF TWO PARCELS OF REAL PROPERTY LOCATED IN THE PORT OF OAKLAND INNER HARBOR AREA ON SECOND STREET BETWEEN CASTRO AND BRUSH STREETS, MAKING AN APPROPRIATION THEREFOR AND FINDING CERTAIN FACTS IN CONNECTION THEREWITH," and Port Ordinance No. 2210 being, "AN ORDINANCE AMENDING CERTAIN SECTIONS OF, AND ADDING CERTAIN SECTIONS TO, PORT ORDINANCE NO. 867 ADOPTING NEW SALARY SCHEDULES, CREATING CERTAIN POSITIONS, ABOLISHING A POSITION AND DESIGNATING DEPARTMENT HEADS IN THE PORT DEPARTMENT," were read a second time and passed to print by the following vote:

Ayes: Commissioners Berkley, Connolly, Lange, Rodriguez, Smith, Soda and President Gainor - 7

Noes: None

Absent: None

Port Ordinance No. _____ being, "AN ORDINANCE AMENDING CERTAIN SECTIONS OF PORT ORDINANCE NO. 867 CREATING CERTAIN POSITIONS AND ABOLISHING CERTAIN POSITIONS, was read a first time and passed to print by the following vote:

Ayes: Commissioners Berkley, Connolly, Lange, Rodriguez, Smith, Soda and President Gainor - 7

Noes: None

Absent: None

At the hour of 3:15 p.m. the Board entered into Executive session on personnel matters and reconvened an open session at the hour of 3:35 p.m.

The following Ordinance was introduced:

Port Ordinance No. _____ being, "AN ORDINANCE ADDING SECTIONS 1.67 AND 1.68 TO PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT," was read a first time and passed to print by the following vote:

Ayes: Commissioners Berkley, Connolly, Lange, Rodriguez, Smith, Soda and President Gainor - 7

Noes: None

Absent: None

At the hour of 3:36 p.m. on a motion duly made and seconded the meeting was adjourned.

Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The meeting was held on Tuesday, March 20, 1979, at the hour of 2:25 p.m., in the office of the Board, Room 376, 66 Jack London Square, President Gainor presiding, due written notice having been given members of the Board.

Commissioners present: Connolly, Lange, Rodriguez, Smith, Soda and President Gainor - 6

Commissioners Absent: Berkley - 1

Also present were the Executive Director; Deputy Executive Director; Port Attorney; Chief Engineer; Assistant Chief Engineer; Director of Aviation; Airport Manager; Director of Properties; Director of Public Relations and Advertising; and the Assistant to the Executive Director acting as Assistant Secretary of the Board.

Visitors attending the meeting included Mr. Richard Compton retired Secretary of the Board of the Port of Oakland.

The minutes of the regular meeting of March 6, 1979 were approved as submitted and ordered file.

Award of Contract, Addition to Ticketing Building M-101 for Expansion of Baggage Make-up Area was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the four bids received and that the apparent low bid had been rejected by the Board as the Contractor did not make "good faith efforts" to solicit minority subcontractors. It was recommended that the contract be awarded to M.C.S. Systems, Inc., the second low bidder at $739,260. It was noted that review of the bid shows approximately 10% minority subcontractor participation and that the firm actively solicited minority subcontractors. The recommendation was approved on passage of Resolution No. 25216.

BOARD OF PORT COMMISSIONERS
MEETING OF APR 17 1979
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

Airport Development Aid Program for Fiscal Year 1979 (ADAP-09)

Submission of Application to the Federal Aviation Administration Federal Aviation Administration was the subject of a memo to the Board from the Chief Engineer, notifying the Board of the previously submitted preapplication for the following projects: Terminal Baggage Claim Building, North Airport Electrical System Modifications; Fill for Terminal Roadway Extension; Site Preparation for Runway 11 Middle Marker and Guide Slope; and Runway 15/33 Parallel Taxiway. The FAA has reviewed the preapplication and it was recommended that the Board authorize submittal of the ADAP-09 application. It was noted that multiyear funding would be necessary for the Baggage Claim Building and that unfunded projects would be reconsidered under the ADAP-10 program. The recommendation was approved on passage of Resolution No. 25229.

Revised Lease - FAA Flight Service Station was the subject of a memo to the Board from the Director of Properties, notifying the Board of the approved lease with the Federal Aviation Administration for the design and construction of a new building at the North Airport and that during the design stages, various changes in the site configuration, design of the building and details of the lease have occurred. The major changes include a site area of 67,330 sf with estimated building cost of $1,010,000, and an estimated initial rental of $10,537.50 per month. The basic terms of the lease include a term of 20 years; occupancy of the building restricted to the FAA and the National Weather Service; the building and adjacent parking lot would be designed and constructed by the Port with the FAA's approval. It was noted that the project produces rental which is below the desired 1.5 to 1 coverage but that the attraction of the building to the North Airport is a desirable addition. It was recommended that the amended lease be approved. The recommendation was approved on passage of Resolution No. 25230.

Bay Aviation Lease was the subject of a memo to the Board from the Director of Properties, recommending approval of a new three-year lease for Bay Aviation Services, Inc., to occupy certain spaces in Building L-410, Building L-414 and Building L-310. Basic terms of the lease include an initial monthly rental of $7,041.32 with adjustment after 18 months. The premises would be used for their fixed base operation. The lessee would take the premises in an "as is" condition. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

License Agreement - Smarte Carte was the subject of a memo to the Board from the Director of Properties, recommending approval of a new five-year agreement for Smarte Carte, Inc., to operate a self-service baggage cart for airport users. Basic terms of the agreement include a five-year term with one five-year option; exclusive concession for self-service baggage carts at the South Airport; a rental of 10% of gross receipts against an initial minimum of $50 per month; and a maximum of 14 baggage cart vending islands could be installed. The recommendation was approved on a motion by Commission Lange, seconded and passed unanimously.

Report on Fire in Building L-142 was the subject of a memo to the Board from the Chief Engineer, notifying the Board that on March 16, 1979 a fire occurred in Building L-142 which is leased to the Federal Aviation Administration. The cost estimate to make all necessary repairs is $25,000, which is below the $100,000 deductible in the Port's insurance coverage. It was recommended that the Board approve all reconstruction work to be performed by Port forces which is the most economical method of repairs. The recommendation was approved on passage of Resolution No. 25231.

Issuance 30 day Termination Notice was the subject of a memo to the Board from the Director of Aviation, recommending approval of termination notices to American Airlines, Hughes Airwest and Western Airlines for their ticket counter space which will allow for better use of the available space. The additional space will provide Hughes Airwest, TIA and World with larger

ticketing, office and baggage make-up areas. The recommendation was approved on passage of Resolution No. 25232.

Extension of Bid Time for Construction of Second Floor Addition to Finger Building M-103, M.O.I.A. was the subject of a memo to the Board from the Chief Engineer, notifying the Board that it would be advantageous to extend the bidding time for the receipt of bids. It was recommended that the Board approve the return of any bids received on March 21, 1979 and authorize the extension for receipt of bids to April 18, 1979. The recommendation was approved on passage of Resolution No. 25244.

License Agreement--Apollo Airways, Inc. was the subject of a memo to the Board from the Director of Properties, recommending approval of a new agreement to cover 60 sf of counter space in Building M-101 at a rental of $100 per month. The counter space was previously occupied by Westair which has recently suspended operations. The recommendation was approved on motion by Commissioner Soda, seconded and passed unanimously.

Building Permit, Application Braniff International Airlines, M.O.I.A. Building M-101, M-102 and M-103 was the subject of a memo to the Board from the Port Environmental Planner, recommending approval for the construction of certain interior improvements to their ticket counter, baggage make-up area, second floor office and holding room area. The estimated cost of the project is $30,000. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 25233.

Sale to Ritchie and Ritchie was the subject of a memo to the Board from the Director of Properties, recommending approval of their offer to purchase a 6.23 acre site located on the westerly side of Edgewater Drive and proposed Pardee Drive at a sale price of $2.75 psf, or $746,320. The site will be used for the construction of five concrete tilt-up speculative office/warehouse buildings containing 90,000 sf, for lease to others. The environmental document associated with the project has previously been

approved by the Board. The recommendation was approved on passage of an ordinance passed to print.

Sale of Business Park Site to Kaldveer was the subject of a memo to the Board from the Director of Properties, notifying the Board of an offer to purchase a site containing 44,200 sf on Roland Way in the Airport Business Park, with a sale price of approximately $3.50 psf, or $154,700. The site will be used to construct a concrete tilt-up office building containing approximately 10,000 sf. It was noted that a brokerage commission will be payable to Robbins and Company in the approximate amount of $8,235. It was recommended that the Board approve the sale subject to the preparation of an environmental document, the payment of the brokerage commission to Robbins and Company, and a license agreement to provide for early entry on the site for preliminary construction work. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

License Agreement Renewal--Marine Metals was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement. At the request of Commissioner Soda, the item was held over for review by the Real Estate Committee.

License Agreement--Vertex was the subject of a memo to the Board from the Director of Properties, recommending approval to add 782 sf of office space in Building E-319A to their previously approved agreement covering 7,500 sf in the building for a total rental of $945.50 per month. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

Jack London Village Subleases was the subject of a memo to the Board from the Director of Properties recommending approval for the relocation of the Chinese Art and Jade Center and Richard A. Picchi Antiques, the expansion of the El Girasol space to include the adjacent Las Piedras space, the addition of Lorenzo A. Picchi as a sublessee to operate The Paper Place in place of the Galary of Native American Arts space, and for the establishment

of certain rental rates for the option years for the Kaffee Amerikana and the Lorenzo's Cellar subleases. The recommendation was approved on passage of Resolution No. 25234.

Extra Work to Optimize Use of Berths 5 and 6, Outer Harbor Terminals was the subject of a memo to the Board from the Chief Engineer, recommending approval for the Chief Engineer to negotiate change orders for the construction of scales, roadways, transtainer pavements and utilities for Outer Harbor Berths 5 and 6 in order to have the work completed by May 1, 1979. It was noted that the extra work is required due to the addition of increased volume expected at the terminal. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Revised Contract Amount, Crane Rail Construction, Berth 7, Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, notifying the Board that California Engineering Contractors, Inc., during construction of the crane rail at Berth 7, was responsible for certain extra costs. It was recommended that the Board approve the withholding of the sum of $14,334.52 from their final payment to cover the extra costs incurred by the Port due to the contractor's work. The recommendation was approved on passage of Resolution No. 25235.

Cancellation of License Agreement and Leases was the subject of a memo to the Board from the Director of Properties, notifying the Board of certain tenants located in the proposed Howard Container Terminal area and it was recommended that the Board authorize the appropriate notices of cancellation and termination of leases with Giflex Division of Flexi-Van Leasing, Inc., occupying 3.43 acres of land at the foot of Market Street and with Ericksen, Ericksen, Lynch, Mackenroth and Arbuthnot, Inc., a law firm occupying 6,000 sf of office space on the Clay Street Pier. Additionally recommended was appropriate notice to Edwin J. Zeldin doing business as Great Atlantic Lobster Company, on the Clay Street Pier so that he can make appropriate provisions to relocate. The recommendation was approved on passage of Resolution No. 25236.

Relocation and Undergrounding of Telephone Lines for Redevelopment of Outer Harbor Terminal was the subject of a memo to the Board from the Principal Electrical-Mechanical Engineer, recommending approval to pay Pacific Telephone and Telegraph Company $23,845.64 for undergrounding their utilities in the Outer Harbor area. It was noted that the costs were above the estimate as gasoline was found in the trenches causing delay and additional expense. The recommendation was approved on passage of Resolution No. 25218.

Approval of Plans and Specifications Reroofing of Bldg. H-309, Ninth Avenue Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the reroofing of the transit shed at the Ninth Avenue Terminal. The recommendation was approved on passage of Resolution No. 25219.

Contract Completion, Yard Improvements, Berth 7 Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, notifying the Board of the time extension requested and the extra work performed to construct the yard improvements at Berth 6. It was recommended that the time for Phase II be extended through November 14, 1978, the time for Phase III be extended through February 15, 1979, and the contract be accepted as complete as of that date with a contract price of $1,704,425.99. The recommendation was approved on passage of Resolution No. 25242 for time extension and on Resolution No. 25243 for accepting contract.

Supplement to License Agreement Canal Industrial Park was the subject of a memo to the Board from the Director of Properties, recommending approval to amend their use clause to allow for the storage of newsprint in Building S-145. The recommendation was approved on passage of Resolution No. 25241.

Personnel Items contained in a memo to the Board from the Port Employee Relations Officer, recommended the appointment of Roy Clark, as Special Assistant to the Executive Director, Class "C", effective February 9, 1979, at $2925 per month; Catherine Mosley, as Youth Aide, Class "B", effective February 6, 1979, at $5.62 per hour; Andrea Hughes, as Records Assistant, effective March 1, 1979, at $1,004 per month; Mary Villa, as Youth Aide, Class "B", effective March 19, 1979, at $5.62 per hour; Yan Yan Chew, as Assistant Civil Engineer, effective March 21, 1979, at $1782 per month; George Butler, as Marine Commercial Representative IV, effective March 21, 1979, at $2082 per month; Thomas Remus, as Supervising Civil Engineer, effective March 21, 1979, at $2376 per month; Francisco Padojino, as Building Maintenance Engineer, effective March 21, 1979, at $1474 per month; and Donald Amuzie, as Assistant Mechanical and Electrial Engineer, effective April 4, 1979, at $1782 per month. Also recommended was the creation of one additional position of Port Principal Engineer, one additional position of Electrical/Mechanical Engineer, and two additional positions of Relief Reservation Clerk. The recommendations were approved on passage of Resolution No. 25220 for appointments,Resolution No. 25221 for amending appointment, and on an ordinance passed to print for creation of positions.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of the Executive Director and Management Planning Analyst Jane Roth, to Cambridge, Massachusetts, on or about March 27, 1979, to attend the Urban Waterfront Lands Committee Conference, with certain travel expenses to be reimbursed by the National Academy of Sciences; the travel of Commercial Representative, John Ablan, to Portland, Oregon, on or about March 8, 1979, to attend a Conference on Airport Parking Lot Management Agreements, and the travel of Marine Commercial Representative V, Timothy Chen, to Chicago and New York, on or about April 2, 1979, for cargo promotion. The recommendation was approved on passage of Resolution No. 25237.

Applications of Public Services Planning and Analysis Corp., Bay Area Limousine Service, Inc., and SFO Airporter to Provide Ground Transportation Services to and from Oakland International Airport, Public Utilities Commission Applications Nos. 56928 et. al. was the subject of a letter to the Board from the Port Attorney, notifying the Board of hearings held on proposed ground service to Oakland Airport and that the Public Utilities Commission granted the firm of PSPA authority to provide passenger stage service between the Airport and Jack London Square, Holiday Inn in Emeryville and the Marriott in Berkeley. The Public Utilities Commission also found that no certificate is necessary for the operation of the Air-BART shuttle service since the service is being performed for the account of the Port, at the Port's direction and control. The proposed service by SFO Airporter will be the subject of a separate proceeding involving the transfer of the certificate formerly held by AirportTransit Inc. The information was noted and ordered filed.

United States-Benelux Low-Fare Proceeding; Civil Aeronautics Board Docket 30790 was the subject of a letter to the Board from the Port Attorney, notifying the Board of the case and that the Administrative Law Judge has recommended that all fit applicants, including World and TIA, can provide the air service between any point in the United States, on the one hand, and any point in Belgium and/or Luxemburg, and/or the Netherlands, on the other hand. The Civil Aeronautics Board has set March 20, 1979 as the date for filing briefs with the Board on the issues covered in the judge's recommended decision. The information was noted and ordered filed.

Claim of Bennie Giles was the subject of a letter to the Board from the Port Attorney, notifying the Board of the claim in the amount of $50,000 for alleged injuries incurred from a trip and fall accident at the Airport. As the claim is not a proper charge against the Port, it was recommended that the claim be rejected. The recommendation was approved on passage of Resolution No. 25222.

Chipman Corporation, Inc. was the subject of a letter to the Board from the Port Attorney, notifying the Board of the suit filed by the Port for unpaid rent and interest and that Chipman has offered to pay full rent due in the sum of $2,889.51. It was recommended that the Board accept the full amount to settle the action. The recommendation was approved on passage of Resolution No. 25223.

The following resolution was introduced and passed separately by the following vote:

Ayes:	Commissioners Connolly, Lange Rodriguez, Smith and President Gainor - 5
Noes:	Commissioner Soda - 1
Absent:	Commissioner Berkley - 1

"RESOLUTION NO. 25216

RESOLUTION AWARDING CONTRACT TO M.C.S. SYSTEMS, INC. FOR ADDITION TO TICKETING BUILDING M-101 FOR EXPANSION OF BAGGAGE MAKE-UP AREA, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

The following resolution was introduced and passed separately by the following vote:

Ayes:	Commissioners Connolly, Lange, Rodriguez, Soda and President Gainor - 5
Noes:	Commissioner Smith - 1
Absent	Commissioner Berkley - 1

"RESOLUTION NO. 25217

RESOLUTION AMENDING RESOLUTIONS NOS. 23936 AND 24056 RELATING TO USE OF EMPLOYEE-OWNED AUTOMOBILES ON PORT OF OAKLAND BUSINESS."

The following resolutions were introduced and passed separately by the following vote:

Ayes: Commissioners Lange, Rodriguez, Smith, Soda and President Gainor - 5

Noes: None

Absent: Commissioners Berkley and Connolly - 2

"RESOLUTION NO. 25218

RESOLUTION AUTHORIZING PAYMENT TO PACIFIC TELEPHONE AND TELEGRAPH COMPANY FOR THE COST OF UNDERGROUNDING UTILITIES AND PERFORMING CERTAIN OTHER WORK ALONG FERRY STREET FROM SEVENTH STREET TO PETROLEUM STREET AND ON MARITIME STREET."

"RESOLTUION NO. 25219

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR REROOFING OF BUILDING H-309, NINTH AVENUE TERMINAL, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25220

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25221

RESOLUTION AMENDING RESOLUTION NO. 25203 CONCERNING CERTAIN APPOINTMENTS.

"RESOLUTION NO. 25222

RESOLUTION REJECTING CLAIM OF BENNIE GILES"

"RESOLUTION NO. 25223

RESOLUTION AUTHORIZING SETTLEMENT OF ACTION BY PORT ATTORNEY AGAINST CHIPMAN CORPORATION, INC."

"RESOLUTION NO. 25224

RESOLUTION AUTHORIZNG EXECUTION OF AGREEMENT WITH IGOR O. WEINERT."

"RESOLUTION NO. 25225

RESOLUTION AUTHORIZING COMPENSATION CREDIT TO SCHNITZER STEEL PRODUCTS OF CALIFORNIA, INC."

"RESOLUTION NO. 25226

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH OAKLAND INTERNATIONAL WAREHOUSE."

"RESOLUTION NO. 25227

RESOLUTION GRANTING LINCOLN PROPERTY COMPANY NO. 164 PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25228

RESOLUTION GRANTING THE HERTZ CORPORATION PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25229

RESOLUTION AUTHORIZING THE EXECUTIVE DIRECTOR TO FILE AN APPLICATION WITH THE FEDERAL AVIATION ADMINISTRATION FOR FUNDS UNDER THE AIRPORT DEVELOPMENT AID PROGRAM."

"RESOLUTION NO. 25230

RESOLUTION AUTHORIZING EXECUTION OF LEASE WITH THE UNITED STATES OF AMERICA."

"RESOLUTION NO. 25231

RESOLUTION FINDING AND DETERMINING THAT IT IS IN THE BEST INTERESTS OF THE PORT TO PERFORM CERTAIN PUBLIC WORK WITHOUT COMPETITIVE BIDDING AND AUTHORIZING THE PERFORMANCE THEREOF."

"RESOLUTION NO. 25232

RESOLUTION RATIFYING CERTAIN NOTICES OF TERMINATION OF LICENSE AND CONCESSION AGREEMENT."

"RESOLUTION NO. 25233

RESOLUTION GRANTING BRANIFF INTERNATIONAL AIRLINES PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25234

RESOLUTION CONSENTING TO AMENDMENT OF SUBLEASES BY OAKLAND VILLAGE CORPORATION."

"RESOLUTION NO. 25235

RESOLUTION RATIFYING AND APPROVING WITHHOLDING OF FUNDS WITH RESPECT TO WORK PERFORMED BY CALIFORNIA ENGINEERING CONTRACTORS, INC."

"RESOLUTION NO. 25236

RESOLUTION AUTHORIZING AND DIRECTING TERMINATION AND CANCELLATION OF CERTAIN LEASES AND A LICENSE AND CONCESSION AGREEMENT."

"RESOLUTION NO. 25237

RESOLUTION CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 25238

RESOLUTION APPROVING COMPENSATION OF SPECIAL COUNSEL."

"RESOLUTION NO. 25239

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH PETER KALDVEER AND ASSOCITAES, INCORPORATED."

"RESOLUTION NO. 25240

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 25241

RESOLUTION AUTHORIZING EXECUTION OF FOURTH SUPPLEMENTAL AGREEMENT WITH CANAL INDUSTRIAL PARK, INC."

"RESOLUTION NO. 25242

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH GALLAGHER & BURK, INC."

"RESOLUTION NO. 25243

RESOLUTION ACCEPTING WORK PERFORMED BY GALLAGHER & BURK, INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25244

RESOLUTION REJECTING BIDS FOR CONSTRUCTION OF SECOND FLOOR ADDITION TO FINGER BUILDING M-103, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT (AIRPORT DEVELOPMENT AID PROGRAM 6-06-0170-07); DIRECTING THE RETURN THEROF UNOPENED; AND DIRECTING THE SECRETARY TO RE-ADVERTISE FOR BIDS THEREFOR."

Port Ordinance No. _____ being, "AN ORDINANCE AMENDING CERTAIN SECTIONS OF PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT," was read a first time and passed to print by the following vote:

Ayes:	Commissioners Connolly, Lange, Rodriguez, Smith, Soda and President Gainor - 6
Noes:	None
Absent:	Commissioners Berkley - 1

Port Ordinance No. 2211 being, "AN ORDINANCE ADDING SECTIONS 1.67 AND 1.68 TO PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT," and Port Ordinance No. 2212 being, "AN ORDINANCE AMENDING CERTAIN SECTIONS OF PORT ORDINANCE NO. 867 CREATING CERTAIN

POSITIONS AND ABOLISHING CERTAIN POSITIONS," were read a second time and passed to print by the following vote:

Ayes: Commissioners Lange, Rodriguez, Smith, Soda and President Gainor - 5

Noes: None

Absent: Commissioners Berkley and Connolly - 2

Port Ordinance No. _____ being, "AN ORDINANCE APPROVING AN AGREEMENT FOR PURCHASE OF CERTAIN REAL PROPERTY LOCATED ON THE WESTERLY SIDE OF EDGEWATER DRIVE WITH RITCHIE & RITCHIE DEVELOPMENT CO. AND AUTHORIZING THE EXECUTION THEREOF," and Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SECS. 5.17, 8.02, 8.092 AND 10.032 OF PORT ORDINANCE NO. 867 CORRECTING CLERICAL ERROR IN PORT ORDINANCE NO. 2210, CREATING ONE ADDITIONAL POSITION EACH OF PORT PRINCIPAL ENGINEER AND ELECTRICAL-MECHANICAL ENGINEER AND CREATING TWO ADDITIONAL POSITIONS OF RELIEF RESERVATION CLERK," were read a first time and passed to print by the following vote:

Ayes: Commissioners Lange, Rodriguez, Smith Soda and President Gainor - 5

Noes: None

Absent: Commissioners Berkley and Connolly - 2

At the hour of 3:30 p.m. the meeting was adjourned on a motion duly made and seconded.

Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The meeting was held on Tuesday, April 3, 1979, at the hour of 2:10 p.m. in the office of the Board, Room 376, 66 Jack London Square, President Gainor presiding, due written notice having been given to members of the Board.

Commissioners present: Berkley, Connolly, Smith and President Gainor - 4

Commissioners absent: Lange, Rodriguez and Soda - 3

Also present were the Executive Director; Deputy Executive Director; Port Attorney; Assistant Port Attorneys Thomas Clark and Joe Colbath; Assistant Chief Engineer; Director of Properties; Commercial Representative Robert O'Maley; Director of Aviation; Airport Manager; Manager, General Aviation; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Donald House, representing Air Courier; Mr. David Carey, representing Airline Services; and Mr. Macklin Martin, representing himself.

President Gainor presented certificates of completion to four maritime students from Korea who finished the Port's program in Marine Terminal Management.

BOARD OF PORT COMMISSIONERS
MEETING OF MAY 8 1979
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

Application to California Energy Commission for Co-Funding of Cogeneration Feasibility Study was the subject of a memo to the Board from the Principal Electrical/Mechanical Engineer, notifying the Board that the Commission is accepting applications to study the feasibility of installing a cogeneration facility at the South Airport to serve the Terminal Complex. The estimated cost for the study is $5,000, and it was recommended that the Board approve the application for certain funding by the State for the project. The recommendation was approved on passage of Resolution No. 25261.

Contract Completion, Purchasing and Delivering Two Plane-Mate Vehicles was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, notifying the Board of the delay experienced during the warranty period for the vehicles and that $50,000 had been retained by the Port to cover the contractual obligations during the warranty period. It was recommended that the Board accept the contract for the two plane-mate vehicles, pay the $50,000 retainer and accept a tire and wheel assembly in lieu of a warranty claim in the amount of $2,113.00. The recommendation was approved on passage of Resolution No. 25267.

Change Order, Construction of Electrical Modifications to South Airport was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, notifying the Board that during construction of electrical modifications to the South Airport it was discovered that a number of conduits were broken and plugged; and to repair the conduits in a timely manner it would be in the Port's best interests to have the Contractor proceed with the repairs. It was recommended the Chief Engineer be authorized to execute a change order with Rosendin Electric, Inc. for the necessary repairs. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

License Agreement Supplemental--Trans-Box was the subject of a memo to the Board from the Director of Properties, recommending approval to add additional shop space in Building L-633 to their agreement for a new total monthly rental of $908.21. The recommendation was approved on a motion by Commissioner Berkley, seconded and passed unanimously.

Supplement to FAA Lease was the subject of a memo to the Board from the Director of Properties, recommending approval to add 275 sf of office space in Building L-142 to their agreement for a new total monthly rental of $831.39 per month. The recommendation was approved on passage of Resolution No. 25252.

Contract Completion, Terminal Building Carpeting was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with Conklin Bros. be accepted as complete as of January 30, 1979, with a contract price of $10,945. The recommendation was approved on passage of Resolution No. 25245.

Contract Completion, Airport Terminal Furniture was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with Beier & Gunderson of Oakland, Inc. be extended through March 2, 1979 and accepted as complete as of that date with a contract price of $30,104.45. The recommendation was approved on passage of Resolution No. 25256 for time extension and Resolution No. 25257 for accepting contract.

Extension of Termination Notices was the subject of a memo to the Board from the Director of Aviation, notifying the Board of the previously issued termination notices which would permit better use of counter space and baggage makeup area. As the construction of the new facilities will take longer than anticipated, it was recommended that the Director of Aviation be authorized to extend the termination date as may be required to accomplish the

reassignment. The recommendation was approved on passage of Resolution No. 25262.

Sale of Business Park Site to American Patrol was the subject of a memo to the Board from the Director of Properties, notifying the Board of their offer to purchase a 44,005 sf site located on the southerly side of the proposed Pardee Drive extension, off of Edgewater Drive at a sales price of approximately $154,018. The site would be used for the construction of a two-story wood-frame corporate administration building for their security patrol firm. It was recommended that the Board approve the sale subject to the preparation of an environmental document and approve in principle a brokerage commission to Hamiltion-Cohn-Gerow and Associates in the approximate amount of $8,200.90. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Sale of Business Park Site to Bradshaw was the subject of a memo to the Board from the Director of Properties, notifying the Board of an offer to purchase a 43,890 sf site on the southerly side of the proposed Pardee Drive extension, off of Edgewater Drive. The site would be used for the construction of a two-story concrete administration office building for their food brokerage business at a sales price of approximately $153,615. It was recommended that the Board approve the sale subject to the preparation of an environmental document and approve in principle a brokerage commission to Robbins & Company in the approximate amount of $8,180.75. The recommendation was approved on a motion by Commissioner Berkley, seconded and passed unanimously.

License Agreement Renewal--Producers Seafood was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for the facilities at the Livingston Street Pier, used in their wholesale fish buying activities for a minimum rental of $1,810.93 per month against certain percentage rentals. The recommendation was approved on a motion by Commissioner Berkley, seconded and passed unanimously.

Award of Contract for "Construction of Jack London Square Area Lighting" was the subject of a memo to the Board from the Port Principal Electrical/Mechanical Engineer, notifying the Board of the one bid received and that it was slightly higher than the Engineer's estimate. After discussion, Commissioner Connolly moved that the bid be rejected and readvertised for bids. The motion was seconded and passed unanimously. Resolution No. 25268 was introduced and passed separately rejecting the bid and authorizing the job to be readvertised for bids.

Award of Contract for Addition of Lights, Embarcadero Cove Marina, North and Central Basins was the subject of a memo to the Board from the Port Principal Electrical/Mechanical Engineer, notifying the Board of the one bid received and recommending award of the contract to G.S.C. Electric, Inc., the bidder, in the amount of $15,339. The recommendation was approved on passage of Resolution No. 25253.

License Agreement--EMS was the subject of a memo to the Board from the Director of Properties, recommending approval to delete approximately 46,000 sf of unpaved land area from their recently approved agreement as the site is unsuitable for container storage operations. The amended monthly rental will be $6,992.54. The recommendation was approved on a motion by Commissioner Berkley, seconded and passed unanimously.

Rental Adjustment--KDIA was the subject of a memo to the Board from the Director of Properties, recommending approval to increase their rental to $869.70 per month as of January 1, 1979. The rental adjustment is provided for in the lease and is based on the Consumer Price Index. The recommendation was approved on a motion by Commissioner Berkley, seconded and passed unanimously.

License Agreement Renewal--Marine Metals, a continued item, was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for space in Building K-101, used to store steel products. The recommended rental was $6,266 per month, which was not increased as the firm occupied the building on an "as is" basis and accepted responsibility for all maintenance. The recommendation was approved on a motion by Commissioner Berkley, seconded and passed unanimously.

Award of Contract, Demolition of Gasoline Distribution Facilities at Petroleum & Ferry Streets, Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the six bids received and recommending award of the contract to the Abdo S. Allen Company, the low bidder, at a payment to the Port of $16,600. The recommendation was approved on passage of Resolution No. 25254.

Award of Contract, Removal of Building C-520, Seventh Street Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the four bids received recommending award of the contract to Cleveland Wrecking Company, the low bidder, at a payment to the Port of $9,002 for the demolition of the building only. It was noted that the original plans and specifications provided for the alternative of dismantling the building and reconstructing the building at the Airport. The recommendation was approved on passage of Resolution No. 25263.

Award Annual Contract for Repairs to Port of Oakland Railroad and Crane Tracks was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorsensen, notifying the Board of the two bids received and recommending award of the contract to Industrial Railways Co., the low bidder, direct labor costs plus 50%. The recommendation was approved on passage of Resolution No. 25255.

Plans and Specifications, Modification of Berth H Yard, Seventh Street Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the paving and lighting to provide additional container storage space at the site now occupied by Building C-520. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 25246.

Contract Completion, Pavement Repairs, Berths 8 and 9, Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending the contract with Ransome Company be accepted as complete as of March 23, 1979, with a contract price of $48,910.70. The recommendation was approved on passage of Resolution No. 25247.

Howard Terminal Relocation Payment was the subject of a memo to the Board from the Director of Properties, recommending approval to pay a relocation payment in the amount of $1,992.29 to General Steamship Corporation, a former Howard Terminal tenant. The recommendation was approved on passage of Resolution No. 25258.

Port of Oakland Tariff Changes - 1. Container Crane Rental Rate - Sea-Land Adjustment was the subject of a memo to the Board from the Traffic Manager, and Manager Marine Terminals Department, recommending approval to establish a rental charge for Crane Nos. 244 and 348 at $240 per hour, with maintenance of $60 per hour making the total charge of $300 per hour. It was noted the original charge for the crane was established at $335 per hour but the projected use of the cranes allows for a lower rate. The recommendation was approved on passage of an ordinance to print.

Change Order Gatehouse B-211, Berth 6, Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the Chief Engineer be authorized to execute a change order with S.P.V. Construction Co., Inc. for overtime work not to exceed $40,000 which will allow for the use of the building by May 25, 1979, which is requested by the tenant. The recommendation was approved on a motion by Commissioner Berkley, seconded and passed unanimously.

Personnel Items contained in a memo to the Board from the Port Employee Relations Officer, recommending the appointment of Robert Yee, as Junior Port Traffic Representative, effective March 21, 1979, at $1285 per month; Roy A. Clark, as Port Principal Engineer, effective April 4, 1979, at $3001 per month; Edwin Lubrin, as Electrical-Mechanical Engineer, effective April 4, 1979, at $2142 per month; and Mary Villa, as Relief Reservation Clerk, effective April 4, 1979, at $5.62 per hour. Also recommended was the leave of absence for Airport Janitor Anthony Wells for four calendar months, effective March 6, 1979 for medical reasons, and a military leave of absence for Raymond Boyle, Senior Traffic Representative and Traffic Analyst, for three calendar days. Further recommended was the salary increase for Electrical-Mechanical Engineer John Cook to rate "d" of his salary schedule in

recognition of his registration as a professional engineer by the State of California; and salary increase to rate "d" of their salary schedule for Reservation Clerks Dolores Spainhower, Deborah Canning, and Jonita Upham in recognition of extra duties being performed. Additionally recommended was the retitling of the position of "Traffic Manager and Manager, Marine Terminals Department" to "General Manager, Marine Terminal Department"; and of "Manager, Marine Marketing" to "Manager, Cargo Marketing Department"; and the creation of one additional position of Associate Programmer; and one additional position of Port Principal Engineer to be filled by the incumbent in the position of Port Principal Engineer, Class II, which position will be deleted. The recommendation was approved on passage of Resolution No. 25248 for appointments; Resolution No. 25249 for salary increases; Resolution No. 25250 for leaves of absence; and on an ordinance passed to print for retitling positions and creation of new positions.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of the Assistant to the Executive Director to Washington, D. C. on or about April 3, 1979, to attend the Golden State Luncheon and certain hearings; travel of General Manager of Marine Terminals and Senior Marine Commercial Representative, Daniel Roudebush to the cities of Milwaukee, Chicago, Des Moines, Moline, and Peoria on or about March 25, 1979, to survey agricultural and heavy equipment exporters; travel of the Deputy Executive Director to the People's Republic of China on or about April 22, 1979 through May 11, 1979, to present technical seminars on Port development in connection with the delegation of the American Society of Civil Engineers; travel of the President of the Board, Vice President of the Board, Chairman of the Marine Terminals Committee, Executive Director, and Director of Maritime Activities to Japan, China and Hong Kong on or about April 20

through May 8, 1979 for trade promotion purposes; travel of the Director of Aviation and Manager of Air Traffic Development to Denver, Colorado, on or about April 8, 1979, for airport promotion purposes; and the travel of Marine Commercial Representative II, Larry Forte, to Omaha, Nebraska and Des Moines, Iowa on or about April 16, 1979, for trade promotion purposes. The recommendation was approved on passage of Resolution No. 25264.

Claim of Rose Newsome was the subject of a letter to the Board from the Port Attorney, notifying the Board of the claim in the approximate amount of $4,500 for alleged injuries to her at the Metropolitan Oakland International Airport. The claim is not a proper charge against the Port and it was recommended that the claim be rejected. The recommendation was approved on passage of Resolution No. 25260.

Action Against Maclin Martin, et al., Oakland-Piedmont Municipal Court Action No. 341925 was the subject of a letter to the Board from the Port Attorney, notifying the Board that the Port Attorney has filed an action in forcible detainer against Maclin Martin by reason of Mr. Martin's placing two junked Bay Area Rapid Transit cars without Port permission on certain premises under the use and control of the Port, owned by the U.S. Government, adjacent to property formerly occupied by Coast Iron & Metal Company, after Mr. Martin failed to respond to the demand for surrender of possession. It was recommended that the Board ratify the Port Attorney's filing the action in forcible detainer and give permission to take such other action in such proceedings as he deems advisable. The recommendation was approved was approved on passage of Resolution No. 25251, with the additional suggestion of the Board that the Properties Department make reasonable efforts in association with the Port Attorney to find a solution to Mr. Martin's space problem.

Claim of Ron Canfield was the subject of a letter to the Board from the Port Attorney, notifying the Board of the claim in the amount of $51 for alleged damages done by a truck hauling material from a dredging area. The claim is not a proper charge against the Port and it is recommended the claim be rejected. The recommendation was approved on passage of Resolution No. 25259.

On the Board's calendar was a resolution authorizing the firm of Air Courier to operate at Oakland Airport. The firm provides services associated with lost luggage and related transportation requirements. Mr. David Carey, owner of the Airline Services, appeared before the Board to ask that the firm of Air Courier not be allowed to operate on the Airport as there was only enough business for one operator. It was noted that Airline Services did not have an exclusive agreement and that the proposed new firm is engaged by the airlines directly and not by the Port. After discussion, the item was held over until the Board meeting of April 17, 1979 to allow for further staff investigation.

The following reports were noted and ordered filed:

Report of the Port Attorney on Litigation Matters.

Status of Construction Contracts in Progress as of April 1, 1979.

Status of Consultant Contracts in Progress as of April 1, 1979.

Summary of Cash - Port Revenue and Construction Funds as of March 16, 1979.

Summary of Claims Paid from Various Funds for the Period February 22, 1979 through March 23, 1979.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Berkley, Connolly, Smith and President Gainor - 4
Noes:	None
Absent:	Commissioners Lange, Rodriguez and Soda - 3

"RESOLUTION NO. 25245

RESOLUTION ACCEPTING WORK PERFORMED BY CONKLIN BROS. OF OAKLAND, INC., AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25246

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR MODIFICATION OF BERTH H YARD, SEVENTH STREET TERMINAL, OAKLAND, CALIFORNIA, AND CALLING FOR BID THEREFOR."

"RESOLUTION NO. 25247

RESOLUTION ACCEPTING WORK PERFORMED BY RANSOME COMPANY, AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25248

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25249

RESOLUTION ASSIGNING EMPLOYEES AND FINDING THEM TO BE ENTITLED TO CERTAIN RATES WITHIN SALARY SCHEDULES FIXED BY PORT ORDINANCE NO. 867."

"RESOLUTION NO. 25250

RESOLUTION CONCERNING CERTAIN LEAVES OF ABSENCE."

"RESOLUTION NO. 25251

RESOLUTION RATIFYING FILING OF ACTION AGAINST MACLIN MARTIN."

"RESOLUTION NO. 25252

RESOLUTION AUTHORIZING EXECUTION OF SUPPLEMENT NO. 3 TO LEASE WITH THE UNITED STATES OF AMERICA."

"RESOLUTION NO. 25253

RESOLUTION AWARDING CONTRACT TO G.S.C. ELECTRIC INC. FOR ADDITION OF LIGHTS, EMBARCADERO COVE MARINA, NORTH CENTRAL BASINS, OAKLAND, CALIFORNIA AND FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH."

"RESOLUTION NO. 25254

RESOLUTION AWARDING CONTRACT TO ABDO S. ALLEN COMPANY FOR DEMOLITION F GASOLINE DISTRIBUTION FACILITIES AT PETROLEUM AND FERRY STREETS, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25255

RESOLUTION AWARDING CONTRACT TO INDUSTRIAL RAILWAYS CO. FOR FURNISHING LABOR, MATERIALS, AND EQUIPMENT FOR RECONDITIONING, REPAIRING, AND CONSTRUCTING PORT OF OAKLAND RAILROAD AND CRANE TRACKS FOR THE PERIOD COMMENCING APRIL 17, 1979 AND ENDING MARCH 31, 1980; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING OTHER BID; AND DIRECTING RETURN OF BID BOND TO BIDDER."

"RESOLUTION NO. 25256

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH BEIER & GUNDERSON OF OAKLAND, INC."

"RESOLUTION NO. 25257

RESOLUTION ACCEPTING WORK PERFORMED BY BEIER & GUNDERSON OF OAKLAND, INC., AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25258

RESOLUTION APPROVING AND AUTHORIZING RELOCATION PAYMENTS TO GENERAL STEAMSHIP CORPORATION."

"RESOLUTION NO. 25259

RESOLUTION REJECTING CLAIM OF RON CANFIELD."

"RESOLUTION NO. 25260

RESOLUTION REJECTING CLAIM OF ROSE NEWSOME."

"RESOLUTION NO. 25261

RESOLUTION AUTHORIZING THE FILING OF AN APPLICATION WITH THE CALIFORNIA ENERGY COMMISSION OF THE STATE OF CALIFORNIA FOR COFUNDING OF A COGENERATION FEASIBILITY STUDY AT THE METROPOLITAN OAKLAND INTERNATIONAL AIRPORT."

"RESOLUTION NO. 25262

RESOLUTION AUTHORIZING DIRECTOR OF AVIATION TO EXTEND DATES OF TERMINATION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 25263

RESOLUTION AWARDING CONTRACT TO CLEVELAND WRECKING COMPANY FOR REMOVAL OF BUILDING C-520, SEVENTH STREET TERMINAL, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25264

RESOLUTION CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 25265

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH POWER-PAC ENGINEERING CORPORATION."

"RESOLUTION NO. 25266

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 25267

RESOLUTION AUTHORIZING PAYMENT OF RETENTION TO LUDWIG-HONOLD MFG. CO. AND SETTLEMENT AND COMPROMISE OF WARRANTY CLAIM IN OPTION AGREEMENT FOR SALE AND PURCHASE OF PLANE-MATE."

"RESOLUTION NO. 25268

RESOLUTION REJECTING BID OF SCOTT-BUTTNER CORP. FOR CONSTRUCTION OF JACK LONDON SQUARE AREA LIGHTING, OAKLAND, CALIFORNIA; DIRECTING RETURN OF BID BOND TO BIDDER; AND DIRECTING SECRETARY TO READVERTISE FOR BIDS THEREFOR."

Port Ordinance No. 2213 being, "AN ORDINANCE AMENDING CERTAIN SECTIONS OF PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT," and Port Ordinance No. 2215 being, "AN ORDINANCE AMENDING SECS. 5.17, 8.02, 8.092 AND 10.032 OF PORT ORDINANCE NO. 867 CORRECTING CLERICAL ERROR IN PORT ORDINANCE NO. 2210, CREATING ONE ADDITIONAL POSITION EACH OF PORT PRINCIPAL ENGINEER AND ELECTRICAL-MECHANICAL ENGINEER AND CREATING TWO ADDITIONAL POSITIONS OF RELIEF RESERVATION CLERK," were read a second time and passed to print by the following vote:

Ayes: Commissioners Berkley, Connolly, Smith and President Gainor - 4

Noes: None

Absent: Commissioners Lange, Rodriguez and Soda - 3

Port Ordinance No. ____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO CONTAINER CRANE ASSIGNMENTS AND RENTAL RATES," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING CERTAIN SECTIONS OF PORT ORDINANCE NO. 867 CORRECTING CLERICAL OMISSION IN PORT ORDINANCE NO. 2211, CREATING ONE ADDITIONAL POSITION EACH OF ASSOCIATE PROGRAMMER AND PORT PRINCIPAL ENGINEER, ABOLISHING A POSITION, RETITLING CERTAIN POSITIONS AND DESIGNATING DEPARTMENT HEADS IN THE PORT DEPARTMENT," were read a first time and passed to print by the following vote:

Ayes: Commissioners Berkley, Connolly, Smith and President Gainor - 4

Noes: None

Absent: Commissioners Lange, Rodriguez and Soda - 3

At the hour of 3:10 p.m. on a motion duly made and seconded the meeting was adjourned.

Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The meeting was held on Tuesday, April 17, 1979 at the hour of 2:17 p.m., in the office of the Board, Room 376, 66 Jack London Square, President Gainor presiding, due written notice having been given members of the Board.

Commissions present: Berkley, Connolly, Rodriguez, Smith, Soda and President Gainor - 6

Commissioners Absent: Lange - 1

Also present were the Executive Director; Deputy Executive Director; Assistant to the Executive Director; Port Attorney; Deputy Port Attorney, Joe Colbath, Assistant Chief Engineer; Airport Manager, Manager, North Field; Equal Opportunity Officer; Port Employee Relations Officer; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Donald House representing Air Courier; Mr. Michael W. Carey representing Airline Services; and Mr. V. Nelson representing Santa Fe-Pomeroy.

The minutes of the regular meeting of March 20, 1979 were approved as submitted and ordered file.

Travel Authorization was the subject of a memo to the Board from the Executive Director recommending the travel of Marine Commercial Representative V, Timothy Chen, to New York, New York, on or about April 23, 1979, to meet with Japanese trading firms for cargo promotion purposes; the travel of the Director of Management Planning to Atlanta, Georgia, on or about

BOARD OF PORT COMMISSIONERS
MEETING OF MAY 8 1979
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

April 24, 1979, to attend the AAPA Committee VI meeting; the travel of the Assistant Chief Engineer to Japan, China and Hong Kong for trade promotion purposes during the period April 20 through May 8, 1979; the travel of members of the Board and General Manager of Marine Terminals Department to Le Havre, France, during the period May 12 through 19 to attend the 11th International Association of Ports and Harbors Conference, with the additional travel of the General Manager of Marine Terminals to London, England, to attend a meeting for the Container Terminal Operators Conference; the travel of Marine Commercial Representative IV, Patrick Ryan, on or about April 17, 1979, to attend the Transportation Commission Meeting of the National Council U.S.-China Trade and formal reception in Seattle, Washington; the travel of Associate Airport Planner, John Glover, to New Orleans, Louisiana, on or about April 30, 1979, to attend ASCE Conference and visit additional airports en route; and the travel of City Councilman Frank Ogawa to Tokyo, Japan, in connection with the forthcoming China trip, with Mr. Ogawa's transportation cost to be assumed by others. The recommendation was approved on passage of Resolution No. 25293.

At the hour of 2:25 p.m., Commissioner Smith was excused from the meeting.

Plans and Specifications for Improvements to Airport Drive, Parking Lot Entrances and Employee Parking Lot, Metropolitan Oakland International Airport was the subject of a memo to the Board from Port Principal Engineer Paul Sorenson, recommending their approval and authority to advertise for bids for the construction of a new parking lot in the area bounded by Airport Drive, John Glenn Drive and Alan Shephard Way; a new roadway between the new lot and the main airport parking lot; and improvements to the main parking lot entrances. The project is partially funded under an

Airport Development Aid Program grant and the FAA has approved the plans and specifications. Certain portions of the work were reviewed in a previous Negative Declaration and the remaining portions of the work are categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 25271.

Plans and Specifications, Replacement of Sheet Metal Roof On Building L-210, was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorenson, recommending their approval and authority to advertise for bids for the new roof. The work is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 25272.

Plans and Specifications for Construction of Flight Service Station, Building L-619, North Field was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorenson, recommending their approval and authority to advertise for bids for the building which is leased to the Federal Aviation Administration. The specifications for the building are "performance type" to allow the contractor to design and construct a building meeting the requirements of the FAA and the Building Code at the least cost. The FAA has approved the plans and specifications. The environmental documents associated with the project have previously been reviewed by the Board. The recommendation was approved on passage of Resolution No. 25273.

Award of Contract, Demolition of Buildings L-516, L-526, L-528, L-530, L-532, L-534 and L-538 was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorenson, notifying the Board of the eight bids received and recommending award of the contract to Abdo S. Allen, the low bidder, with a payment to the Port of $625.00. The recommendation was approved on passage of Resolution No. 25274.

License Agreement Renewal--National Airmotive was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for various space on the North Field used for their engine testing and assembly business for a new total monthly rental of $2,634.38. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

License Agreement Renewal--Kimair Company was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for certain space in Building L-721 used for their aircraft component parts and sales business at a new total monthly rental of $988.29. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

Sale of Business Park Site to Scherer was the subject of a memo to the Board from the Director of Properties, notifying the Board of an offer from Richard J. Scherer to purchase an 81,659 square foot site located on Roland Way in the Oakland Airport Business Park for a sales price of approximately $285,806.50. The site would be used to construct a concrete tilt-up office/warehouse building containing approximately 40,000 square feet, with Mr. Scherer's firm, Oakland Cigarette Service, and Techni-Prints occupying 24,000 square feet of the building. It was recommended that the sale be approved subject to the preparation of an environmental document. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

Sale of Business Park Site to Timesavers was the subject of a memo to the Board from the Director of Properties, notifying the Board of an offer from Timesavers, Incorporated, to purchase a 43,659 square foot site located on the southerly side of the proposed Pardee Drive extension, off of Edgewater

Drive, in the Oakland Airport Business Park at a sales price of $152,806.50. The site will be used to construct a concrete tilt-up office building containing approximately 15,000 square feet with Timesavers to occupy approximately 9,000 square feet. It was recommended that the Board approve the sale subject to the preparation of an environmental document and approval in principle of a brokerage commission to Robbins and Company in the approximate amount of $8,140.33. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

Sale to KTVU was the subject of a memo to the Board from the Director of Properties, notifying the Board that escrow closed on April 9, 1979, for the sale of a portion of the former Santa Fe property to Miami Valley Broadcasting Corporation (KTVU) at a sales price of $1,123,500. It was noted that construction on the site will begin June 1, 1979, with occupancy in January 1981. The information was noted and ordered filed.

Change Order, Additional Piles, Embarcadero Cove Marina was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorenson, notifying the Board of the contract underway for the construction of the berthing flotation and that excessive soft mud has been encountered during the driving of the piles. It was recommended that the Chief Engineer be authorized to execute a change order in the amount of $50,721 for providing additional and longer mooring piles for the berthing flotation. The recommendation was approved on a motion by Commissioner Rodriquez, seconded and passed on the following vote: Ayes - Commissioners Rodriquez, Berkeley, Connolly and President Gainor - 4; Abstained - Commissioner Soda - 1; Absent: Commissioners Lange and Smith. - 2

Jack London Village Subleases was the subject of a memo to the Board from the Director of Properties, recommending approval for Kevork Garabedian to operate a delicatessen in the space vacated by the Upstairs Deli and a proposed amendment to the Lorenzo's sublease to provide for outside eating area of approximately 300 square feet. The recommendation was approved on passage of Resolution No. 25287 for amendment and Resolution No. 25288 for new sublease.

Assignment of Sublease--Murphy's was the subject of a memo to the Board from the Director of Properties, recommending approval of a parking sublease from Murphy's, Inc., to Edgewater Investors, the proposed new owners of the 7700 Edgewater building complex. At the request of Commissioner Connolly, the item was held over for further study.

Termination of UC Express Lease was the subject of a memo to the Board from the Director of Properties, notifying the Board of the lease covering 11.4 acres of land on Maritime Street in the Outer Harbor area which expires on September 30, 1979, and that UC Express has agreed to a termination agreement which will terminate all of its activities in Building C-226 and on most of the outside area, except for a portion of the premises being used by Western Container Service, by June 30, 1979. The proposed agreement would provide for the termination of Western Container use on September 30, 1979 with a holdover by space assignment in the event their new site is not available. Crescent Warehouse Company will occupy the premises under a space assignment and the Port will construct certain improvements to accommodate Crescent's occupancy as soon as the area can be made available. It was recommended that the Board approve in principle the agreement for the cancellation and termination of the UC Express lease. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

Acceleration of Construction of Container Yard Improvements, Ferry & Dolphin Streets, Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorenson, notifying the Board of the contract underway for the Demolition of The Abex Steel Foundry Plant, and it is planned to redevelop the approximately 5.5 acre site into a container yard as soon as the demolition work is completed. The Port has been notified that a shipping line would use the yard if it can be completed and made available by October 1, 1979. In order to accommodate the new shipping line, it was recommended that the Board find it be in the best interest of the Port to dispense with formal bidding procedures for the yard construction and authorize accomplishment of the work by soliciting informal quotations, estimated to cost $971,000. It was further recommended that the Board authorize change orders to the contract for demolition of the steel foundry plant, for overtime work in the amount estimated be $32,000, and the contract to furnish and deliver floodlight poles for the Port of Oakland container yards for $54,989. The environment review associated with the project has been adequately covered in previously approved documents. The recommendation was approved on passage of Resolution No. 25275 and on a motion by Commissioner Rodriquez, seconded and passed unanimously for change orders.

Award of Contract, Construction of Concrete Wharf, Berth 5, Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the six bids received and that the apparent low bidder, Santa Fe-Pomeroy, had made a major clerical error in filling out the bid form and has asked that they be relieved of their bid; not be awarded the contract; and that they be relieved of any obligations under their bid bond. It was recommended that Santa Fe-Pomeroy be granted relief from their error and allowed to withdraw their bid with the return of

their bid security. It was further recommended that the General Construction Company, with a bid of $5,665,177.00, be awarded the contract. The recommendation was approved on passage of Resolution No. 25276.

Plans and Specifications, Demolition of Market Street Wharf, Howard Piers Nos. 1 and 2 and Building E-301-B was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the demolition of the existing wharf and piers to make way for the upcoming dike and fill portion of the project. It was noted that the Market Street Wharf is vacant but that existing berthing tenants may have difficulty finding other relocation sites and the specifications provide for certain alternatives in the event all the tenants have not vacated. The environmental document associated with the project has previously been considered by the Board. The recommendation was approved on passage of Resolution No. 25277.

Award of Contract, Construction of Yard Improvements, Ninth Avenue Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the seven bids received and recommending award of the contract to Gallagher & Burk, Inc., the low bidder at $333,786.000. The recommendation was approved on passage of Resolution No. 25278.

Termination Notices--Howard Terminal was the subject of a memo to the Board from the Director of Properties, notifying the Board of the first phase of redevelopment for the Charles P. Howard Terminal, which includes the demolition of the old Market Street Pier and Piers 1 and 2 and recommending that the Director of Properties be authorized to issue 90-day notices to North American Plywood; John Baker; John Seaborn; Tidewater Sand and Gravel; Earl Brown; Linda Harrington; Peter Kay; Clair Marine; and John Campbell to vacate

their premises on land and water areas on or before July 31, 1979. The recommendation was approved on passage of Resolution No. 25279.

Howard Terminal Relocation Payment was the subject of a memo to the Board from the Director of Properties, recommending approval to pay a relocation payment to Robert and Marinell Harriman, in the amount of $100. The recommendation was approved on passage of Resolution No. 25280.

Appointment of Auditor for the Fiscal Year Ending June 30, 1979 was the subject of a memo to the Board from the Director of Fiscal Affairs, recommending approval to retain John F. Forbes & Company to examine the Port's financial statements for the fiscal year ending June 30, 1979, at a fee not to exceed $20,000 plus an additional amount not to exceed $3,000 for other matters relating to the Port's computer installation. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

Personnel Items contained in a memo to the Board from the Port Employee Relations Officer, recommended the appointment of Scarlet Lee, as Account Clerk, effective March 28, 1979, at $984 per month; Rita Yalung, as Associate Accountant, effective April 5, 1979, at $1,528 per month; Bruce McGraw, as Youth Aide, Class "B", effective April 12, 1979, at $5.62 per hour; Lorna Lopez, as Youth Aide, Class "C", effective April 13, 1979, at $4.07 per hour; Robert Crandall, as General Manager, Marine Terminal Department, effective April 18, 1979, at $3,186; and Paul Sorensen, as Port Principal Engineer, effective April 18, 1979, at $3,001 per month. Also recommended was the repeal of appointment of Mr. Donald Amuzie, as Assistant Mechanical and Electrical Engineer, as the individual did not accept employment with the Port. Further recommended was the salary ordinance amendment providing for a 6% increase for the Port's Airport Servicemen, retroactive July 1, 1978. It was noted that the increase is associated with the Fire Fighter classification

in the City Fire Department and that negotiations have recently been concluded because of the wage freeze. Additionally recommended was the reassignment of salary for Airport Serviceman Doyle Mears, to rate "e", at $1,673 per month, as he is no longer performing supervisory duties; and the creation of one new position of Port Personnel Analyst. The recommendations were approved on passage of Resolution No. 25281 for salary reassignment, Resolution No. 25282 for repeal of appointment, Resolution No. 25283 for appointments and on an ordinance passed to print for salary ordinance amendment and creation of position.

Rejection of Bid to Furnish and Deliver Workboat, Trailer and Motors to the Port of Oakland was the subject of a memo to the Board from the Manager, Purchasing Department, notifying the Board of the one bid received, and that it was deemed to be excessive. It was recommended that the bid be rejected and authority be granted to solicit the informal bids for the boat and accessories. The recommendation was approved on passage of Resolution No. 25284.

Claim of May How Jew was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim for damages for alleged injuries occurring in a cargo pick-up area. As the claim is not a proper charge against the Port, it was recommended that the claim be denied. The recommendation was approved on passage of Resolution No. 25285.

In the Matter of Application of SFO Airporter, Inc. for Authority to Acquire a Certificate of Public Convenience and Necessity to Operate as a Passenger Stage Corporation from Robert N. Mateer, Receiver for AirporTransit, Inc., Bankrupt, Application No. 58233 was the subject of a letter to the Board from the Port Attorney, notifying the Board of the application and that interim authority was granted while the BART transbay

tube was not operating. It was further noted that the Public Utilities Commission granted SFO Airporter's requested transfer and that service is provided between Oakland Airport and downtown San Francisco, with the certificate also authorizing service between the Airport and downtown Oakland, Berkeley and Alameda. The information was noted and ordered filed.

Increase in Bid Limit on Port Contracts for Goods and Services was the subject of a letter to the Board from the Port Attorney, notifying the Board that under the City Charter all Port contracts were required to be made in accordance with conditions and procedures established by the Board, but subject to the bid limit established by the City Council and that the limit has been set at $5,000.00 since 1969. A recent ordinance by the City has now increased the limit to $15,000.00 and future Port contracts for public works and supplies will not be required to go through formal bidding procedures unless their cost exceeds $15,000.00. The information was noted and ordered filed.

Mr. Michael Carey, owner of Airline Services, appeared before the Board to request that the Air Courier, a similar firm dealing with delivery of lost luggage and related transportation items, not be licensed to operate at the airport, as there was not enough business to support two operations. It was noted that Airline Services did not have an exclusive agreement with the Port and that the firm works directly for the airlines. After further discussion, a resolution authorizing the license agreement with Air Courier, was introduced and failed to pass on the following vote: Ayes: Commissioners Soda and President Gainor - 2; Noes: Commissioners Berkley, Connolly, and Rodriguez - 3; Absent: Commissioners Lange and Smith - 2. It was further noted that the firm of Air Courier could operate from the public area and the staff was asked to review the need for licensing any of the firms.

The following reports were noted and ordered filed:

Summary of Cash - Port Revenue and Construction Funds as of April 9, 1979.

Summary of Cash and Accounts Receivable Port Revenue Fund 801 for the Month of March.

Accounts Receivable - 35 Days or More in Arrears as of April 17, 1979.

Accounts Receivable - Referred to Port Attorney, Tenants, as of April 17, 1979.

Accounts Receivable - Referred to Port Attorney, Non-Tenants, as of April 17, 1979.

Summary of Claims Paid from Various Funds for the Period March 14, 1979 through April 5, 1979.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Berkley, Connolly, Rodriguez, Soda and President Gainor - 5
Noes:	None
Absent:	Commissioners Lange and Smith - 2

"RESOLUTION NO. 25269

RESOLUTION ON THE PASSING OF H. W. ESTEP."

"RESOLUTION NO. 25270

RESOLUTION ON THE PASSING OF FORMER AIRPORT SUPERINTENDENT FRED MC ELWAIN."

"RESOLUTION NO. 25271

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF IMPROVEMENTS TO AIRPORT DRIVE, PARKING LOT, ENTRANCES AND EMPLOYEE PARKING LOT, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA (AIRPORT DEVELOPMENT AID PROGRAM 6-06-0170-08), AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25272

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR REPLACEMENT OF SHEET METAL ROOF ON BUILDING L-210, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25273

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF FLIGHT SERVICE STATION, BUILDING L-619, NORTH FIELD, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25274

RESOLUTION AWARDING CONTRACT TO ABDO S. ALLEN COMPANY FOR DEMOLITON OF BUILDINGS L-516, L-526, L-528, L-530, L-532, L-534 AND L-538, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS AND CASHIER'S CHECK TO BIDDERS."

"RESOLUTION NO. 25275

RESOLUTION FINDING AND DETERMINING THAT IT IS IN THE BEST INTERESTS OF THE PORT TO PERFORM CERTAIN PUBLIC WORK WITHOUT COMPETITIVE BIDDING AND AUTHORIZING THE PERFORMANCE THEREOF."

"RESOLUTION NO. 25276

RESOLUTION AWARDING CONTRACT TO GENERAL CONSTRUCTION COMPANY FOR CONSTRUCTION OF CONCRETE WHARF, BERTH 5, OUTER HARBOR TERMINAL; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25277

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR DEMOLITION OF MARKET STREET WHARF, HOWARD PIERS NOS. 1 AND 2, AND BUILDING E-301-B, INNER HARBOR, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25278

RESOLUTION AWARDING CONTRACT TO GALLAGHER & BURK, INC. FOR CONSTRUCTION OF YARD IMPROVEMENTS, NINTH AVENUE TERMINAL, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25279

RESOLUTION AUTHORIZING AND DIRECTING TERMINATION AND CANCELLATION OF CERTAIN TENANCIES IN CONNECTION WITH DEMOLITION WORK FOR PROPOSED CHARLES P. HOWARD TERMINAL."

"RESOLUTION NO. 25280

RESOLUTION APPROVING AND AUTHORIZING RELOCATION PAYMENTS TO MARINELL HARRIMAN."

"RESOLUTION NO. 25281

RESOLUTION REASSIGNING DOYLE MEARS, AIRPORT SERVICEMAN, TO SCHEDULE 43.1, RATE "E", AS FIXED BY PORT ORDINANCE NO. 867."

"RESOLUTION NO. 25282

RESOLUTION REPEALING THE APPOINTMENT OF DONALD AMUZIE, ASSISTANT MECHANICAL AND ELECTRICAL ENGINEER."

"RESOLUTION NO. 25283

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25284

RESOLUTION REJECTING BID OF SEA HAVEN MARINE INC. FOR FURNISHING AND DELIVERING ONE (1) WORK BOAT, TRAILER AND MOTORS TO THE PORT OF OAKLAND; DIRECTING RETURN OF BID BOND TO BIDDER; AND AUTHORIZING THE EXECUTIVE DIRECTOR TO ARRANGE FOR PURCHASE OF THE EQUIPMENT IN THE OPEN MARKET."

"RESOLUTION NO. 25285

RESOLUTION REJECTING CLAIM OF MAY HOW JEW."

"RESOLUTION NO. 25286

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH WOODWARD-CLYDE CONSULTANTS."

"RESOLUTION NO. 25287

RESOLUTION CONSENTING TO AMENDMENT OF SUBLEASE BY OAKLAND VILLAGE CORPORATION."

"RESOLUTION NO. 25288

RESOLUTION CONSENTING TO SUBLEASE BY OAKLAND VILLAGE CORPORATION TO KEVORK GARABEDIAN."

"RESOLUTION NO. 25289

RESOLUTION GRANTING WORLD AIRWAYS, INC. PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25290

RESOLUTION APPROVING AND AUTHORIZING AGREEMENT WITH UNITED AIR LINES, INC. FOR PAYMENT OF COSTS OF BAGGAGE AREA IMPROVEMENTS."

"RESOLUTION NO. 25291

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH M & M CONSULTANTS, INC."

The following resolution was introduced and passed separately by the following vote:

Ayes:	Commissioners Berkley, Connolly, Rodriguez, Soda and President Gainor - 5
Noes:	Commissioner Smith - 1
Absent:	Commissioner Lange - 1

"RESOLUTION NO. 25293

RESOLUTION AUTHORIZING CERTAIN TRAVEL."

Port Ordinance No. 2216 being, "AN ORDINANCE AMENDING CERTAIN SECTIONS OF PORT ORDINANCE NO. 867 CORRECTING CLERICAL OMISSION IN PORT ORDINANCE NO. 2211, CREATING ONE ADDITIONAL POSITION EACH OF ASSOCIATE PROGRAMMER AND PORT PRINCIPAL ENGINEER, ABOLISHING A POSITION, RETITLING

CERTAIN POSITIONS AND DESIGNATING DEPARTMENT HEADS IN THE PORT DEPARTMENT," and Port Ordinance No. 2217 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO CONTAINER CRANE ASSIGNMENTS AND RENTAL RATES," were read a second time and passed to print by the following vote:

Ayes:	Commissioners Berkley, Connolly, Rodriguez, Soda and President Gainor - 5
Noes:	None
Absent:	Commissioners Lange and Smith - 2

Port Ordinance No. _____ being "AN ORDINANCE ADDING SECTIONS 1.69 AND 5.182 TO PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT AND CREATING ONE POSITION OF PORT PERSONNEL ANALYST," was read a first time and passed to print by the following vote:

Ayes:	Commissioners Berkley, Connolly Rodriguez, Soda and President Gainor - 5
Noes:	None
Absent:	Commissioners Lange and Smith - 2

A hearing was held on the proposed termination of Mrs. Hilda Walker, Commercial Representative I. It was noted that the termination proceeding is normally held in Executive Session but Mrs. Walker had requested that the hearing be held in a public meeting. President Gainor briefed the Board and participants on the procedure for the hearing. The Deputy Executive Director presented a summary of the events leading to the hearing and Mrs. Walker's supervisors presented further facts concerning the recommended termination. Mr. John Burris, attorney for Mrs. Walker, appeared before the Board and Mrs. Walker appeared before the Board to present information in

opposition to her recommended termination. After discussion, the Board entered into Executive Session at the hour of 4:35 p.m. and reconvened in open session at the hour of 5:00 p.m. The following resolution was introduced and passed separately, terminating Mrs. Hilda Walker.

"RESOLUTION NO. 25292

RESOLUTION TERMINATING APPOINTMENT OF HILDA WALKER, COMMERCIAL REPRESENTATIVE I."

At the hour of 5:05 p.m. the meeting was adjourned in honor of an out of respect to the memory of the late H. W. Estep and the late Fred McElwain on a motion duly made and seconded, with a notation that the next Board meetings would be held on May 8, 1979 and May 29, 1979.

Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The regular meeting of the Board scheduled for Tuesday, May 1, 1979, was adjourned by the Secretary of the Board until Tuesday, May 8, 1979 due to the absence of all the members of the Board.

* *

The meeting was reconvened on Tuesday, May 8, 1978, at the hour of 2:20 p.m. in the office of the Board, Room 376, 66 Jack London Square, First Vice President Berkley presiding.

Commissioners present: Connolly, Rodriguez, Soda and First Vice President Berkley - 4

Commissioners absent: Lange, Smith and President Gainor - 3

Also present were the Executive Director; Port Attorney; Assistant Port Attorney; Director of Maritime Activities; General Manager, Marine Terminals; Assistant Airport Manager; Manager, General Aviation; Director of Properties; Port Principal Engineer Paul H. Sorensen; Port Employee Relations Officer; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Howard Weiser, representing Triton Financial Corporation; and Mr. Wesley A. Thomas, representing his own construction company.

BOARD OF PORT COMMISSIONERS
MEETING OF MAY 29 1979
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

The minutes of the regular meeting of April 3, 1979 and the regular meeting of April 17, 1979 were approved as submitted and ordered filed.

Chief Airport Serviceman Stanley Kopacz was awarded his ten year service pin.

Assigrment of Sublease--Murphy's was the subject of a memo to the Board from the Director of Properties, notifying the Board that when the 7700 Edgewater office complex was developed, on-site parking did not meet the Port's requirements and the developer subleased a rear portion of the parcel ground-leased to Murphy's, Inc., by the Port. The office complex has been sold three times, and each time the Port approved the assignment of the sublease to the new owners. Edgewater Investors is in the process of buying the office complex and has requested Port approval of the assignment of the parking sublease along with the consent to encumbering the subleasehold interest with a deed of trust. They also asked the Port to consent to a direct parking lease should there be a default in the Murphy's lease prior to the expiration of its term. Commissioner Soda suggested that this guarantee of the direct lease for parking was an option and that if the Port held the land for this purpose the proposed investors should compensate the Port for the future rights. Mr. Howard Weiser, representing the potential owners of the complex, appeared before the Board and agreed to certain compensations for the proposed guarantee of the direct lease with the Port for the parking area. After further discussion, the resolution of approval was amended to provide for a compensation to the Port of 5% per month of the amount paid to Murphy's Inc. The assigrment of the sublease with amendments was approved on passage of Resolution No. 25318.

Award of Contract, Construction of Second Floor Addition to Finger Building M-103 was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the five bids received and recommending award of the contract to Wesley A. Thomas Co., Inc., the low bidder at $4,115,000. The Executive Director in an addendum to the memo notified the Board that the Capital Improvement Program for the total project including the building improvement covered by this contract plus furnishings and loading bridges is at $5,240,000 and based on the bid the total project cost will be $6,323,000, an increase of $1,083,000. It was further noted that this increase is due to increases in scope of work; cost escalation due to delays; non-competitive market, particularly on the electrical/mechanical portion of the work; and an increase in architectural and engineering costs for building redesign and changes in project scope. After discussion which included an appearance by the contractor, the recommendation was approved on passage of Resolution No. 25294.

License Agreement Renewal -- Bechtel was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for hangar and shop space in Building L-810, used as a base for their corporate aircraft, at a new total monthly rental of $1,692.74. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

License Agreement Renewal -- Aircraft Service International, Inc. was the subject of a memo to the Board from the Director of Properties, recommending approval to renew and expand their space in Terminal Building M-101 and office space on the second floor in Terminal Building M-102, used for their airline ground handling services operation, for a new monthly minimum

rental of $1,519.61. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

Rental Rate Increases for T-Hangar, Tie Down and Aircraft and Commercial Fees was the subject of a memo to the Board from the Director of Aviation, notifying the Board of the aircraft parking and storage fees and of the increased costs associated with the operation of the North Field. It was recommended that the fees be increased approximately 7% with a minimum increase of $0.50 per unit. Included in the recommendation was approval of a policy to increase the rates on each June 1st of every year based on the same percentage proportion as the Bureau of Labor Statistics Consumer Price Index for the San Francisco-Oakland Area for Urban Wage Earners and Clerical Workers for the previous calendar year and rounded to the nearest fifty cents. The rental increases were approved on passage of an ordinance to print, and the policy of rate increases was approved on a motion by Commissioner Soda, seconded and passed unanimously.

Airport Triturator Fee was the subject of a memo to the Board from the Director of Aviation, notifying the Board that the use fees charged are no longer sufficient to cover the costs of maintaining and operating the aircraft sewage disposal unit. It was recommended that the fees be increased to cover the costs. The recommended increase ranged from $2.00 to $4.00 depending on the size of the container. The recommendation was approved on passage of an ordinance to print.

Plans & Specifications, Reroofing of Buildings L-410 & L-510 was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the replacing of existing metal and building roofs, gutters, downspouts and other miscellaneous items on Hangars 4 and 5 at the North Field. The recommendation was approved on passage of Resolution No. 25295.

Contract Completion, Exterior Painting of Buildings L-510 and L-518 was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, recommending that the contract with L. D. Minor Painting Co., be extended through March 11, 1979, and accepted as complete as of that date with a contract price of $36,958.34. The recommendation was approved on passage of Resolution No. 25296 for time extension and Resolution No. 25297 for accepting contract.

At the hour of 2:35 p.m. Commissioner Smith joined the meeting.

Application for Department of Boating and Waterways Loan, Embarcadero Marina - Phase V was the subject of a memo to the Board from Port Principal Engineer Keith Quan, notifying the Board that a 20 acre site by the foot of Diesel Street has been identified for redevelopment into new waterfront-commercial uses with special emphasis for the fishing fleet based in Oakland and that the California Department of Boating and Waterways has informed the Port that there is an opportunity for a State loan in the amount of two million dollars. The loan money would be used to develop the water basin at the site and to improve the shoreline and waterfront land to accept development for a commercial fishing fleet and other appropriate waterfront commercial uses. As the Port has four previous loans, it was desirable to identify the project as Phase V of the existing Embarcadero Marina development. It was further noted that an Environmental Impact Report has been prepared and will be publicly reviewed with no further action by the Board until final consideration and review of the Final Environmental Impact Report. It was recommended that the Board approve the conceptual plan as attached to the memo for the development and approve a resolution authorizing the Executive Director to make application for a two million dollar loan for

the improvements to the Embarcadero Marina-Phase V. The recommendation was approved on passage of Resolution No. 25317.

Assignment of Lease - Schering was the subject of a memo to the Board from the Director of Properties, recommending approval to assign a long-term ground lease presently assigned to Chromalloy Pharmaceutical, Inc., to Schering Purchase Corporation. The recommendation was approved on passage of Resolution No. 25319.

Supplement to License Agreement -- Vertex was the subject of a memo to the Board from the Director of Properties, recommending approval to amend their agreement for space at Howard Terminal by reducing their office space and increasing their warehouse space for a total monthly rental of $1,275. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

License Agreement Renewal--Metal Purchasing was the subject of a memo to the Board from the Director of Properties, notifying the Board that the tenant occupies approximately 100,000 sf of warehouse space in Building E-315 and that approximately 10,000 sf of this space is unusable during the rainy season as roof leaks prevent the storage of steel products. As the building is scheduled for demolition, it would be undesirable to fix the roof and it was recommended that the Board approve a replacement warehouse area of 10,000 sf in Building E-301 without change in the rental under the lease and an additional 9,000 sf of space in the building at a total rental of $900 per month. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

Contract Completion, Landside Improvements, Embarcadero Cove Marina was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, recommending the contract with Gallagher & Burk, Inc., be extended through April 2, 1979 and accepted as complete as of that date, with a contract price of $730,988.29. The recommendation was approved on passage of Resolution No. 25307 for time extension and Resolution No. 25308 for accepting work.

Application to Extract Submerged Material, Pacific Dry Dock & Repair Company, 1441 Embarcadero was the subject of a memo to the Board from the Port Environmental Planner, recommending approval to set the required public hearing for 2:00 p.m., Tuesday, May 29, 1979, on their application to extract approximately 3,000 cubic yards of material at their location on the Estuary. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

Authorization to Dispense with Formal Bids for the Construction of Metal Canopy and Concrete Loading Dock at Building C-226 was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board that Crescent Warehouse Company will move their warehouse operations from Building B-501, Oakland Army Base, to Building C-226 after June 30, 1979. An inspection of the Army Base building has found certain structural defects and it may be necessary to curtail operations in the warehouse resulting in a potential loss of the business and revenue for the Port. It was recommended that the Board find it in the best interest of the Port to dispense with formal bidding procedures for construction of a metal canopy and concrete loading dock in Building C-226 which will allow for the early occupancy of the building by Crescent. The recommendation was approved on passage of Resolution No. 25309.

Purchase of Fill on the Open Market, Charles P. Howard Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the need for 700,000 cubic yards of fill material to develop the Charles P. Howard Container Terminal and that it is possible to acquire concrete rubble, broken asphalt pavement, and surplus excavated material from various construction projects and that certain area is available to store the material. To optimize the use of surplus material from other construction sites, it was recommended that the Board find it in the best interest of the Port to provide for the purchase of a portion of the fill for the Terminal without competitive bidding, authorize the Chief Engineer to negotiate in the open market for the purchase of fill material with a unit price not to exceed $.60 per cubic truck yard and the total purchase not to exceed 150,000 cubic truck yards without prior Board approval, and require monthly reports to the Board on all fill purchased under this authorization. The recommendation was approved on passage of Resolution No. 25310.

Agreement for Geotechnical Consultant Services for Charles P. Howard Container Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending approval to enter into an agreement with Woodward-Clyde Consultants to perform the geotechnical services for the new container terminal. The firm will be reimbursed direct salaries, including fringe benefits and overhead costs; direct costs of outside services; a fixed fee of $9,200 with a maximum payment of $100,200 with certain additional work available at the descretion of the Executive Director. The recommendation was approved on passage of Resolution No. 25311.

Port of Oakland Warehouse Tariff No. 1, Increase in Charges was the subject of a memo to the Board from the General Manager, Marine Terminals, recommending approval to increase the rates and charges for handling, storage, carloading and various other services provided by Crescent Warehouse Company who is currently the only operator authorized to use the Municipal Warehouse Tariff No. 1. The recommendation was approved on passage of an ordinance to print.

Award of Contract, Reroofing of Building H-309, Ninth Avenue Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the three bids received and recommending award of the contract to Bryant Company, Inc., the low bidder at $165,109. The recommendation was approved on passage of Resolution No. 25298.

Plans and Specifications for Dredging of Berth 6, Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for deepening of the water area to elevation minus 42 feet. The recommendation was approved on passage of Resolution No. 25312.

CAPA Liability Insurance was the subject of a memo to the Board from the Director of Properties, notifying the Board of the general liability insurance layers placed through the California Association of Port Authorities and recommending approval to reimburse CAPA for the Port's share of the premiums and brokerage fee for the placement of general liability insurance for the renewal period. It was noted that the Port's share would be approximately $61,303 for the four layer $20,000,000 coverage above the first million dollars. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

Contract Modification Between the City of Oakland and the Port of Oakland for Operations of the CETA Title VI Program was the subject of a memo to the Board from the Contract Compliance Officer, recommending approval of a contract modification between the City of Oakland and the Port of Oakland for operations of the CETA Title VI Program which will cover the regular period from January 1, 1979 to September 30, 1979, and the funding allocation for the operation of the program for that period. The recommendation was approved on passage of Resolution No. 25299.

Personnel Items contained in a memo to the Board from the Port Employee Relations Officer, recommended the appointment of Kandi Kerchum, as Youth Aide, Class "B", effective April 24, 1979, at $5.62 per hour; Linda Robohm, as Youth Aide, Class "B", effective April 30, 1979, at $5.62 per hour; Sandra LaGardo, as Reception Dispatch Clerk, effective May 9, 1979, at $920 per month; Mary McKinley, as Reception Dispatch Clerk, effective May 9, 1979, at $875 per month; Pamela Toliver, as Reception Dispatch Clerk, effective May 9, 1979, at $875 per month; James Putz, as Traffic Representative and Tariff Analyst IV, effective May 9, 1979, at $1868 per month; Christine Galaviz, as Senior Account Clerk, effective May 9, 1979, at $1130 per month; Charles Whiteside, as Port Personnel Analyst, effective May 9, 1979, at $1546 per month; and Steven Hanson, as Commercial Representative II, effective May 22, 1979, at $1448 per month. Also recommended was the repeal of appointment for Ms. Lorna Lopez, as Youth Aide, Class "C"; leaves of military absence for Donald Morrison, Electrician, for 12 working days; Sharon Hunter, Senior Clerk, for 10 working days; Thomas Remus, Supervising Civil Engineer, for 11 working days; Kathleen Bertram, Airport Serviceman, for 12 working days; and a leave of absence for Sally Foster, Intermediate Stenographer Clerk, for 4 calendar months. Additionally recommended was the return from

leave without pay for Records Supervisor Brenda Burgess, to allow for her to perform certain part-time work. Further recommended were salary ordinance amendments to establish the salary of Secretary to the Port Attorney and Supervising Legal Secretary at salary schedule 51.7; salary schedule 63.7 for the position of Senior Research Technician; the repeal of certain CETA positions of Airport Fueler, Class II; creation of two additional positions of Draftsman and one additional position of Deliveryman, with authority to hire for the positions; and classification and creation of one position of Port Production Artist. Also recommended was the termination of the employment of Marcel Martin, Construction Aide CETA, and Catherine Rodriguez, Youth Aide, Class "B". The recommendations were approved on passage of Resolution No. 25320 for appointments; Resolution No. 25321 for James Putz appointment; Resolution No. 25322 for leaves of absence; Resolution No. 25323 for repeal of leave of absence; Resolution No. 25324 for repeal of appointment; Resolution No. 25325 for classification; Resolution No. 25326 for Marcel Martin termination; and Resolution No. 25327 for Catherine Rodriguez termination.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of Ed Lubrin, Electrical Mechanical Engineer, and Ray Street, Utility Supervisor, to Portland, Oregon, on or about May 14, 1979, to observe certain electrical construction in connection with work at the Airport; travel of the Manger of General Aviation to Boston, Massachusetts, on or about June 3, 1979, to attend the American Association of Airport Executives Conference; travel of the Port Attorney to Washington, D.C., on or about May 22, 1979, to attend certain meetings; and travel of Don Sullivan, Heavy Equipment Foreman, to Louisville, Kentucky, on or about May 14, 1979, to inspect and test the articulated crane load truck being assembled. The recommendations were approved on passage of Resolution No. 25300.

Sale of Metal Building was the subject of a memo to the Board from the Manager, Purchasing Department, recommending approval to offer for sale a surplus 40' by 60' reinforced steel building as it is scheduled for demolition and may have certain value. The recommendation was approved on passage of Resolution No. 25313.

California-Florida Low-Fare Case; Civil Aeronautics Board Docket 31976 was the subject of a letter to the Board from the Port Attorney, notifying the Board of the case and that the Administrative Law Judge has recommended award of Bay Area-Miami/Ft. Lauderdale authority not only to World Airways but also to American, Eastern, Northwest, Pan American and Western, in addition to the incumbent carriers, National and Delta. Additionally, the Judge recommended that all such Bay Area authority should be on a hyphenated, San Francisco-Oakland-San Jose, basis which is contrary to the Port's position. A petition was filed by the Port requesting that the Board review the initial decision and modify it to reflect a separate rather than a hyphenated designation of Oakland and correct certain findings which were disparaging to Oakland's traffic potential in the Florida markets. The Civil Aeronautics Board now has the option of either adopting the judge's initial decision as its own or of reviewing the decision and modifying it in accordance with the Port's petition for review along with any other petitions which were filed within the required period. The information was noted and ordered filed.

St. Louis-Louisville/San Francisco Bay Area Nonstop Case, Civil Aeronautics Board Docket No. 31491 was the subject of a letter to the Board from the Port Attorney, notifying the Board of the case and that the Administrative Law Judge recommended that Allegheny be awarded nonstop rights

between St. Louis and "Oakland/San Francisco/San Jose" with American and Eastern having rights in the event Allegheny fails to provide its proposed low-fare service in the market. Upon review of the decision, the Civil Aeronautics Board rejected any carrier selection and awarded Bay Area-St. Louis authority to Allegheny, Ozark, American and Eastern, but did indicate its complete agreement with Oakland's position that designates Oakland as well as the other Bay Area airports as separate coterminal points and not hyphenated points. The information was noted and ordered filed.

California-Nevada Low-Fare Route Proceeding, Civil Aeronautics Board Docket No. 31574 was the subject of a letter to the Board from the Port Attorney, notifying the Board of the case and that the Administrative Law Judge recommended authority for Air California and PSA to provide service in the Reno-Oakland market, and Air California, Braniff and PSA and the removal of Delta's onestop restriction in the Las Vegas-Oakland market. Upon review the Civil Aeronautics Board approved all of the Oakland-Reno and Oakland-Las Vegas awards recommended by the Administrative Law Judge and in addition allowed United to submit an illustrative service proposal with respect to their late filed request for Oakland-Las Vegas authority. It was additionally noted that Oakland, San Francisco and San Jose are designated as separate points and are not hyphenated. The information was noted and ordered filed.

Claim of Pacific Telephone and Telegraph Company was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim in the sum of $8,000 for alleged damage done by a Port Contractor. As the claim is not a proper charge against the Port, it was recommended that the claim be rejected. The recommendation was approved on passage of Resolution No. 25301.

Claim of Pacific Gas and Electric Company was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim in the sum of $496.08 for alleged damages done to one of their vehicles by Port equipment being operated by a Port employee. As the claim was not filed within the statutory 100 day period of limitation, it was recommended that the claim be denied. The recommendation was approved on passage of Resolution No. 25302.

Application to the United States Department of Commerce - Foreign Trade Zone Board for the Establishment of a Foreign Trade Zone in the City of Oakland was the subject of a letter to the Board from the Port Attorney, notifying the Board that the City and Port have worked with Captain Nelson Tsui, President of Pacific International, Inc., to establish a Foreign Trade Zone in Oakland using the 13-acre site fronting on Hegenberger Road at Collins Avenue (the former White Front property) and that application must be made to the U.S. Department of Commerce - Foreign Trade Zone Board to establish the Foreign Trade Zone. It was recommended that the Board approve the filing of the joint application with the City to the Department of Commerce. The recommendation was approved on passage of Resolution No. 25314.

The following reports were noted and ordered filed:

Report of the Port Attorney on Litigation Matters.

Status of Construction Contracts in Progress as of May 1, 1979.

Status of Consultant Contracts in Progress as of May 1, 1979.

Summary of Cash - Port Revenue and Construction Funds as of April 30, 1979.

Summary of Claims Paid from Various Funds for the Period April 6, 1979 to April 24, 1979.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Connolly, Rodrigez, Smith, Soda and First Vice President Berkley - 5
Noes:	None
Absent:	Commissioner Lange and President Gainor - 2

"RESOLUTION NO. 25294

RESOLUTION AWARDING CONTRACT TO WESLEY A. THOMAS CO., INC. FOR CONSTRUCTION OF SECOND FLOOR ADDITION TO FINGER BUILDING M-103, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA (AIRPORT DEVELOPMENT AID PROGRAM 6-06-0170-07); FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25295

RESOLUTION APPROVING PLANS AND SPECIFICATINS FOR REROOFING OF BUILDING L-410 AND L-510, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25296

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH L.D. MINOR PAINTING CO."

"RESOLUTION NO. 25297

RESOLUTION ACCEPTING WORK PERFORMED BY L. D. MINOR PAINTING CO. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25298

RESOLUTION AWARDING CONTRTACT TO BRYANT CO., INC. FOR REROOFING OF BUILDING H-309, NINTH AVENUE TERMINAL, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25299

RESOLUTION AUTHORIZING EXECUTION OF MODIFICATIN NO. 2 TO CONTRACT WITH THE CITY OF OAKLAND PURSUANT TO THE COMPREHENSIVE EMPLOYMENT AND TRAINING ACT OF 1973."

"RESOLUTION NO. 25300

RESOLUTION AUTHORIZING CERTAIN TRAVEL."

"RESOLUTION NO. 25301

RESOLUTION REJECTING CLAIM OF PACIFIC TELEPHONE AND TELEGRAPH COMPANY."

"RESOLUTION NO. 25302

RESOLUTION REJECTING CLAIM OF PACIFIC GAS AND ELECTRIC COMPANY."

"RESOLUTION NO. 25303

RESOLUTION APPROVING AND AUTHORIZING PAYMENT OF REAL ESTATE BROKERAGE COMMISSION TO COLDWELL BANKER COMMERCIAL BROKERAGE COMPANY."

"RESOLUTION NO. 25304

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH ANGUS MC DONALD & ASSOCIATES, INC."

"RESOLUTION NO. 25305

RESOLUTION AUTHORIZING EXECUTION OF LICENSE AND CONCESSION AGREEMENT WITH SAN FRANCISCO BAY AREA RAPID TRANSIT DISTRICT."

"RESOLUTION NO. 25306

RESOLUTION GRANTING OAKLAND VILLAGE CORPORATION PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25307

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH GALLAGHER & BURK, INC."

"RESOLUTION NO. 25308

RESOLUTION ACCEPTING WORK PERFORMED BY GALLAGHER & BURK, INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25309

RESOLUTION FINDING AND DETERMINING THAT IT IS IN THE BEST INTERESTS OF THE PORT TO PERFORM CERTAIN PUBLIC WORK WITHOUT COMPETITIVE BIDDING AND AUTHORIZING THE PERFORMANCE THEREOF."

"RESOLUTION NO. 25310

RESOLUTION FINDING AND DETERMINING THAT IT IS IN THE BEST INTERESTS OF THE PORT TO PURCHASE CERTAIN FILL FOR THE CHARLES P. HOWARD CONTAINER TERMINAL WITHOUT COMPETITTIVE BIDDING AND AUTHORIZING THE PURCHASE THEREOF."

"RESOLUTION NO. 25311

RESOLUTION FINDING AND DETERMINING THAT A PROPOSED CONTRACT WITH WOODWARD-CLYDE CONSULTANTS FOR ENGINEERING SERVICES CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES AND MAY BE MADE WITHOUT COMPETITIVE BIDDING; AND AUTHORIZING THE EXECUTION OF SAID CONTRACT."

"RESOLUTION NO. 25312

RESOLUTION APROVING PLANS AND SPECIFICATIONS FOR DREDGING OF BERTH 6, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25313

RESOLUTION AUTHORIZING THE SALE OF CERTAIN SURPLUS PERSONAL PROPERTY."

"RESOLUTION NO. 25314

RESOLUTION AUTHORIZING THE FILING OF AN APPLICATION WITH THE UNITED STATES DEPARTMENT OF COMMERCE - FOREIGN TRADE ZONES BOARD FOR THE ESTABLISHMENT OF A FOREIGN TRADE ZONE AS AUTHORIZED BY THE FOREIGN TRADE ZONES ACT OF 1934, AS AMENDED."

"RESOLUTION NO. 25315

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH BAY AVIATION SERVICES, INC."

"RESOLUTION NO. 25316

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 25317

RESOLUTION AUTHORIZING FILING OF LOAN APPLICATION TO THE DEPARTMENT OF BOATING AND WATERWAYS FOR THE DEVELOPMENT OF THE EMBARCADERO MARINA PHASE V PROJECT."

"RESOLUTION NO. 25318

RESOLUTION CONSENTING TO ASSIGNMENT OF SUBLEASE FROM EQUITEC 77 REAL ESTATE INVESTORS TO EDGEWATER INVESTORS AND TO A DEED OF TRUST FROM EDGEWATER INVESTORS FOR THE BENEFIT OF THE TRAVELERS INSURANCE COMPANY."

"RESOLUTION NO. 25319

RESOLUTION CONSENTING TO ASSIGNMENT OF LEASE FROM CHROMALLOY PHARMACEUTICAL, INC. TO SCHERING PURCHASE CORPORATION."

"RESOLUTION NO. 25320

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25321

RESOLUTION APPROVING APPOINTMENT OF JAMES PUTZ TO THE POSITION OF TRAFFIC REPRESENTATIVE AND TARIFF ANALYST IV."

"RESOLUTION NO. 25322

RESOLUTION CONCERNING CERTAIN LEAVES OF ABSENCE."

"RESOLUTION NO. 25323

RESOLUTION AMENDING RESOLUTION NO. 25204 CONCERNING CERTAIN LEAVES OF ABSENCE."

"RESOLUTION NO. 25324

RESOLUTION REPEALING THE APPOINTMENT OF LORNA LOPEZ, YOUTH AIDE,CLASS "C"."

"RESOLUTION NO. 25325

RESOLUTION APPROVING CLASS SPECIFICATIONS FOR AND CLASSIFYING THE POSITION OF PORT PRODUCTION ARTIST."

"RESOLUTION NO. 25326

RESOLUTION TERMINATING APPOINTMENT OF MARCEL MARTIN."

"RESOLUTION NO. 25327

RESOLUTION TERMINATING APPOINTMENT OF CATHERINE RODRIGUEZ."

"RESOLUTION NO. 25328

RESOLUTION AUTHORIZING EXECUTION OF FOURTH SUPPLEMENTAL AGREEMENT WITH U. C. COTTON COMPRESS & WAREHOUSE COMPANY AND DIRECTING RECORDATION THEREOF."

Port Ordinance NO. 2218 being, "AN ORDINANCE ADDING SECTIONS 1.69 AND 5.182 TO PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT AND CREATING ONE POSITION OF PORT PERSONNEL ANALYST," was read a second time and passed to print by the following vote:

Ayes:	Commissioners Connolly, Rodriguez, Smith, Soda and First Vice President Berkley - 5
Noes:	None
Absent:	Commissioner Lange and President Gainor - 2

Port Ordinance No. ____ being, "AN ORDINANCE AMENDING SECTIONS 5 AND 10.7 AND SUBSECTIONS A AND E OF SECTION 9 OF PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR USE OF FACILITIES AT METROPOLITAN OAKLAND INTERNATIONAL AIRPORT," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 1858 RELATING TO WAREHOUSE FACILITIES, SPECIAL SERVICES-RATES, CHARGES, RULES AND REGULATIONS AND RATES FOR STORAGE AND STORAGE HANDLING," and Port Ordinance No. ____ being "AN ORDINANCE AMENDING CERTAIN SECTIONS OF, AND ADDING CERTAIN SECTIONS TO, PORT ORDINANCE NO. 867 ADOPTING NEW SALARY SCHEDULES, CREATING CERTAIN POSITIONS, ABOLISHING CERTAIN

POSITIONS AND CHANGING CERTAIN SALARIES," were read a first time and passed to print by the following vote:

Ayes:	Commissioners Connolly, Rodriguez, Smith, Soda and First Vice President Berkley - 5
Noes:	None
Absent:	Commissioner Lange and President Gainor - 2

At the hour of 3:15 p.m. the Board entered into executive session on legal matters and reconvened in open session at the hour of 3:35 p.m., at which time the meeting was adjourned on a motion duly made and seconded.

Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The regular meeting of the Board scheduled for May 15, 1979, was adjourned by the Secretary of the Board to Tuesday May 29, 1979, at the hour of 2:00 p.m., in the office of the Board, due to the absence of all the members of the Board.

* *

The meeting was reconvened on Tuesday, May 29, 1979, at the hour of 2:16 p.m., in the office of the Board, Room 376, 66 Jack London Square, President Gainor presiding, due written notice having been given to members of the Board.

Commissioners present: Berkley, Connolly, Lange, Soda, and President Gainor - 5

Commissioners absent: Rodriguez and Smith - 2

Also present were the Executive Director; Deputy Executive Director; Assistant to the Executive Director; Port Attorney; Assistant Chief Engineer; Director of Maritime Activities; Director of Properties; Director of Aviation; Assistant Airport Manager; Manager, General Aviation; Director of Management Planning; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Herb Hallmeyer, representing The Scullery Maids; Mr. Jack Maghetti, representing Jack London Village Merchants Association; Ms. Diana Green, representing Oakland Village Corporation; and Mr. Paul Varacalli, representing United Public Employees Local 390.

BOARD OF PORT COMMISSIONERS
MEETING OF JUN 19 1979
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

The minutes of the regular meeting of May 1, 1979, and the adjourned regular meeting of May 8, 1979, were approved as submitted and ordered filed.

At the hour of 2:16 p.m. the Board held a public hearing on Pacific Dry Dock & Repair Company's application to extract submerged material at their location on the Oakland Estuary. The project will extract approximately 3,000 cubic yards of material at the outer end of their marine ground ways to a minus 32 feet. There was no further testimony on the project, the report on the project was considered and the hearing was closed at the hour of 2:17 p.m. The application was approved on passage of Resolution No. 25358 subject to the applicant obtaining all other required permits, executing a hold-harmless agreement and providing appropriate liability insurance.

Appearance

Mr. Lloyd Barron, Chairman of the Oakland Landmarks Board, appeared before the Board to present a plaque designating Heinold's First and Last Chance Saloon as an official Oakland landmark.

At the hour of 2:20 p.m. Commissioner Rodriguez and Commissioner Smith joined the meeting.

Architectural Services for Construction of New Baggage Claim Building, Passenger Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the selection process to choose an architectural firm for the new building and recommending approval to select The Ratcliff Architects to perform the work. After discussion, the Board asked that the item be held over and that a more detailed report of the selection process be made.

Award of Contract, Replacement of Sheet Metal Roof on Building L-210 was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the two bids received and recommending award of the contract to Fidelity Roof Company, the low bidder, at $87,889. The recommendation was approved on passage of Resolution No. 25329.

Contract Completion, Modification of Terminal Building Elevators and Fire Alarm System was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, notifying the Board of certain delivery delays and recommending that the contract be extended through December 7, 1978 and accepted as complete as of that date with a contract price of $19,900. The recommendation was approved on passage of Resolution No. 25330 for time extension and Resolution No. 25331 for accepting contract.

Supplement to License Agreement--Air California was the subject of a memo to the Board from the Director of Properties, recommending approval to add 164 sf of terminal building office space to their agreement, for a new total monthly rental of $5,228.43. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Plans and Specifications, Construction of Channel and Water Quality Control Improvements at Pumphouse No. 4 was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the improvements to the pumphouse complex. The recommendation was approved on passage of Resolution No. 25332.

Sale of Business Park Site to M&M Consultants was the subject of a memo to the Board from the Director of Properties, notifying the Board that the Port has received an offer from M&M Consultants to purchase a site located on Roland Way in the Oakland Airport Business Park, at the Port's asking price

of $3.50 psf for a total sales price of approximately $285,806.50. The site would be used for the construction of a 10,000 sf administrative office building. It was noted the site was previously approved for sale, however, the potential buyer could not obtain adequate financing. It was recommended that the Board approve in principle the sale of the property, subject to the preparation of certain environmental documents, and approval in principle to pay a brokerage commission to Coldwell Banker in the approximate amount of $12,645.16. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Property Acquisition from Western Pacific was the subject of a memo to the Board from the Director of Properties, notifying the Board of a small corner parcel at Third and Brush Streets owned by Western Pacific and that the parcel would be a desirable addition to the Port's development of the Howard Container Terminal. It was recommended that the Board approve in principle the acquisition of the parcel at $3.50 psf for a total sales price of $13,125. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

Jack London Square Parking Rates was the subject of a memo to the Board from the Director of Properties, notifying the Board of the existing parking rates and that they have been in effect for eight years without an increase. It was recommended that the Board approve certain increases in the rates for validated parking, unvalidated parking and monthly parking. Ms. Diana Green, representing Jack London Village, appeared before the Board to oppose any increase in rates until the Port's study of parking could be reviewed. The Executive Director replied that the study was very accurate and that the rates were more than fair for the modest increase. After further discussion, a motion by Commissioner Smith, seconded and passed unanimously,

approved the following rates and directed a study of the Alice Street parking meter hours of operation: Validated parking, 0 - 30 minutes free, 1 hour to 1-1/2 hours $.35, 1-1/2 hours to 2-1/2 hours $.75, 2-1/2 hours to 3-1/2 hours $1.00, and 3-1/2 hours plus $1.40; Unvalidated rates, 0 - 1/2 hours $1.50, 1-1/2 hours to 2-1/2 hours $1.85, 2-1/2 hours to 3-1/2 hours $2.20, 3-1/2 hours to 4-1/2 hours $2.55, with no maximum. Commissioner Soda then moved that all monthly parking fees, including Port Employees, be established at $20 a month. The motion was seconded and passed on the following vote: Ayes - Commissioners Berkley, Lange, Rodriguez, Soda, Smith and President Gainor - 6; Noes - Commissioner Connolly - 1; Absent - None. Mr. Paul Varacalli, representing Local 390, appeared before the Board to state that the employee parking rates were the subject of meet and confer sessions and not subject to unilateral action.

Building Permit Application, Office/Warehouse Building, Steccone Products Company was the subject of a memo to the Board from the Port Environmental Planner, recommending approval for the construction of a one-story concrete tilt-up building covering 22,642 sf, at their recently purchased site on Pardee Drive. The construction will include parking and landscaping and is estimated to cost $300,000. The environmental document associated with the project was attached for review. The recommendation was approved on passage of Resolution No. 25333.

Certificate of Compliance, Office/Warehouse Building at 7900 Capwell Drive was the subject of a memo to the Board from the Port Environmental Planner, recommending approval to issue the certificate as required by the grant deed from the Port to Kealy, Cosgrove, and Badami. The property was purchased by Mahoney Contracting Company and the firm constructed improvements in accordance with approved plans and specifications and the

Standards and Restrictions of the Oakland Airport Business Park. The recommendation was approved on passage of Resolution No. 25334.

Application for Department of Boating and Waterways Loan, Embarcadero Marina - Phase V was the subject of a memo to the Board from Port Principal Engineer Keith Quan, notifying the Board that certain additional work will be necessary in connection with the improvements to Phase V of the Embarcadero Marina. It was recommended that the Board approve amending the application to the Department of Boating and Waterways and request a loan in the amount of $2,500,000. The recommendation was approved on passage of Resolution No. 25335.

License Agreement Renewal--KTVU was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for 3,976 sf of storage space in Building E-502 and 6,000 sf of storage space in Building H-108 for a total monthly rental of $858.08. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Supplement to License Agreement--EMS was the subject of a memo to the Board from the Director of Properties, recommending approval to delete 6,640 sf in Buildings J-326, J-329 and 38,460 sf of adjacent land from their agreement covering portions of the former Union Diesel property for a new monthly rental of $892.76 per month. It was noted that the relinquished area would be occupied by Bayview Maritime Service. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

License Agreement--Bayview Maritime was the subject of a memo to the Board from the Director of Properties, recommending approval for a new agreement covering shop space in Buildings J-326, J-327, J-328, J-329, J-334, and J-335 and 77,120 sf of adjacent land area for a total monthly rental of

$2,271.60. The area will be used for their container chassis storage, maintenance, and repair business. Included in the recommendation was approval of a sublicense to Real Services of California, Inc., a firm providing services to Bayview Maritime Service. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Agreement for Mechanical Engineering Design Review in Connection with Construction of Berth 5 Cranes was the subject of a memo to the Board from the Principal Electrical/Mechanical Engineer, recommending approval to enter into an agreement with McKay Engineers to review the mechanical engineering design of the new cranes. The firm will be paid on a per hour basis at the engineers' published rates for services, with maximum total compensation not to exceed $24,000 with certain additional work available at the discretion of the Executive Director. The recommendation was approved on passage of Resolution No. 25354.

Agreement for Structural Engineering Design Review in Connection with Construction of Berth 5 Cranes was the subject of a memo to the Board from the Principal Electrical/Mechanical Engineer, recommending approval to enter into a contract with URS/John Blume & Associates to provide structural engineering assistance during construction of the Berth 5 cranes. The firm will be paid actual salary cost times a multiplier of 2.35 plus direct non-salary expenses, with maximum total compensation not to exceed $48,000 with certain additional work available at the discretion of the Executive Director. The recommendation was approved on passage of Resolution No. 25356.

Award of Contract, Modification of Berth H Yard, Seventh Street Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the three bids received and recommending award of contract to Gallagher & Burk, Inc., the low bidder, at $204,640. The recommendation was approved on passage of Resolution No. 25337.

Building Permit Applications, American President Lines, Middle Harbor Terminal was the subject of a memo to the Board from the Port Environmental Planner, recommending approval for the remodeling of their warehousing and storage building to convert it to a container maintenance and repair facility; the construction of certain interior alternations to their administrative building; and the construction of a new canopy and tool shed. The total cost of the improvements is $964,000. The work is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 25338.

U.S. Customs Lease was the subject of a memo to the Board from the Director of Properties, recommending approval of a one-year lease with the U.S. General Services Administration for the United States Customs to occupy 700 sf of an office trailer located near Berth 0 at Seventh Street Terminal for a total monthly rental of $575. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

License Agreement Renewal--Shippers Imperial was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for Building C-401 and adjacent yard area for a new total rental of $10,322.93 per month. It was noted that the firm is performing container freight station functions for Maersk Lines and the rental rate includes certain Port construction improvements and modifications. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Approval of Annual Contract for Testing Services was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, notifying the Board of the review procedure to select a firm to perform the annual testing services and recommending approval to enter into an agreement

with Signet Testing Laboratories, Inc. The firm will be paid for basic testing services at the prices listed in their quotation, with a maximum payment of $30,000. The recommendation was approved on passage of Resolution No. 25339.

Agreement for Consultant Services to Develop a Management Salary Administrative Plan was the subject of a memo to the Board from the Executive Director, notifying the Board of the proposals received and recommending the selection of the firm of Ralph Andersen and Associates t perform the study. During discussion, the Board asked for further details of the request for proposals and of the proposals received. Further discussion produced a committee to review the proposals and meet with the proposed firm, and the item was held over. President Gainor appointed Commissioner Lange as Chairman of the committee and Commissioners Rodriguez and Smith as members.

Reorganization, San Francisco District Office, U.S. Army Corps of Engineers was the subject of a memo to the Board from the Assistant to the Executive Director, notifying the Board of certain reorganization of the U.S. Army Corps of Engineers which would shift certain duties to offices outside of the San Francisco District. It was recommended that the Board approve a resolution in opposition to the proposed reorganization plans and ask the Corps to retain full District capability in the San Francisco District without transferring any function either to Los Angeles or Sacramento, as the Port and other ports in the area have ongoing projects which require immediate response from the Corps. The recommendation was approved on passage of Resolution No. 25355.

Affirmative Action Policy Regarding Increasing Minority Equity Participation in Projects on Port Property was the subject of a memo to the Board from the Executive Director, submitting for Board approval a proposed policy statement to the Affirmative Action Program concerning participation by minorities on Port projects and developments. After discussion, the Board asked that the item be held over to allow for more details of the policy to be acted on.

Personnel Items contained in a memo to the Board from the Port Employee Relations Officer, recommended the appointment of James Putz, as Extra Position #1 (Traffic Representative and Tariff Analyst IV), effective May 9, 1979, at $1984 per month; Linda Farabee, as Account Clerk, effective May 10, 1979, at $984 per month; Dale Haas, as Account Clerk, effective May 14, 1979, at $984 per month; Cynthia Watson and Lori Roberts, as Relief Reservation Clerk, effective May 23, 1979, at $5.36 per hour; Glenn Mark Hall, as Port Production Artist, effective May 30, 1979, at $1401 per month; Carolyn Whittle and Dolores Bell, as Reservation Clerk, effective May 30, 1979, at $1023 per month; Margaret Hamilton, as Reservation Clerk, effective May 30, 1979, at $971 per month; Jean Porter and Laney Brenna, as Reservation Clerk, effective May 30, 1979, at $927 per month; and Catherine James, as Account Clerk, effective June 4, 1979, at $984 per month. Also recommended was a military leave of absence for Peter Martinez, Airport Serviceman, for ten working days; the creation of one new position of Special Assistant to the Executive Director, Class "D"; one new position of Traffic Representative and Tariff Analyst II; and two positions of Word Processing Operator. Further recommended was the creation of two additional positions of Assistant Mechanical and Electrical Engineer, one position of Building Maintenance Engineer, and one position of Assistant Civil Engineer, with authority to fill

the four positions, one position of Junior Engineer, three additional positions of Engineering Assistant and two positions of Senior Engineering Assistant. The positions will be used in connection with the capital improvement projects under construction. Additionally recommended was the creation of one position of Legal Assistant; approval of the examination announcement for the position of Port Personnel Analyst; and a Personnel Rules Amendment dealing with the duration of provisional appointments. The recommendations were approved on passage of Resolution No. 25340 for James Putz appointment, Resolution No. 25341 for appointments, Resolution No. 25342 for military leave, Resolution No 25343 for examination announcement, Resolution No. 25344 for specifications for Word Processing Operator, on an ordinance passed to print for creation of positions and Personnel Rules Amendment; and on a motion by Commissioner Lange, seconded and passed unanimously for authority to hire.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of Henry Kammermeier, Senior Commercial Representative, to New York and Boston, on or about June 4, 1979, to attend New York University Hotel Industry Investment Conference and to inspect Quincy Market specialty shopping center development; travel of George Watson, Assistant Airport Manager, to Boston on or about June 3, 1979 to attend the American Association of Airport Executives - 51st Annual Conference & Business Meeting; travel of the Director of Aviation and the Manager, Air Traffic Development Department, to Kansas City, on or about May 22, 1979, for airport promotion purposes; travel of the Director of Properties, to Toronto, Canada, on or about June 23, 1979, to attend the Annual Educational Seminar of the American Right of Way Association; and travel of the Director of Maritime Activities, to Stockholm, Hamburg, Oslo, Copenhagen, Helsinki, Gothenburg,

West Germany, Genoa, Paris, Brussels, Antwerp, London, on or about June 4, 1979, for trade promotion purposes. The recommendation was approved on passage of Resolution No. 25350.

Claim of Pacific Telephone and Telegraph Company was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim in the sum of $2,700 for alleged damages done to a cable by a Port contractor. As the claim is not a proper charge against the Port, it was recommended that the claim be rejected. The recommendation was approved on passage of Resolution No. 25345.

Claim of Kenneth W. Blackwell was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim in the approximate sum of $50,000 for alleged personal injury occurring at the Outer Harbor Container Terminal. As the claim is not a proper charge against the Port, it was recommended that the claim be rejected. The recommendation was approved on passage of Resolution No. 25346.

Approval of Indemnity Bond for Lost Port of Oakland 1971 Certificate Coupons was the subject of a letter to the Board from the Port Attorney, notifying the Board that certain coupons for seven of the Port of Oakland 1971 Certificates of Indebtedness have been lost and the bank responsible for the coupon loss has submit the necessary proof of loss and indemnity bond and these have been approved by the Fiscal Agent, Bank of America. It was recommended that the Board approve the indemnity bond and proof of loss. The recommendation was approved on passage of Resolution No. 25347.

The following reports were noted and ordered filed:

Summary of Cash - Port Revenue and Construction Funds as of May 18, 1979.

Summary of Cash and Accounts Receivable Port Revenue Fund 801 for the Month of April.

Accounts Receivable - 35 Days or More in Arrears as of May 29, 1979.

Accounts Receivable - Referred to Port Attorney, Tenants, as of May 29, 1979.

Accounts Receivable - Referred to Port Attorney, Non-Tenants, as of May 29, 1979.

Summary of Claim Paid from Various Funds for the Period April 24, 1979 through May 17, 1979.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Berkley, Connolly, Lange, Rodriguez, Smith, Soda and President Gainor - 7
Noes:	None
Absent:	None

"RESOLUTION NO. 25329

RESOLUTION AWARDING CONTRACT TO FIDELITY ROOF COMPANY FOR REPLACEMENT OF SHEET METAL ROOF ON BUILDING L-210, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING OTHER BID; AND DIRECTING RETURN OF BID BOND TO BIDDER."

"RESOLUTION NO. 25330

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH CAL-STATE ELECTRIC CO."

"RESOLUTION NO. 25331

RESOLUTION ACCEPTING WORK PERFORMED BY CAL-STATE ELECTRIC CO. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25332

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF CHANNEL AND WATER QUALITY CONTROL IMPROVEMENTS AT PUMPHOUSE NO. 4, SOUTH FIELD, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA (AIRPORT DEVELOPMENT AID PROGRAM 6-06-0170-07), AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25333

RESOLUTION CERTIFYING REVIEW AND CONSIDERATION OF NEGATIVE DECLARATION, MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH, AND GRANTING STECCONE PRODUCTS COMPANY PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25334

RESOLUTION AUTHORIZING EXECUTION AND DELIVERY OF CERTIFICATE OF COMPLIANCE TO MAHONEY CONTRACTING, INC."

"RESOLUTION NO. 25335

RESOLUTION AMENDING RESOLUTION NO. 25317 AUTHORIZING FILING OF LOAN APPLICATION TO THE DEPARTMENT OF BOATING AND WATERWAYS FOR THE DEVELOPMENT OF THE EMBARCADERO MARINA PHASE V PROJECT."

"RESOLUTION NO. 25336

RESOLUTION FINDING AND DETERMINING THAT A PROPOSED AGREEMENT WITH URS/JOHN A. BLUME & ASSOCIATES FOR ENGINEERING SERVICES CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES; AND AUTHORIZING THE NEGOTIATION OF SAID AGREEMENT."

"RESOLUTION NO. 25337

RESOLUTION AWARDING CONTRACT TO GALLAGHER & BURK, INC. FOR MODIFICATION OF BERTH H YARD, SEVENTH STREET TERMINAL, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25338

RESOLUTION GRANTING AMERICAN PRESIDENT LINES, LTD. PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25339

RESOLUTION FINDING AND DETERMINING THAT A PROPOSED CONTRACT WITH SIGNET TESTING LABORATORIES, INC. FOR TESTING SERVICES CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES; AND AUTHORIZING THE NEGOTIATION OF SAID CONTRACT."

"RESOLUTION NO. 25340

RESOLUTION AMENDING RESOLUTION NO. 25321 APPROVING APPOINTMENT OF JAMES PUTZ TO THE POSITION OF TRAFFIC REPRESENTATIVE AND TARIFF ANALYST IV."

"RESOLUTION NO. 25341

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25342

RESOLUTION GRANTING MILITARY LEAVE OF ABSENCE TO PETER MARTINEZ, AIRPORT SERVICEMAN."

"RESOLUTION NO. 25343

RESOLUTION APPROVING EXAMINATION ANNOUNCEMENT FOR PORT PERSONNEL ANALYST AND FIXING AND DETERMINING STANDARDS AND REQUIREMENTS THEREOF."

"RESOLUTION NO. 25344

RESOLUTION APPROVING CLASS SPECIFICATIONS FOR AND CLASSIFYING THE POSITION OF WORD PROCESSING OPERATOR."

"RESOLUTION NO. 25345

RESOLUTION REJECTING CLAIM OF PACIFIC TELEPHONE AND TELEGRAPH COMPANY."

"RESOLUTION NO. 25346

RESOLUTION REJECTING CLAIM OF KENNETH W. BLACKWELL."

"RESOLUTION NO. 25347

RESOLUTION APPROVING LOST COUPON BOND OF THE AETNA CASUALTY AND SURETY COMPANY AND MAIL LOSS AFFIDAVITS FOR PORT OF OAKLAND 1971 CERTIFICATE COUPONS."

"RESOLUTION NO. 25348

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH JOHN F. FORBES & COMPANY."

"RESOLUTION NO. 25349

RESOLUTION GRANTING PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25350

RESOLUTION CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 25351

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH CITY OF OAKLAND REGARDING OAKLAND MODEL YOUTH PROGRAM."

"RESOLUTION NO. 25352

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH TRANS-BOX SYSTEMS, INC."

"RESOLUTION NO. 25353

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 25354

RESOLUTION FINDING AND DETERMINING THAT A PROPOSED AGREEMENT WITH MC KAY INTERNATIONAL ENGINEERS FOR CONSULTING SERVICES CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES; AND AUTHORIZING THE NEGOTIATION OF SAID AGREEMENT."

"RESOLUTION NO. 25355

RESOLUTION DECLARING OPPOSITION TO PROPOSED REORGANIZATION OF UNITED STATES ARMY CORPS OF ENGINEERS, SAN FRANCISCO DISTRICT OFFICE."

"RESOLUTION NO. 25356

RESOLUTION APPROVING AND AUTHORIZING THE EXECUTION OF SIXTH SUPPLEMENTAL AGREEMENT WITH EMBARCADERO COVE ENTERPRISES."

"RESOLUTION NO. 25357

RESOLUTION COMPROMISING AND SETTLING CLAIM AGAINST ORRELL-KEEFE, INC. AND INSURANCE COMPANY OF THE PACIFIC COAST AND AUTHORIZING EXECUTION OF RELEASE AND DISMISSAL WITH PREJUDICE."

The following resolution was introduced and passed separately by the following vote:

Ayes:	Commissioners Berkley, Connolly, Lange, Soda and President Gainor - 5
Noes:	None
Absent:	Commissioners Rodriguez and Smith - 2

"RESOLUTION NO. 25358

RESOLUTION GRANTING PERMIT TO PACIFIC DRY DOCK & REPAIR COMPANY TO PERFORM MAINTENANCE DREDGING IN THE OAKLAND ESTUARY."

Port Ordinance No. 2219 being, "AN ORDINANCE AMENDING SECTIONS 5 AND 10.7 AND SUBSECTIONS A AND E OF SECTION 9 OF PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR USE OF FACILITIES AT METROPOLITAN OAKLAND INTERNATIONAL AIRPORT", and Port Ordinance No. 2220 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 1858 RELATING TO WAREHOUSE FACILITIES, SPECIAL SERVICES-RATES, CHARGES, RULES AND REGULATIONS AND RATES FOR STORAGE AND STORAGE HANDLING," and Port Ordinance No. 2221 being, "AN ORDINANCE AMENDING CERTAIN SECTIONS OF, AND ADDING CERTAIN SECTIONS TO, PORT ORDINANCE NO. 867 ADOPTING NEW SALARY SCHEDULES, CREATING CERTAIN POSITIONS, ABOLISHING CERTAIN POSITIONS AND CHANGING CERTAIN SALARIES," were read a second time and passed to print by the following vote:

Ayes:	Commissioners Berkley, Connolly, Lange, Rodriguez, Smith, Soda and President Gainor - 7
Noes:	None
Absent:	None

Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SECTION 5.07 OF PORT ORDINANCE NO. 2199 ESTABLISHING PERSONNEL RULES AND PROCEDURES OF THE PORT OF OAKLAND," and Port Ordinance No. _____ being, "AN ORDINANCE AMENDING CERTAIN SECTIONS OF, AND ADDING CERTAIN SECTIONS TO, PORT ORDINANCE NO. 867 ADOPTING NEW SALARY SCHEDULES AND CREATING CERTAIN POSITIONS," and Port Ordinance No. _____ being, "AN ORDINANCE ADDING SECTIONS 1.70, 1.71, 1.72 AND 1.73 TO PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT," were read a first time and passed to print by the following vote:

Ayes:	Commissioners Berkley, Connolly, Lange, Rodriguez, Smith, Soda and President Gainor - 7
Noes:	None
Absent:	None

At the hour of 3:30 p.m. the Board entered into an executive session of personnel matters and reconvened in open session at the hour of 3:50 p.m. at which time the meeting was adjourned on a motion duly made and seconded.

Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The meeting was held on Tuesday, June 5, 1979 at the hour of 2:15 p.m., in the office of the Board, Room 376, 66 Jack London Square, President Gainor presiding, due written notice having been given members of the Board.

Commissioners present: Berkley, Connolly, Lange, Rodriquez, Smith and President Gainor - 6

Commissioners absent: Soda - 1

Also present were the Executive Director; Deputy Executive Director; Assistant to the Executive Director; Assistant Port Attorney; Assistant Chief Engineer; Director of Aviation; Director of Properties; Director of Public Relations and Advertising and Secretary of the Board.

Visitors attending the meeting included Mr. Dick Hughes, representing First American Title; Ms. Emelyn K. Jewett, representing the Oakland Tribune, Incorporated; Mr. Roger Bigler, representing ICD Company; and Ms. Diana Green, representing Oakland Village Corporation.

Architectural Services for Construction of New Baggage Claim Building, Passenger Terminal was the subject of a memo to the Board from Port Principal Engineer, Paul H. Sorenson, notifying the Board that the Grant Agreement with the Federal Aviation Administration has been received and included in the Grant are funds for a new baggage claim building for the Airport passenger terminal. The project also includes remodeling of the present baggage claim area into ticket counter space, construction of the lower floor of a future transit connector station, improving passenger

BOARD OF PORT COMMISSIONERS
MEETING OF JUN 19 1979
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

circulation between the main Terminal Building and the new Baggage Claim Building, and improvements to baggage cart areas. It was noted that in accordance with the Procedures for selection of professional consultants, certain proposals were reviewed to chose an architectural firm. It was recommended that the Board find the proposed services to be professional in nature and authorize negotiations with the Ratcliff Architects for the design and preparation of plans and specifications for the new facility. It was further noted that the Board had reviewed the requests for proposals and proposals received and the grading criteria for choosing the architectural firm. The recommendation was approved on passage of Resolution No. 25373.

Airport Development Aid Program (ADAP-09) Acceptance of FAA Grant Offer was the subject of a memo to the Board from the Assistant Chief Engineer, notifying the Board that the Federal Aviation Administration has extended a multi-year grant offer to the Port. Enplanment funds amount to $1,645,702 with an additional $102,122 in discretionary funds. The Port has previously committed $939,130 enplanement funds to last year's ADAP-08 projects leaving a total of funds avialable for 1979 at $811,694. Projects itemized for the grant are: Baggage Claim Building, North Airport Electrical Modifications, Terminal Roadway Fill, Site Preparation for Runway 11 Middle Marker, Glide Slope and Runway Visual Range. It was recommended that the Board accept the grant offer in the amount of $811,694. The recommendation was approved on passage of Resolution No. 25359.

Application for North Airport Master Plan Planning Grant was the subject of a memo to the Board from Port Principal Engineer Keith Quan, recommending approval to apply to the Federal Aviation Administration for $100,000 planning grant to prepare a North Airport Master Plan. It was noted that significant increases in General Aviation can be expected as San

Francisco Airport plans further restrictions on small aircraft. The proposed Master Plan will supplement the Oakland International Airport Master Plan 1976-86 but will be more detailed in development proposals, updated forecasts and with marketing and feasibility studies. The recommendation was approved on passage of Resolution No. 25360.

Award of Contract, Construction of Improvements To Airport Drive Parking Lot Entrances and Employee Parking Lot was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorenson, notifying the Board of the three bids received and recommending award of the Contract to O.C. Jones & Sons, the low bidder at $553,040. The recommendation was approved on passage of Resolution No. 25361

Award of Contract Construction of Flight Service Station Building L-619, North Field was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorenson, notifying the Board of the four bids received and recommending award of the contract to G. A. Murakami & Designed Building Systems, Inc. the low bidder at $692,473. The recommendation was approved on passage of Resolution No. 25362.

License Agreement Renewal--General Aviation Supply, Associated Aerospace and Air Carrier Service were on the Board's calendar for approval of new license agreements. At the request of Commissioner Connolly, the items were held over to allow for review of the rates charged for space at the North Field.

Lease with Benihana was the subject of a memo to the Board from the Director of Properties notifying the Board of past negotiations with Benihana of Tokyo for a new restaurant on a site adjacent to Phase I of the Embarcardero Cove Marina project, and that the firm has resumed negotiations and tentative agreement has been reached. It is recommended that the Board

approve in principle a restaurant ground lease of Benihanas of Toyko. Principle provisions in the lease would include; a site of 7,500 sf consisting of the building site only as the adjacent area is in Phase I of the Marina project; a term of 25 years with two 5-year options, at a minimum monthly rental of $3,000 against 3% of gross receipts, with minimum monthly rental adjusted each five years in accordance with the percentage change of the consumer price index, "food away from home" for the San Francisco/Oakland area. The site would be used for the construction of a restaurant building solely at the lessee's expense in accordance with plans and specifications approved by the Port. It was noted that a brokerage commission in the amount of $25,200 will be payable on the transaction. The Envirmonmental Impact Report associated with the project has previously been considered by the Board. The recommendation was approved on a motion by Commissioner Rodriquez, seconded and passed unanimously.

Proposed Oakland Tribune Site was the subject of a memo to the Board from the Executive Director notifying the Board that the Oakland Tribune has been seeking a site to accommodate its newspaper publishing operations and has concluded a 14 acre site in the Oakland Airport business Park extending from Oakport Street to Edgewater Drive would be the most desirable. The proposed site contains 7 acres which is included in an area designated by the Board for lease only. It was recommended that the Board authorize negotiations with the Oakland Tribune for either purchase or lease of the 14 acre site. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Alice Street Parking Meters was the subject of a memo to the Board from the Director of Properties notifying the Board that a study was made of the Port parking meters on Alice Street which presently operate from 8:00 a.m. to midnight on all days including Sundays and Holidays. It was recommended that the operating hours be changed to the city wide practice of operating from 8:00 am to 6:00 pm Monday through Saturday with Sunday and certain holidays excepted. Recommendation was approved on passage of an ordinance to print.

Lease Option Procedure--Hotel/Office Development was the subject of a memo to the Board from the Executive Director notifying the Board that President Gainor has appointed Commissioner Soda to the Hotel Committee along with Commissioners Connolly and Lange, as Commissioner Berkley has removed himself from participation as he represents one of the proposed developers in another matter. It was further noted that the Committee has met and is recommending the following procedure for the development of the project: Phase I - Final Review of Proposals and Developer Selection--two weeks. The two prospective developers would be requested to submit supplements to their proposals not later than 5:00 pm on June 14, 1979, clearly stating the specific percentage rental rates which must be equal to or exceed the percentage rental rates established as a minimum requirement for the proposals which are: Hotel - 5-1/2% of gross receipts; Restaurant food and bar - 2-1/2% of gross receipts; Other hotel retail - 5% of rent or commissions received; Offices - 5% of rent received. Both proposals must contain specific financing provisions and the submittal of $25,000 deposit which would be applied to the deposit required for the development rights if one of the firms is selected. Phase II - Exclusive Negotiating Period--three months. If a developer is selected it would be given exclusive negotiating rights for three months to

negotiate a lease and lease option. If at the end of the three month period, the developer signs the lease option as negotiated and is approved by the Board the $25,000.00 deposit would apply against option payments. If the developer fails to sign the lease option, the $25,000.00 deposit would be forfeited to the Port and all rights to the developer would end. Phase III - Lease Option Period--1 Year. The purpose of the lease option is to provide the developer with the assurance of being awarded the lease if he meets all of the prerequisites set forth in the lease option. If agreement is reached between the Port and the developer on a lease and lease option, the developer would be awarded a lease option for one year. During the option period, the developer must fulfill all of the specified prerequisites for being awarded the lease on a specific schedule for each prerequisite step. If all of the prerequisites are met on schedule, the lease would be awarded and if any prerequisites are not met on the specific schedule, the lease would not be awarded and the developer's rights would end. During the option period, the developer would pay $8,333 per month for the option rights. Prerequisites to be met during the option period would include the preparation of preliminary plans; preparation of an environmental impact report; preparation of final plans; obtaining all necessary permits; making required performance deposits; submitting construction and performance bonds; submitting financing commitments; submitting hotel management commitments; and submitting signed lease. Phase IV - Construction Rental Period. During the construction period, after the lease has been awarded, the developer would pay a construction rental of $8,333 per month until certain specified construction completions are reached, or until a specific date by which construction is expected to be completed, whichever first occurs. The full initial minimum rental of $16,500 per month would commence at the end of the construction

rental period. Mr. Roger Bigler, of ICD, appeared before the Board to question the need for the $25,000.00 deposit as all negotiations were considered "good faith." The Board replied that the deposit was also compensation to the Port for holding the property off the market. After further discussion, the recommendation was approved on a motion by Commissioner Lange, seconded and passed on the following vote: Ayes: Commissioners Connolly, Lange, Rodriguez and President Gainor - 3; Noes: Commissioner Smith; Abstained: Commissioner Berkley; Absent: Commissioner Soda.

Application for Permit to Extract Material from Doolittle Pond, East Bay Regional Park District, San Leandro Bay was the subject of a memo to the Board from the Port Environmental Planner, recommending approval to set the required public hearing on their application to perform certain dredging work in San Leandro Bay. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Application for Permit to Install Electrical Cable in the Oakland Estuary, Pacific Gas and Electric Company was the subject of a memo to the Board from the Port Environmental Planner, recommending approval to set the required public hearing for their application to perform dredging for the purpose of installing new marine electrical cables to serve Alameda. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

PG&E Cable Crossing was the subject of a memo to the Board from the Director of Properties, recommending approval in principle to a right of entry and right of way use permit agreement with PG&E to cover the installation of duct and cable facilities from the foot of Washington Street across the Oakland Estuary. It was noted that the old cable facility will be

removed from the Clay Street crossing and the 1968 right of entry will be terminated. It was further noted the Port will charge a document preparation fee of $750 for the agreements. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Approval of Plans and Specifications for Modification of Jack London Square Area Lighting was the subject of a memo to the Board from the Principal Electrical/Mechanical Engineer recommending their approval and authority to advertise for bids for the improvements. It was noted that the project was previously bid with only one response, which was determined to be excessive and that the new plans have been modified to reduce the cost. The recommendation was approved on passage of Resolution No. 25363.

Jack London Village Subleases was the subject of a memo to the Board from the Director of Properties recommending approval to amend the sublease for Things Tagalog to provide for two option periods and Magic Stem to provide for one five-year option period and Noah's Ark to provide for an increase in the minimum rental to $.85 psf in the fifth year of their agreement. The recommendation was approved on passage of Resolution No. 25364.

Contract Completion Demolition of Steel Foundry Plant Outer Harbor was the subject of a memo to the Board from Port Principal Engineer, Thomas H. Daniels recommending that the contract with the Thomas D. Eychner Co. be accepted as completed as of May 4, 1979 with a contract price of $54,778.82. The recommendation was approved on passage of Resolution No. 25374.

Award of Contract Dredging of Berth 6 Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer, Paul H. Sorenson notifying the Board of the three bids received and recommending award of the contract to Peter Kiewit Sons' Inc., the low bidder at $159,825.00. The recommendation was approved on passage of Resolution No. 25365.

Department Head Appointments was the subject of a memo to the Board from the Executive Director notifying the Board of the following selection to fill Department head posts. Chief Engineer - the appointment of Charles R. Roberts, most recently Executive Director of the San Francisco Bay Conservation and Development Commission and formerly San Francisco District Engineer, U.S. Army Corps of Engineers. Airport Manager - the appointment of George Watson, currently the Assistant Airport Manager since August 1974. Manager Cargo Marketing Department - appointment of Timothy Chen, presently Marine Commercial Representative IV. Manager, Traffic Management and Customer Service Department - appointment of Denver McCracken, most recently Traffic Manager of Matheson Trucking Company. It was noted that the recommended appointments appear on the the personnel memo to the Board.

Personnel Items was the subject of a memo to the Board from the Port Employee Relations Officer recommending the appointment of Jane Kirksey as Intermediate Typist Clerk, May 29, 1979, at $883 per month; Betty Russell as Secretary to the Port Attorney and Supervising Legal Secretary, effective June 1, 1979, at $1,292 per month; Mary Lim, Special Assistant to the Executive Director, Class "D", effective June 6, 1979, at $1,565 per month; Michael Beritzhoff, Traffic Representative and Tariff Analyst II, effective June 6, 1979, at $1,449 per month; Denver McCracken, Manager, Traffic Management and Customer Service Department, effective June 18, 1979, at $2,500 per month; Ann Lesauskas, Tariff and Traffic Clerk, effective June 6, 1979, at $1,278 per month; Sonny Ismail, Public Relations Representative, effective June 6, 1979, at $1,795 per month; George Watson, Airport Manager, effective June 6, 1979, at $2,954 per month; Charles R. Roberts, Chief Engineer and Special Assistant to the Executive Director, effective July 2, 1979, at $3,540 per month. Also recommended was a salary ordinance amendment for the position

of Manager, Cargo Marketing Department to establish the salary at $2,655 per month. Further recommended was the leave of absence for Phyllis Herndon, Administrative Secretary commencing May 7, 1979 to July 15, 1979 for medical reasons; Roy Clark, Port Principal Engineer, commencing June 5, 1979 through July 31, 1979 for personal reasons; Thomas Remus, Supervising Civil Engineer, for a period of 13 calendar days due to military leave and Stanley Hebert, Port Attorney for two working days due to military leave. The recommendation was approved on passage of Resolution No. 25366 for appointments, Resolution No. 25367 for leaves of absence, and Salary Ordinance Amendment on an ordinance passed to print.

Travel Authorization contained in a memo to the Board from the Executive Director recommended the travel of Port Attorney, to Washington, D.C. on or about June 3, 1979 to attend meetings of the Federal Energy Administration and Federal Maritime Commission. The recommendation was approved on passage of Resolution No. 25368.

Approval of Specifications and Authority to Advertise for Bids to Furnish and Deliver Three (3) Trucks was the subject of a memo to the Board from the Manager Purchasing Department recommending their approval and authority to advertise for bids for the two dump trucks and one water truck. The recommendation was approved on passage of Resolution No. 25375.

At the hour of 2:45 p.m., Commissioner Connolly was excused from the meeting.

Claim of Joyce Mallory was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim in the sum of $25,000.00 for alleged personal injury occurring at the Airport. As the claim is not a proper charge against the Port, it was recommended that the claim be rejected. The recommendation was approved on passage of Resolution No. 25369.

Oakland International Airport Transit Connector System Preliminary Design and Engineering Project was the subject of a letter to the Board from the Port Attorney, notifying the Board of certain requirements imposed by the Department of Labor which generally involve the entry into an agreement with potentially affected labor organizations which would provide that members of such organizations will not be adversely affected in their employment relationships by the construction of a new transit system. The Department of Labor has preliminarily identified the Amalgamated Transit Union Locals representing AC Transit employees as the organizations representing members who might be affected by the Port's project. A letter of agreement has been prepared, containing the required labor protective arrangements and has been signed by the identified Amalgamated Transit Union Locals. A similar agreement has been submitted for execution to United Public Employees Local 390, as that union presently represents the type of employees who might be employed by the Port in this project. It was recommended that the Board authorize the execution of the letter of agreement which will then make available the funds from UMTA for the preliminary design and construction phase. The recommendation was approved on passage of Resolution No. 25376.

Oakland Service Case, Civil Aeronautics Board Docket 30699 was the subject of a letter to the Board from the Port Attorney, notifying the Board of the case and that the Administrative Law Judge's initial decision relies extensively on the tentative findings made by the Board in its initial orders and concludes that all service proposals for each of the Oakland markets in issue are consistent with the public convenience and necessity and the applications of each of the carriers proposing such service should be granted. The decision is silent on the exercising of an active continuing monitoring of

the results of the case by the Civil Aeronautics Board. It was noted that the Port may want to bring this matter to the specific attention of the Civil Aeronautics Board. It was further noted that the Port's Washington, D. C. CAB council is presently reviewing the decision and will make recommendations. The information was noted and ordered filed.

The following reports were noted and ordered filed:

Report of the Port Attorney on Litigation Matters.

Status of Construction Contracts in Progress as of June 1, 1979.

Status of Consultant Contracts in Progress as of June 1, 1979.

Summary of Cash - Port Revenue and Construction Funds as of May 29, 1979.

Summary of Claims Paid from Various Funds for the Period May 17, 1979 to May 29, 1979.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Berkley, Lange, Rodriguez, Smith and President Gainor - 5
Noes:	None
Absent:	Commissioners Connolly and Soda - 2

"RESOLUTION NO. 25359

RESOLUTION ACCEPTING GRANT OFFER OF THE UNITED STATES OF AMERICA AND AUTHORIZING EXECUTION OF GRANT AGREEMENT WITH THE FEDERAL AVIATION ADMINISTRATION UNDER PROJECT NO. 6-06-0170-09, CONTRACT NO. DOT-FA79WE-5078."

"RESOLUTION NO. 25360

RESOLUTION AUTHORIZING THE EXECUTIVE DIRECTOR TO FILE AN APPLICATION WITH THE FEDERAL AVIATION ADMINISTRATION FOR FUNDS UNDER THE AIRPORT AND AIRWAY IMPROVEMENT ACT."

"RESOLUTION NO. 25361

RESOLUTION AWARDING CONTRACT TO O. C. JONES AND SONS FOR CONSTRUCTION OF IMPROVEMENTS TO AIRPORT DRIVE, PARKING LOT ENTRANCES AND EMPLOYEE PARKING LOT, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA (AIRPORT DEVELOPMENT AID PROGRAM 6-06-0170-08); FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25362

RESOLUTION AWARDING CONTRACT TO G. A. MURAKAMI AND DESIGNED BUILDING SYSTEMS, INC., A PARTNERSHIP, FOR CONSTRUCTION OF FLIGHT SERVICE STATION, BUILDING L-619, NORTH FIELD, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BONDS TO BIDDERS."

"RESOLUTION NO. 25363

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR MODIFICATION TO JACK LONDON SQUARE AREA LIGHTING, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25364

RESOLUTION CONSENTING TO AMENDMENT OF SUBLEASES BY OAKLAND VILLAGE CORPORATION."

"RESOLUTION NO. 25365

RESOLUTION AWARDING CONTRACT TO PETER KIEWIT SONS' CO. FOR DREDGING OF BERTH 6, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25366

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25367

RESOLUTION CONCERNING CERTAIN LEAVES OF ABSENCE."

"RESOLUTION NO. 25368

RESOLUTION RATIFYING CERTAIN TRAVEL."

"RESOLUTION NO. 25369

RESOLUTION REJECTING CLAIM OF JOYCE MALLORY."

"RESOLUTION NO. 25370

RESOLUTION APPROVING COMPENSATION OF SPECIAL COUNSEL."

"RESOLUTION NO. 25371

RESOLUTION COMMENDING FATHER JOHN G. BOSCH."

"RESOLUTION NO. 25372

RESOLUTION AUTHORIZING EXECUTION OF LICENSE AND CONCESSION AGREEMENT WITH FRUEHAUF CORPORATION."

"RESOLUTION NO. 25373

RESOLUTION FINDING AND DETERMINING THAT A PROPOSED AGREEMENT WITH THE RATCLIFF ARCHITECTS FOR ARCHITECTURAL SERVICES CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES; AND AUTHORIZING THE NEGOTIATION OF SAID AGREEMENT."

"RESOLUTION NO. 25374

RESOLUTION ACCEPTING WORK PERFORMED BY THOMAS D. EYCHNER CO. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25375

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR FURNISHING AND DELIVERING THREE TRUCKS TO THE PORT OF OAKLAND, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25376

RESOLUTION AUTHORIZING EXECUTION OF LETTER AGREEMENT WITH AMALGAMATED TRANSIT UNION."

"RESOLUTION NO. 25377

RESOLUTION GRANTING OAKLAND VILLAGE CORPORATION PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25378

RESOLUTION GRANTING OAKLAND EXPRESS PRINTERS, INC. PERMISSION TO PERFORM CERTAIN WORK."

Port Ordinance No. 2222 being, "AN ORDINANCE ADDING SECTIONS 1.70,

1.71, 1.72 AND 1.73 TO PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT," and Port Ordinance No. 2223 being, "AN ORDINANCE AMENDING CERTAIN SECTIONS OF, AND ADDING CERTAIN SECTIONS TO, PORT ORDINANCE NO. 867 ADOPTING NEW SALARY SCHEDULES AND CREATING CERTAIN POSITIONS," were read a second time and passed to print by the following vote:

Ayes:	Commissioners Berkley, Lange, Rodriguez, Smith and President Gainor - 5
Noes:	None
Absent:	Commissioners Connolly and Soda - 2

Port Ordinance No. _____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 1994 ESTABLISHING A TWO-HOUR PARKING METER ZONE ON BOTH SIDES OF ALICE STREET BETWEEN EMBARCADERO WEST AND THE ESTUARY, and Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SEC. 11.002 OF PORT ORDINANCE NO. 867 CHANGING THE SALARY OF MANAGER, CARGO MARKETING DEPARTMENT."

Ayes:	Commissioners Berkley, Lange, Rodriguez, Smith and President Gainor - 5
Noes:	None
Absent:	Commissioners Connolly and Soda - 2

At the hour of 2:55 p.m., the Board entered into executive session on legal matters and reconvened in open session at the hour of 3:20 p.m.

The following ordinance was introduced: Port Ordinance No. _____ being, "AN ORDINANCE ESTABLISHING REVISED PARKING RATES FOR CERTAIN PUBLIC LOTS IN JACK LONDON SQUARE," was read a first time and passed to print by the following vote:

Ayes: Commissioners Berkley, Lange, Rodriguez, Smith and President Gainor - 5

Noes: None

Absent: Commissioners Connolly and Soda - 2

At the hour of 3:22 p.m., on a motion duly made and seconded the meeting was adjourned.

Secretary

SPECIAL MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The President of the Board called a special meeting of the Board to be held on Tuesday, June 12, 1979, at the hour of 12 noon, in Conference Room B, third floor, Port of Oakland Building, 66 Jack London Square, for the purpose of an Executive Session with the Port Attorney, with due written notice having been given.

The meeting scheduled for June 12, 1979, was ajourned by the Secretary of the Board to 12 noon, Wednesday, June 13, 1979, due to the absence of all the members of the Board.

* *

The meeting scheduled for June 13, 1979, was adjourned by the Secretary of the Board to 12 noon, Thursday, June 14, 1979, due to the absence of all the members of the Board.

* *

The meeting scheduled for June 14, 1979, was adjourned by the Secretary of the Board due to the absence of all the members of the Board.

Secretary

June 14, 1979

BOARD OF PORT COMMISSIONERS
MEETING OF JUN 19 1979
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

SPECIAL MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The President of the Board called a speical meeting of the Board to be held on Monday, June 18, 1979, at the hour of 3:30 p.m., in the office of the Board, Room 376, 66 Jack London Square, for the purpose of an Executive Session with the Port Attorney and to take certain action with regards to submitting a proposal for Oakland Army Base Real Property, with due written notice having been given to members of the Board.

Commissioners present: Connolly, Lange, Smith, Soda and President Gainor - 5

Commissioners absent: Berkley and Rodriguez - 2

Also present were the Executive Director; Deputy Executive Director; Port Attorney; Deputy Port Attorney Thomas Clark; and Secretary of the Board.

At the hour of 3:31 p.m., the Board entered into Executive Session with the Port Attorney and reconvened in Open Session at the hour of 3:45 p.m.

The following resolutions were introduced and passed on the following vote:

Ayes:	Commissioners Connolly, Lange, Smith, Soda and President Gainor - 5
Noes:	None
Absent:	Commissioners Berkley and Rodriguez - 2

"RESOLUTION NO. 25379

RESOLUTION AUTHORIZING AND APPROVING OFFER TO SECRETARY OF THE ARMY FOR LEASE OF REAL PROPERTY AT THE OAKLAND ARMY BASE."

"RESOLUTION NO. 25380

RESOLUTION AUTHORIZING FILING OF ACTION BY PORT ATTORNEY AGAINST UNITED STATES OF AMERICA."

BOARD OF PORT COMMISSIONERS
MEETING OF JUN 19 1979
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

At the hour of 3:46 p.m., the meeting was adjourned on a motion duly made and seconded.

Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The meeting was held on Tuesday, June 19, 1979, at the hour of 2:15 p.m. in the Dobbs Houses Second Floor Meeting Room, Metropolitan Oakland International Airport, President Gainor presiding, due written notice having been given to members of the Board.

Commissioners present: Berkley, Connolly, Lange, Rodriguez, Smith, Soda and President Gainor - 7

Commissioners absent: None

Also present were the Executive Director; Deputy Executive Director; Assistant to the Executive Director; Port Attorney; Director of Aviation; Airport Manager; Director of Properties; Senior Commercial Representative; Assistant Chief Engineer; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Roger Bigler, representing ICD Company; Mr. Tak Enomoto, representing Dormer Corporation; Mr. Robert W. Hall and Mr. Raymond C. Franke, representing P. G. & E.; and Mrs. Sally Skanderup, representing OCCUR.

Minutes of the regular meeting of May 15, 1979; the adjourned regular meeting of May 29, 1979; the regular meeting of June 5, 1979; the special meeting of June 12, 1979; the adjourned special meeting of June 13, 1979; the adjourned special meeting of June 14, 1979; and the special meeting of June 18, 1979 were approved as submitted and ordered filed.

BOARD OF PORT COMMISSIONERS
MEETING OF JUL 3 1979
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

At the hour of 2:16 p.m. the Board held a public hearing on Pacific Gas and Electric Company's application to Install Electrical Cable in the Oakland Estuary. The project would include dredging in the Estuary for the purpose of installing 8 marine electrical cables at the foot of Washington Street to serve the City of Alameda. The work to be done on the Oakland side is in water area owned by the Port. There was no further testimony, the report of the Executive Director was considered, and the hearing was closed at the hour 2:17 p.m. The application was approved on passage of Resolution No. 25408, subject to the applicant obtaining all other required permits and executing the right of entry and right of way use permit agreement prior to the commencement of any work.

The Board had scheduled an additional public hearing on East Bay Regional Park District's application to perform certain work in San Leandro Bay. The hearing was continued until 2:00 p.m., Tuesday, July 3, 1979, in order to obtain additional information on the project.

Minority Equity Participation in Developments on Port Property was the subject of a letter to the Board from the Port Attorney, notifying the Board of a proposed new amendment to the Port of Oakland's Equal Opportunity Policy to provide guidelines and goals for minority equity participation in certain developments on Port property. The amendment asks for a 20% good faith effort to obtain minority equity participation in future developments where the developer's estimated cost is $250,000 or more. After discussion, on the language and terminology in the amendment, the amendment was approved on passage of Resolution No. 25409 with Commissioner Soda and President Gainor voting no in objection to certain language contained in the resolution.

Proposed Hotel/Office Development--Jack London Square was the subject of a memo to the Board from the Executive Director, notifying the Board of the two proposals submitted for the development and that both proposals were resubmitted and both fully met the Port's requirements. The Hotel Committee reviewed the amended proposals and were recommending to the Board that the Dormer Corporation be selected for exclusive negotiating rights for a three month period to negotiate a lease and lease option with the Port. Selection of the Dormer Corporation was primarily based on the following factors: 1) Dormer appears to have a stronger commitment to initially build a hotel containing 550 rooms or more; 2) Dormer apepars to have a stronger commitment from Ramada to invest in and directly manage its proposed hotel and 3) the larger size of the proposed Dormer project would result in approximately $177,000 per year in additional rental income to the Port. Mr. Roger Bigler, President of ICD Company, appeared before the Board to state that his company's proposal was far superior and more financially feasible to the Dormer proposal and submitted a report to the Board outlining the benefits of his proposal. Commissioner Connolly moved that the recommendation be approved subject to the Dormer Corporation, during the three month period, meeting the following conditions: 1) a more specific financing plan with commitment conditions lenders might require; 2) refinement of their preliminary design and review by the BCDC staff; 3) conclusion of the management agreement and investment commitment from Ramada; 4) expansion of the parking structure to eliminate the present deficiency in parking spaces; 5) presentation of a traffic engineering study on the impact of the project on adjacent and nearby streets; 6) a report from its office leasing agent on major prospects for office space in the proposed development; and 7) agreement by Tak Enomoto, President of Dormer Corporation, that he will accept personal

responsibility along with Dormer Corporation for the lease and lease option. After further discussion, a motion was seconded and passed on the following vote: Ayes - Commissioners Connolly, Rodriguez, Smith, Soda, and President Gainor - 5; Noes - Commissioner Lange - 1; with Commissioner Berkley abstaining.

National Car Rental Service Facility Lease was the subject of a memo to the Board from the Director of Properties, recommending approval to enter into a lease with National Car Rental to etablish a service facility incorporating the former Chevron Service Station. The basic terms of the agreement would be: a site of approximately 73,500 sf consisting of the former service station area of approximately 22,000 sf and the additional land area of approximately 51,500 sf; a term of 15 years with a Port buy out provision; initial rental of $2,650 per month with is based on 9% return on land value; rental would be subject to adjustment at 3-year intervals in accordance with the percentage change in the Consumer Price Index for the San Francisco/Oakland area; National would take the premises in its as is condition; improvements would include filling the low-lying additional land in conformance with the Port's specifications; National would receive a rental credit of one-half of the additional land rental or $580 per month until it recaptures its cost on the additional land; the premises would be used for the service and storage of automobiles held for rental; National would be responsible for all maintenance and repairs, utilities, and taxes and assessments, including possessory interest taxes; and carry liability insurance. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Oakland Air-BART Contract Amendment was the subject of a memo to the Board from the Executive Director, notifying the Board of a proposed increase in rates for the operation of the Shuttle System. The item was held over to June 26, 1979, in order to obtain more information.

Amendment to Shell Oil Company Contract and Amendment of Section 18.a of Port Ordinance 1149 Relating to Into-Plane Delivery Fees for Contract Accounts was the subject of a memo to the Board from the Director of Aviation, notifying the Board that Shell Oil Company has given notice that the existing agreement by which Shell leases refueling trucks to the Port for the sale of Shell products at a $1.00 per year will be terminated on June 30, 1979. Shell has submitted a new agreement calling for annual truck lease fees ranging from $5,220 for a 1,200 gallon aviation gasoline truck to $24,540 for a 10,000 gallon jet fuel truck and requires the Port to assume certain truck maintenance responsibilities. With the short notice and the need to serve Shell contract accounts, it was recommended that the Port accept the new leasing agreement. Also recommended was an increase in fees to reflect an into-plane fee of $.0296 per gallon for delivery to Shell accounts, in order to recover the increased operating cost. After discussion, the recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously and on an ordinance passed to print for increase of fees.

Possible Acquisition of Hamilton Air Force Base was the subject of a memo to the Board from the Executive Director, notifying the Board that Hamilton Air Force Base in Marin County has previously been declared surplus federal property and is being offered for disposal by the General Services Administration, and that the site can be conveyed to a public agency for $1.00 provided the acquiring entity maintain it in perpetuity for airport purposes. The Marin County Board of Supervisors voted 3 to 2 to withdraw its application

for the site citing as primary reasons lack of interest in operating a general aviation airport at Hamilton in perpetuity and its consequent economic risk and further indicated their preference for working out a negotiated sale with GSA whereby the County would solicit and screen proposals for commercial/industrial development by private interests. In the event the property is not acquired for a public airport purpose and instead is acquired for commercial/industrial or other similar uses, the conveyance is based upon fair market value considerations, not $1.00. The regional airports plan designated a need for commercial airport capacity in the North Bay Area and other airport planning agencies in the Bay Area similarly are concerned about losing Hamilton as a regional airport resource. It was further noted that the North Bay counties presently account for approximately 2.4 million annual enplaned and deplaned passengers at the Oakland and San Francisco airports. Hamilton would offer the unique capability for air taxi operations to collect and feed Oakland's commerical schedules. The combination of purposes to provide better access to a growing part of Oakland Airport's service area while protecting a regional aviation resource suggests that the Port explore the possibility of acquiring Hamilton Air Force Base. It was recommended that the Board formally express to GSA the Port's interest in acquiring the property for airport purposes and ask to receive the application forms. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Agreement with California Energy Commission for Cogeneration Study was the subject of a memo to the Board from the Supervising Electrical/Mechanical Engineer, recommending approval for the Executive Director to execute an agreement providing for funding of $2,500 of an estimated $5,076 with the California Energy Commission to determine the

feasibility of installing a cogeneration facility at the South Airport to serve the Terminal Complex. The recommendation was approved on passage of Resolution No. 25396.

Consultant Contracts for the Airport Connector System Project was the subject of a memo to the Board from the Assistant Chief Engineer, recommending approval to execute the following contracts for the Airport Connector System Project: Task I - Environmental Study - DeLeuw, Cather & Company of San Francisco for the preparation of an Environmental Impact Statement/Environmental Impact Report meeting all applicable local, state and federal requirements at a cost-plus-fixed fee contract with a maximum compensation limit of $128,100; Task II - Equipment Specifications - Kaiser Engineers of Oakland to prepare specifications for all connector system equipment, including vehicles, control and communications, revenue control and power distribution system at a cost-plus-fixed fee contract with a maximum compensation limit of $175,700; Task III - Route Development - Kaiser Engineers of Oakland to prepare plans of connector system route alignment and guideway profile at a cost-plus-fixed fee contract with a maximum compensation limit of $306,800. The recommendation was approved on passages of Resolutions No. 25381, Resolution No. 25382 and Resolution No. 25397.

Award of Contract Reroofing of Building L-410 and L-510 was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the four bids received and recommending award of the contract to W. R. Thomason, Inc., the low bidder at $268,000. The recommendation was approved on passage of Resolution No. 25383.

FAA Lease for Runway 11 ILS was the subject of a memo to the Board from the Director of Properties, recommending approval of a new lease covering four sites containing a total of approximately 1.733 acres which will be used to upgrade the Category I Instrument Landing System at the South Airport to a Category II installation. The proposed work is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 25398.

Proposed Supplement to FAA License for Runway 29 ILS was the subject of a memo to the Board from the Director of Properties, recommending approval to add an additional land area of 0.37 acres for the improved Category II Instrument Landing System for Runway 29. The recommendation was approved on passage of Resolution No. 25384.

Building Permit Application Building K-602 (Builders Cabinets, Inc.), 464 Hassler Way was the subject of a memo to the Board from the Port Environmental Planner, recommending approval for the addition of 34,450 sf of warehouse area and 3,500 sf of office space to their existing facility. The project is consistant with the requirements for the Airport Business Park and is estimated to cost $760,000. The Environmental Document for the project was attached with the finding that the project would not have a significant adverse effect on the environment. The recommendation was approved on passage of Resolution No. 25405.

License Agreement--Pier 1 was the subject of a memo to the Board from the Director of Properties, notifying the Board that the lease for 5,760 sf of retail space in Port Building F-107 expired on April 30, 1979. As the Port is considering other tenants for the space it was recommended that the Board approve a one-year license agreement with Pier 1 with a minimum rental of $3,168 per month against 5-1/2% of gross receipts. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Guest Berthing Regulations was the subject of a memo to the Board from the Director of Properties, notifying the Board of certain abuse of short-term berthing for customers of Port businesses and it was recommended the Board approve formal regulations relating to use of the guest berthing facilities. The ordinance would define the designated guest berthing location; hours of permitted use; and set fines for abuse of the privileges. The recommendation was approved on passage of an ordinance to print.

Marina Rates and Charges was the subject of a memo to the Board from the Director of Properties, notifying the Board that a study has been made of the first phase of berths in the Central Basin of the Embarcadero Cove Marina Project. The original charges were based on $2.50 per lineal foot for the average length of berth and then adjusted for each size based on the square feet of water occupied. It was recommended that the rates be increased based on a $2.75 per lineal foot standard with corresponding increase for square footage used and also increase the monthly utilities charges to cover actual costs. The new rates would cover the existing Phase I and Phase II scheduled for completion this summer. The actual increases range from $5.00 to $19.00 per berth. The recommendation was approved on an ordinance passed to print.

Approval of Landscaped Improvements, San Leandro Bay Regional Shoreline Park was the subject of a memo to the Board from the Port Environmental Planner, recommending approval of the Park District's plans and specifications for landscape improvements to Phase II park area immediately northeast of Doolittle Drive. The work would consist of the placement of topsoil, beach sand, redrock paving, irrigation and landscape planting. The estimated cost of the proposed work is $250,000. The Environmental Document associated with the project has previously been approved by the Board. The recommendation was approved on passage of Resolution No. 25399.

Plans and Specifications, Construction of Parking Lots, Embarcadero Cove Marina, North and Central Basins was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the construction of the parking lots. The Environmental Document associated with the project has previously been approved by the Board. The recommendation was approved on passage of Resolution No. 25400.

Jack London Village Subleases was the subject of a memo to the Board from the Director of Properties, recommending approval of; one new sublease with Richard Boylen, doing business as Mr. Magic Tricks N Things; the relocation of the Collectabilia sublease to 816 sf in Space F-160; the addition of 192 sf to the Edge of the World sublease; and a change in the name for "Jack London Leathers" to "Foothold Sandalmakers". The recommendation was approved on passage of Resolution No. 25394 for new sublease; and Resolution No. 25395 for amendments.

Rental Income Insurance was the subject of a memo to the Board from the Director of Properties, notifying the Board of the insurance that protects the Port's rental income for a period of up to 12 months in the event a building or facility is damaged or destroyed by fire. It was recommended that authorization be given to place the Port's basic rental income insurance with Harbor/Northbrook Insurance Company at an annual premium rate of $0.18 per $100 of insured value, or an annual premium of $10,995, based on an insured income of $6,105,500. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Howard Terminal Relocation Payment was the subject of a memo to the Board from the Director of Properties, recommending approval to pay a relocation payment in the sum of $10,000 to John Baker for moving his possessions onto his barge with $9,500 to be an advance payment and the remaining $500 to be paid after he moves from the Howard Terminal property. It was noted that the advance payments are at the discretion of the Board, and that the amount includes certain costs for moving from Port property which is additionally, a discretionary matter. The recommendation was approved on passage of Resolution No. 25401.

Plans and Specifications, Construction of Additional Yard Improvements, Berths 4 and 5, Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the construction of yard improvements including paving, draining, lighting, utilities, fencing and railroad trackage. The Environmental Impact Report for the area has previously been approved by the Board. The recommendation was approved on passage of Resolution No. 25402.

Award of Contract, Demolition of Market Street Wharf, Howard Piers Nos. 1 and 2 and Building E-301-B was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the five bids received, and recommending award of the contract to ICONCO, the low bidder, at $467,118. It was noted that the bid provided for two alternates for the demolition work and that an advantageous bid was received to accomplish the total demolition of the site. The recommendation was approved on passage of Resolution No. 25385.

Contract Completion, Longshoremen's Building B-322, Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, recommending the contract with Apersey Construction be extended through April 20, 1979, liquidated damages assessed in the amount of $1,400.00, and the contract be accepted as complete as of May 4, 1979 with a contract price of $142,401.25. The recommendation was approved on passage of Resolution No. 25386 for time extension and Resolution No. 25387 for accepting contract.

Policy on Change Orders to Public Works Contract was the subject of a memo to the Board from the Assistant Chief Engineer, notifying the Board of the Board's policy to have all change orders over $5,000 brought to the Board's attention. The policy was initiated in 1971 and the escalation of construction costs has made the $5,000 limitation to be of lesser consequence than intended. It was recommended the limitation be established at $15,000 which is the limit for formal bids for supplies or public works. The recommendation was approved on motion by Commissioner Connolly, seconded and passed unanimously.

Approval of Consultants to Develop a Management Salary Administration Plan was the subject of a memo to the Board from the Executive Director, notifying the Board of certain firms contacted to develop a compensation plan for the Port's management staff and that a special committee chaired by Commissioner Lange, has met with the firm of Ralph Andersen and Associates and is recommending that the firm be selected to perform the study on a direct cost plus fixed fee basis with a maximum payment of $9,000. Commissioner Lange notified the Board that the committee was pleased with the firm's ability and that the committee would be monitoring the study. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Fourth of July Activities--Jack London Square was the subject of a memo to the Board from the Director of Public Relations and Advertising, notifying the Board of the activities planned for July Fourth at the Square which includes a running event, possible public boat tours, performance by the Oakland Symphony Orchestra, The Flying Karmazov Brothers, and other events in Jack London Village, Oakland Estuary, and other areas in the Square. The information was noted and ordered filed.

Personnel Items contained in a memo to the Board from the Port Employee Relations Officer, recommended the appointment of Jean Porter and Laney Brenna, as Reservation Clerk, effective May 30, 1979, at $971 per month; Margaret Hamilton, as Reservation Clerk, effective May 30, 1979, at $1023 per month; George Edwards, as Deliveryman, effective June 12, 1979, at $948 per month; Jaime Yalung, as Senior Research Technician, effective June 20, 1979, at $1736 per month; Timothy Chen, as Manager, Cargo Marketing Department, effective June 20, 1979, at $2655 per month; Rebecca Darby, as Relief Reservation Clerk, effective June 18, 1979, at $5.36 per hour; and Catherine Mapp, as Relief Reservation Clerk, effective June 25, 1978, at $5.36 per hour. Also recommended was a military leave of absence for Raymond Boyle, Senior Traffic Representative and Traffic Analyst, for five working days; a military leave of absence for Homer Hoglund, Semiskilled Laborer, Class "A", for eleven working days; a leave of absence for Jacqueline Williams, Intermediate Typist Clerk, for twenty-one working days without pay in order to attend to personal business; a military leave of absence for Kathleen Bertram, Airport Serviceman, for twelve working days to allow for her attendance at certain weekend drills; and a leave of absence for Michael Beritzhoff from his former position of Tariff and Traffic Clerk in order to enable him to accept the exempt position of Traffic Representative and Tariff Analyst II. Further

recommended was the creation of one new position of Operations and Procedures Analyst. Further recommended was a salary ordinance amendment for the position of Port Field Auditor to establish the salary rate at "a" $2,334 to rate "c" $2,577 per month. The recommendation was approved on passage of Resolution No. 25391 for appointments; Resolution No. 25390 for class specifications for new position; Resolution No. 25389 for Beritzhoff leave of absence; Resolution No. 25388 for leaves of absence; and on an ordinance passed to print for creation of position and salary increase.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of Don Sullivan, Heavy Equipment Foreman, to Louisville, Kentucky on or about June 18, 1979 to inspect and test the articulated crane load truck at the manufacturer's factory; and the travel of John Verheul, Manager Marine Operations and Tenant Services, to Boston, Massachusetts on or about June 23, 1979 to attend the American Association of Port Authorities Management Seminar. The recommendation was approved on passage of Resolution No. 25407.

The following reports were noted and ordered filed:

Summary of Cash - Port Revenue and Construction Funds as of June 8, 1979.

Summary of Cash and Accounts Receivable Port Revenue Fund 801 for the Month of May, 1979.

Accounts Receivable - 35 Days or More in Arrears as of June 12, 1979.

Accounts Receivable - Referred to Port Attorney, Tenants, as of June 12, 1979.

Accounts Receivable - Referred to Port Attorney, Non-Tenants, as of June 12, 1979.

Summary of Claims Paid from Various Funds for the Period May 29, 1979 through June 8, 1979.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Berkley, Connolly, Lange, Rodriguez, Smith, Soda and President Gainor - 7
Noes:	None
Absent:	None

"RESOLUTION NO. 25381

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH KAISER ENGINEERS, INC."

"RESOLUTION NO. 25382

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH KAISER ENGINEERS, INC."

"RESOLUTION NO. 25383

RESOLUTION AWARDING CONTRACT TO W. R. THOMASON, INC. FOR REROOFING OF BUILDINGS L-410 AND L-510, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25384

RESOLUTION AUTHORIZING EXECUTION OF SUPPLEMENT NO. 1 TO LICENSE WITH THE UNITED STATES OF AMERICA."

"RESOLUTION NO. 25385

RESOLUTION AWARDING CONTRACT TO ICONCO FOR DEMOLITION OF MARKET STREET WHARF, HOWARD PIERS NOS. 1 AND 2, AND BUILDING E-301-B, INNER HARBOR, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25386

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH APERSEY CONSTRUCTION."

"RESOLUTION NO. 25387

RESOLUTION ACCEPTING WORK PERFORMED BY APERSEY CONSTRUCTION, ASSESSING LIQUIDATED AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25388

RESOLUTION CONCERNING CERTAIN LEAVES OF ABSENCE."

"RESOLUTION NO. 25389

RESOLUTION GRANTING LEAVE OF ABSENCE TO MICHAEL BERITZHOFF FROM POSITION OF TARIFF AND TRAFFIC CLERK."

"RESOLUTION NO. 25390

RESOLUTION APPROVING CLASS SPECIFICATIONS FOR AND CLASSIFYING THE POSITION OF OPERATIONS AND PROCEDURES ANALYST."

"RESOLUTION NO. 25391

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25392

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH WOODWARD-CLYDE CONSULTANTS."

"RESOLUTION NO. 25393

RESOLUTION AUTHORIZING EXECUTION OF LETTER AGREEMENT WITH UNITED PUBLIC EMPLOYEES LOCAL 390."

"RESOLUTION NO. 29394

RESOLUTION CONSENTING TO SUBLEASE BY OAKLAND VILLAGE CORPORATION TO RICHARD BOYLEN."

"RESOLUTION NO. 25395

RESOLUTION CONSENTING TO AMENDMENT OF SUBLEASES BY OAKLAND VILLAGE CORPORATION."

"RESOLUTION NO. 25396

RESOLUTION AUTHORIZING THE EXECUTIVE DIRECTOR TO EXECUTE AGREEMENT WITH CALIFORNIA ENERGY COMMISSION FOR COGENERATION STUDY AT THE OAKLAND AIRPORT."

"RESOLUTION NO. 25397

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH DE LEUW, CATHER & COMPANY."

"RESOLUTION NO. 25398

RESOLUTION AUTHORIZING EXECUTION OF LEASES WITH THE UNITED STATES OF AMERICA."

"RESOLUTION NO. 25399

RESOLUTION GRANTING EAST BAY REGIONAL PARK DISTRICT PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25400

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF PARKING LOTS, EMBARCADERO COVE MARINA, NORTH AND CENTRAL BASINS, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25401

RESOLUTION APPROVING AND AUTHORIZING RELOCATION PAYMENTS TO JOHN BAKER."

"RESOLUTION NO. 25402

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF ADDITIONAL YARD IMPROVEMENTS, BERTHS 4 AND 5, OUTER HARBOR TERMINAL, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25403

RESOLUTION AUTHORIZING EXECUTION OF LEASE AGREEMENT NO. GS-09B-78497 WITH THE UNITED STATES OF AMERICA."

"RESOLUTION NO. 25404

RESOLUTION AUTHORIZING EXECUTION OF LICENSE AND CONCESSION AGREEMENT WITH WALLY GOULD & COMPANY, INC."

"RESOLUTION NO. 25405

RESOLUTION CERTIFYING REVIEW AND CONSIDERATION OF NEGATIVE DECLARATION, MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH, AND GRANTING BUILDINGS CABINETS, INC. PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25406

RESOLUTION AUTHORIZING EXECUTION OF LICENSE AND CONCESSION AGREEMENT WITH SMARTE CARTE, INC."

"RESOLUTION NO. 25407

RESOLUTION AUTHORIZING CERTAIN TRAVEL AND AMENDING RESOLUTION NO. 25300."

The following resolution was introduced and passed separately by the following vote:

Ayes:	Commisioners Connolly, Lange, Rodriguez, Smith, Soda and President Gainor - 6
Noes:	None
Abstained:	Commissioner Berkley - 1
Absent:	None

"RESOLUTION NO. 25408

RESOLUTION GRANTING PERMIT TO PACIFIC GAS AND ELECTRIC COMPANY TO FILL AND DREDGE AND PERFORM OTHER WORK IN THE OAKLAND ESTUARY."

The following resolution was introduced and passed separately by the following vote:

Ayes:	Commissioners Berkley, Connolly, Lange, Rodriguez and Smith - 5
Noes:	Commissioner Soda and President Gainor - 2
Absent:	None

"RESOLUTION NO. 25409

RESOLUTION AMENDING PORT OF OAKLAND EQUAL OPPORTUNITY POLICY."

Port Ordinance No. 2224 being, "AN ORDINANCE AMENDING SECTION 5.07 OF PORT ORDINANCE NO. 2199 ESTABLISHING PERSONNEL RULES AND PROCEDURES OF THE PORT OF OAKLAND," and Port Ordinance No. 2225 being, "AN ORDINANCE ESTABLISHING REVISED PARKING RATES FOR CERTAIN PUBLIC PARKING LOTS IN JACK LONDON SQUARE," and Port Ordinance No. 2226 being, "AN ORDINANCE AMENDING SEC. 11.002 OF PORT ORDINANCE NO. 867 CHANGING THE SALARY OF MANAGER, CARGO MARKETING DEPARTMENT," and Port Ordinance No. 2227 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 1994 ESTABLISHING A TWO-HOUR PARKING METER ZONE ON BOTH SIDES OF ALICE STREET BETWEEN EMBARCADERO WEST AND THE ESTUARY," were read a second time and passed to print by the following vote:

Ayes: Commissioners Berkley, Connolly, Lange, Rodriguez, Smith, Soda and President Gainor - 7

Noes: None

Absent: None

Port Ordinance No. ____ being, "AN ORDINANCE AMENDING CERTAIN SECTIONS OF, AND ADDING CERTAIN SECTIONS TO, PORT ORDINANCE NO. 867 ADOPTING NEW SALARY SCHEDULE 75.7, CREATING ONE POSITION OF OPERATIONS AND PROCEDURES ANALYST AND CHANGING THE SALARY OF PORT FIELD AUDITOR," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING SECTION 18 OF PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR USE OF FACILITIES AND THE PROVISION OF AVIATION FUEL AT METROPOLITAN OAKLAND INTERNATIONAL AIRPORT," and Port Ordinance No. ____ being, "AN ORDINANCE ESTABLISHING BERTHING RESTRICTIONS ON THE USE OF GUEST BERTHING FACILITIES FOR PORTIONS OF OAKLAND INNER HARBOR, SAN ANTONIO ESTUARY, NORTH ARM OF SAN ANTONIO ESTUARY, CLINTON BASIN AND BROOKLYN BASIN AND

PROVIDING PENALTIES FOR VIOLATIONS THEREOF," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 2161 ESTABLISHING THE RULES AND REGULATIONS FOR THE PORT OF OAKLAND'S EMBARCADERO COVE MARINA AND FOR FIXING THE RATES AND CHARGES IN CONNECTION THEREWITH," were read a first time and passed to print by the following vote:

Ayes: Commissioners Berkley, Connolly, Lange, Rodriguez, Smith and Soda and President Gainor - 7

Noes:

Absent: None

At the hour of 3:10 p.m. the Board entered into an executive session on meet and confer matters and reconvened in open session at the hour of 3:55 p.m. at which time the meeting was adjourned to 2:00 p.m., Tuesday, June 26, 1979.

* *

The meeting was reconvened on Tuesday, June 26, 1979, at the hour of 2:50 p.m. in the office of the Board.

Commissioners present: Berkley, Lange, Rodriguez, Smith, Soda and President Gainor - 6

Commissioners absent: Connolly - 1

Also present were the Executive Director; Deputy Executive Director; Assistant to the Executive Director; Port Attorney; Manager, Air Traffic Development; and Secretary of the Board.

Visitors attending the meeting included Attorney Lawrence P. Corbett the Port's Special Counsel for Meet and Confer Sessions with United Public Employees Local 390 and Western Council of Engineers.

Oakland Air-BART Contract Amendment, a continued item, was the subject of a memo to the Board from the Executive Director, recommending that the Port's contract with Bay Area Limousine Service, Inc. be amended to provide for an increase in the hourly rate for Argosy and FMC buses from the present $16 to $18 and the rate for Dodge Vans from the present $14 to $16, effective July 1, 1979. It was noted that the expenses associated with the operation are calculated with respect to the hours of operation with the increase applied to the hourly rate charged the Port. The recommendation was approved on a motion by Commissioner Lange, seconded and passed unanimously.

Annual Budget Fiscal Year 1979-1980 was the subject of a memo to the Board from the Executive Director, notifying the Board that the budget has been prepared and reviewed showing revenues of $34.3 million with expenses of $17,115,900 which will enable the Port to pay the City $713,100 for direct services; $140,520 for general obligation bonds, principal and interest; and $2,376,980 for payment for past airport general obligation bonds; totalling $3,230,600 payment to the City. The budget will allow for the previously reviewed three-year capital improvement program which includes, during the period, $32 million in funds from operations and allowance for a favorable interest rate for bond issues based on revenue coverage. It was recommended that the Board approve the budget: appropriate funds for Port operations and maintenance; pay the debt service on the 1955 airport bonds for the forthcoming year; and pay $2,376,980 to apply to previous payments made by the City on those bonds. The budget was approved on a motion by Commissioner Lange, seconded and passed on the following vote, subject to the 1979-80 coverage requirement to be established at $11,400,000 instead of $10,835,553 with the increase to be acquired by increased revenues and/or decreased expenses: Ayes - Commissioners Berkley, Lange, Rodriguez and President Gainor

- 4; Noes - Commissioners Soda and Smith; Absent - Commissioner Connolly - 1. It was noted that Commissioner Soda voted no in regard to payments made to the City and Commissioner Smith voted no in regard to certain line items concerning Board travel and management organization. Resolution No. 25411 was passed appropriating moneys to provide for the proposed expenditures; Resolution No. 25413 to provide for reimbursement of a portion of the previous debt service paid by the City; and Resolution No. 25414 provided for payment to the City for the current obligation on airport bonds.

Appointment of Port Equal Opportunity Employment Officer was the subject of a memo to the Board from the Executive Director, recommending approval to appoint Mr. Jose Duenas, presently an assistant in the Department, to the position of Port Equal Opportunity Employment Officer, to be effective July 3, 1979, at salary schedule 64.5, $1,770 per month. The recommendation was approved on passage of Resolution No. 95412 and on passage of an ordinance to print for establishing a salary schedule.

Wild Card Route Case, Civil Aeronautics Board Docket 35752 was the subject of a letter to the Board from the Port Attorney, notifying the Board of the case whereby under existing provisions the United States can select one additional United States gateway that may receive non-stop service from a U.S. carrier to London after July 23, 1980. World Airways has filed an application for this service and has asked that Oakland as well as Baltimore and Newark be included as potential gateways. It was recommended that the Board support World's application and request the expansion of the case to include Oakland and file a petition for leave to intervene in the proceeding. The recommendation was approved on passage of Resolution No. 25410.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Berkley, Lange, Rodriguez, Smith, Soda and President Gainor - 6
Noes:	None
Absent:	Commissioner Connolly - 1

"RESOLUTION NO. 25410

RESOLUTION RATIFYING THE FILING BY THE PORT ATTORNEY OF PETITION FOR LEAVE TO INTERVENE AND ANSWER IN PROCEEDINGS BEFORE THE CIVIL AERONAUTICS BOARD IN THE WILD CARD ROUTE CASE."

"RESOLUTION NO. 25411

RESOLUTION APPROPRIATING CERTAIN MONEYS TO PROVIDE FOR THE EXPENDITURES PROPOSED TO BE MADE BY THE ESTIMATED BUDGET OF THE PORT OF OAKLAND FOR THE FISCAL YEAR 1979-1980."

"RESOLUTION NO. 24512

RESOLUTION APPOINTING JOSE DEUNAS TO THE POSITION OF PORT EQUAL OPPORTUNITY EMPLOYMENT OFFICER."

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Berkley, Lange, Rodriguez, Smith and President Gainor - 5
Noes:	Commissioner Soda - 1
Absent:	Commissioner Connolly - 1

"RESOLUTION NO. 25413

RESOLUTION PROVIDING FOR THE REIMBURSEMENT OF A PORTION OF PREVIOUS DEBT SERVICE PAID BY THE CITY OF OAKLAND ON CITY OF OAKLAND 1955 AIRPORT BONDS DURING THE 1979-1980 FISCAL YEAR AND MAKING CERTAIN DETERMINATIONS IN CONNECTION THEREWITH."

"RESOLUTION NO. 25414

RESOLUTION PROVIDING FOR THE PAYMENT OF PRINCIPAL OF AND INTEREST OF CITY OF OAKLAND 1955 AIRPORT BONDS DURING THE 1979-1980 FISCAL YEAR."

Port Ordinance No. 2229 being, "AN ORDINANCE AMENDING SECTION 18 OF PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR USE OF FACILITIES AND THE PROVISION OF AVIATION FUEL AT METROPOLITAN OAKLAND INTERNATIONAL AIRPORT," was read a second time and passed to print by the following vote:

Ayes: Commissioners Berkley, Lange, Rodriguez, Smith, Soda and President Gainor - 6

Noes: None

Absent: Commissioner Connolly - 1

Port Ordinance No. ____ being, "AN ORDINANCE AMENDING SEC. 5.16 OF PORT ORDINANCE NO. 867 CHANGING THE SALARY OF PORT EQUAL OPPORTUNITY EMPLOYMENT OFFICER," was read a first time and passed to print by the following vote:

Ayes: Commissioners Berkley, Lange, Rodriguez, Smith, Soda and Prsident Gainor - 6

Noes: None

Absent: Commissioner Connolly - 1

At the hour of 3:00 p.m. the Board entered into executive session on meet and confer matters and reconvened in open session at the hour of 3:35 p.m. at which time the meeting was adjourned.

Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The meeting was held on Tuesday, July 3, 1979, at the hour of 2:04 p.m. in the office of the Board, Room 376, 66 Jack London Square, President Gainor presiding, due written notice having been given to members of the Board.

Commissioners present: Berkley, Connolly, Lange, Rodriguez, Smith and President Gainor - 6

Commissioners absent: Soda - 1

Also present were the Executive Director; Deputy Executive Director; Assistant to the Executive Director; Port Attorney; Assistant Chief Engineer; Director of Properties; Senior Commercial Representative; Airport Manager; Manager, General Aviation; General Manager, Marine Terminals; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Harry T. Kane, a proposed operator for the Caffe Lido building; Mr. Greg McGugin, owner of Calico Pantry; and Ms. Diana Green, representing Jack London Village.

The minutes of the regular meeting of June 19, 1979; and the adjourned regular meeting of June 26, 1979 were approved as submitted and ordered filed.

Termination of Chevron USA, Inc., Aviation Truck Rental Agreement, Authority to Purchase Certain Chevron Aviation Fuel Trucks and Amendment of Section 18.a of Port Ordinance 1149 Relating to Into-Plane Delivery Fees for Contract Accounts was the subject of a memo to the Board from the

BOARD OF PORT COMMISSIONERS
MEETING OF JUL 17 1979
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

Director of Aviation, notifying the Board that effective July 15, 1979, Chevron will no longer lease their refueling trucks to the Port, and has offered to sell the vehicles to the Port. As the trucks are necessary to serve Chevron's contract accounts, it was recommended that the Board find it to be in the best interest of the Port to purchase eight fuel trucks without competitive bidding for approximately $149,435. Further recommended was approval to establish an into-plane delivery fee of $.0264 per gallon for Chevron contract accounts, and approval in principle to revise the "Into-Plane Delivery Agreement" and "Airport Dealer Agreement". The recommendation was approved on passage of Resolution No. 25423 for purchase of the vehicles; on an ordinance passed to print for amending charges; and on a motion by Commissioner Connolly, seconded and passed unanimously for revising the agreement.

Authorization to Readvertise for Bids for Construction of Channel and Water Quality Control Improvements at Pumphouse No. 4 was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board that no bids were received for the work and recommending that the job be readvertised for bids. The recommendation was approved on passage of Resolution No. 25415.

License Agreement-Kane was the subject of a memo to the Board from the Director of Properties, notifying the Board that the Caffe Lido lease expired and that several new proposals have been received. It was recommended that the Board approve a one-year license agreement with Harry T. Kane for the operation of the restaurant, at a rental of $700 per month against 8% of gross receipts. Mr. Kane appeared before the Board and notified the Board that he now required a three-year lease to operate the facility. As the facility is in an area which will be redeveloped, the item was referred to the Real Estate Committee for further review.

Repurchase of Property from King Properties was the subject of a memo to the Board from the Director of Properties, notifying the Board of a 1.492 acre site sold to King Properties at $2.00 a square foot resulting in a sale price of $130,000 in 1978. King Properties has decided not to proceed with the building plans and has offered to sell the property back to the Port at a proposed price of $158,625. As the property has potential resell value at current market conditions, it was recommended that the Board approve in principle the repurchase of the site at $158,625. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

Jack London Village Subleases was the subject of a memo to the Board from the Director of Properties, recommending approval for Jerry and Marilyn Hunter doing business as Hunter's Village Jewelry to operate a retail costume jewelry and women's accessories shop. Also recommended was the assignment of the Gembalaya sublease from William Larson to Marilyn Hunter. The recommendations were approved on passage of Resolution No. 25416 for assignment and Resolution No. 25417 for sublease.

Agreement for Engineering Services for Structural Maintenance and Inspection of Seventh Street Terminal Container Cranes was the subject of a memo to the Board from the Supervising Electrical/Mechanical Engineer, recommending approval to enter into an agreement with Liftech Consultants, Inc. to develop specifications for performance of the structural inspection of three container cranes; observe the work of the inspection; provide evaluation of data from the inspection; and recommend and inspect repair procedures for the three Seventh Street Terminal cranes. The firm would be compensated at actual salary cost times a multiplier of 2.5 plus direct non-salary expense,

with a maximum total compensation not to exceed $20,000, with certain additional work available at the discretion of the Executive Director. It was noted that the structural, maintenance and inspection procedures recently had been submitted by the manufacturer of the cranes, Paceco. The recommendation was approved on passage of Resolution No. 25424.

Port of Oakland Tariff No. 2 Increase in Wharfage and Dockage was the subject of a memo to the Board from the General Manager, Marine Terminals, recommending approval to increase the rates. The average increase for dockage will be 4% and wharfage rates will generally be increased by 7-1/2%. The new rates will be effective September 1, 1979. The recommendation was approved on passage of an ordinance to print.

Change Order, Berth 6, Phase II, Yard Improvements was the subject of a memo to the Board from Port Principal Engineer Thomas H. Daniels, notifying the Board that the contractor, Gallagher & Burk, Inc., has been proceeding with the removal and disposal of unstable subgrade material when the additional work became apparent. It was recommended the Board ratify the issuance of a change order in the amount of $57,684.34 to cover the extra work. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

Personnel Items contained in a memo to the Board from the Port Employee Relations Officer, recommended the appointment of Dexter Taylor, Miller Malone and Enrique Vazquez, as Semiskilled Laborer, Class "B", effective June 30, 1979, at $1222 per month; Hollis Frazier and Thomas Bailey in Extra Positions #1 and #2 respectively (Semiskilled Laborer, Class "B"), effective June 30, 1979, at $1274 per month; Tony Cho, as Junior Electrical and Mechanical Engineer, effective June 27, 1979, at $1541 per month; Inta Vodopals, as Junior Civil Engineer, effective July 5, 1979, at $1541 per

month; Joseph Wong, as Assistant Civil Engineer, effective July 9, 1979, at $1782 per month; Linda Brown, as Youth Aide, Class "A", effective July 2, 1979, at $7.17 per hour; Nancy Stein, as Youth Aide, Class "C", effective July 2, 1979, at $4.06 per hour; and Claire Smith, as Operations and Procedures Analyst, effective July 5, 1979, at $1546 per month. Also recommended was a military leave of absence for Charles Boyd, Port Environmental Planner, for ten working days; military leave of absence for Isamu Tsujimoto, Senior Engineering Aid, for nine working days; and a maternity leave of absence for Jane Dietmeyer, Senior Secretary for six calendar months. Further recommended was the creation of two additional positions of Semiskilled Laborer, Class "B". Additionally recommended was the termination of Reception Dispatch Clerk Pamela S. Toliver due to unsatisfactory service during her probationary period. Miss Toliver was present and the item was discussed in executive session. The recommendations were approved on passage of Resolution No. 25418 for appointments; Resolution No. 25419 for leaves of absence; and on an ordinance passed to print for creation of position.

Travel Authorization contained in a memo to the Board from the Director of Aviation, recommended the travel of the Executive Director to Washington, D.C., on or about July 10, 1979 to attend meetings with the Federal Avaition Administration and the General Services Administration; travel of John Nolan, Assistant Port Attorney, to Washington, D.C., on or about June 27, 1979 to a CAB pre-hearing conference; travel of the Director of Aviation to Minneapolis, Washington, New York, Houston, Dallas, and Los Angeles during the period July 10 through 13, 1979 for airport promotion purposes; travel of Ron Paul, Commercial Representative IV, to Dallas and San Antonio on or about July 9, 1979 for trade promotion purposes; travel of Larry Forte, Commercial Representative II, to Los Angeles and Phoenix on or about

July 17, 1979 for trade promotion purposes; travel of Robert W. Crandall, General Manager of Marine Terminals Department, to Washington, D.C., and Toronto on or about July 10, 1979 to attend the U.S. Department of Commerce Maritime Administration Conference in Washington, D.C., and the Summer Meeting of Committee V of AAPA in Toronto; and travel of Keith Quan, Port Principal Engineer, to Denver, Colorado, on or about July 16, 1979 to attend the National Mitigation Symposium to be held at Colorado State University. The recommendations were approved on passage of Resolution No. 25420.

Claim of Ardita Williams was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim in the sum of $955.93 for alleged damages resulting from an automobile accident with then Port employee Francis Whitcomb. As the claim is not a proper charge against the Port, it was recommended that the claim be rejected. The recommendation was approved on passage of Resolution No. 25421.

Claim for Damages by Sierra Pacific Aviation was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim for water damage to the tenant's pilot flight simulator occurring during a fire in the building. It was noted that the claim is legitimate and that the tenant, Mr. B. V. Stewart, has had a problem with prompt rental payment. It was recommended that the Board accept the claim in the amount of $517.50, subject to payment in the form of rental credit. The recommendation was approved on passage of Resolution No. 25422.

As provided for in the By-Laws, Commissioner Rodriguez moved that the following officers be nominated to serve for the coming year: President - Thomas L. Berkley; First Vice President - Ted Connolly; Second Vice President - Norvel Smith; Secretary - Christopher C. Marshall; Assistant Secretary - Gerald L. Pope; and Assistant Secretary - Jasmine J. Wong. The motion was

seconded and passed unanimously. There were no further nominations and Resolution No. 25432 was passed declaring election of officers.

The following reports were noted and ordered filed:

Report of the Port Attorney on Litigation Matters.

Status of Construction Contracts in Progress as of July 1, 1979.

Status of Consultant Contracts in Progress as of July 1, 1979.

Summary of Cash - Port Revenue and Construction Funds as of June 22, 1979.

Summary of Claims Paid from Various Funds for the Period June 11, 1979 through June 22, 1979.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Berkley, Connolly, Lange, Rodriguez, Smith and President Gainor - 6
Noes:	None
Absent:	Commissioners Soda - 1

"RESOLUTION NO. 25415

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF CHANNEL AND WATER QUALITY CONTROL IMPROVEMENTS AT PUMPHOUSE NO. 4, SOUTH FIELD, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA (AIRPORT DEVELOPMENT AID PROGRAM 6-06-0170-07), AND AUTHORIZING THE SECRETARY TO RE-ADVERTISE FOR BIDS THEREFOR."

"RESOLUTION NO. 25416

RESOLUTION CONSENTING TO ASSIGNMENT OF SUBLEASE OF OAKLAND VILLAGE CORPORATION."

"RESOLUTION NO. 25417

RESOLUTION CONSENTING TO SUBLEASE BY OAKLAND VILLAGE CORPORATION TO MARILYN HUNTER AND JERRY HUNTER."

"RESOLUTION NO. 25418

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25419

RESOLUTION CONCERNING CERTAIN LEAVES OF ABSENCE."

"RESOLUTION NO. 25420

RESOLUTION CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 25421

RESOLUTION REJECTING CLAIM OF ARDITA WILLIAMS."

"RESOLUTION NO. 25422

RESOLUTION COMPROMISING CLAIM OF B. V. STEWART."

"RESOLUTION NO. 25423

RESOLUTION FINDING AND DETERMINING THAT IT IS IN THE BEST INTERESTS OF THE PORT TO PURCHASE EIGHT USED AIRCRAFT REFUELER TRUCKS WITHOUT COMPETITIVE BIDDING AND AUTHORIZING THE PURCHASE THEREOF."

"RESOLUTION NO. 25424

RESOLUTION FINDING AND DETERMINING THAT A PROPOSED CONTRACT FOR CONSULTING SERVICES CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES; AND AUTHORIZING THE NEGOTIATION OF SAID CONTRACT."

"RESOLUTION NO. 25425

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH KDIA AND DIRECTING RECORDATION THEREOF."

"RESOLUTION NO. 25426

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH URS/JOHN A. BLUME & ASSOCIATES."

"RESOLUTION NO. 25427

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH MC KAY INTERNATIONAL ENGINEERS."

"RESOLUTION NO. 25428

RESOLUTION AUTHORIZING EXECUTION OF THIRD SUPPLEMENTAL AGREEMENT WITH BAY AREA LIMOUSINE SERVICE, INC."

"RESOLUTION NO. 25429

RESOLUTION GRANTING LINCOLN PROPERTIES CORPORATION PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25430

RESOLUTION GRANTING SMELLI DELLI PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25431

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 25432

RESOLUTION DECLARING ELECTION OF OFFICERS OF THE BOARD OF PORT COMMISSIONERS."

"RESOLUTION NO. 25433

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT AMENDING PETROLEUM PRODUCTS CONTRACT WITH SHELL OIL COMPANY."

"RESOLUTION NO. 25434

RESOLUTION AUTHORIZING EXECUTION OF MOBILE EQUIPMENT LEASE WITH SHELL OIL COMPANY."

Port Ordinance No. 2228 being, "AN ORDINANCE AMENDING CERTAIN SECTIONS OF, AND ADDING CERTAIN SECTIONS TO, PORT ORDINANCE NO. 867 ADOPTING NEW SALARY SCHEDULE 75.7, CREATING ONE POSITION OF OPERATIONS AND PROCEDURES ANALYST AND CHANGING THE SALARY OF PORT FIELD AUDITOR", and Port Ordinance No. 2230 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 2161 ESTABLISHING THE RULES AND REGUALTIONS FOR THE PORT OF OAKLAND'S EMBARCADERO COVE MARINA AND FOR FIXING THE RATES AND CHARGES IN CONNECTION THEREWITH", and Port Ordinance No. 2231 being, "AN ORDINANCE ESTABLISHING BERTHING RESTRICTIONS ON THE USE OF

GUEST BERTHING FACILITIES FOR PORTIONS OF OAKLAND INNER HARBOR, SAN ANTONIO ESTUARY, NORTH ARM OF SAN ANTONIO ESTUARY, CLINTON BASIN AND BROOKLYN BASIN AND PROVIDING PENALTIES FOR VIOLATIONS THEREOF", and Port Ordinance No. 2232 being, "AN ORDINANCE AMENDING SEC. 5.16 OF PORT ORDINANCE NO. 867 CHANGING THE SALARY OF PORT EQUAL OPPORTUNITY EMPLOYMENT OFFICER," were read a second time and passed to print by the following vote:

Ayes: Commissioners Berkley, Connolly, Lange, Rodriguez, Smith and President Gainor - 6

Noes: None

Absent: Commissioner Soda - 1

Port Ordinance No. ____ being, "AN ORDINANCE AMENDING SECTION 18 OF PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR USE OF FACILITIES AND THE PROVISION OF AVIATION FUEL AT METROPOLITAN OAKLAND INTERNATIONAL AIRPORT," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO DOCKAGE AND WHARFAGE RATES," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING SEC. 9.05 OF PORT ORDINANCE NO. 867, CREATING TWO ADDITIONAL POSITIONS OF SEMISKILLED LABORER, CLASS "B", AND ABOLISHING TWO POSITIONS OF SEMISKILLED LABORER, CLASS "A"," were read a first time and passed to print by the following vote:

Ayes: Commissioners Berkley, Connolly, Lange, Rodriguez, Smith and President Gainor - 6

Noes: None

Absent: Commissioner Soda - 1

At the hour of 2:10 p.m. the Board entered into executive session on personnel matters and reconvened in open session at the hour of 3:15 p.m. during which time Commissioners Lange and Connolly were excused.

Resolution No. 25435 was introduced terminating the appointment of Pamela S. Toliver and passed on the following vote:

Ayes:	Commisioners Berkley, Rodriguez, Smith and President Gainor - 4
Noes:	None
Absent:	Commissioners Connolly, Lange and Soda - 3

"RESOLUTION NO. 25435

RESOLUTION TERMINATING APPOINTMENT OF
PAMELA S. TOLIVER."

At the hour of 3:17 p.m. the meeting was adjourned on a motion duly made and seconded.

_____
Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The meeting was held on Tuesday, July 17, 1979, at the hour of 2:07 p.m. in the office of the Board, Room 376, 66 Jack London Square, President Berkley presiding, due written notice having been given to members of the Board.

Commissioners present: Connolly, Eng, Gainor, Rodriguez, Smith, Soda and President Berkley - 7

Commissioners absent: None

Also present were the Executive Director; Deputy Executive Director; Port Attorney; Chief Engineer; Assistant Chief Engineer; Director of Aviation; Airport Manager; Director of Properties; Director of Public Relations and Advertising; and Assistant to the Executive Director serving as Assistant Secretary of the Board.

Visitors attending the meeting included Mr. Ted Walker, representing PSA; and Mr. Harry T. Kane, a proposed tenant for the Caffe Lido building.

President Berkley welcomed Mr. Herbert Eng to the Port Commission. It was noted that Mr. Eng was appointed by Mayor Wilson to replace Mr. Harry Lange.

The minutes of the regular meeting of July 3, 1979 were approved as submitted and ordered filed.

BOARD OF PORT COMMISSIONERS
MEETING OF AUG 7 1979
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

Assignment of Exxon Tank Farm Lease was the subject of a memo to the Board from the Executive Director, notifying the Board that three oil companies currently have fuel tanks at the Airport and with the present fuel shortage, oil companies are tending to relinquish their distribution responsibilities. Since fuel is available from alternate sources, certain airports are allowing airlines to form consortia to operate their own tank farms, which permits the co-mingling of fuel from a number of different suppliers without being dependent on a single oil company. Exxon and PSA have concluded an economic arrangement by which PSA would acquire Exxon's fuel tank leasehold at the Airport. It was recommended that the Board approve in principle PSA's acquisition of the tank farm leasehold subject to the following conditions: PSA would be permitted to grant throughput rights to Exxon for the remainder of the tank farm lease term and allow other airlines to utilize available system capacity; PSA agrees to the transfer of the tank farm and other mentioned facilities to an airline fuel consortium should such an arrangement be organized at Oakland Airport; Port of Oakland is granted an option to purchase from PSA the subject facilities for a period of 5 years after the effective date of their assignment to PSA from Exxon; Port of Oakland shall have the right to buy Exxon refueling trucks presently used in serving Exxon customers and PSA shall continue to permit Exxon to supply its present and future customers at Oakland Airport; and the Port shall continue to provide into-plane service for PSA at an into-plane delivery fee established by ordinance. Mr. Ted Walker, representing PSA, appeared before the Board to explain the reasons for PSA acquiring the Exxon tank farm lease. The recommendation was approved on a motion by Commissioner Gainor, seconded and passed unanimously.

Plans and Specifications for Construction of Passenger Loading Bridges was the subject of a memo to the Board from the Supervising Electrical/Mechanical Engineer, recommending their approval and authority to advertise for bids for the erection of six passenger loading bridges which will allow for protected movement of passengers between the second floor addition of the Finger Building and the aircraft loading doors. The Environmental Impact Report for the Airport Terminal Expansion has previously been considered by the Board. The recommendation was approved on passage of Resolution No. 25436.

License Agreement Renewal--Intercontinental Building Products was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for office space, warehouse space and paved open area at Fifth and Embarcadero used for their steel import distribution business at a total monthly rental of $2,743.42. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

Caffe Lido Building

The Port had previously reviewed certain prospective tenants for the building with attention to the fact that the area would be redeveloped and that a short-term agreement was necessary. Mr. Harry T. Kane, the recommended operator for the facility, had requested a three-year lease and after discussion by the Board, Commissioner Soda moved that Mr. Kane be given a three-year lease, mutually cancellable on 6 month's notice after the first 18 months. The motion was seconded and passed unanimously.

Consulting Engineering Services for Construction of Wharf and Yard Improvements, Charles P. Howard Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the work accomplished on the project and of the requests for proposals submitted for consulting engineers. The proposals were reviewed in accordance with the Port's "Procedures for Selection of Professional Consultants". It was recommended that the Board approve of agreement negotiations with Santa Fe-Pomeroy and Jordan/Avent Associates, a joint venture for the wharf design contract, and with Jordan/Casper/Woodman/Dobson for the design of facilities for the container terminals. The Environmental Impact Report covering the proposed work has previously been certified by the Board. The Assistant Chief Engineer further explained to the Board the selection process used in determining the most suitable firm. The recommendation was approved on passage of Resolution No. 25437.

Amendment of EBMUD Easement was the subject of a memo to the Board from the Director of Properties, recommending approval to amend the easement pertaining to a water main in Ferry Street to allow for the placement of a protective slab and to provide for the Port's reimbursement of additional costs of maintenance and for any future damage to the water main resulting from excess loads. It was noted that the water line will be in a portion of the new container yard and subject to more than normal loads by container handling equipment. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Certificate of Completion, Furnishing and Delivering Pad Mounted Transformers was the subject of a memo to the Board from the Manager, Purchasing Department, recommending that the contract with Standard

Transformer Co. be accepted as complete as of June 26, 1979. The recommendation was approved on passage of Resolution No. 25438.

Trans-Continental Freight Bureau Application C-8102, Charge for Empty Container Positioning was the subject of a memo to the Board from the Manager, Traffic Management and Customer Service Department, notifying the Board of a proposed charge for the movement of empty containers between West Coast ports and "overland common point" territory. It was recommended that the Board approve a policy position in opposition to the proposal which will be before the Trans-Continental Freight Bureau. The recommendation was approved on passage of Resolution No. 25439.

Non-Airport Primary Comprehensive General Liability Insurance was the subject of a memo to the Board from the Director of Properties, notifying the Board of the Port's $1,000,000 primary comprehensive general liability insurance policy and of the proposals received for the coverage. It was recommended that the Board approve the placement of policy with the Continental Insurance Company on the same general terms and conditions as the expiring Zurich policy with a minimum annual premium of approximately $56,250 and a maximum annual premium of approximately $129,400. It was noted that based on the Port's current loss record the annual premium would be $91,800. The policy would be for three years with the Port having the right to cancel on any anniversary date if the premium is increased. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Personnel Items contained in a memo to the Board from the Port Employee Relations Officer, recommended the appointment of Derwin Rountree, Walter Pratt, Thomas Wilkerson, Ronald Flores, Michael Farmer, as Youth Aide, Class "C", effective July 2, 1979, at $4.07 per hour; Mary Robarge, as Senior Secretary, effective July 2, 1979, at $1101 per month; Carolyn Frazier, as

Youth Aide, Class "B", effective July 9, 1979, at $5.62 per hour; Sorin Neagu, as Youth Aide, Class "C", effective July 12, 1979, at $4.07 per hour; Pamela Toliver, as Intermediate Typist Clerk, effective July 13, 1979, at $883 per month; and Hollis Frazier and Thomas Bailey, as Semiskilled Laborer, Class "B", effective July 18, 1979, at $1274 per month. Also recommended was a military leave of absence for Peter Martinez, Airport Serviceman, for 16 calendar days begining June 15, 1979, which amends a previous leave of absence; Raymond Boyle, Senior Traffic Representative and Traffic Anaylst, for 4 calendar days commencing July 19, 1979. Additionally recommended was authority to hire one additional Relief Telephone Operator for use at the Air-Bart Information Booth. Further recommended was the creation of one additional position of Senior Secretary in the Maritime Division and authority to hire for the position. The recommendations were approved on passage of Resolution No. 25440 for appointments; Resolution No. 25441 for leave of absence; Resolution No. 25442 for amending leave of absence; on an ordinance passed to print for creation of position; and on a motion by Commissioner Connolly, seconded and passed unanimously, for authority to hire.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of the Senior Marine Commercial Representative to Dallas and San Antonio, Texas, on or about July 16, 1979, for trade promotion purposes; travel of the Manager, Traffic Management and Customer Service Department to Chicago, Illinois, on or about July 18, 1979, to attend a tariff meeting with the Trans-Continental Freight Bureau; and the travel of the Assistant to the Executive Director to Boston, Massachussets, on or about July 30, 1979, to attend the National Conference on Ports and Coastal Management. The recommendations were approved on passage of Resolution No. 25443.

Amendments to Port Ordinance No. 2083 and Port Ordinance No.1332 was the subject of a memo to the Board from the Port Environmental Planner, notifying the Board that recent State law requires certain amendments to the Port's Ordinances dealing with "Filling of Water Areas in and the Extraction of Submerged Materials from the Port Area" and "Establishing Rules and Regulations for the Issuance of Building Permits in the Port Area". It was recommended that the Board approve the amendments. The basic changes require the Port to inform an Applicant within 30 days as to the completeness of his application; to act upon the application within 180 days, with certain time limits waived with the consent of the Chief Engineer not to exceed 90 days; failure of the Port to act upon an application within the applicable time limit shall deem the application to be approved. Also included were amendments which provide for applications for dredge and fill work on private property within the Port area to be acted upon by the Executive Director; and the elimination of the requirement to set the time and place for public hearings of Dredge and Fill Permit applications. The recommendation was approved on an ordinance passed to print.

Proposed Contract Between the City of Oakland and the Port of Oakland for Operations of the CETA, Title VI Program was the subject of a memo to the Board from the Port Equal Opportunity Officer, recommending that the contract providing for the new CETA agreement between the Port and the City of Oakland extending the Public Service Employment activities from December 1, 1978 to September 30, 1979 be approved. The funds obligated by the City for this period are $541,829. The recommendation was approved on passage of Resolution No. 25444.

Claim of Pacific Telephone & Telegraph Company was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim in the sum of $1,400.00 for alleged damages done to an underground cable in the Outer Harbor Terminal. As the claim is not a proper charge against the Port, it was recommended that the claim be rejected. The recommendation was approved on passage of Resolution No. 25445.

California-Florida Low Fare Case, Civil Aeronautics Board Docket 31976 was the subject of a letter to the Board from the Port Attorney, notifying the Board that the Administrative Law Judge recommended that authority between "San Francisco-Oakland-San Jose" and Miami/Ft. Lauderdale and Tampa be awarded to World Airways and several other carriers, and that a petition was filed requesting that the Board review the Initial Decision and modify it to reflect a separate, rather than hyphenated designation of Oakland. The Civil Aeronautics Board agreed with Oakland's position and the California points, as well as the Miami and Ft. Lauderdale points, will be separately designated in the newly authorized carriers' certificates. The information was noted and ordered filed.

The following reports were noted and ordered filed:

Summary of Cash - Port Revenue and Construction Funds as of July 9, 1979.

Summary of Cash and Accounts Receivable Port Revenue Fund 801 as of June 30, 1979 - 1st Preliminary.

Accouunts Receivable - 35 Days or More in Arrears as of July 10, 1979.

Accounts Receivable - Referred to Port Attorney, Tenants, as of July 10, 1979.

Accounts Receivable - Referred to Port Attorney, Non-Tenants, as of July 10, 1979.

Summary of Claims Paid from Various Funds for the Period June 21, 1979 through July 9, 1979.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Connolly, Eng, Gainor, Rodriguez, Smith, Soda and President Berkley - 7
Noes:	None
Absent:	None

"RESOLUTION NO. 25436

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF PASSENGER LOADING BRIDGES, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT (A.D.A.P. 6-06-0170-08)."

"RESOLUTION NO. 25437

RESOLUTION FINDING AND DETERMINING THAT TWO PROPOSED CONTRACTS FOR ENGINEERING SERVICES CONSTITUTE PROFESSIONAL OR SPECIALIZED SERVICES AND MAY BE MADE WITHOUT COMPETITIVE BIDDING; AND AUTHORIZING THE NEGOTIATION OF SAID CONTRACTS."

"RESOLUTION NO. 25438

RESOLUTION ACCEPTING WORK PERFORMED BY STANDARD TRANSFORMER CO."

"RESOLUTION NO. 25439

RESOLUTION OPPOSING PROPOSED TRANS-CONTINENTAL FREIGHT BUREAU CHARGES FOR MOVEMENT OF EMPTY CONTAINERS."

"RESOLUTION NO. 25440

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25441

RESOLUTION GRANTING MILITARY LEAVE OF ABSENCE TO RAYMOND BOYLE, SENIOR TRAFFIC REPRESENTATIVE AND TRAFFIC ANALYST."

"RESOLUTION NO. 25442

RESOLUTION AMENDING RESOLUTION NO. 25342 GRANTING MILITARY LEAVE OF ABSENCE TO PETER MARTINEZ, AIRPORT SERVICEMAN."

"RESOLUTION NO. 25443

RESOLUTION CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 25444

RESOLUTION AUTHORIZING EXECUTION OF MODIFICATION TO CONTRACT WITH THE CITY OF OAKLAND PURSUANT TO THE COMPREHENSIVE EMPLOYMENT AND TRAINING ACT OF 1973."

"RESOLUTION NO. 25445

RESOLUTION REJECTING CLAIM OF PACIFIC TELEPHONE & TELEGRAPH COMPANY."

"RESOLUTION NO. 25446

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH TOM KING DETECTIVE AND PATROL SERVICE, INC."

"RESOLUTION NO. 25447

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH LIFTECH CONSULTANTS, INC."

"RESOLUTION NO. 25448

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH EQUIPMENT MANAGEMENT SERVICES, INC."

"RESOLUTION NO. 25449

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

Port Ordinance No. 2233 being, "AN ORDINANCE AMENDING SECTION 18 OF PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR USE OF FACILITIES AND THE PROVISION OF AVIATION FUEL AT METROPOLITAN OAKLAND INTERNATIONAL AIRPORT," and Port Ordinance No. 2234 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO DOCKAGE AND WHARFAGE RATES," and Port Ordinance No. 2235 being, "AN ORDINANCE AMENDING SEC. 9.05 OF PORT ORDINANCE NO. 867, CREATING TWO

ADDITIONAL POSITIONS OF SEMISKILLED LABORER, CLASS "B", AND ABOLISHING TWO POSITIONS OF SEMISKILLED LABORER, CLASS "A"," were read a second time and passed to print by the following vote:

Ayes:	Commissioners Connolly, Eng, Gainor, Rodriguez, Smith, Soda and President Berkley - 7
Noes:	None
Absent:	None

Port Ordinance No. ____ being, "AN ORDINANCE AMENDING SECTION 5.03 OF PORT ORDINANCE NO. 867, CREATING ONE ADDITIONAL POSITION OF SENIOR SECRETARY," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 1332 REQUIRING A PERMIT FOR THE FILLING OF WATER AREAS IN AND THE EXTRACTION OF SUBMERGED MATERIALS FROM THE PORT AREA," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 2083 ESTABLISHING RULES AND REGULATIONS FOR THE ISSUANCE OF BUILDING PERMITS IN THE PORT AREA," were read a first time and passed to print by the following vote:

Ayes:	Commissioners Connolly, Eng, Gainor, Rodriguez, Smith, Soda and President Berkley - 7
Noes:	None
Absent:	None

At the hour of 2:27 p.m. the Board entered into executive session on personal matters and reconvened in open session at the hour of 3:10 p.m. at which time the meeting was adjourned until July 18, 1979 at the hour of 12 noon.

* *

The meeting scheduled for July 18, 1979, at the hour of 12 noon was adjourned by the Assistant Secretary of the Board to Friday, July 20, 1979, at the hour of 12 noon due to the absence of all the members of the Board.

* *

The meeting scheduled for July 20, 1979, at the hour of 12 noon was adjourned by the Assistant Secretary of the Board to Monday, July 23, 1979, at the hour of 12 noon due to the absence of all the members of the Board.

* *

The meeting scheduled for July 23, 1979, at the hour of 12 noon was adjourned by the Secretary of the Board to Tuesday, July 24, 1979, at the hour of 12 noon due to the absence of all the members of the Board.

* *

The meeting scheduled for July 24, 1979, at the hour of 12 noon was adjourned by the Secretary of the Board to Wednesday, July 25, 1979, at the hour of 12 noon due to the absence of all the members of the Board.

* *

The meeting scheduled for July 25, 1979, at the hour of 12 noon was adjourned by the Secretary of the Board to Thursday, July 26, 1979, at the hour of 12 noon due to the absence of all the members of the Board.

* *

The meeting scheduled for July 26, 1979, at the hour 12 noon was adjourned by the Secetary of the Board to Friday, July 27, 1979, at the hour of 12 noon due to the absence of all the members of the Board.

* *

July 18, 1979
July 20, 1979
July 23, 1979
July 24, 1979
July 25, 1979
July 26, 1979

The meeting scheduled for July 27, 1979, at the hour of 12 noon was adjourned by the Secretary of the Board to Monday, July 30, 1979, at the hour of 12 noon due to the absence of all the members of the Board.

* *

The meeting scheduled for July 30, 1979, at the hour of 12 noon was adjourned by the Secretary of the Board to Tuesday, July 31, 1979, at the hour of 12 noon due to the absence of all the members of the Board.

* *

The meeting scheduled for July 31, 1979, at the hour of 12 noon was adjourned by the Secretary of the Board to Wednesday, August 1, 1979, at the hour of 12 noon due to the absence of all the members of the Board.

* *

The meeting scheduled for August 1, 1979, at the hour of 12 noon was adjourned by the Secretary of the Board to Wednesday, August 6, 1979, at the hour of 12 noon due to the absence of all the members of the Board.

* *

The meeting scheduled for 12 noon, August 6, 1979 was adjourned by the Secretary of the Board due to the absence of all the members of the Board.

Secretary

July 27, 1979
July 30, 1979
July 31, 1979
August 1, 1979
August 6, 1979

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The meeting was held on Tuesday, August 7, 1979, at the hour of 2:15 p.m. in the office of the Board, Room 376, 66 Jack London Square, President Berkley presiding, due written notice having been given to members of the Board.

Commissioners present: Connolly, Eng, Rodriguez and President Berkley - 4

Commissioners absent: Gainor, Smith and Soda - 3

Also present were the Executive Director; Deputy Executive Director; Assistant to the Executive Director; Port Attorney; Director of Aviation; Airport Manager; Manager, General Aviation; Commercial Representative John Ablan; Chief Engineer; Assistant Chief Engineer; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Greg McGugin, the proposed operator for the Caffe Lido building; Mr. Michael Kuhn, representing Ritchie & Ritchie Development Company; and Ms. Sally Skanderup, representing Oakland Study Center.

The minutes of the regular meeting of July 17, 1979; adjourned regular meeting of July 20, 1979; adjourned regular meeting of July 23, 1979; adjourned regular meeting of July 24, 1979; adjourned regular meeting of July 25, 1979; adjourned regular meeting of July 26, 1979; adjourned regular meeting of July 27, 1979; adjourned regular meeting of July 30, 1979; adjourned regular meeting of July 31, 1979; adjourned regular meeting of

BOARD OF PORT COMMISSIONERS
MEETING OF SEP 4 1979
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

August 1, 1979; and adjourned regular meeting of August 6, 1979 were approved as submitted and ordered filed.

President Berkley presented a check in the amount of $500.00 to the Marcus Foster Educational Institute with a notation that the money was received from the July 4, 1979 Port of Oakland-sponsored Embarcadero Run.

Sale of Business Park Site to Ritchie and Ritchie was the subject of a memo to the Board from the Director of Properties, notifying the Board of a previous approval for the sale of a site of approximately 5.92 acres in the Oakland Business Park for the construction of an office warehouse development. During the administrative review, certain tideland claims have been alleged by the State Lands Commission with no immediate solution of the claims reached. Ritchie and Ritchie have now offered to buy a reduced area of 4 acres at the same unit value of $2.75 psf, for a revised sale price of $495,442.75 for the same type of development. It was recommended that the Board approve the sale. The recommendation was approved on passage of an ordinance to print.

Proposed Lease - McGugin was the subject of a memo to the Board from the Director of Properties, notifying the Board that the previously approved operator for the Caffe Lido building has withdrawn his interest in the property and it was recommended that the Board authorize the preparation of a lease with Greg and Carol McGugin for three years, mutually cancellable on 6 months' notice after the first 18 months, at a minimum rental of $800 against a 6% percentage rental. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

Approval to Dispense with Bids for Cleanup of Debris from Fire at Building L-711, MOIA was the subject of a memo to the Board from the Assistant Chief Engineer, notifying the Board that a fire destroyed Building L-711 at the North Field. As the remains of the building are in hazardous condition,

it was recommended that the Board find it to be in the best interest of the Port to dispense with formal bids and receive informal quotations for the cleanup work. The recommendation was approved on passage of Resolution No. 25487.

Plans and Specifications for Construction of Executive Terminal, Building L-550 was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the construction of the one story, wood frame stucco building of approximately 25,400 sq. ft. The environmental document associated with the project has previously been reviewed by the Board. The recommendation was approved on passage of Resolution No. 25488.

Supplement to License Agreement - National Airmotive was the subject of a memo to the Board from the Director of Properties, recommending approval to add 4,844 square feet of storage space in Building L-723 to their agreement and delete certain areas in and around Building L-711 which was destroyed by fire. The revised program provides for a total monthly rental of $1,467.27. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

Hamilton Field GSA Application

Ms. Sally Skanderup appeared before the Board to ask that the Board take no action on the submittal of an application to GSA concerning the acquisition of Hamilton Field until the subject could be studied further. President Berkley replied that the application can always be withdrawn and it was important to have the Port's position known. President Berkley asked for the reading of the resolution. Resolution No. 25486 was passed authorizing the filing of the application.

Subtenant Approval--Aerospace Services was the subject of a memo to the Board from the Director of Properties, recommending approval for the subtenancy of Aerospace Avionics, Inc. to occupy 4,716 square feet of shop and office space plus two areas for aircraft. The subtenant would pay $562.28 per month plus 15% of utility charges. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

License Agreement Renewal--Air California was the subject of a memo to the Board from the Director of Properties, recommending approval to add 2,200 square feet of cargo space in Building M-112 to their agreement for a total monthly rental of $912.45. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

License Agreement--IATS was the subject of a memo to the Board from the Director of Properties, recommending approval to relocate the travel school from the second floor in Building L-610 to Building L-825 for a total monthly rental of $3,428.98. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

License Agreement--Air Carrier Service Associates was the subject of a memo to the Board from the Director of Properties, recommending approval of a new agreement for office and storage space in Building L-802 for a monthly rental of $646.05. It was noted that the firm was previously located in Building L-711 which was destroyed by the recent fire. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

Architectural Services for Construction of New Baggage Claim Building, Passenger Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending approval to execute an agreement with The Ratcliff Architects for the design and preparation of plans

and specifications for the new baggage claim building and other related improvements which include the future transit station, additional electrical/mechanical space, remodeling of present baggage claim space, and miscellaneous site improvements. The firm will be reimbursed direct salaries plus fringe benefits and overhead costs; direct costs of outside services; a fixed fee of $51,425.00; with a maximum payment of $447,000, with certain additional work available at the discretion of the Executive Director. The agreement also provides an option for work in connection with completion of the second-level hold room building. The recommendation was approved on passage of Resolution No. 25450.

Application for State Funds, Airport Transit Connector System, Preliminary Design & Engineering Phase was the subject of a memo to the Board from the Executive Director, recommending approval to submit an application to the California Department of Transportation in the amount of $100,000 for use in the preliminary designing and engineering phase of the proposed airport transit connector system. The recommendation was approved on passage of Resolution No. 25451.

Application for State Funds, Airport Transit Connector System, Construction Phase was the subject of a memo to the Board from the Executive Director, recommending approval to submit an application to the California Department of Transportation in the amount of $8,000,000 for use in the construction phase of the airport connector system. The recommendation was approved on passage of Resolution No. 25452.

Waiver--Trans-Box Systems was the subject of a memo to the Board from the Director of Properties, recommending approval to waive the Port's right to prevent removal of certain carpeting in the event of any termination of the Trans-Box license agreement which will allow Trans-Box to lease

carpeting for installation of Building L-635. The recommendation was approved on passage of Resolution No. 25453.

Authority to Enter into an Agreement with Chevron for Continued Rental of Two Aircraft Refueling Trucks was the subject of a memo to the Board from the Director of Aviation, notifying the Board that Chevron has offered to rent two refueling trucks at $1.00 per year and it was recommended that the offer be accepted. It was noted that the Port purchased eight of the ten trucks and the rental agreement covers the last two trucks in the aircraft fleet. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

Sale of Business Park Site to PKA Properties was the subject of a memo to the Board from the Director of Properties, recommending approval to convey to PKA Properties, a 44,200 square foot site on Roland Way at a sales price of $3.50 per square foot for approximately $154,700. Included in the recommendation was review of the Negative Declaration with the finding of no significant effect on the environment and approval to enter the site under an interim license agreement to start construction prior to final conveyance. The recommendation was approved on passage of Resolution No. 25477 for environmental review and on an ordinance passed to print for the sale of property.

Jack London Square Parking Rates was the subject of a memo to the Board from the Director of Properties, notifying the Board that when the recent rate increase was put into effect, Parking Lot No. 12, a coin-operated lot, was not increased. It was recommended that the fee for unattended coin-operated parking lots be increased to $1.00 a day. The recommendation was approved on an ordinance passed to print.

Building Permit Application, Building Addition, Oakland Raiders Field House was the subject of a memo to the Board from the Port Environmental Planner, recommending approval for the construction of two wooden additions to the existing building to house a new locker room and a film laboratory. The estimated cost of the proposed work is $30,000. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 25478.

Rental Adjustment--KIQI was the subject of a memo to the Board from the Director of Properties, recommending approval to adjust the rental for the 13.9 acre transmitter site near the Bay Bridge Toll Plaza to $1,196.58 per month commencing May 1, 1979, which increase is provided for in the lease. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

License Agreement Renewal--KTVU was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement covering their office and television studio facilities in Building F-522 at a new monthly rental of $5,800. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

Agreement with PG&E for Installation of Natural Gas Line Along Pardee Drive was the subject of a memo to the Board from the Supervising Electrical and Mechanical Engineer, recommending approval of an agreement with PG&E for the installation of natural gas piping in the joint utilities trench of the Pardee Drive extension. The Port will pay PG&E $2,650.87 for the work and will be reimbursed when PG&E starts gas service to customers on Pardee Drive. The recommendation was approved on passage of Resolution No. 25454.

Agreement With PT&T for Sale of Telephone Conduit System Along Pardee Drive was the subject of a memo to the Board from the Supervising Electrical and Mechanical Engineer, recommending approval of an agreement with Pacific Telephone and Telegraph for the installation of an underground telephone conduit system for the Pardee Drive extension. PT&T will reimburse the Port $12,260.05, the actual cost of the conduit installation subject to PT&T inspecting the work and a one year guarantee. The recommendation was approved on passage of Resolution No. 25455.

Building Permit Application, Peter Kaldveer & Associates (PKA), Roland Way was the subject of a memo to the Board from the Port Environmental Planner, recommending approval for the construction of a one-story high concrete tilt-up structure of approximately 10,000 square feet with parking areas, peripheral fencing and associated landscaping. The work is consistent with the Airport Business Park standards and restrictions and is estimated to cost $400,000. The environmental document associated with the project was considered with the conveyance of the property which appeared earlier on the calendar. The recommendation was approved on passage of Resolution No. 25479.

Plans and Specifications, Dredging and Bankwork, Embarcadero Cove Marina was the subject of a memo to the Board from Supervising Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the preparation of the site for installation of berthing facilities. The area extends along the shoreline from the Livingston Street Pier to the Government Island causeway. The environmental impact report for the area was previously considered by the Board. The recommendation was approved on passage of Resolution No. 25456.

Award of Contract, Construction of Parking Lots, Embarcadero Cove Marina, North and Central Basins was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the seven bids received and recommending award of the contract to Gallagher and Burk, Inc., the low bidder at $160,089. The recommendation was approved on passage of Resolution No. 25457.

Award of Contract for Modifications to Jack London Square Area Lighting, Oakland, California was the subject of a memo to the Board from the Supervising Electrical and Mechanical Engineer, notifying the Board of the five bids received and recommending award of the contract to Cal-State Electric Company, the low bidder at $177,700. It was noted that the project had previously been bid with only one bid received which was deemed to be excessive. The project was reduced in scope with substantial savings realized. The recommendation was approved on passage of Resolution No. 25458.

Contract Completion, Landscape Improvements, Embarcadero Marina was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with Frank DeHerrera Jr. Landscape Company, for Phase I, be extended through April 27, 1979 and accepted as complete as of that date and Phase II be accepted as complete as of July 27, 1979, with a contract price of $24,010.13. The recommendation was approved on passage of Resolution No. 25459 for time extension and Resolution No. 25460 for accepting contract.

Contract Completion, Replacement of Compressor on No. 1 Chiller, Port of Oakland Administration Building was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with Aladdin Heating Corporation be accepted as complete as of May 8, 1979, with a contract price of $7,875.00. The recommendation was approved on passage of

Resolution No. 25461.

Change Order to Perform Emergency Redredging at Berths 2 and 3, Outer Harbor Terminal and Ninth Avenue Terminal was the subject of a memo to the Board from the Chief Engineer, notifying the Board that the berths at Ninth Avenue Terminal and Berths 2 and 3 of the Outer Harbor Terminal had silted to depths above the 35 foot below M.L.L.W. line which the Port is obligated to maintain and it was recommended that the Board ratify a change order in the amount of $35,741.09 to Peter Kiewit Sons' currently redredging at Berth 6. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Approval to Substitute Subcontractor for Berth 5 Wharf, Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending the approval for General Construction Company to substitute Bethlehem Steel for the listed reinforcing steel subcontractor for the Berth 5 Wharf contract as the original subcontractor, Judson Steel, was unable to perform the work. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Howard Terminal Relocation Payment was the subject of a memo to the Board from the Director of Properties, recommending approval for a relocation payment of up to $555 to C.J. and Linda Harrington in connection with the relocation of a 60-foot boat. The recommendation was approved on passage of Resolution No. 25480.

Agreement for Professional Inspection and Testing Services in Connection with Construction of Berth 5 Cranes was the subject of a memo to the Board from the Supervising Electrical and Mechanical Engineer, recommending approval to enter into an agreement with Testing Engineers for the welding inspection and other necessary field inspection services during

the construction of the new cranes. The firm will be compensated on a per hour basis plus direct non-salary expense with a maximum total compensation not to exceed $81,400 with certain additional work available at the discretion of the Executive Director. The recommendation was approved on passage of Resolution No. 25462.

Plans and Specifications, Demolition of Phoenix Iron Works Building, Inner Harbor was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the demolition of the vacant building located at Second and Castro Streets. The work is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 25463.

Award of Contract, Construction of Additional Yard Improvements, Berths 4 and 5, Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the five bids received and recommending award of the contract to Gallagher & Burk, Inc., the low bidder at $1,565,183.50. The recommendation was approved on passage of Resolution No. 25464.

Contract Completion, Army Base Security Fence was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with San Jose Steel Company be extended for Phase I through February 9, 1979 and accepted as complete as of that date, and for Phase II, extended through May 22, 1979, and accepted as complete as of that date with a total contract price of $42,084.80. The recommendation was approved on passage of Resolution No. 25465 for time extension and Resolution No. 25466 for accepting work.

Contract Completion, Demolition of Building B-101, Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with Ferma Corporation be accepted as complete as of May 29, 1979 with a contract price of $31,600. The recommendation was approved on passage of Resolution No. 25467.

Personnel Items contained in a memo to the Board from Employee Relations Officer, recommending the appointment of Christopher Pierce, David Nemcik, Kim Baughman, and Bobbie Brown as Youth Aide, Class "A", effective July 30, 1979, at $7.17 per hour; Donald Silva, Don Hardin, and Daryl Johnson, as Extra Position #1 (Semiskilled Laborer), effective July 30, 1979, at $1,222 per month; Ronnie L. Fong, as Jr. Civil Engineer, effective August 8, 1979, at $1,541, with a leave of absence until September 17, 1979; James Campbell, Bernard Dawkins, Porter McMillon, as Youth Aide, Class "B", effective July 26, 1979, at $5.62 per hour; Adrian Wolfberg, Gary Kirven, Mervin Smith, and George Lendway, as Youth Aide, Class "B", effective July 30, 1979, at $5.62 per hour; Phrederick Knight, as Youth Aide, Class "B", effective August 6, 1979, at $5.62 per hour; Ryuichiro Ishida, as Marine Commercial Representative V, effective August 13, 1979, at $2,199 per month; Charles Whiteside, as Port Personnel Analyst, effective July 24, 1979, at $1,546 per month; and Joan Bennett, as Legal Assistant, effective August 20, 1979, at $1193 per month. Also recommended was a pay increase for Electrical-Mechanical Engineer Lee Snowberg, to rate "d", at $2,381 per month in recognition of his professional registration by the State of California. Further recommended was the creation of three additional positions of Semiskilled Laborer, Class "B", and one exempt position of Management Assistant. Additionally recommended was the termination of CETA Airport Fueler Ronald D. Watts for cause. The recommendations were approved on passage of Resolution No. 25481 for salary

increase, Resolution No. 25482 for appointments, Resolution No. 25483 for leave of absence, Resolution No. 25484 for termination and on an ordinance passed to print for creation of positions.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of the Port Attorney and John Ablan, Commercial Representative IV, to Portland, Oregon, on or about August 7, 1979, to attend the PCAPA Annual Conference in Vancouver, Washington; the travel of John Cook, Electrical Mechanical Engineer, and Harold Scates, Principal Electrical Mechanical Engineer to Portland, Oregon, on or about August 17, 1979 to inspect crane collector systems at the Port of Portland; and the travel of Lorraine Li, Marine Commercial Representative II, to Seattle, Washington, on or about August 7, 1979, for trade promotion purposes. The recommendation was approved on passage of Resolution No. 25468.

Contract Completion, Radio Communications System was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, notifying the Board of the delays associated with acquiring the necessary license from the Federal Communications Commission, and of certain change orders issued. It was recommended that the contract be extended through March 15, 1979 and be accepted as complete as of that date with a contract price of $33,574.32. The recommendation was approved on passage of Resolution No. 25469 for time extension and Resolution No. 25470 for accepting contract.

Michael W. Carey, an Individual Doing Business Under the Firm Name and Style of Airline Services was the subject of a letter to the Board from the Port Attorney, notifying the Board that the tenant has terminated his agreement with the Port and currently is indebted to the Port in the sum of $829.20 for past rent and services. The premises were vacated and a deposit of $100 was left with the Port. It was recommended that the Port Attorney be

authorized to file an action and recover all sums due the Port and to take such actions in such proceedings as he deems advisable. The recommendation was approved on passage of Resolution No. 25471.

Claim of Pacific Telephone & Telegraph Co. was the subject of a letter to the Board from the Port Attorney, notifying the Board of the claim in the amount of $450.00 for alleged damages done by a Port contractor doing work at the Seventh Street Terminal. As the claim is not a proper charge against the Port, it was recommended that the claim be rejected. The recommendation was approved on passage of Resolution No. 25472.

Uncollectible Accounts was the subject of a letter to the Board from the Port Attorney, notifying the Board of 23 accounts totaling $27,336.86 that are deemed to be uncollectible and it was recommended that they be written off the Port's books. The recommendation was approved on passage of Resolution No. 25473.

Claim of Norman C. Bayley was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim in the amount of $600.00 for alleged damages occurring to his airplane at the North Field. As the claim is not a proper charge against the Port, it was recommended that the claim be rejected. The recommendation was approved on passage of Resolution No. 25474.

Claim of Hertz Corporation was the subject of a letter to the Board from the Port Attorney, notifying the Board of certain damages done to two Hertz Automobiles when struck by a drive wheel which separated from a Port Grader. The Port's insurance carrier has investigated the claim and paid Hertz the sum of $2,262.13. It was recommended that the Board approve a $250.00 deductible sum for property damage and reimburse Zurich Insurance Company. The recommendation was approved on passage of Resolution No. 25475.

The following reports were noted and ordered filed:

Report of the Port Attorney on Litigation Matters.

Status of Construction Contracts in Progress as of August 1, 1979.

Status of Consultant Contracts in Progress as of August 1, 1979.

Summary of Cash - Port Revenue and Construction Funds as of July 30, 1979.

Summary of Claims Paid from Various Funds for the Period July 10 through July 30, 1979.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Connolly, Eng, Rodriguez and President Berkley - 4
Noes:	None
Absent:	Commissioners Gainor, Smith and Soda - 3

"RESOLUTION NO. 25448
FINDING AND DETERMINING THAT IT IS IN THE BEST INTERESTS OF THE PORT TO PERFORM CERTAIN WORK WITHOUT COMPETITIVE BIDDING AND AUTHORIZING THE PERFORMANCE THEREOF."

"RESOLUTION NO. 25449
APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF EXECUTIVE TERMINAL, BUILDING L-550, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25450
AUTHORIZING EXECUTION OF AGREEMENT WITH RATCLIFF ARCHITECTS."

"RESOLUTION NO. 25451
AUTHORIZING THE FILING OF AN APPLICATIOIN FOR PRELIMINARY DESIGN AND ENGINEERING FUNDING WITH THE STATE OF CALIFORNIA, DEPARTMENT OF TRANSPORTATION."

"RESOLUTION NO. 25452
AUTHORIZING THE FILING OF AN APPLICATION FOR CONSTRUCTION FUNDING WITH THE STATE OF CALIFORNIA, DEPARTMENT OF TRANSPORTATION."

"RESOLUTION NO. 25453
CONSENTING TO INSTALLATION OF CERTAIN IMPROVEMENTS BY TRANS-BOX SYSTEMS, INC. WAIVING VESTING OF TITLE TO SAME AND AUTHORIZING EXECUTION OF WAIVER AGREEMENT."

"RESOLUTION NO. 25454
AUTHORIZING EXECUTION OF GAS MAIN EXTENSION AGREEMENT WITH PACIFIC GAS AND ELECTRIC COMPANY."

"RESOLUTION NO. 25455
AUTHORIZING EXECUTION OF LETTER AGREEMENT WITH THE PACIFIC TELEPHONE AND TELEGRAPH COMPANY."

"RESOLUTION NO. 25456
APPROVING PLANS AND SPECIFICATIONS FOR DREDGING AND BANKWORK, EMBARCADERO COVE MARINA, SOUTH BASIN, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREOF."

"RESOLUTION NO. 25457
AWARDING CONTRACT TO GALLAGHER & BURK, INC. FOR CONSTRUCTION OF PARKING LOTS, EMBARCADERO COVE MARINA, NORTH AND CENTRAL BASINS, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTIOIN NO. 25458
AWARDING CONTRACT TO CAL-STATE ELECTRIC CO. FOR MODIFICATION TO JACK LONDON SQUARE AREA LIGHTING, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS: AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25459
EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH FRANK DE HERRERA JR. LANDSCAPE COMPANY."

"RESOLUTION NO. 25460
ACCEPTING WORK PERFORMED BY FRANK DE HERRERA JR. LANDSCAPE COMPANY AND AUTHORIZING RECORDATION OF NOTICE TO COMPLETION."

"RESOLUTION NO. 25461
ACCEPTING WORK PERFORMED BY ALADDIN HEATING CORPORATION AND AUTHORIZING RECORDATION OF NOTICE COMPLETION."

"RESOLUTION NO. 25462
FINDING AND DETERMINING THAT A PROPOSED AGREEMENT WITH TESTING ENGINEERS, INCORPORATED FOR INSPECTION AND TESTING SERVICES CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES AND MAY BE MADE WITHOUT COMPETITIVE BIDDING; AND AUTHORIZING THE NEGOTIATION OF SAID AGREEMENT."

"RESOLUTION NO. 25463
APPROVING PLANS AND SPECIFICATIONS FOR DEMOLITION OF PHOENIX IRON WORKS BUILDING, INNER HARBOR, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25464
AWARDING CONTRACT TO GALLAGHER & BURK, INC. FOR CONSTRUCTION OF ADDITIONAL YARD IMPROVEMENTS, BERTHS 4 AND 5, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25465
EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH SAN JOSE STEEL COMPANY, INC."

"RESOLUTION NO. 25466
ACCEPTING WORK PERFORMED BY SAN JOSE STEEL COMPANY, INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25467
ACCEPTING WORK PERFORMED BY FERMA CORPORATION."

"RESOLUTION NO. 25468
AUTHORIZING CERTAIN TRAVEL."

"RESOLUTION NO. 25469
EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH MOTOROLA, INC."

"RESOLUTION NO. 25470
ACCEPTING WORK PERFORMED BY MOTOROLA, INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25471
AUTHORIZING FILING OF ACTION AGAINST MICHAEL CAREY."

"RESOLUTION NO. 25472
REJECTING CLAIM OF PACIFIC TELEPHONE & TELEGRAPH CO."

"RESOLUTION NO. 25473
FINDING CERTAIN ACCOUNTS RECEIVABLE TO BE UNCOLLECTIBLE AND AUTHORIZING AND DIRECTING THE DIRECTOR OF FISCAL AFFAIRS, PORT DEPARTMENT, TO WRITE OFF THE SAME FROM THE BOOKS OF THE PORT."

"RESOLUTION NO. 25474
REJECTING CLAIM OF NORMAN C. BAYLEY."

"RESOLUTION NO. 25475
MAKING APPROPRIATION TO REIMBURSE ZURICH INSURANCE COMPANY."

"RESOLUTION NO. 25476
AUTHORIZING PORT ATTORNEY TO RESPOND TO PETITION FOR WRIT OF MANDATE."

"RESOLUTION NO. 25477
CERTIFYING REVIEW AND CONSIDERATION OF NEGATIVE DELCARATION, MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH, AND AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH PKA PROPERTIES."

"RESOLUTION NO. 25478
GRANTING OAKLAND-ALAMEDA COUNTRY COLISEUM, INC. PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25479
GRANTING PETER KALDVEER & ASSOCIATES PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25480
APPROVING AND AUTHORIZING RELOCATION PAYMENTS TO C. J. AND LINDA HARRINGTON."

"RESOLUTION NO. 25481
ASSIGNING LEE SNOWBERG, ELECTRICAL-MECHANICAL ENGINEER, TO SCHEDULE 56, RATE "D", AS FIXED BY PORT ORDINANCE NO. 867."

"RESOLUTION NO. 25482
CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25483
GRANTING LEAVE OF ABSENCE TO RONNIE L. FONG."

"RESOLUTION NO. 25484
TERMINATING APPOINTMENT OF RONALD D. WATTS."

"RESOLUTION NO. 25485
AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 25486
AUTHORIZING FILING OF APPLICATION WITH UNITED STATES OF AMERICA, GENERAL SERVICES ADMINISTRATION."

Port Ordinance No. 2236 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 1332 REQUIRING A PERMIT FOR THE FILLING OF WATER AREAS IN AND THE EXTRACTION OF SUBMERGED MATERIALS FROM THE PORT AREA," and Port Ordinance No. 2237 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 2083 ESTABLISHING RULES AND REGULATIONS FOR THE ISSUANCE OF BUILDING PERMITS IN THE PORT AREA,"

and Port Ordinance No. 2238 being," AN ORDINANCE AMENDING SECTION 5.03 OF PORT ORDINANCE NO. 867, CREATING ONE ADDITIONAL POSITION OF SENIOR SECRETARY.", were read a second time and passed to print by the following vote:

Ayes: Commissioners Connolly, Eng, Rodriguez and President Berkley - 4

Noes: None

Absent: Commissioners Gainor, Smith and Soda - 3

Port Ordinance No. _____ being, "AN ORDINANCE APPROVING AN AGREEMENT FOR PURCHASE OF CERTAIN REAL PROPERTY LOCATED ON THE WESTERLY SIDE OF EDGEWATER DRIVE WITH RITCHIE AND RITCHIE DEVELOPMENT CO. AND AUTHORIZING THE EXECUTION THEREOF," and Port Ordinance No. _____ being,"AN ORDINANCE APPROVING AN AGREEMENT FOR PURCHASE OF CERTAIN REAL PROPERTY LOCATED IN THE AIRPORT BUSINESS PARK WITH PKA PROPERTIES AND AUTHORIZING THE EXECUTION THEREOF," and Port Ordinance No. _____ being,"AN ORDINANCE AUTHORIZING THE EXECUTION OF A LEASE WITH SAN FRANCISCO WIRELESS TALKING MACHINE COMPANY," and Port Ordinance No._____ being," AN ORDINANCE ESTABLISHING A REVISED PARKING RATE FOR CERTAIN PUBLIC PARKING LOTS IN JACK LONDON SQUARE," and Port Ordinance No._____ being," AN ORDINANCE AMENDING CERTAIN SECTIONS OF, AND ADDING CERTAIN SECTIONS TO, PORT ORDINANCE NO. 867 ADOPTING NEW SALARY SCHEDULE 69.1, CREATING ONE POSITION OF MANAGEMENT ASSISTANT AND THREE ADDITIONAL POSITIONS OF SEMISKILLED LABORER, CLASS "B"," and Port Ordinance No._____ being, "AN ORDINANCE AUTHORIZING EXECUTION OF AGREEMENT WITH KING PROPERTIES PROVIDING FOR THE ACQUISITION OF CERTAIN REAL PROPERTY LOCATED ON THE SOUTH SIDE OF PARDEE DRIVE, MAKING AN APPROPRIATION THEREFOR AND FINDING CERTAIN FACTS IN CONNECTION THEREWITH," were read a first time and passed to print by the following vote:

Ayes: Commissioners Connolly, Eng, Rodriguez and President Berkley - 4

Noes: None

Absent: Commissioners Gainor, Smith and Soda - 3

At the hour of 2:40 p.m., the Board entered into executive session on meet and confer matters and reconvened in open session at the hour of 4:00 p.m.

President Berkley appointed the following committees to serve during his term: Aviation - Chairman: Henry Rodriguez, Members: Norvel Smith and H. Boyd Gainor. Maritime - Chairman: Norvel Smith, Members: Herbert Eng and Y. Charles Soda. Real Estate - Chairman: Ted Connolly, Members: Henry Rodriguez and Herbert Eng. Public Affairs - Chairman: Y. Charles Soda, Members: Henry Rodriguez and Ted Connolly. Hotel - Chairman: Ted Connolly, Members: Y. Charles Soda and Henry Rodriguez. Also noted was the Executive Committee consisting of the three Officers of the Board.

At the hour of 4:05 p.m. the meeting was adjourned until 12:00 noon, August 8, 1979 in the office of the Board.

* *

The meeting scheduled for August 8, 1979 at the hour of 12:00 noon was adjourned by the Secretary of the Board to August 9, 1979 at the hour of 12:00 noon due to the absence of all the members of the Board.

* *

The meeting scheduled for August 9, 1979 at the hour of 12:00 noon was adjourned by the Secretary of the Board to August 10, 1979 at the hour of 12:00 noon due to the absence of all the members of the Board.

* *

The meeting scheduled for August 10, 1979 at the hour of 12:00 noon was adjourned by the Secretary of the Board to August 13, 1979 at the hour of 12:00 noon due to the absence of all the members of the Board.

* *

The meeting scheduled for August 13, 1979 at the hour of 12:00 noon was adjourned by the Secretary of the Board to August 14, 1979 at the hour of 12:00 noon due to the absence of all the members of the Board.

* *

The meeting scheduled for August 14, 1979 at the hour of 12:00 noon was adjourned by the Secretary of the Board to August 15, 1979 at the hour of 12:00 noon due to the absence of all the members of the Board.

* *

The meeting scheduled for August 15, 1979 at the hour of 12:00 noon was adjourned by the Secretary of the Board to August 16, 1979 at the hour of 12:00 noon due to the absence of all the members of the Board.

* *

The meeting scheduled for August 16, 1979 at the hour of 12:00 noon was adjourned by the Secretary of the Board to August 17, 1979 at the hour of 12:00 noon due to the absence of all the members of the Board.

* *

The meeting scheduled for August 17, 1979 at the hour of 12:00 noon was adjourned by the Secretary of the Board due to the absence of all the members of the Board.

Secretary

August 10, 1979
August 13, 1979
August 14, 1979
August 15, 1979
August 16, 1979
August 17, 1979

BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The meeting was held on Tuesday, August 21, 1979 at the hour of 2:17 p.m., in the office of the Board, Room 376, 66 Jack London Square, President Berkley presiding, due written notice having been given to members of the Board.

Commissioners present: Connolly, Eng, Gainor, Rodriguez, Smith and President Berkley - 6

Commissioners absent: Soda - 1

Also present were the Executive Director; Assistant to the Executive Director; Port Attorney; Assistant Port Attorney; Director of Maritime Activities; Director of Properties; Airport Manager; Manager, General Aviation; and Secretary of the Board.

Visitors attending the meeting included Mr. Russel Kalis and Mr. William Landers, representing Star Airline Catering and Attorney Laurence P. Corbett, the Port's labor relations consultant.

Assignment of Merriott Lease was the subject of a memo to the Board from the Director of Properties, notifying the Board that Marriott Corporation has reached agreement with Star Catering Company for the sale of its Oakland Airport kitchen facilities and leasehold interest and for the assignment of Marriott's lease with the Port. It was recommended that the Board approve the assignment of the lease for airline catering to Star Catering Company. The recommendation was approved on passage of Resolution No. 25489.

BOARD OF PORT COMMISSIONERS
MEETING OF SEP 18 1979
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

Authorization to Execute UMTA Section 3 Grant was the subject of a memo to the Board from the Executive Director, recommending approval to accept an UMTA Section 3 Grant of $640,000 for the Preliminary Design and Engineering of the Oakland Airport Transit Connector System. It was noted that this is the second grant received for the project and requires a local contribution of $160,000. This grant will fund the remainder of the Preliminary Design and Engineering Study. The recommendation was approved on passage of Resolution No. 25490.

Plans and Specifications for Construction of Parking Lot and Site Improvements for Executive Terminal, Building L-550 was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the construction of the parking lot, walkways, landscaping, fencing and site utilities for the Executive Terminal Building. The environmental review document has previously been reviewed by the Board. The recommendation was approved on passage of Resolution No. 25491.

Award of Contract, Construction of Channel and Water Quality Control Improvements at Pumphouse No. 4 was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the one bid received and recommending award of the contract to James L. Ferry & Son, Inc., the low bidder in the amount of $41,000.00. The recommendation was approved on passage of Resolution No. 25492.

Agreement for Assignment of Exxon's Airport Fuel Tank Lease to PSA was the subject of a memo to the Board from the Director of Aviation, recommending approval for the assignment of Exxon's fuel tank leasehold to PSA as previously discussed by the Board. Additional conditions include the Port being furnished fully executed copies of the assignment agreement; PSA's

execution of a first supplemental agreement with the Port for certain conditions relative to the leasehold, in accordance with the Board's prior policy approval; and supplemental into-plane agreement between the Port and Exxon to permit the Port to remain as agent for other Exxon customers. It was also noted that the Port was releasing Exxon from future obligations and liabilities under the lease following the assignment. The recommendation was approved on passage of Resolution No. 25493.

License Agreement--Hertz was the subject of a memo to the Board from the Director of Properties, recommending approval of a new agreement to cover 1,057 square feet of second floor office space in Building M-102, for a new total monthly rental of $782.18. The recommendation for approved on a motion by Commissioner Gainor, seconded and passed unanimously.

Change in Ownership--Pewter House was the subject of a memo to the Board from the Director of Properties, notifying the Board of a change in ownership for the operation of Ace McMurphy's restuarant on the Embarcadero and recommending consent to the change from Pewter House Corporation to McMurphy's Food Corporation. The recommendation was approved on passage of Resolution No. 25494.

Southern Pacific Pipe Lines Easements and Agreements was the subject of a memo to the Board from the Director of Properties, notifying the Board that certain changes must be made to the Southern Pacific Pipe Lines system in the Outer Harbor area which now conflicts with the development of the new container terminal. Agreement has been reached to relocate the manifold to a new location at Seventh and Ferry Street with provisions to serve Ashland Oil Company. The agreement does not involve monetary payments, but grants to Southern Pacific Pipe Lines by the Port of certain easement areas in the Outer Harbor and at the Airport, and the waiver by the Port of

various payments due the Port by Southern Pacific Pipe Lines in connection with its facilities at the Outer Harbor and at the Airport. It was recommended that approval in principle be given to the relocation of the line which also includes issuing a right of entry to Southern Pacific Pipe Lines for the new manifold site at Seventh and Ferry Streets; conveying to Southern Pacific Pipe Lines a permanent easement for the new manifold location at Seventh and Ferry Streets; conveying to Southern Pacific Pipe Lines a non-exclusive easement for its airport metering station; revising the Southern Pacific Pipe Lines onshore pipeline agreement to add a self-insurance provision; waiving uncollected charges due from Southern Pacific Pipe Lines for its facilities, estimated at $5,126 in the Outer Harbor area and $15,984 at the Airport; and accepting from Southern Pacific Pipe Lines title to pipelines in Ferry Street connecting with the new manifold. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

Plans and Specifications for Construction of Longshoremen's Building B-323, Berth 5 was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the construction of a two-story wood-frame building. The environmental document associated with the project has previously been approved by the Board. The recommendation was approved on passage of Resolution No. 25495.

Contract Completion, Dredging of Berth 6, Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with Peter Kewit Sons' Co. be accepted as complete as of August 3, 1979, with a contract price as $195,566.08. The recommendation was approved on passage of Resolution No. 25496.

Port of Oakland Tariff No.2, Increase in Dockage was the subject of a memo to the Board from the General Manager of Marine Terminals recommending approval to increase dockage rates on vessels engaged in inland waterway trade, fishing boats and nonoperative vessels by 7 1/2%. The increase will be effective October 5, 1979. The recommendation was approved on an ordinance passed to print.

Approval of Eleventh Supplemental Agreement with Sea-Land was the subject of a memo to the Board from the General Manager of Marine Terminals, recommending approval of the agreement which provides that Sea-Land is no longer olbigated for the liability, operation, maintenance and insurance for Crane No. 1 which will be assumed by the operator of Berth 6. The recommendation was approved on passage of Resolution No. 25497.

Furnish, Install and Remove Decorative Lighting of Trees and Decorations, Jack London Square was the subject of a memo to the Board from Principal Electrical-Mechanical Engineer, recommending approval of the holiday decorations for Jack London Square which include a 50 foot Christmas tree at the foot of Broadway; decorative lights on trees and parking lot light poles; a lighted sign on the Port of Oakland building; decorative lights on the ship mast; and tree lighting ceremony preparation. It was noted that with the new method of charging for overhead costs the total for all the work and purchases will be $93,000.00. After discussion, the recommendation was approved on a motion by Commissioner Connolly, seconded and passed on the following vote: Ayes: Commissioners Connolly, Eng, Gainor, Rodriguez and President Berkley - 5; Noes: Commissioner Smith - 1; Absent: Commissioner Soda - 1.

Personnel Items contained in a memo to the Board from the Employee Relations Officer, recommended the appointment of Sheila McManus, as

Management Assistant, effective August 22, 1979, at $1,982.00 per month; Barry Wong, as Airport Serviceman, effective August 10, 1979, at $1,604.00 per month; David W. Comport, as Youth Aide, Class "A", effective August 13, 1979, at $7.17 per hour; Earnestine Brown, as Youth Aide Class "B", effective August 10, 1979, at $5.62 per hour; Carol E. Young, as Reception Dispatch Clerk, effective August 13, 1979, at $966.00 per month; Tommie L. Sashington, as Airport Serviceman, effective August 6, 1979, at $1,604.00 per month; Donald Silva, Don Hardin, and Daryl Johnson, as Semiskilled Laborer, Class "B", effective August 22, 1979, at $1,222.00 per month; Cynthia J. Watson, as Reservation Clerk, effective August 22, 1979, at $927.00 per month; and Marie Cook, as Youth Aide, Class "A", effective August 20, 1979, at $7.17 per hour. Also recommended was a salary increase for Senior Drafting Technician, Ed Lee, to rate "d" in recognition of extra duties being performed. Further recommended was the creation of two additional positions of Intermediate Drafting Techinicans and one additional position of Reception Dispatch Clerk. Additionally recommended was a military leave of absence for John Lambert, Assistant Chief Engineer, for 10 working days and for Sheila McManus, a leave of absence from her classified position of Airport Business Assistant to accept the appointment to the exempt position of Management Assistant. The recommendations were approved on passage of Resolution No. 25498 for salary increase; Resolution No. 25499 for McManus leave; Resolution No.25500 for Lambert leave; and Resolution No. 25501 for appointments; and on an ordinance passed to print for creation of positions.

Report of Sale of Surplus Metal Building was the subject of a memo to the Board from the Manager, Purchasing Department, notifying the Board that a surplus metal building was sold for $1.00 plus removal from the site. The information was noted and ordered filed.

Claim of Mrs. Effie Johnson was the subject of a letter to the Board from the Port Attorney, notifying the Board of the claim in the sum of $3,608.00 for alleged injuries occurring at the Airport. As the claim is not a proper charge against the Port, it was recommended that the claim be rejected. The recommendation was approved on passage of Resolution No. 25502.

Amendment of California Labor Code Section 3700 Regarding Workers' Compensation of Employees Sustaining Injuries was the subject of a letter to the Board from the Port Attorney notifying the Board of certain changes in the California Labor Code concerning payment of compensation for employees sustaining injuries arising out of and in the course of employment. It was recommended that the Board authorize self-insured status for the Port for workers' compensation liabilities, authorize the Port Attorney to file the Application for a Certificate of Consent to Self-insure and authorize the Port Attorney to act for the Board with respect to its self-insurance program. It was noted that the action would bring the Port into compliance with the Labor Code. The recommendation was approved on passage of Resolution No. 25503.

The following reports were noted and order filed:

Summary of Cash - Port Revenue and Construction Funds as of August 13, 1979.

Summary of Cash and Accounts Receivable Port Revenue Fund 801 as of July, 1979.

Accounts Receivable - 35 Days or More in Arrears as of August 15, 1979.

Accounts Receivable - Referred to Port Attorney, as of August 15, 1979.

Summary of Claims Paid from Various Funds for the Period July 31, 1979 through August 14, 1979.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Connolly, Eng, Gainor, Rodriguez, Smith and President Berkley - 6
Noes:	None
Absent:	Commissioner Soda - 1

"RESOLUTION NO. 25489

RESOLUTION CONSENTING TO ASSIGNMENT OF LEASE WITH MARRIOTT CORPORATION TO STAR CATERING COMPANY."

"RESOLUTION NO. 25490

RESOLUTION ACCEPTING GRANT OFFER OF THE UNITED STATES OF AMERICA AND AUTHORIZING EXECUTION OF CAPITAL GRANT CONTRACT WITH THE URBAN MASS TRANSPORTATION ADMINISTRATION UNDER PROJECT NO. CA-03-0184."

"RESOLUTION NO. 25491

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF PARKING LOT AND SITE IMPROVEMENTS FOR EXECUTIVE TERMINAL, BUILDING L-550, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25492

RESOLUTION AWARDING CONTRACT TO JAMES L. PERRY & SON, INC. FOR CONSTRUCTION OF CHANNEL AND WATER QUALITY CONTROL IMPROVEMENTS AT PUMPHOUSE NO. 4, SOUTH FIELD, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA (AIRPORT DEVELOPMENT AID PROGRAM 6-06-0170-07) AND FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH."

"RESOLUTION NO. 25493

RESOLUTION CONSENTING TO ASSIGNMENT OF LEASE AND LICENSE AND CONCESSION AGREEMENT FROM EXXON CORPORATION TO PACIFIC SOUTHWEST AIRLINES."

"RESOLUTION NO. 25494

RESOLUTION CONSENTING TO ASSIGNMENT OF THE STEAK DOCK RESTAURANT LEASE FROM PEWTER HOUSE CORP. TO DENNIS ORTIZ."

"RESOLUTION NO. 25495

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF LONGSHOREMEN'S BUILDING B-323, BERTH 5, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25496

RESOLUTION ACCEPTING WORK PERFORMED BY PETER KIEWIT SONS' CO. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25497

RESOLUTION AUTHORIZING EXECUTION OF ELEVENTH SUPPLEMENTAL AGREEMENT WITH SEA-LAND SERVICE, INC."

"RESOLUTION NO. 25498

RESOLUTION ASSIGNING EDISON L. LEE, SENIOR DRAFTING TECHICIAN, TO SCHEDULE 54.5, RATE "D", AS FIXED BY PORT ORDINANCE NO. 867."

"RESOLUTION NO. 25499

RESOLUTION GRANTING LEAVE OF ABSENCE TO SHEILA McMANUS FROM POSITION OF AIRPORT BUSINESS ASSISTANT."

"RESOLUTION NO. 25500

RESOLUTION RATIFYING GRANTING OF MILITARY LEAVE OF ABSENCE TO JOHN L. LAMBERT, ASSISTANT CHIEF ENGINEER."

"RESOLUTION NO. 25501

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25502

RESOLUTION REJECTING CLAIM OF MRS. EFFIE JOHNSON."

"RESOLUTION NO. 25503

RESOLUTION AUTHORIZING SELF-INSURED STATUS FOR WORKERS' COMPENSATION LIABILITIES, AUTHORIZING FILING OF APPLICATION FOR CERTIFICATE OF CONSENT TO SELF-INSURE, AND AUTHORIZING THE PORT ATTORNEY TO ACT ON BEHALF OF THE BOARD WITH RESPECT TO SELF-INSURANCE PROGRAM."

"RESOLUTION NO. 25504

RESOLUTION GRANTING NAV-STAR AVIONICS PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25505

RESOLUTION AUTHORIZING EXECUTION OF LICENSE AND CONCESSION AGREEMENT WITH RALPH WITH, AN INDIVIDUAL DOING BUSINESS UNDER THE FIRM NAME AND STYLE OF OAKLAND INTERNATIONAL WAREHOUSE."

Port Ordinance No. 2240 being, "AN ORDINANCE APPROVING AN AGREEMENT FOR PURCHASE OF CERTAIN REAL PROPERTY LOCATED IN THE AIRPORT BUSINESS PARK WITH PKA PROPERTIES AND AUTHORIZING THE EXECUTION THEREOF," and Port Ordinance No. 2241 being, "AN ORDINANCE AMENDING CERTAIN SECTIONS OF, AND ADDING CERTAIN SECTIONS TO, PORT ORDINANCE NO. 867 ADOPTING NEW SALARY SCHEDULE 69.1, CREATING ONE POSITION OF MANAGEMENT ASSISTANT AND THREE ADDITIONAL POSITIONS OF SEMISKILLED LABORER, CLASS "B"," and Port Ordinance No. 2242 being, "AN ORDINANCE ESTABLISHING A REVISED PARKING RATE FOR CERTAIN PUBLIC PARKING LOTS IN JACK LONDON SQUARE," and Port Ordinance No. 2243 being, "AN ORDINANCE AUTHORIZING EXECUTION OF AGREEMENT WITH KING PROPERTIES PROVIDING FOR THE ACQUISITION OF CERTAIN REAL PROPERTY LOCATED ON THE SOUTH SIDE OF PARDEE DRIVE, MAKING AN APPROPRIATION THEREFOR AND FINDING CERTAIN FACTS IN CONNECTION THEREWITH," and Port Ordinance No. 2244 being, "AN ORDINANCE APPROVING AN AGREEMENT FOR PURCHASE OF CERTAIN REAL PROPERTY LOCATED ON THE WESTERLY SIDE OF EDGEWATER DRIVE WITH RITCHIE & RITCHIE DEVELOPMENT CO. AND AUTHORIZING THE EXECUTION THEREOF," were read a second time and passed to print by the following vote:

Ayes:	Commissioners Connolly, Eng, Gainor, Rodriguez, Smith and President Berkley - 6
Noes:	None
Absent:	Commissioner Soda - 1

Port Ordinance No._____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO DOCKAGE AND WHARFAGE RATES," and Port Ordinance

No._____ being, "AN ORDINANCE AMENDING CERTAIN SECTIONS OF PORT ORDINANCE NO. 867 CREATING TWO ADDITIONAL POSITIONS OF INTERMEDIATE DRAFTING TECHNICIAN AND ONE ADDITIONAL POSITION OF RECEPTION DISPATCH CLERK," were read a first time and passed to print by the following vote:

Ayes: Commissioners Connolly, Eng, Gainor, Rodriguez, Smith and President Berkley - 6

Noes: None

Absent: Commissioner Soda - 1

At the hour of 2:35 p.m. the Board entered into Executive Session on Meet and Confer matters and reconvened in open session at the hour of 3:30 p.m. at which time the meeting was adjourned until Tuesday, August 28, 1979 at the hour of 2:00 p.m.

* *

The meeting was reconvened on Tuesday, August 28, 1979 in the office of the Board, Room 376, 66 Jack London Square, President Berkley presiding.

Commissioners present: Connolly, Eng, Rodriguez, Soda and President Berkley - 5

Commissioners absent: Gainor and Smith - 2

Also present were the Executive Director; Deputy Executive Director; Assistant to the Executive Director; Port Attorney; and Secretary of the Board.

The following ordinance was introduced and passed to print by the following vote:

Ayes:	Commissioners Connolly, Eng, Rodriguez, Soda and President Berkley - 5
Noes:	None
Absent:	Commissioners Gainor and Smith - 2

Port Ordinance No. _____ being, "AN ORDINANCE ADDING SECTION 1.74 TO PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT."

At the hour of 2:14 p.m. the Board entered into Executive Session on legal matters and reconvened in open session at the hour of 2:45 p.m.

The following resolution was introduced and passed separately on the following vote:

Ayes:	Commissioners Connolly, Eng, Rodriguez, Soda and President Berkley - 5
Noes:	None
Absent:	Commissioners Gainor and Smith - 2

"RESOLUTION NO. 25506

RATIFYING EXECUTION OF AGREEMENT WITH SOUTHERN TRANSPORTATION COMPANY AND DISMISSAL OF COMPLAINT AGAINST THE UNITED STATES OF AMERICA AND OTHER DEFENDANTS."

At the hour of 2:50 p.m. the meeting was adjourned on a motion duly made and seconded.

Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The meeting was held on Tuesday, September 4, 1979, at the hour of 2:10 p.m. in the office of the Board, Room 376 , 66 Jack London Square, President Berkley presiding, due written notice having been given to members of the Board.

Commissioners present: Connolly, Eng, Rodriguez, Smith and President Berkley - 5

Commissioners absent: Gainor and Soda - 2

Also present were the Executive Director; Assistant to the Executive Director; Port Attorney; Chief Engineer; Assistant Chief Engineer; Director of Properties; Director of Aviation; Director of Maritime Activities; Director of Public Relations and Advertising; and Secretary of the Board.

The minutes of the regular meeting of August 7, 1979; adjourned regular meeting of August 8, 1979; adjourned regular meeting of August 9, 1979; adjourned regular meeting of August 10, 1979; adjourned regular meeting of August 13, 1979; adjourned regular meeting of August 14, 1979; adjourned regular meeting of August 15, 1979; adjourned regular meeting August 16, 1979; and adjourned regular meeting of August 17, 1979 were approved as submitted and ordered filed.

Plans and Specifications for Grading for Runway 11 Glide Slope & Midfield RVR was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the construction of fill and improvements, including

BOARD OF PORT COMMISSIONERS
MEETING OF SEP 18 1979
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

grading, drainage facilities, erosion control and miscellaneous site work on Runway 11/29. The project will receive financial assistance from the Federal Aviation Administration and the FAA has approved the plans and specifications. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 25507.

Contract Completion, Demolition of Buildings was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with Abdo S. Allen Company be extended through August 17, 1979 and accepted as complete as of that date with the contract price of $625.00 paid by the Contractor to the Port. The recommendation was approved on passage of Resolution No. 25513 for time extension and Resolution No. 25514 for accepting work.

Fee Increase Under Port Ordinance No. 1149 was the subject of a memo to the Board from the Manager, General Aviation, recommending approval to establish certain fees for the parking of aircraft on unpaved, unimproved areas when sufficient improved space is not available. The recommended fee is $30.00 per month for Tail In space and $40.00 per month for Taxi In space. The recommendation was approved on an ordinance passed to print.

Jack London Village Sublease was the subject of a memo to the Board from the Director of Properties, recommending approval for Jacqueline Colt and Robert Downing to operate a retail adult game and toy store in the Village. The recommendation was approved on passage of Resolution No. 25524.

Certification of FEIR for Department of Boating and Waterways Loan, Embarcadero Cove Marina, Phase V was the subject of a memo to the Board from the Chief Engineer, notifying the Board that the draft report has been prepared and distributed and it was recommended the Board certify review of the final environmental impact report with certain environmental impacts

associated with the proposed project deemed to be insignificant. The recommendation was approved on passage of Resolution No. 25515.

Right of Entry--Doolittle Drive was the subject of a memo to the Board from the Director of Properties, recommending approval to a one-year extension of term for the right of entry to the City of Oakland and the State of California in connection with the Doolittle Drive widening project which is within the Galbraith Golf Course premises and other Port property. The recommendation was approved on passage of Resolution No. 25516.

American President Lines Home-Port Designation was the subject of a memo to the Board from the Executive Director, notifying the Board that American President Lines, Ltd. will designate Oakland as the home port for all of the ships in its fleet. It is recommended the Board approve by resolution this commitment and decision and express appreciation for American President Line's recognition to the City and the Port of Oakland. The recommendation was approved on passage of Resolution No. 25530.

Plans and Specifications, Demolition of Buildings B-402 and B-404 and Slab and Foundation from Previously Demolished Building B-403 was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the work to improve Berth 10 to accommodate additional container space and to strengthen the pavement. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 25508.

Contract Completion Gatehouse B-211, Berth 6, Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with S. P. V. Construction, Inc. be extended through July 26, 1979 and accepted as complete as of that date

with a contract price of $233,097.36. The recommendation was approved on passage of Resolution No. 25517 for time extension and Resolution No. 25518 for accepting contract.

Early Termination of Gilflex Lease was the subject of a memo to the Board from the Director of Properties, recommending approval for the termination and cancellation of the Gilflex lease effective August 6, 1979. The site is part of the new Howard Container Terminal and is being used for the storage of fill. The recommendation was approved on passage of Resolution No. 25509.

Howard Terminal Railway was the subject of a memo to the Board from the Manager, Customer Service, recommending approval to change the name from Howard Terminal Railway to Port of Oakland Railway for the small switching line acquired with the purchase of Howard Terminals. Additionally recommended was the 7% increase in charges for the switching services. The recommendation was approved on passage of Resolution No. 25519.

Engineering Services for Construction of New Concrete Wharf, Charles P. Howard Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending approval of an agreement with Santa Fe-Jordan/Avent for the design and preparation of plans, specifications and cost estimates for the new concrete wharf, including crane rails and other related work. The firm will be reimbursed for direct salaries plus fringe benefits and overhead costs; direct reimbursable expenses; a fixed fee of $46,000 with a maximum payment of $428,000, with certain additional work available at the discretion of the Executive Director. The recommendation was approved on passage of Resolution No. 25520.

Personnel Items contained in a memo to the Board from the Port Employee Relations Officer, recommended the appointment of Henry P. Inocencio, as Automotive Serviceman, effective August 22, 1979, at $1163 per month; Willard H. Stillwell and Oran Payne, as Gardener I, effective September 4, 1979, at $1082 per month; Pacifico Wenceslao and Stanley Woodman, as Commercial Aircraft Fueler, effective September 4, 1979, at $1138 per month; Brenda Hooker, as Relief Telephone Operator, effective August 28, 1979, at $5.36 per hour; Christina Lui, as Account Clerk, effective September 4, 1979, at $1023 per month; Mary T. Gonzales, as Youth Aide, Class "B", effective August 31, 1979, at $5.62 per hour; and Robert Martinez, as Youth Aide, Class "A", effective August 30, 1979, at $7.17 per hour. Also recommended was salary increase for Buiding Maintenance Engineer Wally Flynn to rate "d", in recognition of extra duties being performed and for Airport Serviceman Kathleen Bertram to rate "f", in recognition of extra duties being performed. Further recommended were two amendments to the Port Personnel Manual which now adds Veterans of the Vietnam Era to Section 4.17 and the elimination of the extension of the duration of provisional appointments. Additionally recommended were the creation of one new position of Senior Engineering Assistant; three new positions of Engineering Assistant; five additional positions of Youth Aide Class "B"; and ten new positions of Youth Aide Class "A". It was noted that the Youth Aide positions cover the positions from the expiring CETA Program. Also included was a request for leaves of absence for Marilyn Lawson, Janitress, for 34 working days; Harriette Stewart, Port Environmental Planner Assistant, for 30 working days; Willie Lowe, Contract Compliance Officer, for 23 working days; and Dolores Bell, Reservation Clerk, for 3 calendar months. The recommendation was approved on passage of Resolution No. 25525 for appointments; Resolution No. 25526 for Kathleen

Bertram salary increase; Resolution No. 25527 for Wally Flynn salary increase; Resolution No. 25528 for leaves of absence; on an ordinance passed to print for creation of positions; and amending the Port Personnel Manual.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of Dan Roudebush, Senior Marine Commercial Representative, to Ogden/Salt Lake, Utah and Reno/Sparks, Nevada on or about September 18, 1979 for trade promotion purposes. The recommendation was approved on passage of Resolution No. 25521.

Sale of Surplus Card Reader was the subject of a memo to the Board from the Manager, Purchasing Department, recommending approval to sell a surplus Hewlett Packard Optical Card Reader to the R. J. Reynolds Tobacco Company for $4,000. The recommendation was approved on passage of Resolution No. 25510.

Participation in the City of Oakland Public Auction Sale was the subject of a memo to the Board from the Manager, Purchasing Department, recommending approval to dispose of nine surplus vehicles at the City of Oakland auction. The recommendation was approved on passage of Resolution No. 25511.

Claim of Bierly and Associates was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim against the Port, in an unascertained sum for alleged damages occurring to Mr. Harry Wilfork at Berth 10. The claim was submitted by the Workers' Compensation Carrier for Associated Concrete, the employer. The claim does not appear to be a proper charge against the Port, and it was recommended that the claim be rejected. The recommendation was approved on passage of Resolution No. 25512.

Amending Definition of Ethnic Composition in Reference to Veterans Status and Physically Handicap was the subject of a letter to the Board from the Port Attorney, recommending certain amendments to the Port's policy concerning the definition of "minority". The amendment would bring the Port's definition into the position of other Government Agencies. Additionally recommended was approval to add certain Veterans and certain Physically Handicapped provisions to the policy. The recommendation was approved on passage of Resolution No. 25532.

Approval of Indemnity Bond for Lost Port of Oakland 1957 Revenue Bond Coupon was the subject of a letter to the Board from the Port Attorney, recommending approval of an Indemnity Bond to cover the loss of a current coupon from one of the Port's previous revenue bond issues. The recommendation was approved on passage of Resolution No. 25529.

The following reports were noted and ordered filed:

Report of the Port Attorney on Litigation Matters.

Status of Construction Contracts in Progress as of September 1, 1979.

Status of Consultant Contracts in Progress as of September 1, 1979.

Summary of Cash - Port Revenue and Construction Funds as of August 27, 1979.

Summary of Claims Paid from Various Funds for the Period August 15, 1979 through August 28, 1979.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Connolly, Eng, Rodriguez, Smith and President Berkley - 5
Noes:	None
Absent:	Commissioners Gainor and Soda - 2

"RESOLUTION NO. 25507

APPROVING PLANS AND SPECIFICATIONS FOR GRADING FOR RUNWAY 11 GLIDE SLOPE AND MIDFIELD RVR, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA (AIRPORT DEVELOPMENT AID PROGRAM 6-06-0170-09), AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25508

APPROVING PLANS AND SPECIFICATIONS FOR DEMOLITION OF BUILDING B-402 and B-404 AND OF SLAB AND FOUNDATION FROM PREVIOUSLY DEMOLISHED BUILDING B-403, OUTER HARBOR, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25509

AUTHORIZING AND DIRECTING TERMINATION AND CANCELLATION OF LEASE WITH FLEXI-VAN LEASING, INC."

"RESOLUTION NO. 25510

AUTHORIZING SALE OF SURPLUS HEWLETT PACKARD MODEL 7260A OPTICAL CARD READER."

"RESOLUTION NO. 25511

AUTHORIZING SALE OF SURPLUS PERSONAL PROPERTY AT PUBLIC AUCTION TO BE HELD BY CITY PURCHASING AGENT."

"RESOLUTION NO. 25512

REJECTING CLAIM OF BIERLY AND ASSOCIATES."

"RESOLUTION NO. 25513

EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH ABDO S. ALLEN COMPANY."

"RESOLUTION NO. 25514

ACCEPTING WORK PERFORMED BY ABDO S. ALLEN COMPANY AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25515

CERTIFYING REVIEW AND CONSIDERATION OF FINAL ENVIRONMENTAL IMPACT REPORT AND MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH."

"RESOLUTION NO. 25516

AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT EXTENDING TERM OF CONDITIONAL RIGHT OF ENTRY AGREEMENT WITH STATE OF CALIFORNIA AND CITY OF OAKLAND."

"RESOLUTION NO. 25517

EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH S. P. V. CONSTRUCTION, INC."

"RESOLUTION NO. 25518

ACCEPTING WORK PERFORMED BY S. P. V. CONSTRUCTION, INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25519

AUTHORIZING PORT ATTORNEY TO FILE APPLICATION WITH PUBLIC UTILITIES COMMISSION FOR INCREASE IN CAR SWITCHING CHARGES AND APPROVAL OF CHANGE OF NAME."

"RESOLUTION NO. 25520

AUTHORIZING EXECUTION OF AGREEMENT WITH SANTA FE-JORDAN/AVENT."

"RESOLUTION NO. 25521

CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 25522

GRANTING PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25523

AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 25524

CONSENTING TO SUBLEASE BY OAKLAND VILLAGE CORPORATION TO JACQUELINE A. COLT AND ROBERT M. DOWNING."

"RESOLUTION NO. 25525

CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25526

ASSIGNING KATHLEEN BERTRAM, AIRPORT SERVICEMAN, TO SCHEDULE 43.1, RATE "F", AS FIXED BY PORT ORDINANCE NO. 867."

"RESOLUTION NO. 25527

ASSIGNING WALLY FLYNN, BUILDING MAINTENANCE ENGINEER, TO SCHEDULE 42.5, RATE "D", AS FIXED BY PORT ORDINANCE NO. 867."

"RESOLUTION NO. 25528

CONCERNING CERTAIN LEAVES OF ABSENCE."

"RESOLUTION NO. 25529

APPROVING LOST COUPON BOND OF THE UNITED STATES FIDELITY AND GUARANTY COMPANY AND AFFIDAVIT OF LOSS FOR PORT OF OAKLAND 1957 REVENUE BOND COUPON."

"RESOLUTION NO. 25530

COMMENDING AMERICAN PRESIDENT LINES UPON ITS DESIGNATION OF OAKLAND AS HOME PORT FOR ITS FLEET."

"RESOLUTION NO. 25531

AUTHORIZING EXECUTION OF RIGHT OF ENTRY WITH SOUTHERN PACIFIC PIPE LINES, INC."

"RESOLUTION NO. 25532

AMENDING PORT OF OAKLAND EQUAL EMPLOYMENT OPPORTUNITY POLICY."

Port Ordinance No. 2245 being, "AN ORDINANCE AMENDING CERTAIN SECTIONS OF PORT ORDINANCE NO. 867 CREATING TWO ADDITIONAL POSITIONS OF INTERMEDIATE DRAFTING TECHNICIAN AND ONE ADDITIONAL POSITION OF RECEPTION DISPATCH CLERK,"and Port Ordinance No. 2246 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO DOCKAGE AND WHARFAGE RATES," and Port Ordinance No. 2247 being, "AN ORDINANCE ADDING SECTION 1.74 TO PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT," were read a second time and passed by the following vote:

Ayes:	Commissioners Connolly, Eng, Rodriguez, Smith and President Berkley - 5
Noes:	None
Absent:	Commissioners Gainor and Soda - 2

Port Ordinance No. _____ being, "AN ORDINANCE ADDING SUBSECTION G TO SECTION 9 OF PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR USE OF FACILITIES AT METROPOLITAN OAKLAND INTERNATIONAL AIRPORT," and Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SECTION 4.17 OF PORT ORDINANCE NO. 2199 ESTABLISHING PERSONNEL RULES AND PROCEDURES OF THE PORT OF OAKLAND AND REPEALING PORT ORDINANCE NO. 2224," and Port Ordinance No. _____ being, "AN ORDINANCE ADDING CERTAIN SECTIONS TO AND AMENDING SECTION 9.18 OF PORT ORDINANCE NO. 867 CREATING ONE POSITION OF SENIOR ENGINEERING ASSISTANT AND THREE POSITIONS OF ENGINEERING ASSISTANT, AND CREATING TEN ADDITIONAL POSITIONS OF YOUTH AIDE, CLASS "A" AND FIVE ADDITIONAL POSITIONS OF YOUTH AIDE, CLASS "B"," and Port Ordinance No. _____ being, "AN ORDINANCE APPROVING AN AGREEMENT FOR PURCHASE OF CERTAIN REAL PROPERTY LOCATED IN THE AIRPORT BUSINESS PARK WITH AMERICAN PATROL SERVICE AND AUTHORIZING THE EXECUTION THEREOF," and Port Ordinance No. _____ being, "AN ORDINANCE ADDING SECTIONS 1.75 AND 1.76 TO AND AMENDING SECTIONS 1.30, 9.05 AND 9.10 OF, PORT ORDINANCE

NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT," were read a first time and passed to print by the following vote:

Ayes: Commissioners Connolly, Eng, Rodriguez, Smith and President Berkley - 5

Noes: None

Absent: Commissioners Gainor and Soda - 2

At the hour of 2:20 p.m. the Board entered into executive session on legal matters and meet and confer matters and reconvened in open session at the hour of 3:10 p.m. at which time the following resolution was introduced and passed separately by the following vote:

Ayes: Commissioners Connolly Eng, Rodriguez, Smith and President Berkley - 5

Noes: None

Absent: Commissioners Gainor and Soda - 2

"RESOLUTION NO. 25533

AUTHORIZING ACCEPTANCE OF RELEASE BOND FROM M.G.C. CO."

At the hour of 3:11 p.m. on a motion duly made and seconded the meeting was adjourned.

Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The meeting was held on Tuesday, September 18, 1979, at the hour of 2:10 p.m. in the office of the Board, Room 376, 66 Jack London Square, President Berkley presiding, due written notice having been given to members of the Board.

Commissioners present: Creque, Eng, Rodriguez, Smith, Soda and President Berkley - 6

Commissioners absent: Connolly - 1

Also present were the Executive Director; Assistant to the Executive Director; Port Attorney; Director of Maritime Activities, Director of Aviation; Airport Manager; Manager, General Aviation; Chief Engineer; Assistant Chief Engineer; Director of Properties; Equal Opportunity Officer; Director of Public Relations and Advertising; and Secretary of the Board.

President Berkley welcomed Mr. David Creque to the Board of Port Commissioners. It was noted that Mr. Creque replaced H. Boyd Gainor.

The minutes of the regular meeting of August 21, 1979; adjourned regular meeting of August 28, 1979; and the regular meeting of September 4, 1979 were approved as submitted and ordered filed.

BOARD OF PORT COMMISSIONERS
MEETING OF OCT 2 1979
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

Termination of Exxon Mobile Equipment Lease Agreement, Authority to Purchase Certain Exxon Aviation Fuel Trucks and Amendment of Section 18a of Port Ordinance No. 1149 Relating to Into-Plane Delivery Fees for Contract Accounts was the subject of a memo to the Board from the Airport Manager, notifying the Board that Exxon will no longer lease its fuel trucks to the Port and that Exxon has offered to sell the trucks to the Port. It was recommended that two trucks be purchased for $74,000, that Section 18a be amended to provide for an into-plane delivery fee of $.0273 per gallon for Exxon contract accounts and to PSA, and that termination of the existing "Aviation Mobile Equipment Lease" between Exxon Company and the Port be authorized. The recommendation was approved on passage of Resolution No. 25549 and on an ordinance passed to print.

Award of Contract, Construction of Passenger Loading Bridges was the subject of a memo to the Board from the Principal Electrical and Mechanical Engineer, notifying the Board of the three bids received and recommending award of the contract to Jetway Division, ABEX Corp., with a total bid price of $1,107,301.31. It was noted that the other two bids were qualified and the Port Attorney recommended that they be rejected. The recommendation was approved on passage of Resolution No. 25534.

Supplement to License Agreement--National Airmotive was the subject of a memo to the Board from the Director of Properties recommending approval to add 4,400 sf of space in Building M-112 to their agreement, for a new total rental of $2,375.53 per month. It was noted that fire replacement space was originally requested in Building L-723, but the floor proved unsuitable for the heavy equipment to be stored. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously.

Award of Contract, Construction of Executive Terminal, Building L-550 was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the three bids received and recommending award of the contract to M.C.S. Systems, Inc., the low bidder, at $500,000.00. The recommendation was approved on a passage of Resolution No. 25535.

License Agreement--TIA was the subject of a memo to the Board from the Director of Properties recommending approval of a new agreement for 5,500 sf in Building M-106, for a monthly rental of $1,650. It was noted that the space replaces area lost in the fire. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Chief Engineer's Report and Recommendation, Subdivision/Condominium Conversion, Portobello Complex was the subject of a memo to the Board from the Chief Engineer, notifying the Board that the owners of the complex have submitted a tentative map for the subdivision and condominium conversion. Attached to the memo was the Chief Engineer's Report on the conversion. It was recommended that the Board review the Report and set 2:00 p.m., Tuesday, October 2, 1979, for the required public hearing. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

Award of Contract, Demolition of Phoenix Iron Works Building, Inner Harbor was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the eight bids received and recommending award of the contract to Heim Bros. Inc., the low bidder, at $19,750.00. The recommendation was approved on passage of Resolution No. 25536.

Award of Contract, Dredging and Bankwork, Embarcadero Cove Marina, South Basin was the subject of a memo to the Board from Port Principal

Engineer Paul H. Sorensen, notifying the Board of the three bids received and recommending award of the contract to Peter Kiewit Sons' Co., the low bidder, at $254,825.00. The recommendation was approved on passage of Resolution No. 25537.

License Agreement--Underwriters Salvage was the subject of a memo to the Board from the Director of Properties, recommending approval of a new agreement for 10,385 sf of storage space in Building J-215 for a total monthly rental of $1,038.50. It was noted that the firm is providing salvage operations in connection with the fire damage to National Airmotive inventory of airplane parts and engines. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

License Agreements--McDaniel & Snead and Brent Hennefer was the subject of a memo to the Board from the Director of Properties, recommending approval of the two agreements for the operation of Christmas tree lots on Oakport Street. Each operator will pay a minimum rental of $4,400 against 5% of gross receipts for the two-month period of November and December. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Revision to Minimum and Maximum Compensation - Sea-Land Preferential Assignment Agreement was the subject of a memo to the Board from the Executive Director, notifying the Board that under the Preferential Assignment Agreement, a compensation review period begins April 1, 1980, and the Port must give written notice by September 30, 1979, if it desires to adjust the annual minimum and maximum compensation amounts. Sea-Land has the right to reject the new minimum and maximum figures and terminate the agreement at the end of the current compensation period, March 31, 1980, by giving 90 days' advance notice of such intention. It was recommended that the

revised minimum annual compensation amount be $5,522,000 and the revised maximum annual compensation amount be $5,670,000. It was noted that it would be of mutual advantage to renegotiate other provisions of the agreement including rental following the notification. The recommendation was approved on passage of Resolution No. 25550.

Engineering Services for Construction of Yard Improvements, Charles P. Howard Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending approval of an agreement with Jordan/Casper/Woodman/Dobson (JCWD) for design and preparation of plans and specifications for yard improvements which include utility extensions, fire protection systems, drainage, sewer extensions, paving, lighting, fencing, railroad track, and miscellaneous work. The firm will be paid direct salaries plus fringe benefits and overhead costs; direct reimbursable expenses; a fixed fee of $38,500 for Jordan/Casper/Woodman/Dobson; and a fixed fee of $8,070 for the electrical consultant. The maximum payment is $353,000 with certain additional work available at the discretion of the Executive Director. The recommendation was approved on passage of Resolution No. 25544.

Approval of Plans and Specification for Demolition of Howard Terminal Buildings, Inner Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for demolishing the majority of the existing buildings within the project site. The recommendation was approved on passage of Resolution No. 25545.

Approval of Contract with Financial Consultant was the subject of a memo to the Board from the Executive Director, notifying the Board that the two individuals who have provided the services have recently formed their own firm, Dinkelspiel, Belmont & Company. It was recommended that the Board

approve a proposed three-year contract to serve as the Port's financial consultant and approve the termination of the contract with Shearson Hayden Stone, Inc., the previous firm. Their fee schedule is 1/4% of the amount of bonds to be sold, with a minimum fee of $7,500 and a maximum fee of $25,000. The recommendation was approved on passage of Resolution No. 25538.

Life Insurance Coverage -- Full Time Employees was the subject of a memo to the Board from the Assistant to the Executive Director, notifying the Board that under the recent agreement for represented full-time employees, the Port will pay 100% of the cost of $5,000 life insurance coverage. The cost per employee is $.45 per $1,000 for a total monthly cost of $1,057.50 for the 470 employees, which includes the unrepresented employees as well. It was recommended that the Board approve the coverage. The recommendation was approved on passage of Resolution No. 25551 and on an ordinance passed to print.

Personnel Items was the subject of a memo to the Board from the Port Employee Relations Officer, recommending the appointment of Nicole Didion, as Relief Reservation Clerk, effective September 4, 1979, at $5.69 per hour; Hope Samaras, as Youth Aide, Class "C", effective September 7, 1979, at $4.32 per hour; Gary Hallin, as Marine Commercial Representative IV, effective October 1, 1979, at $2207 per month; Maria Angle, as Youth Aide, Class "B", effective September 11, 1979, at $5.96 per hour; Mona Hall, as Parking and Meter Checker, effective September 17, 1979, at $1050 per month; and Peter Wong, as Port Program Coordinator, effective September 30, 1979, at $1527 per month. Also recommended was the classification and creation of one additional position of Marine Commercial Representative V, the creation of one position of Port Program Coordinator, and one position of Port Job Researcher. Further recommended was a salary increase for Senior Accountant George Fong to rate

"d", at $2145 per month in recognition of extra duties being performed; a leave of absence for Joan Bennett from her classified position of Account Clerk in order to accept appointment to the exempt position of Legal Assistant; and approval to announce the examination for the position of Port Production Artist. The recommendations were approved on passage of Resolution No. 25552 for classification; Resolution No. 25553 for provisional appointment of Port Program Coordinator; Resolution No. 25554 for examination annoucement; Resolution No. 25555 for leave of absence; Resolution No. 25556 for salary increase; Resolution No. 25557 for appointments; and an ordinance passed to print for creation of positions.

Travel Authorization was the subject of a memo to the Board from the Executive Director, recommending the travel of the Manager, Cargo Marketing, to Chicago, Illinois on or about September 23, 1979 for trade development purposes; the travel of the Manager, General Aviation, to Norman, Oklahoma, on or about September 30, 1979 to attend the National Airports Conference meeting; the travel of the Executive Director, to Washington, D.C., on or about September 25, 1979 to attend a Transportation Committee Meeting of the National Council for U.S. - China Trade; and the travel of Port Commissioner Eng, the Assistant to the Executive Director, Mrs. Stanley Korich, designee of the Oakland School District, and Mr. Frank Ogawa, designee of the City of Oakland, to Nakhodka, Soviet Union, on or about September 25, 1979 for trade development purposes. The recommendation was approved on passage of Resolution No. 25558.

Claim of Catherine M. Midkiff was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim in the amount of $919.93 plus future medical expenses for alleged damages occurring at the Airport. As the claim is not a proper charge against the Port, it was

recommended that the claim be rejected. The recommendation was approved on passage of Resolution No. 25539.

Claim of Dennis H. Bethke and Howard J. McCarty was the subject of a letter to the Board from the Port Attorney notifying the Board of the two claims for alleged damages done to their vehicle by a fire in Building L-711. As the claims are not a proper charge against the Port, it was recommended that the claims be rejected. The recommendation was approved on passage of Resolution No. 25540.

Civil Aeronautics Board Final Rule on Public Charters was the subject of a letter to the Board from the Port Attorney notifying the Board that the Civil Aeronautics Board has adopted a rule permitting direct air carriers and foreign air carriers to sell charter trips to the public through their own in-house operations or through affiliated charter operators with a seven-day advance purchase requirement. The information was noted and ordered filed.

Claim of Amsterdam Corporation was the subject of letter to the Board from the Port Attorney notifying the Board of the claim in the amount of $2,000.00 for damages occurring when a forklift owned and operated by Marine Terminals Corporation knocked over a power pole which eliminated electrical power and telephone service to the claimant's premises. As the claim is not a proper charge against the Port, it was recommended that the claim be rejected. The recommendation was approved on passage of Resolution No. 25541.

United States-Benelux Low-Fare Proceeding, Civil Aeronautics Board Docket 30790 was the subject of a letter to the Board from the Port Attorney notifying the Board of the history of the case and that the C.A.B. has granted authority to all fit applicants, limits the authority granted to those points named in the carriers' applications and service proposals, and names Oakland

as a separate point on certificates and not hyphenated with San Francisco. The case is still subject to review by the President of the United States. The information was noted and ordered filed.

The following reports were noted and ordered filed:

Summary of Cash - Port Revenue and Construction Funds as of September 7, 1979.

Summary of Cash and Accounts Receivable Port Revenue Fund 770 for the Month of August.

Accounts Receivable - 35 Days or More in Arrears as of September 12, 1979.

Accounts Receivable - Referred to Port Attorney as of September 12, 1979.

Summary of Claims Paid from Various Funds for the Period August 24, 1979 through September 11, 1979.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Creque, Eng, Rodriguez, Smith, Soda and President Berkley - 6
Noes:	None
Absent:	Commissioner Connolly - 1

"RESOLUTION NO. 25534

RESOLUTION AWARDING CONTRACT TO ABEX CORPORATION, JETWAY DIVISION, FOR CONSTRUCTION OF PASSENGER LOADING BRIDGES, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA (AIRPORT DEVELOPMENT AID PROGRAM 6-06-0170-08); FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25535

RESOLUTION AWARDING CONTRACT TO M.C.S. SYSTEMS, INC. FOR CONSTRUCTION OF EXECUTIVE TERMINAL, BUILDING L-550, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTING THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25536

RESOLUTION AWARDING CONTRACT TO HEIM BROS., INC. FOR DEMOLITION OF PHOENIX IRON WORKS BUILDING, INNER HARBOR, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTING THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS AND CASHIER'S CHECK TO BIDDERS."

"RESOLUTION NO. 25537

RESOLUTING AWARDING CONTRACT TO PETER KIEWIT SONS' CO. FOR DREDGING AND BANKWORK, EMBARCADERO COVE MARINA, SOUTH BASIN, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25538

RESOLUTION AUTHORIZING EXECUTION OF CONTRACT WITH DINKELSPIEL, BELMONT & COMPANY."

"RESOLUTION NO. 25539

RESOLUTION REJECTING CLAIM OF CATHERINE M. MIDKIFF."

"RESOLUTION NO. 25540

RESOLUTION REJECTING CLAIMS OF DENNIS H. BETHKE AND HOWARD J. McCARTY."

"RESOLUTION NO. 25541

RESOLUTION REJECTING CLAIM OF AMSTERDAM CORPORATION."

"RESOLUTION NO. 25542

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT TERMINATING AVIATION TRUCK RENTAL AGREEMENT WITH CHEVRON U.S.A. INC."

"RESOLUTION NO. 25543

RESOLUTION AUTHORIZING EXECUTION OF AIRPORT REFUELER RENTAL AGREEMENT WITH CHEVRON U.S.A."

"RESOLUTION NO. 25544

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH JORDAN/ CASPER/WOODMAN/DOBSON."

"RESOLUTION NO. 25545

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR DEMOLITION OF HOWARD TERMINAL BUILDINGS, INNER HARBOR, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25546

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH TESTING ENGINEERS, INCORPORATED."

"RESOLUTION NO. 25547

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH APOLLO AIRWAYS, INC."

"RESOLUTION NO. 25548

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 25549

"RESOLUTION FINDING AND DETERMINING THAT IT IS IN THE BEST INTERESTS OF THE PORT TO PURCHASE TWO USED AIRCRAFT REFUELER TRUCKS WITHOUT COMPETITIVE BIDDING AND AUTHORIZING THE PURCHASE THEREOF."

"RESOLUTION NO. 25550

RESOLUTION REVISING MINIMUM AND MAXIMUM COMPENSATION PAYABLE UNDER PREFERENTIAL ASSIGNMENT AGREEMENT WITH SEA-LAND SERVICE, INC."

"RESOLUTION NO. 25551

RESOLUTION AUTHORIZING EXECUTION OF APPLICATION FOR PARTICIPATION IN GROUP LIFE INSURANCE WITH THE MUTUAL BENEFIT LIFE INSURANCE COMPANY."

"RESOLUTION NO. 25552

RESOLUTION APPROVING CLASS SPECIFICATIONS FOR CLASSIFYING CERTAIN POSITIONS."

"RESOLUTION NO. 25553

RESOLUTION CREATING PROVISIONAL POSITION OF PORT PROGRAM COORDINATOR."

"RESOLUTION NO. 25554

RESOLUTION APPROVING EXAMINATION ANNOUNCEMENT FOR PORT PRODUCTION ARTIST AND FIXING AND DETERMINING STANDARDS AND REQUIREMENTS THEREOF."

"RESOLUTION NO. 25555

RESOLUTION RATIFYING GRANTING OF LEAVE OF ABSENCE TO JOAN BENNETT FROM THE POSITION OF ACCOUNT CLERK."

"RESOLUTION NO. 25556

RESOLUTION ASSIGNING GEORGE FONG, SENIOR ACCOUNTANT, TO SCHEDULE 52, RATE "D", AS FIXED BY PORT ORDINANCE NO.867."

"RESOLUTION NO. 25557

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25558

RESOLUTION AUTHORIZING CERTAIN TRAVEL."

"RESOLUTION NO. 25559

RESOLUTION APPROVING CLASS SPECIFICATIONS FOR AND CLASSIFYING CERTAIN POSITIONS."

"RESOLUTION NO. 25560

RESOLUTION GRANTING PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25561

RESOLUTION RATIFYING ADDENDA TO MEMORANDA OF UNDERSTANDING WITH UNITED PUBLIC EMPLOYEES LOCAL 390, AFL-CIO."

"RESOLUTION NO. 25562

RESOLUTION CONCERNING CERTAIN APPOINTMENTS TO THE POSITIONS OF SEMISKILLED LABORER AND PLUMBER."

"RESOLUTION NO. 25563

RESOLUTION AMENDING RESOLUTION NO. 25494."

"RESOLUTION NO. 25564

RESOLUTION ASSIGNING EMPLOYEES AND FINDING THEM TO BE ENTITLED TO CERTAIN RATES WITHIN SALARY SCHEDULES FIXED BY PORT ORDINANCE NO. 867."

"RESOLUTION NO. 25565

RESOLUTION AUTHORIZING EXECUTION OF SUPPLEMENTAL LEASE AGREEMENT NO. 1 TO GSA LEASE NO. GS-09B-78497 WITH THE UNITED STATES OF AMERICA."

Port Ordinance No. 2239 being, "AN ORDINANCE AUTHORIZING THE EXECUTITION OF A LEASE WITH SAN FRANCISCO WIRELESS TALKING MACHINE COMPANY," and Port Ordinance No. 2248 being, "AN ORDINANCE ADDING SUBSECTION G TO SECTION 9 OF PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR USE OF FACILITIES AT METROPOLITAN OAKLAND INTERNATIONAL AIRPORT," and Port Ordinance No. 2249 being, "AN ORDINANCE AMENDING SECTION 4.17 OF PORT ORDINANCE NO. 2199 ESTABLISHING PERSONNEL RULES AND PROCEDURES OF THE PORT OF OAKLAND AND REPEALING PORT ORDINANCE NO. 2224.," and Port Ordinance No. 2250 being, "AN ORDINANCE ADDING CERTAIN SECTIONS TO AND AMENDING SECTION 9.18 OF PORT ORDINANCE NO. 867 CREATING ONE POSITION OF SENIOR ENGINEERING ASSISTANT AND THREE POSITIONS OF ENGINEERING ASSISTANT, AND CREATING TEN ADDITIONAL POSITIONS OF YOUTH AIDE, CLASS "A" AND FIVE ADDITIONAL POSITIONS OF YOUTH AIDE, CLASS "B"," and Port Ordinance No. 2251 being, "AN ORDINANCE APPROVING AN AGREEMENT FOR PURCHASE OF CERTAIN REAL PROPERTY LOCATED IN THE AIRPORT BUSINESS PARK WITH AMERICAN PROTECTIVE SERVICES, INC. AND AUTHORIZING THE EXECUTION THEREOF," and Port Ordinance No. 2252 being, "AN ORDINANCE ADDING SECTIONS 1.75 AND 1.76 TO, AND AMENDING SECTIONS 1.30, 9.05 AND 9.10 OF, PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT", were read a second time and passed by the following vote:

Ayes: Commissioners Creque, Eng, Rodriguez, Smith, Soda and President Berkley - 6

Noes: None

Absent: Commissioner Connolly - 1

Port Ordinance No. _____ being, "AN ORDINANCE APPROVING AN AGREEMENT FOR PURCHASE OF CERTAIN REAL PROPERTY LOCATED IN THE AIRPORT BUSINESS PARK WITH SAWTOOTH LAND COMPANY AND AUTHORIZING THE EXECUTION THEREOF," and Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SECTION 18 OF PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR USE OF FACILITIES AND THE PROVISIONS OF AVIATION FUEL AT METROPOLITAN OAKLAND INTERNATIONAL AIRPORT," and Port Ordinance No. _____ being, "AN ORDINANCE PROVIDING FOR CONTRIBUTIONS TOWARD THE COST OF GROUP LIFE INSURANCE FOR EMPLOYEES OF THE PORT OF OAKLAND," and Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SECTION 11.006 OF PORT ORDINANCE NO. 867 CREATING ONE ADDITIONAL POSITION OF MARINE COMMERCIAL REPRESENTATIVE V, AND ADDING SECTIONS 5.164 AND 5.165 CREATING ONE POSITION EACH OF PORT PROGRAM COORDINATOR AND PORT JOB RESEARCHER," and Port Ordinance No. _____ being, "AN ORDINANCE ADDING SECTION 1.77 TO PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT," and Port Ordinance No. _____ being, "AN ORDINANCE RELATING TO THE EFFECTIVE DATE OF NEW SALARY RATES ESTABLISHED UNDER CERTAIN SECTIONS OF PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT", were read a first time and passed to print by the following votes:

Ayes: Commissioners Creque, Eng, Rodriguez, Smith, Soda and President Berkley - 6

Noes: None

Absent: Commissioner Connolly - 1

At the hour of 2:45 p.m. the Board entered into executive session on personnel matters and reconvened in open session at the hour of 3:25 p.m. at which time the meeting was adjourned on a motion duly made and seconded.

Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The meeting was held on Tuesday, October 2, 1979, at the hour of 2:05 p.m. in the office of the Board, Room 376, 66 Jack London square, President Berkley presiding, due written notice having been given members of the Board.

Commissioners present: Connolly, Creque, Rodriguez, Smith, Soda and President Berkley - 6

Commissioners absent: Eng - 1

Also present were the Executive Director; Port Attorney: Deputy Port Attorney Thomas Clark; Director of Properties; Commercial Representative; Airport Manager; Chief Engineer; Assistant Chief Engineer; Manager, Air Traffic Development; Equal Opportunity Officer; and Secretary of the Board.

Visitors attending the meeting included Mr. Jim Stehr, representing MWM Architects; Mr. Karl Osterloh, representing MCS Systems Inc.; Mr. Jim Ishimaru, representing Ishimaru, O'Neill & Simmons, Architects; Mr. Ed Sabbagh, Vice President, of Triton Financial Corporation; and several residents of the Portobello Appartment Complex.

Service pins were awarded to Walter A. Abernathy, Executive Director, for 15 years; John Wilson, Supervising Civil Engineer, for 10 years; and Lubert Gilbert, Semiskilled Laborer, Class "A", for 15 years.

BOARD OF PORT COMMISSIONERS
MEETING OF NOV 6 1979
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

At the hour of 2:25 p.m. the Board held a public hearing on Triton Financial Corporation's application for the subdivision and condominium conversion of the Portobello Apartment and Commercial Complex, located at Embarcadero West and Fallon Streets. The application would subdivide the complex into six lots and convert the apartments into 200 residential condominium units. The other lots would consist of tennis courts, common area, restaurant building, marina area and office building. Mr. Ed Sabbagh appeared before the Board to present the subdivision plans and explain the various homeowners associations that would be responsible to the Port. The Chief Engineer informed the Board that the tentative map and other requests of the Port had been responded to by Triton Financial Corporation. The Board questioned the proposed relationship of the various associations and their relation to the Port. As it appeared that two more associations would be formed to represent the subdivision of the office building and marina, the Board with the consent of Triton continued the hearing to 2:00 p.m., Tuesday, October 9, 1979, to clear up the questions raised concerning Triton's condominium conversion plans.

Termination of Shell Oil Company Mobile Equipment Lease, Authority to Purchase Certain Shell Aviation Fuel Trucks was the subject of a memo to the Board from the Director of Aviation, notifying the Board that Shell Oil has offered to sell to the Port six fuel trucks for a total price of $131,460. It was noted that the price is compatible with the recent purchase of the Chevron and Exxon fuel trucks. It was recommended that the Board find it to be in the best interests of the Port to purchase the fuel trucks from Shell and authorize the termination of the existing "Mobile Equipment Lease" between Shell Oil Company and the Port. The recommendation was approved on passage of

Resolution No. 25566 and on a motion by Commissioner Soda, seconded and passed unanimously for termination of the Equipment Lease.

Rejection of Bids, Construction of Parking Lot and Site Improvements for Executive Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the three bids received and that the apparent low bidder had made a mistake in the unit price extension. As the bidder made an obvious error in submitting the bid, it was recommended that all of the bids be rejected and the bidders be given the opportunity to negotiate a contract for the job using the submitted bid of M.C.S. Systems, Inc., of $402,409.20 as the upper cost limit. The recommendation was approved on passage of Resolution No. 25576.

Consultant for the Airport Transit Connector System Project Design of Terminal Stations was the subject of a memo to the Board from the Executive Director, notifying the Board of the selection process to choose a firm for the preliminary design of the system's two terminal stations. Based on the Board's policy of selecting a capable Oakland firm, it was recommended that the firm of Mackinlay, Winnacker, McNeil, a firm that has not done work for the Port previously, be selected to design both transit stations. Mr. Jim Ishimaru, representing the firm of Ishimaru, O'Neill & Simmons, appeared before the Board stating that it would be in the best interest of the Port to award the contract to his firm as they were an Oakland minority firm who needed the high visual job to establish their ability.

Mr. Jim Stehr, representing Mackinlay, Winnacker, McNeil Architects, the recommended firm, replied to the Board that they were an Oakland based firm employing more minorities than Mr. Ishimaru's firm and had submitted their proposal under the Board's guidelines, in "good faith," which included a "spread-the-work-around" provision. It was noted that Mr. Ishimaru's firm had previously done work for the Port.

After discussion, Commissioner Smith moved that the contract be awarded to the firm of Ishimaru, O'Neill & Simmons. The motion was seconded, and passed on the following vote: Ayes - Commissioners Creque, Rodriguez, Smith and President Berkley - 4; Noes - Commissioner Connolly - 1; Absent - Commissioners Eng and Soda - 2.

The affirmative vote explained that the Board's policy should be more liberal to allow for minority owned firms to receive more business from the Port. Commissioner Connolly replied that the Port's policy had been very effective in the past and should not be altered for this one incident.

Sonoma County Ground Transportation was the subject of a memo to the Board from the Executive Director, recommending approval to enter into an agreement with William C. Howell, doing business as All-Cal Tours, to operate ground transportation between Oakland International Airport and Santa Rosa, Rohnert Park and Petaluma, with the company paying the Port $1 for every 1,000 deplaning passengers over 100,000 monthly. The recommendation was approved on passage of Resolution No. 25575.

Plans and Specifications for Providing and Installing Furnishings for Executive Terminal, Building L-550 was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the furnishings to be installed for the administrative offices, Pilot Lounge, Conference Room, Public Lounge and eating areas. The recommendation was approved on passage of Resolution No. 25567.

"Airport Dealer Agreement" and "Into-Plane Delivery Agreement" with Chevron USA, Inc. was the subject of a memo to the Board from the Director of Aviation, recommending approval to revise the agreement to reflect certain language modifications regarding changing fuel supply, changing pricing

structure and Port ownership of fuel trucks, and to establish July 17, 1979 as the effective date for the agreement. The recommendation was approved on passage of Resolution No. 25568.

Sale of Business Park Site to Carl N. Swenson Co. was the subject of a memo to the Board from the Director of Properties, recommending approval in principle to the sale of a 2.49 acre site in the Airport Business Park to Carl N. Swenson Co., Inc., at $5.00 per square foot or a sale price of $542,322, subject to the preparation of an environmental document. The developer plans to construct a 31,750 square foot laboratory facility for the U.S. Department of Agriculture, to be leased through the General Services Administration. The cost of the building is expected to exceed $8,000,000 and will employ approximately 60 people. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Rental Adjustment and Lease Termination--Ericksen was the subject of a memo to the Board from the Director of Properties, notifying the Board that the law firm of Ericksen, Ericksen, Lynch, Mackenroth and Arbuthnot, Inc., occupying 6,000 sf in the Clay Street Pier Building was issued a formal notice of cancellation as the premises are part of the new Howard Container Terminal redevelopment project. Ericksen has agreed to an early termination of the lease and it was recommended that the rental be adjusted to $2,765.15 per month retroactive to November 1, 1978, and this lease be terminated and cancelled effective November 30, 1979. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Marina Rates and Charges was the subject of a memo to the Board from the Director of Properties, notifying the Board that the North Basin phase of the marina has been completed and recommending approval to establish single-finger side tie berth rates at $2.50 per lineal foot for boats less

than 30 feet and $2.75 per lineal foot for boats more than 30 feet. The recommendation was approved on passage of an ordinance to print.

Supplemental to License Agreement - PKA Properties was the subject of a memo to the Board from the Director of Properties, recommending approval of a Second Supplemental Agreement to provide that their $20,000 deposit for early occupancy of the site be applied to the purchase price of the property. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Port of Oakland Tariff No. 2, Establishment of Space Assignment Rate was the subject of a memo to the Board from the General Manager, Marine Terminals Department, recommending approval to establish a Space Assignment rate for a maintenance and repair building at Outer Harbor berth 5 and 6 at $.60 per square foot per month. It was noted that Crescent Wharf and Warehouse Co. will occupy the premises. The recommendation was approved on passage of an ordinance to print.

Award of Contract, Construction of Longshoremen's Building B-323, Berth 5, Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the three bids received and recommending award of the contract to S.P.V. Construction, Inc., the low bidder, at $139,980. The recommendation was approved on passage of Resolution No. 25569.

Agreement with Pacific Gas & Electric Company for Completion of the Undergrounding of Overhead Facilities was the subject of a memo to the Board from Port Principal Electrical/Mechanical Engineer, recommending approval to execute the agreement which provides for relocating their overhead distribution lines into the Port constructed underground facilities for $52,130. Also included in the recommendation were the necessary deeds of

conveyance to PG& E for the duct banks and underground structures with rights of ingress and egress. The recommendation was approved on passage of Resolution No. 25570.

Howard Terminal Relocation Payment was the subject of a memo to the Board from the Director of Properties, recommending approval to pay a relocation payment in the amount of $4,213 in connection with the removal from the property of the ferryboat Santa Rosa. The recommendation was approved on passage of Resolution No. 25581.

Award of Contract, Demolition of Buildings B-402 and B-404 and of Slab and Foundation from Previously Demolished Building B-403 was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the eight bids received and recommending award of the contract to Abdo S. Allen, the low bidder, at $73,330. The recommendation was approved on passage of Resolution No. 25571.

Contract Completion, Crane Transfer System, Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, notifying the Board of the delays experienced during construction and recommending that the contract time be extended through May 9, 1979 and accepted as complete as of that date at a contract price of $501,487.27. The recommendation was approved on passage of Resolution No. 25578 for time extension and Resolution No. 25579 for accepting contract.

Personnel Items contained a memo to the Board from the Port Employee Relations Officer, recommended the appointment of Amelia Bible, as Relief Telephone Operator, effective September 25, 1979, at $5.69 per hour; Joyce Bratton, as Account Clerk, effective September 24, 1979, at $1043 per month; Judith Rubin, as Senior Secretary, effective October 8, 1979, at $1167 per month; Claire Gravier, as Senior Secretary, effective October 3, 1979, at

$1167 per month; Michael Robinson, as Janitor, effective September 24, 1979, at $1094 per month; Hope Samaras, as Youth Aide, Class "B", effective October 3, 1979, at $5.96 per hour; Bruce McGraw, as Youth Aide, Class "A", effective October 3, 1979, at $7.60 per hour; Julia Munoz, as Intermediate Typist Clerk, effective September 21, 1979, at $936 per month; and Marvin Garrett, as Marine Commercial Representative V, effective October 3, 1979, at $2450 per month. Also recommended were salary increases for Airport Serviceman Dennis Menne to rate "f", $2010 per month, in recognition of extra duties being performed; and for Keypuch Operator Alma Jones to rate "d", $1143 per month, in recognition of extra duties being performed. Further recommended were the approval of examination announcements for the positions of Operations and Procedures Analyst and Senior Research Technician; and the termination of Aircraft Fueler Pacifico Wenceslao for cause. The recommendations were approved on passage of Resolution No. 25582 and Resolution No. 25583 for salary increases; Resolution No. 25584 for appointments; Resolution No. 25585 for examination announcements; and Resolution No. 25586 for termination.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of Thomas Daniels, Port Principal Engineer, to New Orleans on or about October 1, 1979 to attend the AAPA Port Engineering Committee Seminar; the travel of Ben Betancourt, Airport Operations Supervisor, to Norman, Oklahoma, on or about Sepember 30, 1979 to attend the National Airport Conference; the travel of Commissioners Berkley, Rodriguez Executive Director, Director of Aviation and Airport Manager to Honolulu, Hawaii, on or about October 13, 1979 to attend the Airport Operators Council International Conference; and the travel of the Executive Director and Director of Aviation, to Dallas/Ft. Worth on or about September 27, 1979 for

airport promotion purposes. The recommendations were approved on passage of Resolution No. 25580.

A. John Merlo, Inc., Doing Business As Yellow Cab Company of Alameda County, Inc.--Taxicab Concession at the Metropolitan Oakland International Airport was the subject of a letter to the Board from the Port Attorney, notifying the Board that the firm was delinquent for the months of June, July, August and September, 1979, and that a ten days' notice was served. It was recommended that the Board declare the agreement forfeited for default in payment and that the Port Attorney be authorized to file an action to recover past-due considerations. The recommendation was approved on passage of Resolution No. 25572.

At the hour of 3:00 p.m. the Board entered into executive session on legal matters and reconvened in open session at the hour of 3:35 p.m., during which time Commissioner Soda was excused from the meeting.

The following reports were noted and ordered filed:

Report of the Port Attorney on Litigation Matters.

Status of Construction Contracts in Progress as of October 1, 1979.

Status of Consultant Contracts in Progress as of October 1, 1979.

Summary of Cash - Port Revenue and Construction Funds as of September 24, 1979.

Summary of Claims Paid from Various Funds for the Period September 11, 1979 through September 24, 1979.

The following resolutions were introduced and passed separately by the following vote:

Ayes: Commissioners Connolly, Creque, Rodriguez, Smith and President Berkley - 5

Noes: None

Absent: Commissioners Eng and Soda - 2

"RESOLUTION NO. 25566

RESOLUTION FINDING AND DETERMINING THAT IT IS IN THE BEST INTERESTS OF THE PORT TO PURCHASE FIVE USED AIRCRAFT REFUELER TRUCKS WITHOUT COMPETITIVE BIDDING AND AUTHORIZING THE PURCHASE THEREOF."

"RESOLUTION NO. 25567

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR PROVIDING AND INSTALLING FURNISHINGS FOR THE EXECUTIVE TERMINAL, BUIDING L-550, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25568

RESOLUTION AUTHORIZING EXECUTION OF AIRPORT DEALER AGREEMENT AND INTO-PLANE DELIVERY AGREEMENT WITH CHEVRON U.S.A. INC."

"RESOLUTION NO. 25569

RESOLUTION AWARDING CONTRACT TO S.P.V. CONSTRUCTION, INC. FOR CONSTRUCTION OF LONGSHOREMEN'S BUIDING B-323, BERTH 5, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25570

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH PACIFIC GAS AND ELECTRIC COMPANY TO INSTALL FACILITIES OR PERFORM OTHER WORK."

"RESOLUTION NO. 25571

RESOLUTION AWARDING CONTRACT TO ABDO S. ALLEN CO. FOR DEMOLITION OF BUILDINGS B-402 AND B-404 AND OF SLAB AND FOUNDATION FROM PREVIOUSLY DEMOLISHED BUILDING B-403, OUTER HARBOR, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS AND CASHIER'S CHECK TO BIDDERS."

"RESOLUTION NO. 25572

RESOLUTION DECLARING FORFEITURE OF LICENSE AND CONCESSION AGREEMENT WITH A. JOHN MERLO, INC., DOING BUSINESS AS YELLOW CAB COMPANY OF ALAMEDA COUNTY, INC., AND AUTHORIZING FILING OF ACTION BY PORT ATTORNEY FOR UNPAID CONSIDERATION."

"RESOLUTION NO. 25573

RESOLUTION ASSIGNING EMPLOYEES AND FINDING THEM TO BE ENTITLED TO CERTAIN RATES WITHIN SALARY SCHEDULES FIXED BY PORT ORDINANCE NO. 867."

"RESOLUTION NO. 25574

RESOLUTION RATIFYING ADDENDUM TO MEMORANDUM OF UNDERSTANDING WITH WESTERN COUNCIL OF ENGINEERS."

"RESOLUTION NO. 25575

RESOLUTION AUTHORIZING EXECUTION OF LICENSE AND CONCESSION AGREEMENT WITH ALL-CAL TOURS."

"RESOLUTION NO. 25576

RESOLUTION REJECTING BIDS FOR THE CONSTRUCTION OF PARKING LOT AND SITE IMPROVEMENTS FOR EXECUTIVE TERMINAL, BUILDING L-550, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, AND DIRECTING THE EXECUTIVE DIRECTOR TO ARRANGE FOR PERFORMANCE OF THE WORK IN THE OPEN MARKET."

"RESOLUTION NO. 25577

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH PAUL A. TIFFANY."

"RESOLUTION NO. 25578

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH RIGGING INTERNATIONAL."

"RESOLUTION NO. 25579

RESOLUTION ACCEPTING WORK PERFORMED BY RIGGING INTERNATIONAL AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION.

"RESOLUTION NO. 25580

RESOLUTION CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 25581

RESOLUTION APPROVING AND AUTHORIZING RELOCATION PAYMENTS TO OR ON BEHALF OF RICHARD BECHELLI, MIKE MIKE MC CORMAC AND JOHN PFLUEGER."

"RESOLUTION NO. 25582

RESOLUTION ASSIGNING ALMA JONES, KEYPUNCH OPERATOR, TO SCHEDULE 24, RATE "D", AS FIXED BY PORT ORDINANCE NO. 867."

"RESOLUTION NO. 25583

RESOLUTION ASSIGNING DENNIS MENGE, AIRPORT SERVICE-MAN, TO SCHEDULE 43.1, RATE "F", AS FIXED BY PORT ORDINANCE NO. 867."

"RESOLUTION NO. 25584

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25585

RESOLUTION APPROVING EXAMINATION ANNOUNCEMENTS FOR OPERATIONS AND PROCEDURES ANALYST AND SENIOR RESEARCH TECHNICIAN AND FIXING AND DETERMINING STANDARDS AND REQUIREMENTS THEREOF."

"RESOLUTION NO. 25586

RESOLUTION TERMINATING APPOINTMENT OF PACIFICO WENCESLAO."

"RESOLUTION NO. 25587

RESOLUTION GRANTING WESTERN AIRMOTIVE COMPANY, INC. PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25588

RESOLUTION GRANTING J. GORDON HOLMES PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25589

RESOLUTION AUTHORIZING EXECUTION OF LICENSE AND CONCESSION AGREEMENT WITH AIR CARRIER SERVICE ASSOCIATES, INC."

"RESOLUTION NO. 25590

RESOLUTION AUTHORIZING EXECUTION OF SECOND SUPPLEMENTAL AGREEMENT WITH PKA PROPERTIES."

The following resolution was introduced and passed separately by the following vote:

Ayes:	Commissioners Connolly, Creque, Rodriguez and Smith - 4
Noes:	None
Abstained:	President Berkley - 1
Absent:	Commissioners Eng and Soda - 2

"RESOLUTION NO. 25591

RESOLUTION EXTENDING NEGOTIATION PERIOD FOR DORMER CORPORATION'S PROPOSED "OAKLAND WORLD TRADE CENTER."

Port Ordinance No. 2254 being, "AN ORDINANCE AMENDING SECTION 18 OF PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR USE OF FACILITIES AND THE PROVISION OF AVIATION FUEL AT METROPOLITAN OAKLAND INTERNATIONAL AIRPORT," and Port Ordinance No. 2255 being, "AN ORDINANCE PROVIDING FOR CONTRIBUTIONS TOWARD THE COST OF GROUP LIFE INSURANCE FOR EMPLOYEES OF THE PORT OF OAKLAND," and Port Ordinance No. 2256 being, "AN ORDINANCE AMENDING SECTION 11.006 OF PORT ORDINANCE NO. 867 CREATING ONE ADDITIONAL POSITION OF MARINE COMMERCIAL REPRESENTATIVE V, AND ADDING SECTIONS 5.164 AND 5.165 CREATING ONE POSITION EACH OF PORT PROGRAM COORDINATOR AND PORT JOB RESEARCHER," and Port Ordinance No. 2257 being, "AN ORDINANCE ADDING SECTION 1.77 TO PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT," and Port Ordinance No. 2258 being, "AN ORDINANCE RELATING TO THE EFFECTIVE DATE OF NEW SALARY RATES ESTABLISHED UNDER CERTAIN SECTIONS OF PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF

THE PORT DEPARTMENT," were read a second time and passed by the following vote:

Ayes: Commissioners Connolly, Creque, Rodriguez, Smith and President Berkley - 5

Noes: None

Absent: Commissioners Eng and Soda - 2

Port Ordinance No. ____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO SPACE ASSIGNMENT RATES," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 2161 ESTABLISHING THE RULES AND REGULATIONS FOR THE PORT OF OAKLAND'S EMBARCADERO COVE MARINA AND FOR FIXING THE RATES AND CHARGES IN CONNECTION THEREWITH," were read a first time and passed to print by the following vote:

Ayes: Commissioners Connolly, Creque, Rodriguez, Smith and President Berkley - 5

Noes: None

Absent: Commissioners Eng and Soda - 2

At the hour of 3:45 p.m. the meeting was adjourned until 2:00 p.m., Tuesday October 9, 1979, in the office of the Board.

* *

The meeting was reconvened on Tuesday, October 9, 1979, at the hour of 2:15 p.m. in the office of the Board, President Berkley presiding.

Commissioners present: Connolly, Creque, Eng, Rodriguez, Smith and President Berkley - 6

Commissioners absent: Soda - 1

Also present were the Executive Director; Assistant to the Executive Director; Port Attorney; Chief Engineer; Assistant Chief Engineer; Director of Properties; Director of Maritime Activities; Director of Aviation; Manager, General Aviation; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Howard Weiser and Mr. Ed Sabbagh, both representing Triton Financial Corporation, and Mr. Thomas G. Bertken representing the proposed owners association at Portobello.

At the hour of 2:20 p.m. the Board continued the public hearing on Triton Financial Corporation's application to subdivide the Portobello Apartment Commercial Complex. Attorney Howard Weiser, representing Triton Financial Corporation, appeared before the Board to clarify certain points raised at the hearing held on October 2, 1979. The applicant proposes to subdivde the property into six separate lots as follows: Lot 1 - 200 apartment units to be converted into 200 individual condominium units; Lot 2 - two tennis courts; Lot 3 - "Common area" providing ingress, egress, utilities, parking and exterior landscaped area for the entire complex; Lot 4 - the Rusty Scupper restaurant building; Lot 5 - 21,300 square foot office facility to be converted into 91 office condominium units; and Lot 6 - 57 slip marina also to be subdivided into 57 individual berths.

After further discussion concerning the various owners associations and their relationship with the Port, the Board entered into executive session at the hour of 2:50 p.m. to discuss certain legal obligations of the proposed subdivision, and resumed in open session at the hour of 3:15 p.m. There were no further questions and the hearing was closed at the hour of 3:16 p.m.; and the application to subdivide as submitted was approved on passage of Resolution No. 25605.

Approval of Change Order for Additional Lighting of Building M-103 was the subject of a memo to the Board from Port Principal Electrical/Mechanical Engineer, recommending approval to issue a change order to Wesley A. Thomas Company for the installation of 51 lights with embedded conduit and provision to install additional lighting when needed at a cost of $18,794. It was noted that the additional lights were needed for safer operation in the area. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

License Agreement--PSA was the subject of a memo to the Board from the Director of Properties, recommending approval of two license agreements to cover two 4,400 sf sections of space in Building M-112, at $1,320 per month, each to be used for the storage of spare parts and as a base for performing light maintenance on its aircraft parked overnight. Also included in the memo was approval to add 132 sf of storage space in Ticketing Building M-101 at an additional rental of $72.60 per month for the storage of unclaimed baggage. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Contract Completion, Addition of Lights, Embarcadero Cove Marina was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, recommending that the contract with G.S.C. Electric be extended through August 31, 1979, and accepted as complete as of that date with a contract price of $16,041.65. The recommendation was approved on passage of Resolution No. 25595 for time extension and Resolution No. 25596 for accepting contract.

Approval of Change Order, Construction and Installation of Container Cranes at Berth 5, Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Electrical/Mechanical Engineer, recommending approval to issue a change order to Krupp International in the amount of

$35,056 to alter the two container spreaders so that they will have the capability of lifting two twenty foot containers simultaneously. It was noted that Crescent Wharf and Warehouse has requested the change as it will provide greatly improved production for all users of the Berth 5 facility. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Interstate Commerce Commission, Rule Making, Rail TOFC/COFC Deregulation was the subject of a memo to the Board from the Manager, Traffic Management Department, notifying the Board of certain proposed rules which would deregulate rail trailer and container on flat car shipments and recommending that the Board approve a policy position in opposition to the proposed rules as they would have a long-term effect of disrupting rail rate relationships among West Coast ports. The recommendation was approved on passage of Resolution No. 25606.

Contract Completion, Removal of Building C-520, Seventh Street Terminal was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, recommending that the contract with Cleveland Wrecking Company be extended through September 18, 1979 and accepted as complete as of that date, with the Port paying the sum of $1,774.22 to the Contractor as the full amount due for the work. It was noted that Cleveland Wrecking Company paid the Port $9,002 for the building and the payment to the Contractor was for certain change orders. The recommendation was approved on passage of Resolution No. 25597 for time extension and Resolution No. 25598 for accepting contract.

Contract Completion, Demolition of Gasoline Distribution Facilities, Outer Harbor Terminals was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, recommending that the contract with Abdo S. Allen Company for Area 2 be extended through September 25, 1979 and the contract be accepted as complete as of that date with the contract price of $16,600. The recommendation was approved on passage of Resolution No. 25610 for time extension and Resolution No. 25611 for accepting work.

Howard Terminal Relocation Payment was the subject of a memo to the Board from the Director of Properties, recommended approval to pay Construction Materials Supplier a relocation payment in the amount of $38,543.04. The recommendation was approved on passage of Resolution No. 25607.

Personnel Items contained in a memo to the Board from the Port Employee Relations Officer, recommended the appointment of Fernando V. Gonzales, as Airport Serviceman, effective October 10, 1979, at $1700 per month; Mark G. Hall, as Port Production Artist, effective September 27, 1979, at $1485 per month; and Ann Lesauskas, as Youth Aide, Class "A", effective October 4, 1979, at $7.60 per hour. Also recommended was a salary ordinance amendment to establish the salary for Youth Aide Class "D" at $2.90 per hour and increased to $3.10 per hour on January 1, 1980. Further recommended was a military leave of absence for Stanley P. Hebert, Port Attorney, for four working days commencing October 22, 1979. The recommendations were approved on passage of Resolution No. 25592 for appointments, Resolution No. 25593 for leave of asbsence, and on an ordinance passed to print for establishing salary.

Purchase of Surplus Track Loader from the City of Oakland was the subject of a memo to the Board from the Manager, Purchasing Department, recommending approval to purchase a surplus Caterpillar Model 955K Track Loader from the City for $25,000. The recommendation was approved on passage of Resolution No. 25600.

Claim of Pacific Telephone and Telegraph Company was the subject of a letter to the Board from the Port Attorney, notifying the Board of the claim in the sum of $2,000 for alleged damages done by a knocked over power pole tearing down cable and power lines. As the damage was done by an employee of Marine Terminals Corporation, it was recommended the claim be rejected. The recommendation was approved on passage of Resolution No. 25594.

Charles P. Howard Terminal - Peter Kay, John Seaborn, Tidewater Sand and Gravel was the subject of a letter to the Board from the Port Attorney, notifying the Board that three tenants continue in possession of certain water or land area at or near Market Street, Pier 1 and 2, after due notice was served. It was recommended that the Port Attorney be authorized to file a Complaint in Unlawful Detainer against each of the named tenants. The recommendation was approved on passage of Resolution No. 25601, Resolution No. 25602 and Resolution No. 25603.

At the hour of 3:15 p.m., Commissioner Connolly was excused from the meeting.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Creque, Eng, Rodriguez, Smith and President Berkley - 5
Noes:	None
Absent:	Commissioners Connolly and Soda - 2

"RESOLUTION NO. 25592

RESOLUTION CONCERNING APPOINTMENTS."

"RESOLUTION NO. 25593

RESOLUTION GRANTING MILITARY LEAVE OF ABSENCE TO STANLEY P. HEBERT, PORT ATTORNEY."

"RESOLUTION NO. 25594

RESOLUTION REJECTING CLAIM OF PACIFIC TELEPHONE AND TELEGRAPH COMPANY."

"RESOLUTION NO. 25595

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH G.S.C. ELECTRIC INC."

"RESOLUTION NO. 25596

RESOLUTION ACCEPTING WORK PERFORMED BY G.S.C. ELECTRIC INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25597

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH CLEVELAND WRECKING COMPANY."

"RESOLUTION NO. 25598

RESOLUTION ACCEPTING WORK PERFORMED BY CLEVELAND WRECKING COMPANY AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25599

THIS NUMBER NOT USED."

"RESOLUTION NO. 25600

RESOLUTION AUTHORIZING PURCHASE OF TRACK LOADER FROM THE CITY OF OAKLAND."

"RESOLUTION NO. 25601

RESOLUTION AUTHORIZING FILING OF ACTION OF PORT ATTORNEY AGAINST PETER KAY."

"RESOLUTION NO. 25602

RESOLUTION AUTHORIZING FILING OF ACTION BY PORT ATTORNEY AGAINST JOHN SEABORN."

"RESOLUTION NO. 25603

RESOLUTION AUTHORIZING FILING OF ACTION BY PORT ATTORNEY AGAINST TIDEWATER SAND AND GRAVEL."

"RESOLUTION NO. 25604

RESOLUTION FINDING THE POSITION OF ASSISTANT AIRPORT MANAGER UNDER THE JURISDICTION OF THE BOARD OF PORT COMMISSIONERS TO BE A POSITION PECULIAR TO THE OPERATIONS OF THE PORT AS A COMMERCIAL ENTERPRISE AND REQUESTING THE CIVIL SERVICE BOARD TO MAKE FINDINGS TO EXCEPT SAID POSITION FROM THE COMPETITIVE CIVIL SERVICE."

"RESOLUTION NO. 25605

RESOLUTION CONDITIONALLY APPROVING SUBDIVISION TENTATIVE MAP (TRACT 4391) FOR PORTOBELLO COMPLEX, AND MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH."

"RESOLUTION NO. 25606

RESOLUTION AUTHORIZING COMMENT TO INTERSTATE COMMERCE COMMISSION OPPOSING PROPOSED RULES DEREGULATING RAIL TRAILER AND CONTAINER ON FLAT CAR SHIPMENTS."

"RESOLUTION NO. 25607

RESOLUTION APPROVING AND AUTHORIZING RELOCATION PAYMENTS TO DEANS MATERIALS, INC."

"RESOLUTION NO. 25608

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENTS WITH SOUTHERN PACIFIC PIPE LINES, INC."

"RESOLUTION NO. 25609

RESOLUTION APPROVING AND AUTHORIZING PAYMENT OF REAL ESTATE BROKERAGE COMMISSION TO ROBBINS ASSOCIATES, INC."

"RESOLUTION NO. 25610

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH ABDO S. ALLEN COMPANY."

"RESOLUTION NO. 25611

RESOLUTION ACCEPTING WORK PERFORMED BY ABDO S. ALLEN COMPANY AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

Port Ordinance No. 2260 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO SPACE ASSIGNMENT RATES," was read a second time and passed by the following vote:

Ayes:	Commissioners Creque, Eng, Rodriguez, Smith and President Berkley - 5
Noes:	None
Absent:	Commissioners Connolly and Soda - 2

Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SECTION 9.18 OF PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF THE POSITION OF YOUTH AIDE, CLASS "D"," was read a first time and passed to print by the following vote:

Ayes:	Commissioners Creque, Eng, Rodriguez, Smith and President Berkley - 5
Noes:	None
Absent:	Commissioners Connolly and Soda - 2

At the hour of 3:20 p.m. the meeting was adjourned on a motion duly made and seconded.

Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The regular meeting scheduled for October 16, 1979 was adjourned by the Secretary of the Board to Tuesday, October 23, 1979 at the hour of 2:00 p.m., due to the absence of all the members of the Board.

* *

The meeting was reconvened on Tuesday, October 23, 1979 at the hour of 2:15 p.m. in the office of the Board, Room 376, 66 Jack London Square, President Berkley presiding.

Commissioners present: Creque, Eng, Rodriguez, Smith, Soda and President Berkley - 6

Commissioners absent: Connolly - 1

Also present were the Executive Director; Assistant to the Executive Director; Port Attorney; Chief Engineer; Director of Maritime Activities; Director of Properties; Director of Aviation; Airport Manager; Manager, General Aviation; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Henry Woods, of Woods Catering; and Mr. James Philon, Vice President of Properties Division, Hilton Hotels Incorporation.

Conceptional Design Approval, Hilton Inn Expansion was the subject of a memo to the Board from the Port Environmental Planner, recommending conceptual approval of a new nine-story hotel building and an addition to the existing building for a new coffee shop. The new building would contain an

BOARD OF PORT COMMISSIONERS
MEETING OF NOV 6 1979
APPROVED AND ORDERED FILED
SECRETARY

elevator lobby, meeting rooms and hotel offices on the first floor; and floors 2-9 would contain 224 guest rooms. The construction would be of concrete with redwood colored trim used to blend this addition with that of the existing hotel development. The new coffee shop would be a one-story 6,200 square foot addition and a new canopy covered walkway would be constructed between the coffee shop and the existing hotel lobby. Other work in the project includes: an alignment modification of the hotel's Hegenberger Road entrance driveway; re-striping of the existing hotel parking area; and redevelopment of the service station into additional parking. The estimated cost of the project is $8,000,000. Included in the recommendation was consideration of a negative declaration and certification that the proposed project would have no signifiant effect on the environment. The recommendation was approved on passage of Resolution No. 25617.

The Board's calendar contained an appearance by Attorney Richard A. Beserra, representing Mr. Henry Woods, of Woods Catering. The appearance was in regard to the Port's right to fix a fee for the exclusive mobile catering concession at the North Field of the Airport. Attorney Beserra was not in attendance, and President Berkley suggested that the item be calendared for November 6, 1979. Mr. Woods agreed with this suggestion and the item was held over.

Construction of Third Increment of Portable T-Hangars was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board that the T-hangar waiting list now makes possible the addition of 10 new units. As the T-hangars manufactured by Port-A-Port West, Inc., the supplier of the thirty other units, is the only vendor that can match the present hangars in price, appearance and portability it was recommended that the Board find it to be in the best interest of the Port to

dispense with formal bidding procedures and authorize the negotiation of a contract with Port-A-Port West, Inc., to provide the 10 T-hangars units at approximately $6,000 each. The recommendation was approved on passage of Resolution No. 25612.

Approval to Demolish Building L-924, Metropolitan Oakland International Airport was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending approval to demolish an old building in the clear zone of Runway 9L at the North Field. The estimated cost of the demolition is $12,000. The recommendation was approved on passage of Resolution No. 25613.

Award of Contract, Grading for Runway 11 Glide Slope and Midfield RVR was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the three bids received and recommending award of the contract to Roderick Construction Co., the low bidder at $99,653. The recommendation was approved on passage of Resolution No. 25623.

Approval to Substitute Subcontractor for Construction of Executive Terminal, Building L-550 was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark recommending approval to substitute Royce Crowell for plastering work as the original listed subcontractor, Mc Dermott-Sealy, has not signed a contract with the contractor, MCS Systems, Inc. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

Contract Completion, Building L-210 Roof Replacement was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with Fidelity Roof Company be extended through September 27, 1979 and accepted as complete as of that date with a contract

price of $89,908.48. The recommendation was approved on passage of Resolution No. 25614 for time extension and Resolution No. 25615 for accepting work.

License Agreement--Transamerica Airlines was the subject of a memo to the Board from the Director of Properties, recommending approval of a license agreement for certain space in Buildings L-807, L-808, L-809, L-820, L-872, L-810 and L-811, at a new total monthly rental of $11,355.58. The buildings were formerly occupied under holdover provisions of an assigned lease originally made with SFO Helicopter Airlines. The license agreement would provide for Transamerica's interim occupancy this year pending further negotiations for a long-term lease. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

Specifications and Authority to Advertise for Bids for Printing, Folding and Delivering the Port of Oakland Flight Selector was the subject of a memo to the Board from the Manager, Purchasing Department, recommending their approval and authority to advertise for bids. The recommendation was approved on passage of Resolution No. 25616.

Rate of Return on Ground Leases was the subject of a memo to the Board from the Director of Properties, notifying the Board that they had established a basic return on ground leases and similar agreements at 9% of land value in December 1974 and that current practices indicate that the percentage should be increased. It was recommended that the Board approve establishing a 10% return on land value as the Port's basic rate for ground leases and similar land rental arrangements. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

License Agreement Renewal--EMS was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for certain space on the former Union Diesel property for a new total rental of $1,019.73 per month. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

Port of Oakland Railway Car-Service and Interchange Agreement was the subject of a memo to the Board from the Manger, Traffic Management and Customer Services, notifying the Board of certain requirements by the Association of American Railroads to operate the Port of Oakland Railway and recommending that the Board authorize the Executive Director to execute car-service and interchange agreements as required by the Association of American Railroads. The recommendation was approved on passage of Resolution No. 25624.

Howard Terminal Relocation Payment was the subject of a memo to the Board from the Director of Properties, recommending approval to pay a relocation payment to North American Plywood of up to $500. The recommendation was approved on passage of Resolution No. 25618.

Port of Oakland Tariff No. 2, Establishment of Space Assignment Rate was the subject of a memo to the Board from the General Manager, Marine Terminals, recommending approval to establish a space assignment rate of $1.06 per square foot per month for the new terminal office building at Outer Harbor Berths 5 and 6, occupied by Crescent Wharf and Warehouse Company. The recommendation was approved on an ordinance passed to print.

Automobile Mileage Allowance was the subject of a memo to the Board from the Asistant to the Executive Director, notifying the Board that the automobile mileage allowance should be increased to reflect the increase costs. The item was held over for further discussion.

Personnel Items contained in a memo to the Board from the Port Employee Relations Officer, recommended the appointment of Paul D. Grgich, Jimmy R. Darnell, and Raymundo Baca, as Youth Aide, Class "B", effective October 24, 1979, at $5.96 per hour; Denise M. Young, as Relief Telephone Operator, effective October 18, 1979, at $5.96 per hour; Chriss D. Foster, as Relief Reservation Clerk, effective October 8, 1979, at $5.96 per hour; Diane C. Brown, as Parking & Meter Checker, effective October 9, 1979, at $1050 per month; Samuel S. Rasheed, as Tariff and Traffic Clerk, effective November 5, 1979, at $1355 per month; Stephen A. Frazier, as Electrical and Mechanical Inspector, effective October 29, 1979, at $2020 per month; Tony Y. Cho, as Youth Aide, Class "A", effective October 25, 1979, at $7.60 per hour; and Gus A. Stafford and Paul A. Pedretti, as Commercial Aircraft Fueler, effective October 24, 1979, at $1255 per month. Also recommended was a salary increase for Port Environmental Planner, Charles Boyd, to rate "d" at $2736 per month in recognition of his registration as a professional architect. The recommendations were approved on passage of Resolution No. 25625 for appointments and Resolution No. 25626 for salary increase.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of the Manager, Cargo Marketing Department, to New York, New York, and Pittsburgh, Pennsylvania, on or about October 29, 1979, for trade development purposes; and the travel of Marine Commercial Representative IV Gary Hallin to Dallas and San Antonio, Texas, on or about October 29, 1979, for trade development purposes. The recommendation was approved on passage of Resolution No. 25619.

Specifications and Authority to Advertise for Bids for Printing and Delivering the Port of Oakland Progress News-Notes was the subject of a memo to the Board from the Manager, Purchasing Department, recommending their approval and authority to advertise for bids. The recommendation was approved on passage of Resolution No. 25620.

Oakland Service Case, Civil Aeronautics Board Docket 30699 was the subject of a letter to the Board from the Port Attorney, notifying the Board of the history of the case and that the Civil Aeronautics Board adopted a draft order in the Economic Phase of the case which substantially adopts the Judge's Initial Decision. The Civil Aeronautics Board expressed a reluctance to commit itself at this time to an alternative course of action other than the granting of the multiple permissive awards. The draft order does contain a paragraph dealing with possible monitoring and review of services as requested by the Port. The information was noted and ordered filed.

Ordinance Establishing Fees for Copying Public Records was the subject of a letter to the Board from the Port Attorney, notifying the Board that the Port may charge a fee for the service of providing copies and certification of public documents. It was recommended the Board approve the $.25 per copy fee, a $2.50 per certification fee and provide for prepayment of fees or a deposit to cover estimated fees. Certain records would be available to other public agencies without charge on a reciprocal basis. The recommendation was approved on passage of an ordinance to print.

The following reports were noted and ordered filed:

Summary of Cash - Port Revenue and Construction Funds as of October 15, 1979.

Summary of Cash and Accounts Receivable Port Revenue Fund 770 for the Month of September 1979.

Accounts Receivable - 35 Days or More in Arrears as of October 17, 1979.

Accounts Receivable - Referred to Port Attorney as of October 17, 1979.

Summary of Claims Paid from Various Funds for the Period September 24, 1979 through October 11, 1979.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Creque, Eng, Rodriguez, Smith, Soda and President Berkley - 6
Noes:	None
Absent:	Commissioner Connolly - 1

"RESOLUTION NO. 25612

RESOLUTION FINDING AND DETERMINING THAT IT IS IN THE BEST INTERESTS OF THE PORT TO ACQUIRE T-HANGARS WITHOUT COMPETITIVE BIDDING; AND AUTHORIZING THE NEGOTIATION OF A CONTRACT THEREFOR."

"RESOLUTION NO. 25613

RESOLUTION AUTHORIZING DEMOLITION OF BUILDING L-924, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT."

"RESOLUTION NO. 25614

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH FIDELITY ROOF COMPANY."

"RESOLUTION NO. 25615

RESOLUTION ACCEPTING WORK PERFORMED BY FIDELITY ROOF COMPANY AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25616

RESOLUTION APPROVING SPECIFICATIONS FOR PRINTING, FOLDING AND DELIVERING THE PORT OF OAKLAND FLIGHT SELECTOR FOR THE PERIOD COMMENCING JANUARY 16, 1980 AND FINDING JANUARY 15, 1981, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25617

RESOLUTION CERTIFYING REVIEW AND CONSIDERATION OF NEGATIVE DECLARATION, MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH AND GIVING CONCEPTUAL APPROVAL TO DEVELOPMENT PROPOSED BY HILTON HOTELS CORPORATION."

"RESOLUTION NO. 25618

RESOLUTION APPROVING AND AUTHORIZING RELOCATION PAYMENTS TO NORTH AMERICAN PLYWOOD OF CALIFORNIA, INC."

"RESOLUTION NO. 25619

RESOLUTION AUTHORIZING CERTAIN TRAVEL."

"RESOLUTION NO. 25620

RESOLUTION APPROVING SPECIFICATIONS FOR PRINTING AND DELIVERING THE PORT OF OAKLAND PROGRESS NEWS-NOTES FOR THE PERIOD COMMENCING JANUARY 1, 1980 AND ENDING DECEMBER 31, 1980, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25621

RESOLUTION GRANTING EDGEWATER INVESTORS PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25622

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 25623

RESOLUTION AWARDING CONTRACT TO RODERICK CONSTRUCTION CO. FOR GRADING FOR RUNWAY 11 GLIDE SLOPE AND MIDFIELD RVR, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA (AIRPORT DEVELOPMENT AID PROGRAM 6-06-0170-09); FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25624

RESOLUTION AUTHORIZING EXECUTION OF INTERCHANGE AGREEMENT AND CAR SERVICE AND CAR HIRE AGREEMENT IN CONNECTION WITH PORT OF OAKLAND RAILWAY."

"RESOLUTION NO. 25625

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25626

RESOLUTION ASSIGNING CHARLES BOYD, PORT ENVIRONMENTAL PLANNER, TO SCHEDULE 59, RATE "D", AS FIXED BY PORT ORDINANCE NO. 867."

Port Ordinance No. 2259 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 2161 ESTABLISHING THE RULES AND REGULATIONS FOR THE PORT OF OAKLAND'S EMBARCADERO COVE MARINA AND FOR FIXING THE RATES AND CHARGES IN CONNECTION THEREWITH," and Port Ordinance No. 2261 being, "AN ORDINANCE AMENDING SECTION 9.18 OF PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF THE POSITION OF YOUTH AIDE, CLASS "D"," were read a second time and passed by the following vote:

Ayes:	Commissioners Creque, Eng, Rodriguez, Smith, Soda and President Berkley - 6
Noes:	None
Absent:	Commissioner Connolly - 1

Port Ordinance No. ____ being, "AN ORDINANCE ESTABLISHING FEES AND DEPOSIT FOR PROVIDING COPIES AND CERTIFYING COPIES OF PUBLIC RECORDS, AMENDING PORT ORDINANCE NO. 2044, AND MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING ITEMS NOS. 2650 AND 2655 OF PORT ORDINANCE NO. 964 RELATING TO SPACE ASSIGNMENTS AND SPACE ASSIGNMENT RATES," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING CERTAIN SECTIONS OF PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT AND RETITLING THE POSITION OF ASSISTANT TO THE EXECUTIVE DIRECTOR," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 2255

RELATING TO THE CONTRIBUTIONS FOR THE COST OF GROUP LIFE INSURANCE FOR EMPLOYEES OF THE PORT OF OAKLAND," were read a first time and passed to print by the following vote:

Ayes:	Commissioners Creque, Eng, Rodriguez, Smith, Soda and President Berkley - 6
Noes:	None
Absent:	Commissioner Connolly - 1

At the hour of 2:45 p.m. the meeting was adjourned on a motion duly made and seconded.

Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The meeting was held on Tuesday, November 6, 1979, at the hour of 2:10 p.m. in the office of the Board, Room 376, 66 Jack London Square, President Berkley presiding, due written notice having been given to members of the Board.

Commissioners present: Connolly, Creque, Rodriguez, Smith and President Berkley - 5

Commissioners absent: Eng and Soda - 2

Also present were the Executive Director; Assistant to the Executive Director; Assistant Port Attorney; Director of Aviation; Airport Manager; Manager, General Aviation; Director of Properties; Commercial Representative John Ablan; Assistant Chief Engineer; Equal Opportunity Officer; and Secretary of the Board.

Visitors attending the meeting included Mr. Henry Woods representing his mobile catering firm.

The minutes of the regular meeting of October 2, 1979; the adjourned regular meeting of October 9, 1979; and the adjourned regular meeting of October 23, 1979 were approved as submitted and ordered filed.

Chief Airport Serviceman, Joseph H. Myers, received his 15-year service pin.

BOARD OF PORT COMMISSIONERS
MEETING OF DEC 11 1979
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

Mr. Henry Woods appeared before the Board concerning his request to lower the fees established for the exclusive mobile catering rights on the Airport. Mr. Woods contended that the value of business did not justify the minimum charge of $425 per month; and that there should be no charge at all for the concession. After discussion, Commissioner Smith moved that the exclusive agreement be maintained and if Mr. Woods paid all charges due the Port and submitted his reports for the past year to the staff for review the Board would consider a change in the minimum charge for the exclusive right to provide mobile catering service at the Airport. The motion was seconded and passed unanimously.

Settlement of Fire Loss at North Airport was the subject of a memo to the Board from the Director of Properties, notifying the Board that negotiations have been concluded with the Harbor Insurance Company and the Northbrook Insurance Company, who provided the fire and extended coverage insurance policy to the Port. The proposed insurance settlement included: loss of Building L-711 at $407,500.00 less deductible of $100,000.00 for a net total of $307,500.00; debris and foundation removal estimated at $35,000.00; repairs to Building L-719 estimated at $2,000; and loss of rental income at $37,369.75 for an estimated total of $381,869.75. It was noted that the building would not be replaced at this time. It was recommended that the Board approve the general settlement and that the Executive Director be authorized to execute the settlement documents. The recommendation was approved on passage of Resolution No. 25649.

Jack London Village Sublease was the subject of a memo to the Board from the Director of Properties, recommending approval for the relocation of the J. W. Dill men's clothing store from 1,393 sf in Space F-210

to 893 sf in Space E-100. The recommendation was approved on passage of Resolution No. 25627.

License Agreement--Health Services, Inc. was the subject of a memo to the Board from the Director of Properties, recommending approval of a new agreement to cover the rental of 40 parking stalls in the Century 21 theater parking lot at $15 per stall per month, for a total monthly rental of $600. It was noted that the Port or its designees were granted the right to use portions of the parking lot adjacent to the Hyatt Hotel in a supplement to the lease between the Port and Edgewater Hyatt Corporation. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Contract Completion, Berthing Facilities, Embarcadero Cove Marina was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, recommending that the contract with M-B Construction be extended through September 14, 1979 and accepted as complete as of that date with the contract price of $908,557.58. The recommendation was approved on passage of Resolution No. 25628 for time extension and Resolution No. 25629 for accepting contract.

Contract Completion, Building J-120, Embarcadero Cove Marina was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, notifying the Board of several delays in the project and recommending that the contract with Wesley A. Thomas Co., Inc., for Phase I be extended through October 9, 1979 and Phase II be extended through October 17, 1979 and the contract be accepted as complete with a contract price of $470,046.73. The recommendation was approved on passage of Resolution No. 25646 for time extension and Resolution No. 25647 for accepting contract.

Award of Contract, Demolition of Howard Terminal Buildings, Inner Harbor was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the ten bids received and recommending award of the contract to Charles S. Campanella, Inc., the low bidder at $61,800. The recommendation was approved on passage of Resolution No. 25630.

Contract Completion, Reroofing of Building H-309, Ninth Avenue Terminal was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, recommending that the contract with Bryant Co., Inc., be extended through October 11, 1979 and accepted as complete as of that date with a contract price of $179,790. The recommendation was approved on passage of Resolution No. 25631 for time extension and Resolution No. 25632 for accepting contract.

Additional CAPA Liability Insurance was the subject of a memo to the Board from the Director of Properties, notifying the Board that several ports through the California Association of Port Authorities have requested an additional $50,000,000 layer of liability insurance. It was recommended that the Board approve participation in the policy which will increase the Port's total liability coverage to $101,000,000. It was noted that the Port's share of the annual premium is approximately $10,650. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Personnel Items contained in a memo to the Board from the Port Employee Relations Officer, recommended the appointment of Jaime D. Yalung, as Senior Research Technician, effective October 16, 1979, at $1840 per month; Denis E. Ledbetter and William O. Thompson, as Assistant Mechanical and Electrical Engineer, effective November 1, 1979, at $1982 per month; Tony Y. Cho, as Youth Aide, Class "AA", effective November 6, 1979, at $11.34 per

hour; Akbar Shakernia, as Youth Aide, Class "A", effective October 22, 1979, at $7.60 per hour; Dorothea O'Hara, as Youth Aide, Class "C", effective October 29, 1979, at $4.32 per hour; Patricia Ibarra, as Senior Secretary, effective November 12, 1979, at $1167 per month; Claire Smith, as Youth Aide, Class "A", effective November 2, 1979, at $7.60 per hour; Janet Holst, as Senior Clerk, effective October 30, 1979, at $1109 per month; Nancy Stein, as Intermediate Typist Clerk, effective November 7, 1979, at $936 per month; and Phyllis Koerlin, as Senior Secretary, effective October 3, 1979, at $1288 per month. Also recommended was the termination of Jane Roth, Youth Aide Class "AA", as the temporary projects have been completed. Further recommended were salary increases to Intermediate Typist Clerks Sharon Krippene and Kathy Maes to rate "d" of salary schedule 5.14, $1089 per month, in recognition of extra duties being performed; approval of examination announcement for the position of Port Program Coordinator; and the creation of three positions of Youth Aide Class "AA" at a salary rate of $11.34 per hour to provide positions for the transition of employees awaiting the Civil Service examination process. The recommendations were approved on passage of Resolution No. 25633 for appointments; Resolution No. 25634 for termination; Resolution No. 25635 for salary increases; Resolution No. 25636 for examination announcement; and on an ordinance passed to print for the creation of positions.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of the President of the Board, Commissioner Eng, the Director of Maritime Activities, the Chief Engineer and Special Assistant to the Executive Director, the Port Attorney and the Director of Public Relations and Advertising to Honolulu, Hawaii, on or about November 3, 1979, to attend the 68th American Association of Port Authorities Annual Convention; the travel of Marine Commercial Representative II Larry S.

Forte to Denver, Colorado, and Chicago, Illinois, on or about November 4, 1979, for trade development purposes; the travel of the President of the Board and the Executive Director to New York, New York, on or about November 9, 1979, for a meeting with Sea-Land; the travel of Electrical/Mechanical Engineer John V. Cook to Erie, Pennsylvania, on or about November 11, 1979, in connection with certain tests of the electric drives for the Berth 5 cranes; the travel of Port Maintenance Foreman Larry Ross to Denver, Colorado, on or about November 11, 1979, to attend a roofing training seminar; the travel of Commissioner Eng to Fukuoka, Japan, on or about November 13, 1979, to serve as the Port's representative to the Japan-American Conference of Mayors and Chamber of Commerce Presidents; and the travel of the President of the Board, Commissioners Eng, Rodriguez and Soda, the Executive Director, the Director of Maritime Activities and the Secretary of the Board to Hong Kong, Singapore, Manila, Taiwan, Tokyo and Seoul, Korea, on or about November 18, 1979, for trade promotion purposes and to call on shipping lines. The recommendations were approved on passage of Resolution No. 25637.

Claim of Peter Kiewit Sons' Inc. was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim submitted alleging that the contractor, its architects and the Port, failed to provide the subcontractor with a safe place to perform its work. The claim was in connection with an accident occurring when a crane owned and operated by Peter Kiewit Sons' Inc. broke through the wharf at Berth 7 causing extensive damage to the wharf and associated piles and to the crane itself. The contractor was obligated to repair the damage to the wharf and piles and their insurance carrier paid for the repairs and became subrogated to the claims of the contractor, with respect to the damage. The insurance carrier has filed action against Peter Kiewit Sons' Inc. for alleged breach of contract and

negligence. As the claim is not a proper charge against the Port, it was recommended that the claim be rejected and additionally it was recommended that the Application to Present a Late Claim be denied as the claimant has not demonstrated sufficient grounds. The recommendation was approved on passage of Resolution No. 25638 denying late claim and Resolution No. 25639 rejecting claim.

Crest Enterprises, Inc. was the subject of a letter to the Board from the Port Attorney, notifying the Board that the company has not provided the Port with necessary evidence of insurance as required by the Port to occupy a tie-down space at the Airport. It was recommended that the Port Attorney be authorized to bring an action of unlawful detainer to require Crest Enterprises, Inc. to remove their aircraft. The recommendation was approved on passage of Resolution No. 25640.

Claims of Sherelle Panel and Leslie Fisher was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim in the sum of $100,000, as the claimants alleged that they were falsely arrested by the Oakland Police Department at the Airport. As the claim is not a proper charge against the Port, it was recommended that the claim be rejected. The recommendation was approved on passage of Resolution No. 25641.

Woods Catering was the subject of a letter to the Board from the Port Attorney, notifying the Board of the background information associated with Mr. Henry Woods' appearance before the Board. The information was noted and referred to during Mr. Woods' appearance.

Circle Pacific, Incorporated was the subject of a letter to the Board from the Port Attorney, notifying the Board that the tenant is currently indebted to the Port in the total sum of $25,892.80 for back rent and that the Port Attorney filed an action in unlawful detainer seeking possession of the

demised premises a forfeiture of the license and concession agreement and treble damages in the form of past due rent. It was recommended that the action of the Port Attorney be ratified. The recommendation was approved on passage of Resolution No. 25642.

Claim of Paul Gannon was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim for alleged damages occurring when the claimant step in a hole on a pier occupied by American President Lines. As the claim is not a proper charge against the Port, it was recommended the claim be rejected. The recommendation was approved on passage of Resolution No. 25643.

Claim of Harry Woolfolk was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim in the amount of $500,000 for alleged damages occurring when the claimant fell into an open hole at Pier 3. Included in the claim was application to present late claim. As the application does not show cause for its late filing, it was recommended that the application to file late claim be denied. The recommendation was approved on passage of Resolution No. 25644.

Possible Appeal of Decision in M.G.C. Co. v. Board of Port Commissioners, Alameda County Superior Court Action No. 523885-1 was the subject of a letter to the Board from the Port Attorney, notifying the Board of the case and that the court suggested that the Port accept a release bond in lieu of money withheld through a Stop Notice. During another proceeding the court awarded interest in the sum of $3,800.40 to M.G.C. Co. but declined to award attorneys' fees. At present, the Port Attorney is currently researching and considering the advisability of filing an appeal on the question of the legality of the award of interest. The information was noted and ordered filed.

The following reports were noted and ordered filed:

Report of the Port Attorney on Litigation Matters.

Status of Construction Contracts in Progress as of November 1, 1979.

Status of Consultant Contracts in Progress as of November 1, 1979.

Summary of Cash - Port Revenue and Construction Funds as of October 1979.

Summary of Claims Paid from Various Funds for the Period October 12, 1979 through October 25, 1979.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commisioners Connolly, Creque, Rodriguez, Smith and President Berkley - 5
Noes:	None
Absent:	Commissioners Eng and Soda - 2

"RESOLUTION NO. 25627

RESOLUTION CONSENTING TO AMENDMENT OF SUBLEASE BY OAKLAND VILLAGE CORPORATION."

"RESOLUTION NO. 25628

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH M-B CONSTRUCTION."

"RESOLUTION NO. 25629

RESOLUTION ACCEPTING WORK PERFORMED BY M-B CONSTRUCTION AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25630

RESOLUTION AWARDING CONTRACT TO CHARLES S. CAMPANELLA, INC. FOR DEMOLITION OF HOWARD TERMINAL BUILDINGS, INNER HARBOR, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 25631

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH BRYANT CO., INC "

"RESOLUTION NO. 25632

RESOLUTION ACCEPTING WORK PERFORMED BY BRYANT CO., INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25633

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25634

RESOLUTION TERMINATING APPOINTMENT OF JANE ROTH."

"RESOLUTION NO. 25635

RESOLUTION ASSIGNING EMPLOYEES AND FINDING THEM TO BE ENTITLED TO CERTAIN RATES WITHIN SALARY SCHEDULES FIXED BY PORT ORDINANCE NO. 867."

"RESOLUTION NO. 25636

RESOLUTION APPROVING EXAMINATION ANNOUNCEMENT FOR PORT PROGRAM COORDINATOR AND FIXING AND DETERMINING STANDARDS AND REQUIREMENTS THEREOF."

"RESOLUTION NO. 25637

RESOLUTION CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 25638

RESOLUTION DENYING APPLICATION FOR LEAVE TO PRESENT A LATE CLAIM."

"RESOLUTION NO. 25639

RESOLUTION REJECTING CLAIM OF PETER KIEWIT SONS' INC."

"RESOLUTION NO. 25640

RESOLUTION AUTHORIZING FILING OF ACTION BY PORT ATTORNEY AGAINST CREST ENTERPRISES, INC."

"RESOLUTION NO. 25641

RESOLUTION REJECTING CLAIMS OF SHERELLE PANEL AND LESLIE FISHER."

"RESOLUTION NO. 25642

RESOLUTION RATIFYING FILING OF ACTION BY PORT ATTORNEY AGAINST CIRCLE PACIFIC, INCORPORATED."

"RESOLUTION NO. 25643

RESOLUTION REJECTING CLAIM OF PAUL GANNON."

"RESOLUTION NO. 25644

RESOLUTION REJECTING HARRY WOOLFOLK'S APPLICATION FOR LEAVE TO PRESENT LATE CLAIM."

"RESOLUTION NO. 25645

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH SIGNET TESTING LABORATORIES, INC."

"RESOLUTION NO. 25646

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH WESLEY A. THOMAS CO., INC."

"RESOLUTION NO. 25647

RESOLUTION ACCEPTING WORK PERFORMED BY WESLEY A. THOMAS CO., INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25648

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 25649

RESOLUTION APPROVING SETTLEMENT OF INSURANCE LOSSES WITH HARBOR INSURANCE AND NORTHBROOK INSURANCE COMPANIES AND AUTHORIZING THE EXECUTIVE DIRECTOR TO EXECUTE SETTLEMENT AGREEMENT."

"RESOLUTION NO. 25650

RESOLUTION GRANTING JAMES D. SNEAD PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25651

RESOLUTION APPROVING AND AUTHORIZING PAYMENT OF REAL ESTATE BROKERAGE COMMISSION TO HAMILTON, COHN, GEROW AND ASSOCIATES."

The following resolution was introduced and passed separately by the following vote:

Ayes:	Commissioners Connolly, Creque, Rodriguez and Smith - 4
Noes:	None
Abstained:	President Berkley - 1
Absent:	Commissioners Eng and Soda - 2

"RESOLUTION NO. 25652

RESOLUTION APPROVING IN PRINCIPLE A LEASE OPTION AGREEMENT AND LEASE WITH DORMER WORLD TRDE CORPORATION AND TAK ENOMOTO."

Port Ordinance No. 2253 being, "AN ORDINANCE APPROVING AN AGREEMENT FOR PURCHASE OF CERTAIN REAL PROPERTY LOCATED IN THE AIRPORT BUSINESS PARK WITH SAWTOOTH LAND COMPANY AND AUTHORIZING THE EXECUTION THEREOF," and Port Ordinance No. 2262 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 2255 RELATING TO THE CONTRIBUTIONS FOR THE COST OF GROUP LIFE INSURANCE FOR EMPLOYEES OF THE PORT OF OAKLAND," and Port Ordinance No. 2263 being, "AN ORDINANCE ESTABLISHING FEES AND DEPOSIT FOR PROVIDING COPIES AND CERTIFYING COPIES OF PUBLIC RECORDS, AMENDING PORT ORDINANCE NO. 2044, AND MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH," and Port Ordinance No. 2264 being, "AN ORDINANCE AMENDING ITEMS NOS. 2650 AND 2655 OF

PORT ORDINANCE NO. 964 RELATING TO SPACE ASSIGNMENTS AND SPACE ASSIGNMENT RATES," and Port Ordinance No. 2265 being, "AN ORDINANCE AMENDING CERTAIN SECTIONS OF PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT AND RETITLING THE POSITION OF ASSISTANT TO THE EXECUTIVE DIRECTOR," were read a second time and passed by the following vote:

Ayes:	Commissioners Connolly, Creque, Rodriguez, Smith and President Berkley - 5
Noes:	None
Absent:	Commissioners Eng and Soda - 2

Port Ordinance No. ____ being, "AN ORDINANCE AMENDING SEC. 9.18 OF PORT ORDINANCE NO. 867 CREATING THREE ADDITIONAL POSITIONS OF YOUTH AIDE, CLASS "AA", ABOLISHING THREE POSITIONS OF YOUTH AIDE, CLASS "A" AND CORRECTING THE HOURLY SALARY RATES FOR YOUTH AIDE, CLASS"AA", YOUTH AIDE, CLASS "A", YOUTH AIDE, CLASS "B" AND YOUTH AIDE, CLASS "C"," and Port Ordinance No. ____ being, "AN ORDINANCE AUTHORIZING EXECUTION OF AGREEMENT WITH STANDARD REALTY AND DEVELOPMENT COMPANY PROVIDING FOR THE ACQUISITION OF CERTAIN REAL PROPERTY LOCATED AT THE SOUTHEASTERN CORNER OF THIRD AND BRUSH STREETS, MAKING AN APPROPRIATION THEREFOR AND FINDING CERTAIN FACTS IN CONNECTION THEREWITH," and Port Ordinance No. ____ being, "AN ORDINANCE ADDING SEC. 7.151 TO, AND AMENDING SEC 5.17 OF, PORT ORDINANCE NO. 867 CREATING ONE POSITION OF DATA PROCESSING MANAGER AND DESIGNATING DEPARTMENT HEADS IN THE PORT DEPARTMENT," were read a first time and passed to print by the following vote:

Ayes: Commissioners Connolly, Creque, Rodriguez, Smith and President Berkley - 5

Noes: None

Absent: Commissioners Eng and Soda - 2

At the hour of 2:45 p.m. the meeting was adjourned until 2:00 p.m., Tuesday November 13, 1979.

* *

The meeting was reconvened on Tuesday, November 13, 1979 at the hour of 2:20 p.m., President Berkley presiding.

Commissioners present: Creque, Rodriguez, Smith, Soda and President Berkley - 5

Commissioners absent: Connolly and Eng - 2

Also present were the Executive Director; Assistant to the Executive Director; Port Attorney; Assistant Chief Engineer; Director of Aviation; Airport Manager; Manager, General Aviation; Director of Maritime Activities; Director of Properties; Director of Public Relations and Advertising; and Secretary of the Board.

The Director of Maritime Activities introduced three representatives of the Korean Maritime and Port Administration, who are attending the Port Management Training Program.

Award of Contract, Providing and Installing Furnishings for the Executive Terminal Building L-550 was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board of the four bids received and recommending award of the contract to Contract Design Associates, Inc., the low bidder at $42,925. The recommendation was approved on passage of Resolution No. 25653.

Acceptance of FAA Planning Grant Offer for Preparation of a North Airport Master Plan was the subject of a memo to the Board from Port Principal Engineer Keith Quan, recommending approval to accept the Federal Aviation Administration's Airport Master Planning Grant offer in the amount of $80,570, which will be used to prepare a comprehensive plan for general aviation on the North Field. The recommendation was approved on passage of Resolution No. 25654.

Jack London Village Subleases was the subject of a memo to the Board from the Director of Properties, recommending approval to assign the Book Tree sublease from Michael Wyatt to Jacqueline A. Colt and Robert M. Downing. The recommendation was approved on passage of Resolution No. 25655.

Certification of Negative Declaration for "Restaurant Redevelopment Firehouse Relocation", Jack London Square was the subject of a memo to the Board from Port Principal Engineer Keith Quan, recommending that the Board certify a Negative Declaration prepared for the redevelopment of the site. The certified environmental document will allow for the completion of the necessary applications for the permits required for the relocation of the firehouse to Clay Street. The recommendation was approved on passage of Resolution No. 25656.

Building Permit Application, Office/Warehouse Complex, Ritchie & Ritchie Development Company, Oakland Airport Business Park was the subject of a memo to the Board from the Port Environmental Planner, recommending approval for the construction of three separate one-story office/warehouse buildings for lease to others. The project is in conformance with the Park Standards and Restrictions and is estimated to cost $1,000,000. The environmental document associated with the project has previously been considered by the Board. The recommendation was approved on passage of Resolution No. 25657.

Western Pacific Agreement was the subject of a memo to the Board from the Director of Properties, recommending approval of an agreement with Western Pacific Railroad for a roadway easement in the Middle Harbor area. The easement will allow for a new road to serve American President Lines. The agreement provides for the conveyance of the easement of the Port for a payment of $40 384.75 with provisions for the improvement of the roadway by the Port and for the future maintenance cost sharing and realignment of an existing roadway. The recommendation was approved on passage of an ordinance to print.

Supplemental Agreement with American President Lines was the subject of a memo to the Board from the Director of Properties, recommending approval of a supplemental agreement with American President Lines to cover reimbursement of roadway costs for the new roadway to serve their facility. The total estimated cost is $176,384.75 and American President Lines can pay either a lump sum reimbursement or the payment to the Port of an additional monthly compensation based upon the total project cost for the roadway. The recommendation was approved on passage of Resolution No. 25658.

CFS Berth G was the subject of a memo to the Board from the Executive Director, notifying the Board that Mitsui-O.S.K. Lines and Yamashita-Shinnihon Lines operate a Container Freight Station adjacent to Berth G at the Seventh Street Public Container Terminal and that the space is needed to meet the demand for container terminal facilities. It was recommended that the Board approve continuing the lease through July 1, 1980, during which time the operation can be relocated and plans and specifications can be prepared for the demolition of the facility. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Plans and Specifications, Construction of Access Road to Container Freight Station was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the new roadway. The environmental document associated with the project has previously been reviewed by the Board. The recommendation was approved on passage of Resolution No. 25659.

Certification of Negative Declaration for Sand Borrow Dredging in San Francisco Bay was the subject of a memo to the Board from Port Principal Engineer Keith Quan, notifying the Board that the Port proposes to extract sand from certain existing shoals in the San Francisco Bay for use at the new Howard Container Terminal. It was recommended that the Board approve the associated environmental document for this work in order to complete applications for various permits required for dredging and approve in principle the dredging in San Francisco Bay as part of the Charles P. Howard Terminal Construction. The recommendation was approved on passage of Resolution No. 25667.

Howard Terminal Relocation Payments was the subject of a memo to the Board from the Director of Properties, recommending approval to pay a relocation payment in the amount of $1,306.94 to Murray Fenton-Cullen, Inc. and to pay $280,550 to Vertex, Inc. in accordance with the Port's relocation guidelines. The recommendation was approved on passage of Resolution No. 25660.

Personnel Items contained in a memo to the Board from the Port Employee Relations Officer, recommended the appointment of Yale H. Yee, as Assistant Mechanical and Electrical Engineer, effective November 5, 1979, at $2084 per month; Claire Smith, as Youth Class, Class "AA", effective November 13, 1979, at $11.34 per hour; Akbar Shakernia, as Junior Civil Engineer,

effective October 29, 1979, at $1715 per month; and Katherine M. Eidson, as Administrative Secretary, effective November 5, 1979, at $1370 per month. Also recommended was military leave of absence for Charles A. Boyd, Port Environmental Planner, for 10 working days. The recommendation was approved on passage of Resolution No. 25661 for appointments and Resolution No. 25662 for military leave of absence.

Increase in Rates - Kaiser Health Plan was the subject of a memo to the Board from the Port Employee Relations Officer, notifying the Board that Kaiser Foundation Health Plan, Inc., has notified the Board that it will increase rates effective January 1, 1980. It was recommended that the Board approve raising the Port's contribution per employee to $98.15 per month. The recommendation was approved on passage of Resolution No. 25663 and on an ordinance passed to print.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of the Director of Aviation to Denver, Colorado; New York New York; Washington, D. C.; St. Louis, Missouri; and Houston, Texas, on or about November 26, 1979, to meet with various airline officials. The recommendation was approved on passage of Resolution No. 25664.

Increase in Rates - Blue Cross and Rockridge Health Plans was the subject of a memo to the Board from the Port Employee Relations Officer, notifying the Board that both Blue Cross and Rockridge health coverage plans will have an increase in rate effective January 1, 1980, and the Port's contribution to these medical care coverage plans will be raised to $98.15 per month. The information was noted and ordered filed.

Claim of Bennie Glanton was the subject of a letter to the Board from the Port Attorney, notifying the Board of the claim in the amount of $25,000 for alleged injuries occurring when the claimant fell on a cement floor in a building licensed by the Port to Bay View Aviation. As the claim is not a proper charge against the Port, it was recommended that it be rejected. The recommendation was approved on passage of Resolution No. 25665.

At the hour 2:35 p.m. the Board entered into an executive session on legal matters and reconvened in open session at the hour of 3:30 p.m.

The following reports were noted and ordered filed:

Summary of Cash - Port Revenue and Construction Funds as of November 5, 1979.

Summary of Cash and Accounts Receivable Port Revenue Fund 770 for the Month of October 1979.

Accounts Receivable - 35 Days or More in Arrears as of November 6, 1979.

Accounts Receivable - Referred to Port Attorney as of November 6, 1979.

Summary of Claims Paid from Various Funds for the Period October 25, 1979 through November 2, 1979.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Creque, Rodriguez, Smith, Soda and President Berkley - 5
Noes:	None
Absent:	Commissioners Connolly and Eng - 2

"RESOLUTION NO. 25653

RESOLUTION AWARDING CONTRACT TO CONTRACT DESIGN ASSOCIATES, INC. FOR PROVIDING AND INSTALLING FURNISHINGS FOR THE EXECUTIVE TERMINAL, BUILDING L-550, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF CASHIER'S CHECKS TO BIDDERS."

"RESOLUTION NO. 25654

RESOLUTION ACCEPTING PLANNING GRANT OFFER OF THE UNITED STATES OF AMERICA AND AUTHORIZING EXECUTION OF PLANNING GRANT AGREEMENT WITH THE FEDERAL AVIATION ADMINISTRATION UNDER PROJECT NO. A-06-0170-02, CONTRACT NO. DTFA08-80-C05763."

"RESOLUTION NO. 25655

RESOLUTION CONSENTING TO ASSIGNMENT OF SUBLEASE OF OAKLAND VILLAGE CORPORATION."

"RESOLUTION NO. 25656

RESOLUTION CERTIFYING REVIEW AND CONSIDERATION OF NEGATIVE DECLARATION AND MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH."

"RESOLUTION NO. 25657

RESOLUTION GRANTING RITCHIE & RITCHIE DEVELOPMENT CO. PERMISSION TO PERFORM CERTAIN WORK SUBJECT TO CONDITIONS."

"RESOLUTION NO. 25658

RESOLUTION AUTHORIZING EXECUTION OF SUPPLEMENTAL AGREEMENT WITH AMERICAN PRESIDENT LINES, LTD."

"RESOLUTION NO. 25659

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF ACCESS ROAD TO CONTAINER FREIGHT STATION, MIDDLE HARBOR TERMINAL, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25660

RESOLUTION APPROVING AND AUTHORIZING RELOCATION PAYMENTS TO MURRAY FENTON-CULLEN, INC. AND VERTEX, INC."

"RESOLUTION NO. 25661

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25662

RESOLUTION GRANTING MILITARY LEAVE OF ABSENCE TO CHARLES A. BOYD, PORT ENVIRONMENTAL PLANNER."

"RESOLUTION NO. 25663

RESOLUTION AUTHORIZING EXECUTION OF GROUP MEDICAL AND HOSPITAL SERVICE AGREEMENT AMENDMENT WITH KAISER FOUNDATION HEALTH PLAN, INC."

"RESOLUTION NO. 25664

RESOLUTION AUTHORIZING CERTAIN TRAVEL."

"RESOLUTION NO. 25665

RESOLUTION REJECTING CLAIM OF BENNIE GLANTON."

"RESOLUTION NO. 25666

RESOLUTION APPOINTING WALLACE STOCKDALE TO THE POSITION OF DATA PROCESSING MANAGER."

"RESOLUTION NO. 25667

RESOLUTION CERTIFYING REVIEW AND CONSIDERATION OF NEGATIVE DECLARATION, MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH, AND APPROVING IN PRINCIPLE SAND DREDGING FROM EXISTING SHOALS IN SAN FRANCISCO BAY."

"RESOLUTION NO. 25668

RESOLUTION ACCEPTING OFFER BY BRANAUGH EXCAVATING, INC. TO COMPROMISE AND SETTLE ITS COMPLAINT FOR BREACH OF CONTRACT."

"RESOLUTION NO. 25669

RESOLUTION PROVISIONALLY APPOINTING LILIAN M. ROBERTS TO THE POSITION OF LEGAL STENOGRAPHER."

"RESOLUTION NO. 25670

RESOLUTION AUTHORIZING EXECUTION OF EXTENSION AGREEMENT WITH SEA-LAND SERVICE, INC."

Port Ordinance No. 2266 being, "AN ORDINANCE ADDING SEC. 7.151 TO, AND AMENDING SEC 5.17 OF, PORT ORDINANCE NO. 867 CREATING ONE POSITION OF DATA PROCESSING MANAGER AND DESIGNATING DEPARTMENT HEADS IN THE PORT DEPARTMENT," and Port Ordinance No. 2267 being, "AN ORDINANCE AMENDING SEC.

9.18 OF PORT ORDINANCE NO. 867 CREATING THREE ADDITIONAL POSITIONS OF YOUTH AIDE, CLASS "AA", ABOLISHING THREE POSITIONS OF YOUTH AIDE, CLASS "A" AND CORRECTING THE HOURLY SALARY RATES FOR YOUTH AIDE, CLASS "AA", YOUTH AIDE, CLASS "A", YOUTH AIDE, CLASS "B" AND YOUTH AIDE, CLASS "C"," and Port Ordinance No. 2268 being, "AN ORDINANCE AUTHORIZING EXECUTION OF AGREEMENT WITH STANDARD REALTY AND DEVELOPMENT COMPANY PROVIDING FOR THE ACQUISITION OF CERTAIN REAL PROPERTY LOCATED AT THE SOUTHEASTERN CORNER OF THIRD AND BRUSH STREETS, MAKING AN APPROPRIATION THEREFOR AND FINDING CERTAIN FACTS IN CONNECTION THEREWITH," were read a second time and passed by the following vote:

Ayes:	Commissioners Creque, Rodriguez, Smith, Soda and President Berkley - 5
Noes:	None
Absent:	Commissioners Connolly and Eng - 2

Port Ordinance No._____ being, "AN ORDINANCE AUTHORIZING THE ACQUISITION FROM THE WESTERN PACIFIC RAILROAD COMPANY OF AN EASEMENT OVER CERTAIN REAL PROPERTY LOCATED SOUTHERLY OF MIDDLE HARBOR ROAD COMMENCING AT A POINT APPROXIMATELY 1,900 FEET FROM THE FOOT OF ADELINE STREET, MAKING AN APPROPRIATION THEREFOR AND FINDING CERTAIN FACTS IN CONNECTION THEREWITH," and Port Ordinance No._____ being, "AN ORDINANCE AMENDING SECTION 2 OF PORT ORDINANCE NO. 1166 RELATING TO THE CONTRIBUTIONS OF THE PORT OF OAKLAND TOWARD THE COST OF EMPLOYEE GROUP HEALTH INSURANCE," and Port Ordinance No._____ being, "AN ORDINANCE APPROVING AN AGREEMENT FOR PURCHASE OF CERTAIN REAL PROPERTY LOCATED IN THE AIRPORT BUSINESS PARK WITH M & M I AND AUTHORIZING THE EXECUTION THEREOF," and Port Ordinance No._____ being, "AN ORDINANCE AMENDING SECTION 5.00 OF PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF THE

EXECUTIVE DIRECTOR OF THE PORT DEPARTMENT," were read a first time and passed to print by the following vote:

Ayes: Commissioners Creque, Rodriguez, Smith, Soda and President Berkley - 5

Noes: None

Absent: Commissioners Connolly and Eng - 2

At the hour of 3:35 p.m. on a motion duly made and seconded the meeting was adjourned.

Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The regular meeting of the Board of Port Commissioners scheduled for Tuesday, December 4, 1979 was adjourned by the Assistant Secretary of the Board to Tuesday, December 11, 1979, at the hour of 2:00 p.m.

* *

The meeting was reconvened on Tuesday, December 11, 1979, at the hour of 2:09 p.m. in the office of the Board, Room 376, 66 Jack London Square, President Berkley presiding.

Commissioners present: Connolly, Creque, Eng, Rodriguez and President Berkley - 5

Commissioners absent: Smith and Soda - 2

Also present were the Executive Director; Port Attorney; Director of Administrative Services; Chief Engineer; Assistant Chief Engineer; Director of Maritime Activities; Director of Properties; Commercial Representative; Director of Aviation; Airport Manager; Commercial Representative Robert O'Maley; Director of Advertising and Public Relations; and Secretary of the Board.

Visitors attending the meeting included Mr. John Bush, representing Blue Aviation; Mr. Clinton Ashby, representing Bay View Aviation; and Mr. Tak Enomoto, representing Dormer Corporation.

BOARD OF PORT COMMISSIONERS
MEETING OF JAN 8 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

The minutes of the regular meeting of November 6, 1979; and the adjourned regular meeting of November 13, 1979 were approved as submitted and ordered filed.

At the hour of 2:10 p.m. the Board held a public hearing on Schnitzer Steel Company's application to perform certain fill work on a portion of the Second Street Pier which Schnitzer leases from the Port. The work consists of the replacement of five fender piles recently damaged during a vessel maneuver and is estimated to cost $2,500. There was no further testimony on the work, the report of the Executive Director was considered, and the hearing was closed at the hour of 2:11 p.m. The application was approved on passage of Resolution No. 25675.

At the hour of 2:12 p.m. the Board held a public hearing on Shamrock Broadcasting Company's application to perform certain work to their existing radio tower footings, northwest of the Bay Bridge toll plaza, on property leased from the Port. The work would consist of placing 4 cubic yards of concrete fill and placing approximately 35 square feet of concrete patching and is estimated to cost $4,500. There was no further testimony on the work, the report of the Executive Director was considered, and the hearing was closed at the hour of 2:13 p.m. The application was approved on passage of Resolution No. 25678.

Assignment License Agreement--Bay View Aviation was the subject of a memo to the Board from the Director of Properties, recommending approval to assign the Bay View Aviation, Inc., license agreement to John E. Bush. Bay View Aviation, Inc., occupies shop office, and hangar space in Building L-150 and is currently in arrears to the Port in the amount of $19,086.30. The proposed new owner operates fixed base operations at San Carlos Airport and Hayward Airport and will pay the Port all past rent upon the assignment of the

license agreement. The recommendation was approved on passage of Resolution No. 25671.

Change Order, Electrical Modifications to South Airport was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, notifying the Board that during construction of electrical improvements to the South Airport, it was discovered that many conduits were broken and plugged in various areas. To have the work done in a timely manner, it was in the best interest to the Port to have the contractor perform the repairs. It was recommended that the Chief Engineer be authorized to execute a change order with Rosendin Electric, Inc., in the amount of $73,989.28 for the repair work. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Lease Renewal - Air California was the subject of a memo to the Board from the Director of Properties, notifying the Board that the 5-year lease for Air California's maintenance facility in Building L-610 has expired. A proposed new lease has been negotiated with Air California occupying approximately 114,000 square feet of additional aircraft apron area and approximately 13,000 square feet of additional second floor office areas, with initial monthly rental increased to $18,300. It was noted that no significant changes in the initial rental rates are proposed as the rates reflect the current market value for this type of major hangar facility. Additionally, Air California substantially upgraded Building L-552, the lean-to building now attached to Building L-610, and it is proposed that no rent be charged for the first five years for this building. The basic terms of the new agreement include: Premises to include all of Building L-610 and the adjacent apron, parking, and landscaping areas, with the option to add Building L-606 and its associated apron, parking and landscaping areas when the new Executive

Terminal is completed; a term of 5 years, with one 5-year option; an initial monthly rental of $18,300 and $3,004.07 per month for the option area; the existing rental will be adjusted at 30-month intervals during the term of the lease in accordance with percentage changes in the Consumer Price Index--All Items--for the San Francisco-Oakland Area; the premises will be used by Air California as a major maintenance and overhaul base for its aircraft and for the maintenance and overhaul of aircraft owned by others; the premises may also be used for Air California sales, marketing and reservations offices; the Port will repave certain additional apron area to bring it up to standards equal to the present apron area; Air California will install landscaping along the Earhart Road frontage of the additional apron area, and will install blast fences along the easterly boundary of the additional apron area; the Port will maintain the roof and exterior walls of all buildings for which Air California is paying rental, the boiler in Building L-610, and maintain landscaping; the Port will carry fire insurance, and Air California will also carry liability insurance with the Port named as an additional insured; and Air California will pay for all utilities and taxes, including possessory interest taxes. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Contract Completion, Reroofing of Buildings L-410 and L-510 was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with W. R. Thomason, Inc. be extended through November 12, 1979 and that the contract be accepted as complete as of that date, with a contract price of $263,107.05. The recommendation was approved on passage of Resolution No. 25672 for time extension and Resolution No. 25673 for accepting contract.

Assignment of Kaiser Steel License Agreement was the subject of a memo to the Board from the Director of Properties, recommending approval to assign its license agreement for its corporate jet hangar facility at the North Airport to Kaiser Air, Inc., a wholly owned subsidiary. The recommendation was approved on passage of Resolution No. 25674.

Request for Widening of Doolittle Drive, East Bay Regional Park District was the subject of a memo to the Board from the Port Environmental Planner, recommending approval for the Park District to construct two left turn storage lanes to serve the two parking lots recently constructed. The work would be performed by the District under an encroachment permit issued by Cal Trans and is estimated to cost $120,000. The environmental document associated with the work has been previously considered by the Board. The recommendation was approved on passage of Resolution No. 25676.

Marina Ordinance Revision was the subject of a memo to the Board from the Director of Properties, recommending approval to amend the ordinance to provide for sections defining unseaworthy and unsuitable vessels which are not permitted to be berthed within the marina; and an amendment to permit overnight stays on boats not to exceed two (2) nights per week, with one extended stay of seven (7) consecutive nights per year year permitted upon advance approval. The recommendation was approved on passage of an ordinance to print.

Improvement of Doolittle Drive Between Swan Way and Hegenberger Road was the subject of a memo to the Board from the Chief Engineer, notifying the Board of a joint project by the State of California Department of Transportation, City of Oakland and Port of Oakland to replace DeHavilland Way with a new Swan Way; widen the portion of Doolittle Drive between Swan Way and Hegenberger Road; install new traffic signals at the intersection of

Doolittle Drive and Swan Way; and construct bike paths by the Airport Channel. Caltrans will pay for the major portion of the work with Federal Aid-to-Urban Area highway funds; the Port will pay the local share for the work on Swan Way, which is within the Airport; and the Port and the City will share most of the remaining local costs. The total project construction cost is estimated at $1,200,000, and the estimated Port cost is $37,100. It was recommended that the Board certify review of the Negative Declaration as prepared by the California Department of Transportation; determine the necessity of the proposed street work in accordance with the City Charter; approve the project in accordance with City Charter Section 612 and authorize the transfer of certain right-of-way property within the Port Area for the project; authorize an agreement between the Port and the City for the project; authorize an agreement between the Port and State for relinquishment and transfer of property rights; and confirm the designation of Swan Way as the name for the new street. The recommendation was approved on passage of Resolution No. 25677.

Conceptional Design Approval, Office Building, American Protective Services, Oakland Airport Business Park was the subject of a memo to the Board from the Port Environmental Planner, recommending approval of the conceptual plans for the construction of a two-story, wood frame structure, with shingled siding on the exterior, of approximately 20,500 square feet of floor area. The project includes adequate paved parking, public access and associated landscaping. The project is in conformance with the Oakland Business Park Standards and Restrictions and is estimated to cost $1,000,000. The environmental document associated with the project was attached to the memo with a finding of no significant effect on the environment. The recommendation was approved on passage of Resolution No. 25685.

Dormer Hotel/Office Development Proposal was the subject of a memo to the Board from the Executive Director, notifying the Board of its previous request to Dormer Corporation and Tak Enomoto to submit revised development plans; information concerning financing; an economic feasibility study; a copy of a management agreement negotiated with Ramada Inns; and written acceptance of the form of lease option agreement and lease approved by the Board to the Board's Hotel Committee and that the Commitee is recommending that the Board find that these submittals substantially comply with the Board's request with the understanding that this determination does not constitute the Board's approval of any proposed development plans, financing plans or other proposals regarding the proposed development and that the Port reserves the right with respect to its continuing consideration of approval of the lease option agreement and to request additional information, and revisions and modifications to Dormer's and Enomoto's various proposals. It was also recommended that the Draft Environmental Impact Report supplement for their revised development plans be released for public review and comment and that a special public hearing on the proposed development be held at the Board meeting of January 8, 1980. It was further noted that Mr. Enomoto agreed to reserve approximately 10,000 square feet of space on the top floor of the two-story office building for use as a World Trade Club. The recommendation was approved on passage of Resolution No. 25685 and on a motion by Commissioner Connolly, seconded and passed on the following vote: Ayes - Commissioners Connolly, Creque, Eng and Rodriguez - 4; Noes - None; Absent - Commissioners Smith and Soda - 2; Abstained - President Berkley - 1.

License Agreement--Rueter was the subject of a memo to the Board from the Director of Properties, recommending approval of an agreement to allow James E. Rueter to surcharge the building construction site he is purchasing in the Business Park prior to the closing of escrow. The environmental document associated with the project was prepared with the recommendation that the Board find the project to have no significant effect on the environment. The recommendation was approved on passage of Resolution No. 25713.

Amendment to Lease - Harbor Tours was the subject of a memo to the Board from the Director of Properties, recommending approval to amend their agreement which will provide the Port with interim berthing space along the quay wall between the Clay Street Pier and Grove Street Terminal for temporary berthing of Howard Terminal tenants. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

License Agreement Renewal--Silveira was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for 149,387 sf of predominantly water area at the foot of Fifth Avenue used for a marina, for a total monthly rental of $2,019.85. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

Rental Adjustment--KABL was the subject of a memo to the Board from the Director of Properties, recommending approval to increase their rent to $1,512.29 per month, as provided for in the lease. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

Approval of Subtenant--KABL was the subject of a memo to the Board from the Director of Properties, recommending approval for a short-term subtenancy of Alan Potkin to conduct research in marine biology on KABL site north of the Bay Bridge Toll Plaza. The recommendation was approved on passage of Resolution No. 25686.

Agreement for Geotechnical Consultant Services for Charles P. Howard, Container Yard Area was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, notifying the Board that the firm of Woodward-Clyde Consultants has been used for geotechnical studies and analyses of the dike, fill, and wharf for the Charles P. Howard Terminal and recommending that the firm provide the same services for the container yard as it will provide continuity in the design of pavements, buildings foundations, and foundations of special structures. The firm will be reimbursed direct salaries, including fringe benefits and overhead costs; direct costs of outside services; a fixed fee of $2,691; with a maximum payment of $29,600, with certain additional work available at the descretion of the Executive Director. The recommendation was approved on passage of Resolution No. 25700.

Contract Completion, Ninth Avenue Yard Improvements was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, recommending that the contract with Gallagher & Burk, Inc., be extended through October 24, 1979, and the contract be accepted as complete as of that date with a contract price of $396,511.91, which includes a change order for additional work in the amount of $45,701.60. The recommendation was approved on passage of Resolution No. 25687 for time extension and Resolution No. 25688 for accepting work.

Contract Completion, Yard Improvements at Petroleum and Maritime Streets, Outer Harbor Terminal was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, recommending that the contract with Gallagher & Burk, Inc. be extended through July 13, 1979 and accepted as complete as of that date with a contract price of $727,686.70. The recommendation was approved on passage of Resolution No. 25689 for time extension and Resolution No. 25690 for accepting work.

Contract Completion, Berth 6, Phase II, Outer Harbor Terminal was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, notifying the Board of the change orders issued and recommending that the contract with Gallagher & Burk, Inc., be extended through September 6, 1979 and accepted as complete as of that date with a contract price of $1,754,878. The recommendation was approved on passage of Resolution No. 25679 for time extension and Resolution No. 25680 for accepting work.

Contract Completion, Maintenance and Repair Building, Berth 5, Outer Harbor Terminal was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, recommending the contract with Apersey Construction be extended though September 9, 1979, and acepted as complete as of that date with a contract price of $262,610.99. The recommendation was approved on passage of Resolution No. 25681 for time extension and Resolution No. 25682 for accepting work.

Plans and Specifications, Demolition of Key System Buildings, Bay Bridge Terminal, Outer Harbor was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the demolition work. The environmental document associated with the project has previously been reviewed by the Board. The recommendation was approved on passage of Resolution No. 25683.

Plans and Specifications, Demolition of Building B-104, Outer Harbor was the subject of a memo to the Board from Port Principal Engineer. Paul H. Sorenson, recommending their approval and authority to advertise for bids for the demolition work which will provide for additional container yard space at Berth 5. The recommendation was approved on passage of Resolution No. 25684.

Selection of Consultant for Computer Systems Design and Development was the subject of a memo to the Board from the Director of Administrative Services, notifying the Board that the Port's computer system has now reached the point where the final phase of systems development is required. This phase will consist of a long range plan of computer systems design, performance of systems analysis, development of data base design for files, determination of the number of remote access terminals; and recommendations as to the final design of programs. It was recommended the firm of Main Hurdman & Cranstoun (formerly Main Lafrentz & Co.), be retained for the study at a fee not to exceed $73,000. The recommendation was approved on passage of Resolution No. 25691.

Personnel Items contained in a memo to the Board from the Port Employee Relations Officer, recommended the appointment of Wilbert Lee, as Janitor, effective November 19, 1979, at $1094 per month; Maria Angle, as Intermediate Typist Clerk, effective November 19, 1979, at $983 per month; Andrew Jerkowski and Edgar Morales, as Youth Aide, Class "B", effective November 19, 1979, at $5.96 per hour; Jeannine Moss, as Youth Aide, Class "C", effective November 14, 1979, at $4.32 per hour; Andrea R. Braud, as Youth Aide, Class "C", effective November 20, 1979, at $4.32 per hour; Victoria Li, as Youth Aide, Class "B", effective December 6, 1979, at $5.96 per hour; and Homer Hoglund, as Port Maintenance Foreman, effective December 3, 1979, at

$1854 per month. Also recommended was a correction for the temporary appointment of Lilian Roberts, Legal Stenographer, to salary rate "b"; and the retitling of the existing position of "Utilities Foreman" to "Port Utilities Foreman"; and the creation of one additional position of Port Utilities Foreman, with the incumbent employee redesignated to the position; the abolishment of one position of Port Electrician and Cable Splicer; the creation of one position of Port Field Representative to provide liaison services with tenants and agencies with regulatory authority over the Airport; two additional positions of Draftsman; eight positions of Youth Aide Class "B" in order to provide for continued employment of some of the present CETA employees; approval of examination announcement and job specifications for the positions of Engineering Assistant and Senior Engineering Assistant; and a salary increase for Constance Sanchez, Associate Programmer, to rate "d", $1923 per month in recognition of performing a higher level of professional duties. Further recommended were leaves of absence for Diana S. Ojascastro, Key Punch Operator, for six calendar months; and family death leave for Airport Janitor Henry Lewis. The recommendations were approved on passage of Resolution No. 25707 for appointments; Resolution No. 25708 for salary increase; Resolution No. 25709 for job specifications; Resolution No. 25710 for examination announcements; and Resolution No. 25711 for leaves of absence.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of Electrical/Mechanical Engineer John V. Cook to Erie, Pennsylvania, on or about December 17, 1979, to witness shop tests of the electric drives for the Berth 5 cranes; travel of Commercial Representative V Daniel L. Roudebush to Seattle, Washington, on or about December 17, 1979, for trade development purposes; travel of the Executive Director to Menlo Park, New Jersey, on or about December 17, 1979, to meet

with Sea-Land officials; and travel of the Executive Director to Washington, D. C., on or about December 12, 1979, to meet with Congressional officials. The recommendations were approved on passage of Resolution No. 25692.

Award of Contract for Printing and Delivering the Port of Oakland Progress News-Notes for the Period January 1, 1980 and Ending December 31, 1980 was the subject of a memo to the Board from the Manager, Purchasing Department, notifying the Board of the six bids received and recommending the award of the contract to Stark Rath, the low bidder, at $2,003 for each eight page issue and $79 for each additional 1,000 copies required. The recommendation was approved on passage of Resolution No. 25693.

Award of Contract for Printing and Delivering the Port of Oakland Flight Selector for the period of January 16, 1980 and Ending January 15, 1981 was the subject of a memo to the Board from the Manager, Purchasing Department, notifying the Board of the six bids received and recommending the award of the contract to Stark Rath Printing, the low bidder, in the amount of $2,193.90 for each issue and $67.10 for each additional 1,000 copies required. The recommendation was approved on passage of Resolution No. 25694.

Proposed Filing of Action by Zurich Insurance Company against Travelers was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim submitted to the Board which was referred to the Port's liability insurance carrier for the period in question, Zurich Insurance Company. A tender in the Port's defense was made to the Travelers Insurance Company, the carrier of United States Lines, on whose location the alleged accident occurred. The claimant's filed petition was denied by the Superior Court of Alameda County and the Court of Appeal of the State of California. Zurich Insurance Company, through their attorneys, Boornazian, King, Jensen & Garthe, now wishes to bring suit in the name of the Port

against Travelers for the cost of defending against the petition for relief and to ask for punitive damages as a result of Travelers' bad faith in their refusal to accept the Port's tender of defence. It was recommended that Zurich Insurance Company be authorized to file an action against Travelers in the name of the Port. The recommendation was approved on passage of Resolution No. 25695.

Claim of Pacific Telephone and Telegraph Company was the subject of a letter to the Board from the Port Attorney, notifying the Board of the claim in the sum of $16,000 for alleged damages done to an exchange cable. The matter has been referred to the Port's liability insurance carrier and it was recommended that the claim be rejected. The recommendation was approved on passage of Resolution No. 25696.

Claim of Pacific Gas and Electric Company was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim in the sum of $867.94 for alleged damages done as a result of efforts to restore power following a power outage in the Port of Oakland administration building. As the claim was not filed within the statutory one hundred day period of limitations, it was recommended that the claim be rejected. The recommendation was approved on passage of Resolution No. 25697.

Reduction of Retention Time for Stored Records was the subject of a letter to the Board from the Port Attorney, notifying the Board that recent changes in the government code reduced the minimum retention time for municipal records from five to two years, and it was recommended that the Board adopt a minimum retention time of two years for Port records. The recommendation was approved on passage of Resolution No. 25698.

The following reports were noted and ordered filed:

Report of the Port Attorney on Litigation Matters.

Status of Construction Contracts in Progress as of December 1, 1979.

Status of Consultant Contracts in Progress as of December 1, 1979.

Summary of Cash - Port Revenue and Construction Fund as of November 30, 1979.

Summary of Claims Paid from Various Funds for the Period November 1, 1979 through November 26, 1979.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Connolly, Creque, Eng, Rodriguez and President Berkley - 5
Noes:	None
Absent:	Commissioners Smith and Soda - 2

"RESOLUTION NO. 25671

RESOLUTION CONSENTING TO ASSIGNMENT OF BAY VIEW AVIATION, INC. LICENSE AND CONCESSION AGREEMENT."

"RESOLUTION NO. 25672

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH W. R. THOMASON, INC."

"RESOLUTION NO. 25673

RESOLUTION ACCEPTING WORK PERFORMED BY W. R. THOMASON, INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25674

RESOLUTION CONSENTING TO KAISER STEEL CORPORATION LICENSE AND CONCESSION AGREEMENT."

"RESOLUTION NO. 25675

RESOLUTION GRANTING PERMIT TO SCHNITZER STEEL PRODUCTS OF CALIFORNIA TO PERFORM REPAIR WORK TO ITS 2ND STREET PIER."

"RESOLUTION NO. 25676

RESOLUTION APPROVING REQUEST OF EAST BAY REGIONAL PARK DISTRICT TO WIDEN A PORTION OF DOOLITTLE DRIVE ADJACENT TO SAN LEANDRO BAY REGIONAL SHORELINE PARK."

"RESOLUTION NO. 25677

RESOLUTION CERTIFYING REVIEW AND CONSIDERATION OF NEGATIVE DECLARATION, MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH, DETERMINING THAT IT IS NECESSARY TO IMPROVE AND ALTER DOOLITTLE DRIVE AND AUTHORIZING SAID IMPROVEMENT AND ALTERATION, AUTHORIZING THE PREPARATION OF NECESSARY AGREEMENTS IN CONNECTION THEREWITH, AND CONFIRMING THAT SWAN WAY SHALL BE THE NAME OF THE NEW PORT STREET TO BE CONSTRUCTED PURSUANT TO SAID AGREEMENTS."

"RESOLUTION NO. 25678

RESOLUTION GRANTING PERMIT TO SHAMROCK BROADCASTING COMPANY TO PERFORM MAINTENANCE WORK AND PLACE FILL NORTHWEST OF THE BAY BRIDGE TOLL PLAZA."

"RESOLUTION NO. 25679

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH GALLAGHER & BURK, INC."

"RESOLUTION NO. 25680

RESOLUTION ACCEPTING WORK PERFORMED BY GALLAGHER & BURK, INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25681

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH APERSEY CONSTRUCTION."

"RESOLUTION NO. 25682

RESOLUTION ACCEPTING WORK PERFORMED BY APERSEY CONSTRUCTION AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25683

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR DEMOLITION OF KEY SYSTEM BUILDINGS, BAY BRIDGE TERMINAL, OUTER HARBOR, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25684

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR DEMOLITION OF BUILDINGS B-104, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25685

RESOLUTION CERTIFYING REVIEW AND CONSIDERATION OF NEGATIVE DECLARATION, MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH AND GIVING CONCEPTUAL APPROVAL TO DEVELOPMENT PROPOSED BY AMERICAN PROTECTIVE SERVICES, INC."

"RESOLUTION NO. 25686

RESOLUTION CONSENTING TO SUBLEASE BY STARR-KABL, INCORPORATED TO ALAN POTKIN."

"RESOLUTION NO. 25687

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH GALLAGHER & BURK, INC."

"RESOLUTION NO. 25688

RESOLUTION ACCEPTING WORK PERFORMED BY GALLAGHER & BURK, INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25689

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH GALLAGHER & BURK, INC."

"RESOLUTION NO. 25690

RESOLUTION ACCEPTING WORK PERFORMED BY GALLAGHER & BURK, INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25691

RESOLUTION FINDING AND DETERMINING THAT A PROPOSED AGREEMENT WITH MAIN HURDMAN & CRANSTOUN FOR CONSULTANT SERVICES IN COMPUTER SYSTEMS DESIGN CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES; AND AUTHORIZING THE NEGOTIATION OF SAID AGREEMENT."

"RESOLUTION NO. 25692

RESOLUTION AUTHORIZING CERTAIN TRAVEL."

"RESOLUTION NO. 25693

RESOLUTION AWARDING CONTRACT TO STARK-RATH PRINTING & PUBLISHING COMPANY FOR PRINTING AND DELIVERING THE PORT OF OAKLAND PROGRESS NEWS-NOTES FOR THE PERIOD COMMENCING JANUARY 1, 1980 AND ENDING DECEMBER 31, 1980; FIXING THE AMOUNT OF BOND TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS AND CASHIER'S CHECKS TO BIDDERS."

"RESOLUTION NO. 25694

RESOLUTION AWARDING CONTRACT TO STARK-RATH PRINTING & PUBLISHING COMPANY FOR PRINTING, FOLDING AND DELIVERING THE PORT OF OAKLAND FLIGHT SELECTOR FOR THE PERIOD COMMENCING JANUARY 16, 1980 AND ENDING JANUARY 15, 1981; FIXING THE AMOUNT OF BOND TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BOND AND CASHIER'S CHECKS TO BIDDERS."

"RESOLUTION NO. 25695

RESOLUTION AUTHORIZING FILING OF ACTION IN THE NAME OF THE PORT BY ZURICH INSURANCE COMPANY AGAINST THE TRAVELERS INSURANCE COMPANIES."

"RESOLUTION NO. 25696

RESOLUTION REJECTING CLAIM OF PACIFIC TELEPHONE AND TELEGRAPH COMPANY."

"RESOLUTION NO. 25697

RESOLUTION REJECTING CLAIM OF PACIFIC GAS AND ELECTRIC COMPANY."

"RESOLUTION NO. 25698

RESOLUTION AMENDING PORT RESOLUTION NO. 22726 ESTABLISHING THE RULES AND REGULATIONS FOR THE PORT OF OAKLAND'S RECORD RETENTION PROGRAM."

"RESOLUTION NO. 25699

RESOLUTION GRANTING DOMASCO BAKERS SUPPLY COMPANY, PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25700

RESOLUTION FINDING AND DETERMINING THAT A PROPOSED CONTRACT WITH WOODWARD-CLYDE CONSULTANTS FOR GEOTECHNICAL ENGINEERING CONSULTATION SERVICES IN CONNECTION WITH THE PROPOSED CONSTRUCTION OF YARD IMPROVEMENTS FOR THE CHARLES P. HOWARD CONTAINER TERMINAL CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES AND MAY BE MADE WITHOUT COMPETITIVE BIDDING, AND AUTHORIZING THE EXECUTION THEREOF."

"RESOLUTION NO. 25701

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH NATIONAL AIRMOTIVE CORPORATION."

"RESOLUTION NO. 25702

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH THE CITY OF OAKLAND FOR WIDENING DOOLITTLE DRIVE BETWEEN DAVIS STREET AND 98TH AVENUE AND, IN CONNECTION THEREWITH, AUTHORIZING UPON SATISFACTION OF CERTAIN CONDITIONS EXECUTION OF SECOND SUPPLEMENTAL AGREEMENT WITH THE CITY OF OAKLAND CONCERNING THE LEW F. GALBRAITH GOLF COURSE AND EXECUTION OF GRANT OF EASEMENT TO THE STATE OF CALIFORNIA."

"RESOLUTION NO. 25703

RESOLUTION RATIFYING EXECUTION OF TERMINATION AGREEMENT TO MOBILE EQUIPMENT LEASE WITH SHELL OIL COMPANY."

"RESOLUTION NO. 25704

RESOLUTION AUTHORIZING EXECUTION OF LICENSE AND CONCESSION AGREEMENT WITH CITY OF OAKLAND AND AMENDING PORT RESOLUTION NO. 25485."

"RESOLUTION NO. 25705

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 25706

RESOLUTION AMENDING THE BY-LAWS AND ADMINISTRATIVE RULES OF THE BOARD OF PORT COMMISSIONERS RELATING TO THE AUTHORITY OF THE DIRECTOR OF ADMINISTRATIVE SERVICES."

"RESOLUTION NO. 25707

RESOLUTION CONCERNING CERTAIN APPOINTMENTS AND AMENDING RESOLUTION NO. 25669."

"RESOLUTION NO. 25708

RESOLUTION ASSIGNING CONSTANCE SANCHEZ AND FINDING HER TO BE ENTITLED TO A CERTAIN RATE WITHIN SALARY SCHEDULE NO. 54 FIXED BY PORT ORDINANCE NO. 867."

"RESOLUTION NO. 25709

RESOLUTION APROVING CLASS SPECIFICATIONS FOR THE POSITIONS OF ENGINEERING ASSISTANT AND SENIOR ENGINEERING ASSISTANT."

"RESOLUTION NO. 25710

RESOLUTION APPROVING EXAMINATION ANNOUNCEMENTS FOR THE POSITIONS OF ENGINEERING ASSISTANT AND SENIOR ENGINEERING ASSISTANT."

"RESOLUTION NO. 25711

RESOLUTION CONCERNING CERTAIN LEAVES OF ABSENCE."

"RESOLUTION NO. 25713

RESOLUTION CERTIFYING REVIEW AND CONSIDERATION OF NEGATIVE DECLARATION, MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH, AND AUTHORIZING EXECUTION OF LICENSE AND CONCESSION AGREEMENT WITH JAMES E. RUETER."

The following resolution was introduced and passed separately by the following vote:

Ayes:	Commissioners Connolly, Creque, Eng and Rodriguez - 4
Noes:	None
Abstained:	President Berkley - 1
Absent:	Commissioners Smith and Soda - 2

"RESOLUTION NO. 25712

RESOLUTION FINDING AND DETERMING THAT DORMER CORPORATION HAS SUBSTANTIALLY COMPLIED WITH RESOLUTION NO. 25591."

Port Ordinance No. 2269 being, "AN ORDINANCE AMENDING SECTION 5.00 OF PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF THE EXECUTIVE DIRECTOR OF THE PORT DEPARTMENT," and Port Ordinance No. 2271 being, " AN ORDINANCE AMENDING SECTION 2 OF PORT ORDINANCE NO. 1166 RELATING TO THE CONTRIBUTIONS OF THE PORT OF OAKLAND TOWARD THE COST OF EMPLOYEE GROUP HEALTH INSURANCE," and Port Ordinance No. 2272 being, "AN ORDINANCE AUTHORIZING THE ACQUISITION FROM THE WESTERN PACIFIC RAILROAD COMPANY OF AN EASEMENT OVER CERTAIN REAL PROPERTY LOCATED SOUTHERLY OF MIDDLE HARBOR ROAD COMMENCING AT A POINT APPROXIMATELY 1,900 FEET FROM THE FOOT OF ADELINE STREET, MAKING AN APPROPRIATION THEREFOR AND FINDING CERTAIN FACTS IN CONNECTION THEREWITH," were read a second time and passed by the following vote:

Ayes:	Commissioners Connolly, Creque, Eng, Rodriguez and President Berkley - 5
Noes:	None
Absent:	Commissioners Smith and Soda - 2

Port Ordinance No. _____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 2161 ESTABLISHING THE RULES AND REGULATIONS FOR THE PORT OF OAKLAND'S EMBARCADERO COVE MARINA AND FOR FIXING THE RATES IN CONNECTION THEREWITH," and Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SECTIONS 8.0631, 9.102 AND 9.18 OF, ADDING SECTION 10.024 TO AND DELETING SECTION 9.111 FROM PORT ORDINANCE NO. 867 RETITLING AND CREATING ONE ADDITIONAL POSITION OF PORT UTILITIES FOREMAN, CREATING TWO ADDITIONAL POSITIONS OF DRAFTSMAN AND EIGHT ADDITIONAL POSITIONS OF YOUTH AIDE, CLASS "B", CREATING ONE POSITION OF PORT FIELD REPRESENTATIVE AND ABOLISHING THE POSITION OF PORT ELECTRICIAN AND CABLE SPLICER," and Port Ordinance No. _____ being, "AN ORDINANCE APPROVING AN AGREEMENT FOR PURCHASE OF CERTAIN REAL PROPERTY LOCATED IN THE AIRPORT BUSINESS PARK WITH JAMES E. RUETER AND AUTHORIZING THE EXECUTION THEREOF," and Port Ordinance No. _____ being, "AN ORDINANCE ADDING SECTION 1.78 TO PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT," were read a first time and passed to print by the following vote:

Ayes:	Commissioners Connolly, Creque, Eng, Rodriguez and President Berkley - 5
Noes:	None
Absent:	Commissioners Smith and Soda - 2

At the hour 2:36 p.m the Board entered into executive session on personnel matters and reconvened at the hour of 2:55 p.m. in open session at which time the meeting was adjourned on a motion duly made and seconded.

Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The meeting was held on Tuesday, December 18, 1979, at the hour of 2:00 p.m. in the office of the Board, Room 376, 66 Jack London Square, President Berkley presiding, due written notice having been given to members of the Board.

Commissioners present: Connolly, Creque, Eng, Rodriguez, Smith and President Berkley - 6

Commissioners absent: Soda - 1

Also present were the Director of Administrative Services; Port Attorney; Chief Engineer; Assistant Chief Engineer; Port Principal Engineer Keith Quan; Director of Maritime Activities; Airport Manager, Director of Fiscal Affairs; Director of Properties; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Robert Norstrom, representing Western Pacific Railroad.

At the hour of 2:03 p.m. the Board held a public hearing on Western Pacific Railroad's application to extract submerged material at the Western Pacific Mole, Middle Harbor, which is leased from the Port. The work would consist of dismantling and removing a railroad transfer bridge and machinery house and the removal of approximately 450 lineal feet of piles. The work is categorically exempt and an environmental impact report is not required. There was no further testimony, the report of the Executive Director was considered and the hearing was closed at the hour of 2:04 p.m. The application was approved on passage of Resolution No. 25730.

BOARD OF PORT COMMISSIONERS
MEETING OF JAN 8 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

At the hour of 2:05 p.m. Commissioner Soda joined the meeting.

Acceptance of Federal Aviation Administration ADAP-09 Grant Amendment to Increase Amount of Funding was the subject of a memo to the Board from Port Principal Engineer Keith Quan, notifying the Board that the Federal Aviation Administration has now offered an Amendment to the original ADAP-09 Grant Agreement which increases the maximum obligation of the Federal Aviation Administration from $811,694 to $1,799,115 with the increase coming from the Airport's Fiscal Year 1980 enplanement money. It was recommended that the Board accept the offer which provides for increased funds. The recommendation was approved on passage of Resolution No. 25718.

1980 Airline Rates & Charges was the subject of a memo to the Board from the Executive Director, notifying the Board that negotiations with the airline negotiating committee have been concluded and it was recommended that the Board approve of the negotiated rates and charges. The Board discussed traditional problems associated with the growth at the Airport and President Berkley asked that the item be held over until January 8, 1980 to allow for further material to be made available to the Board.

Establishment of Fees of Tenant Employee Vehicle Parking in Unleased Parking Areas Provided by the Port Adjacent to the Airport's Air Carrier Passenger and Cargo Terminal Complex was the subject of a memo to the Board from the Director of Aviation, notifying the Board that construction of the new employee parking lot for tenants will soon be completed and it was recommended that the Board establish a fee of $15.00 per month for each tenant employee which includes one card key and one decal and establish a price at $10.00 for each lost card key. The recommendation was approved on passage of an ordinance to print.

Specifications for Servicing and Maintaining Aviation Refueling Trucks was the subject of a memo to the Board from the Assistant Chief Engineer, recommending their approval and authority to advertise for bids for performing mechanical repairs and maintenance to the trucks. The recommendation was approved on passage of Resolution No. 25714.

Lease Amendment--Air California was the subject of a memo to the Board from the Director of Properties, notifying the Board that Air California wishes to occupy the second floor office space in Building L-610 prior to the preparation of their new lease. It was recommended that the Board approve a supplement to the present lease to add the space for an additional rental of $3,322.70 per month. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

License Agreement--International Helicopter Parts was the subject of a memo to the Board from the Director of Properties, recommending approval of a new license agreement to include space in Building L-723 and space in Building L-731 for a new total monthly rental of $748.85. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Marina Security was the subject of a memo to the Board from the Director of Properties, notifying the Board of the proposals received to provide security service at the new marinas in the Embarcadero Cove area and recommending that the firm of Watkins Detective Service be retained. The firm would provide one guard with a car to patrol both the Central and North Basins for 56 hours per week at an annual rate of $16,016. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

Plans and Specifications for Modification of First Floor Lobby, Entrance and Elevators, Building F-107 was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the improvements to the entrance. The work will consist of a new storefront; new ceiling and lighting in the lobby; and new paneling for the elevators. The recommendation was approved on passage of Resolution No. 25715.

Jack London Village Subleases was the subject of a memo to the Board from the Director of Properties, recommending approval of the following amendments; Zakopane sublease to provide for the exercise of its option to extend the sublease term for one year at a minimum rental of $1.00 per square foot; Guru Crafts sublease to provide for the exercise of its option to extend the sublease term for two years at a minimum rental of $0.70 per square foot for the first year and $0.75 per square foot for the second year; Island Boutique to provide for the exercise of its option to extend the sublease term for three years at a minimum rental of $0.80 per square foot per month and one five-year option to extend the sublease term at a minimum rental of $0.85 per square foot for the first two years; and The Magic Stem sublease with a revised use clause permitting the retail plant store to sell plant-related hand-crafted items. The recommendation was approved on passage of Resolution No. 25719.

License Agreement Renewal--Jal-Vue was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for warehouse space in Building H-101 and H-109 and adjacent yard area for a new total monthly rental of $3,015. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

License Agreement Renewal--Rentco was the subject of a memo to the Board from the Director of Properties, recommending the approval to renew their agreement for a 2.5-acre site of land on Hegenberger Road for a new rental of $2,268.75 per month. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Assignment of Lease--Buttner was the subject of a memo to the Board from the Director of Properties, recommending approval to assign a long-term ground lease for a 1.8-acre site on Oakport Street from Commercial and Industrial Supply Company to Edgar M. Buttner. The recommendation was approved on passage of Resolution No. 25720.

U. S. Navy Lease Renewal was the subject of a memo to the Board from the the Director of Properties, recommending approval of a one-year extension of the lease with the U. S. Navy covering three parcels of land adjoining the Supply Center for a new annual rental of $101,669.26. The recommendation was approved on passage of Resolution No. 25721.

Far East Representation Program was the subject of a memo to the Board from the Director of Maritime Activities, notifying the Board that the Port's Far East Representative program has been in effect one year and that the individuals have performed satisfactorily. It was recommended that the agreements be renewed at the following rates; Mr. J. M. Kim of Korea, at $360 per month; Mr. Benson Van of Taiwan, at $480 per month; and Mr. Peter Hall of Hong Kong, at $480 per month, with the office expenses to continue at a maximum of $300 per month per individual. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

Howard Terminal Relocation Payment was the subject of a memo to the Board from the Director of Properties, recommending approval to authorize a relocation payment to John Seaborn of $13,175.51, a former Howard tenant for the removal of a sunken boat and a drydock gate. The recommendation was

approved on passage of Resolution No. 25722.

Plans and Specifications for Repair of Concrete Deck, Berth 10 Wharf, Outer Harbor Terminal was the subject of a memo to the Board from Port Supervising Engineer Thomas H. Daniels, recommending their approval and authority to advertise for bids for the repairs to the damaged concrete deck at Berth 10. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 25716.

Agreement for Plan Administrator of the Deferred Compensation Plan of the Port of Oakland was the subject of a memo to the Board from Stanley Rosch, Chairman of Deferred Compensation Advisory Committee, recommending approval to enter into a contract with Centrecorp Financial Services, Inc. to serve as plan administrator for the Port's Deferred Compensation Plan for a three-year period as Central Bank, the original plan administrator is no longer performing the service. It was also recommended that the Board approve certain revisions to the plan which sets the maximum amount of income which can be deferred to 25% of gross salary before the deferment, or $7,500 per year, whichever is the lesser amount. The recommendation was approved on passage of Resolution No. 25723 for revising the plan and Resolution No. 25724 for the plan administrator.

Personnel Items contained in a memo to the from the Port Employee Relations Officer, recommended the appointment of Laura E. Poindexter, as Youth Aide, Class "B", effective December 3, 1979 at $5.96 per hour; and Willie C. Lowe, as Port Field Representative, effective December 18, 1979, at $1,837 per month. The recommendation was approved on passage of Resolution No. 25717.

Certificate of Completion, Furnishing and Delivering Five Trucks to the Port of Oakland was the subject of a memo to the Board from the Manager, Purchasing Department, recommending that the contract with MacDonald Ford be accepted as complete. The recommendation was approved on passage of Resolution No. 25726.

The following reports were noted and ordered filed:

Summary of Cash - Port Revenue and Construction Funds as of December 7, 1979.

Summary of Cash and Accounts Receivable Port Revenue Fund 770 for the Month of November 1979.

Accounts Receivable - 35 Days or More in Arrears as of December 11, 1979.

Accounts Receivable - Referred to Port Attorney as of December 11, 1979.

Summary of Claims Paid from Various Funds for the Period November 27, 1979 through December 7, 1979.

The following resolutions were introduced and passed separately by the following vote:

Ayes:	Commissioners Connolly, Creque, Eng, Rodriguez, Smith, Soda and President Berkley - 7
Noes:	None
Absent:	None

"RESOLUTION NO. 25714

RESOLUTION APPROVING SPECIFICATIONS FOR FURNISHING LABOR, MATERIALS, AND EQUIPMENT FOR SERVICING AND MAINTAINING PORT OF OAKLAND AVIATION REFUELING TRUCKS FOR THE PERIOD COMMENCING MARCH 1, 1980 AND ENDING FEBRUARY 28, 1981, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25715

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR MODIFICATION OF FIRST FLOOR LOBBY, ENTRANCE AND ELEVATORS, BUILDING F-107, JACK LONDON SQUARE, OAKLAD, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25716

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR REPAIR OF CONCRETE DECK, BERTH 10 WHARF, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25717

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25718

RESOLUTION ACCEPTING AMENDMENT NO. 1 TO GRANT OFFER OF THE UNITED STATES OF AMERICA AND AUTHORIZING EXECUTION OF AMENDMENT WITH THE FEDERAL AVIATION ADMINISTRATION UNDER PROJECT NO. 6-06-0170-09, CONTRACT NO. DOT FA79WE-5078."

"RESOLUTION NO. 25719

RESOLUTION CONSENTING TO AMENDMENT OF SUBLEASES BY OAKLAND VILLAGE CORPORATION."

"RESOLUTION NO. 25720

RESOLUTION CONSENTING TO ASSIGNMENT OF LEASE FROM COMMERCIAL & INDUSTRIAL SUPPLY CO. TO EDGAR M. BUTTNER."

"RESOLUTION NO. 25721

RESOLUTION AUTHORIZING EXECUTION OF AMENDMENT/MODIFICATION NO. TWO OF LEASE FOR REAL PROPERTY WITH THE UNITED STATES OF AMERICA."

"RESOLUTION NO. 25722

RESOLUTION APPROVING AND AUTHORIZING RELOCATION PAYMENTS TO JOHN SEABORN."

"RESOLUTION NO. 25723

RESOLUTION APPROVING AMENDMENTS TO THE DEFERRED COMPENSATION PLAN OF THE PORT OF OAKLAND."

"RESOLUTION NO. 25724

RESOLUTION APPOINTING PLAN ADMINISTRATOR FOR DEFERRED COMPENSATION PLAN OF THE PORT OF OAKLAND."

"RESOLUTION NO. 25725

RESOLUTION GRANTING SIERRA ACADEMY OF AERONAUTICS PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25726

RESOLUTION ACCEPTING FIVE TRUCKS SUPPLIED UNDER CONTRACT WITH MAC DONALD FORD."

"RESOLUTION NO. 25727

RESOLUTION GRANTING TRANSAMERICA AIRLINES PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25728

RESOLUTION GRANTING INDUSTRIAL PROPERTY ASSOCIATES PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25729

RESOLUTION AUTHORIZING EXECUTION OF LICENSE AND CONCESSION AGREEMENT WITH AIR CALIFORNIA."

The following resolution was introduced and passed separately by the following vote:

Ayes:	Commissioners Connolly, Creque, Eng, Rodriguez, Smith and President Berkley - 6
Noes:	None
Absent:	Commissioner Soda - 1

"RESOLUTION NO. 25730

RESOLUTION GRANTING PERMIT TO WESTERN PACIFIC RAILROAD COMPANY TO REMOVE PILES AT THE WESTERN PACIFIC MOLE, MIDDLE HARBOR."

Port Ordinance No. 2273 being, "AN ORDINANCE ADDING SECTION 1.78 TO PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND

EMPLOYEES OF THE PORT DEPARTMENT," and Port Ordinance No. 2274 being, "AN ORDINANCE APPROVING AN AGREEMENT FOR PURCHASE OF CERTAIN REAL PROPERTY LOCATED IN THE AIRPORT BUSINESS PARK WITH JAMES E. RUETER AND AUTHORIZING THE EXECUTION THEREOF," and Port Ordinance No. 2275 being, "AN ORDINANCE AMENDING SECTIONS 8.0631, 9.102 AND 9.18 OF, ADDING SECTION 10.024 TO AND DELETING SECTION 9.111 FROM PORT ORDINANCE NO. 867 RETITLING AND CREATING ONE ADDITIONAL POSITION OF PORT UTILITIES FOREMAN, CREATING TWO ADDITIONAL POSITIONS OF DRAFTSMAN AND EIGHT ADDITIONAL POSITIONS OF YOUTH AIDE, CLASS "B", CREATING ONE POSITION OF PORT FIELD REPRESENTATIVE AND ABOLISHING THE POSITION OF PORT ELECTRICIAN AND CABLE SPLICER," and Port Ordinance No. 2276 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 2161 ESTABLISHING THE RULES AND REGULATIONS FOR THE PORT OF OAKLAND'S EMBARCADERO COVE MARINA AND FOR FIXING THE RATES IN CONNECTION THEREWITH," were read a second time and passed by the following vote:

Ayes:	Commissioners Connolly, Creque, Eng, Rodriguez, Smith, Soda and President Berkley - 7
Noes:	None
Absent:	None

Port Ordinance No. _____ being, "AN ORDINANCE ADDING SECTION 10.10 TO PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR USE OF FACILITIES AT THE METROPOLITAN OAKLAND INTERNATIONAL AIRPORT," was read a first time and passed to print by the following vote:

Ayes:	Commissioners Connolly, Creque, Eng, Rodriguez, Smith, Soda and President Berkley - 7
Noes:	None
Absent:	None

At the hour of 2:25 p.m. the meeting was adjourned on a motion duly made and seconded.

Secretary