REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The regular meeting scheduled for Wednesday, January 2, 1980 was adjourned by the Secretary of the Board due to the absence of all the members of the Board until Tuesday, January 8, 1980 at the hour of 2:00 p.m.

* *

The meeting was reconvened on Tuesday, January 8, 1980, at the hour of 2:10 p.m. in the office of the Board, Room 376, 66 Jack London Square, Second Vice President Smith presiding.

Commissioners present: Creque, Eng, Rodriguez, Soda and Second Vice President Smith - 5

Commissioners absent: Connolly and President Berkley - 2

Also present were the Executive Director; Director of Administrative Services; Port Attorney; Deputy Port Attorney Thomas Clark; Chief Engineer; Assistant Chief Engineer; Director of Properties; Director of Aviation; Airport Manager; Manager of General Aviation; Port Environmental Planner; Director of Public Relations and Advertising; and Secretary of the Board.

The minutes of the regular meeting of December 4, 1979; the adjourned regular meeting of December 11, 1979; and the regular meeting of December 18, 1979 were approved as submitted and ordered filed.

Mr. Joseph M. Colwart, Janitor, was awarded his ten-year service pin.

BOARD OF PORT COMMISSIONERS
MEETING OF JAN 2 2 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

Public Hearing

At the hour of 2:15 p.m. the Board held a public hearing on the proposed development plan as submitted by Dormer Corporation concerning development of a vacant parcel between the Portobello Complex and Jack London Village. The hearing was held by the Board to receive comments on the project in association with the draft environmental impact report prepared by the Port. Comments received, both written and oral, with replies will be incorporated into the final environmental impact report for the project.

At the hour of 3:40 p.m. the hearing was continued until 2:00 p.m., January 22, 1980, with written comments receivable until January 28, 1980.

Airport Sterile Concourse, Security Enforcement Fees was the subject of a memo to the Board from the Director of Aviation, recommending approval to establish the per passenger security fee at $.18 for 1980. It was noted that the fee is computed each year based on annual changes in police, facility support costs and passenger counts. The recommendation was approved on passage of an ordinance to print.

1980 Airline Rates & Charges was the subject of a memo to the Board from the Executive Director, recommending approval to establish certain rates and charges for the following year which will be charged to the airlines. The charges are established for landing fees, into-plane fuel delivery and space charges. It was noted that the basic average rate has not increased but that the total monies received will increase due to the increased space occupied. The recommendation was approved on passage of an ordinance to print.

PSA First Supplemental Agreement For Certain Conditions Relative to Leasehold was the subject of a memo to the Board from the Executive Director, notifying the Board that PSA has requested certain changes in the agreement providing for the assignment of the Exxon fuel tank lease at the airport to PSA. It was recommended that the Board approve the requested changes. The changes deal with a method of establishing value of the facility, the right of PSA to assign the facility to a wholly-owned subsidiary, and the Port now has the option to purchase without the 5-year time constraint. The recommendation was approved on passage of Resolution No. 25741.

Supplement National Airmotive Lease was the subject of a memo to the Board from the Director of Properties, notifying the Board of the ground lease for 100,000 sf of land area at the North Airport, which expires on January 31, 2000, with three 5-year options to extend the term of the lease upon approval by the Port and an option to add 100,000 sf of land to their premises. National Airmotive now wishes to add the additional area and in exchange for making the three 5-year options to extend the term unilaterally, they have agreed to a basis for setting the rental for these option periods. The rental for the first option period, commencing February 1, 2000 would be at fair rental value of the land at that time, and for the subsequent two 5-year periods the rental would be adjusted by a percentage of the Consumer Price Index from February 1, 2000. It was recommended that the Board approve the additional 100,000 sf of land area to their agreement; adjust the rental for the present premises to $1,367 per month, February 1, 1980 and to $2,734 per month when the additional 100,000 sf of land area is added to the premises; modify the lease extension options by making them unilateral; and

establish the basis for setting the rental for the option periods. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Contract Completion, Channel and Water Quality Control Improvements at Pumphouse No. 4, was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, recommending the contract with James L. Ferry & Son, Inc. be accepted as complete as of December 4, 1979, with a contract price of $46,245.72. The recommendation was approved on passage of Resolution No. 25731.

Electric Service to FAA Glide Slope and MALS-R, Runway 11 was the subject of a memo to the Board from the Supervising Mechanical and Electrical Engineer, recommending approval to execute a utility service agreement which will provide electric service to their Glide Slope and MALS-R facility being installed on Runway 11. The Federal Aviation Administration will pay an installation charge of $21,500 and will be charged for power consumed under the Port's standard rate schedule. The recommendation was approved on passage of Resolution No. 25732.

Contract Completion, Yard Improvements, Ferry and Dolphin Streets was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, recommending that the contract with Bay Cities Paving and Grading be extended through November 5, 1979 and accepted as complete as of that date with a contract price of $717,887.15. The recommendation was approved on passage of Resolution No. 25733 for extending time and Resolution No. 25734 for accepting work.

Award of Contract, Construction of Access Road to Container Freight Station, Middle Harbor Terminal was the subject of a memo to the Board from Port Supervising Engineer Paul H. Sorensen, notifying the Board of the

six bids received and recommending award of the contract to Gallagher & Burk the low bidder at $108,383. The recommendation was approved on passage of Resolution No. 25744.

Port of Oakland Tariff No. 2, Revision of Dockage Application was the subject of a memo to the Board from the Manager, Marine Terminals Department, recommending approval to amend the tariff to apply dockage rates for a period of 24 hours per vessel, no matter how many times it changes berths. The recommendation was approved on an ordinance passed to print.

Port of Oakland Tariff No. 2, Application of Per Container Wharf Demurrage and Storage Rates was the subject of a memo to the Board from the Manager, Marine Terminals, recommending approval to clarify the language for application of per container wharfage rates and to establish a new basis of per container wharfage computation. The recommendation was approved on an ordinance passed to print.

Port Of Oakland Tariff No. 2 Increase in Wharf Demurrage and Storage Rates was the subject of a memo to the Board from the General Manager, Marine Terminals, recommending approval to increase Wharf Demurrage and Storage Rates by 7-1/2%. The recommendation was approved on passage of an ordinance to print.

Amendment to Port Ordinance No. 1696 was the subject of a memo to the Board from the Manager, Marine Terminals, recommending approval to add certain areas of the Inner Harbor area to the ordinance which establishes parking restrictions on the streets within the Port Area and provides penalties for violation. The recommendation was approved on passage of an ordinance to print.

Personnel Items contained in a memo to the board from the Personnel Department, recommended the appointment of Henry P. Inocencio, as

Youth Aide, Class "A", effective December 23, 1979, at $7.60 per hour; Peter Isganitis, as Equipment Mechanic, effective December 17, 1979, at $1574 per month; Stella Jacobs, as Youth Aide, Class "C", effective December 26, 1979, at $4.23 per hour; Ellen Bezemek, as Legal Stenographer, effective January 2, 1980, at $1176 per month; Maria Angle, as Intermediate Stenographer Clerk, effective January 9, 1980, at $1035 per month; Leo Anderson, Duncan Gould, Ras Medura, Jose Vega, James Duncan, Steven McCoy, Phillip Peay, Conrado Perdiguerra, Jose Ramirez, Wendell Walker, Vadine Bizzle, Lowell Horan and Steven Clough as Youth Aides, effective January 1, 1980, all employees transferring from the CETA program; and Marsha Andrade, Port Job Researcher, effective January 1, 1980, at $1285 per month. Also recommended was an increase in salary rate "c" for the following positions: Port Maintenance and Construction Supervisor; Chief Building Maintenance Engineer; Utilities Supervisor; Port Maintenance Foreman; Port Garage and Maintenance Foreperson; Port Senior Building Maintenance Engineer; Port Utilities Foreman. The increases are intended to put the salaries in a proper relationship to the positions being supervised. Further recommended was an amendment to Resolution 25320 to reflect the salary rate "c" for employment of Reception Dispatch Clerk Sandra La Gardo; the retitling of two of the existing Youth Aide, Class "A" positions to Youth Aide, Class "AAA" at the same $11.34 per hour salary rate and redesignating the remaining two positions of Youth Aide, Class "AA" to an intermediate salary rate of $10.42 per hour; and the termination of Janitor Anthony Wells and Youth Aide, Class "B" Bernard Dawkins. The recommendations were approved on passage of Resolution No. 25739 for appointments, Resolution No. 25740 for Wells' termination, Resolution No. 25743 for Dawkins' termination and on an ordinance passed to print for salary adjustments and retitling of positions.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of the Director of Maritime Activities to Houston, Texas, and New Orleans, Louisiana, on or about January 7, 1980, to attend the American Association of Port Authorities Marketing Seminar and for trade promotion purposes. The recommendation was approved on passage of Resolution No. 25737.

Claim of Hugh M. O'Neil Company was the subject of a letter to the Board from the Port Attorney, notifying the Board that the Hugh M. O'Neil Company has filed a claim, asking that it be indemnified and held harmless from any liability assessed against it in the Peter Kiewit Sons' Inc. cross-complaint. The claim originated when a subcontractor, Peter Kiewit Sons', submitted a claim for damages when one of their cranes broke through the wharf at Berth 7. The insurers paid for the repairs and brought action against Peter Kiewit Sons' for breach of contract and negligence. Peter Kiewit Sons', in turn, filed a cross-complaint against Hugh M. O'Neil Company, who provided engineering services. 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. 25735.

Claim of Victor Alexeff was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim in the amount of $100,000 for alleged damages occurring on the premises leased to Eagle Marine Terminal. As the claim is not a proper claim against the Port, it was recommended that the claim be rejected. The recommendation was approved on passage of Resolution No. 25736.

Partial Reimbursement for Crossing Protection Work was the subject of a letter to the Board from the Port Attorney, notifying the Board that an installation of certain automatic railroad crossing signals at the inter-

section of Seventh and Ferry Streets and Pier and Ferry Streets was eligible for partial reimbursement from the State of California Crossing Protection Fund. Application for reimbursement was filed on June 2, 1977 and on December 12, 1979 the Port received its allocation in the amount of $30,336.34. 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 January 1, 1980.

Status of Consultant Contracts in Progress as of January 1, 1980.

Summary of Cash - Port Revenue and Construction Fund as of December 28, 1979.

Summary of Claims Paid from Various Funds for the Period December 10, 1979 through December 28, 1979.

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

Ayes:	Commissioners Creque, Eng, Rodriguez, Soda and 2nd Vice President Smith - 5
Noes:	None
Absent:	Commissioner Connolly and President Berkley - 2

"RESOLUTION NO. 25731

RESOLUTION ACCEPTING WORK PERFORMED BY JAMES L. FERRY & SON, INC., AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25732

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH UNITED STATES OF AMERICA TO INSTALL AND PROVIDE ELECTRICAL SERVICE."

"RESOLUTION NO. 25733

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH BAY CITIES PAVING AND GRADING, INC."

"RESOLUTION NO. 25734

RESOLUTION ACCEPTING WORK PERFORMED BY BAY CITIES PAVING AND GRADING, INC., AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25735

RESOLUTION REJECTING CLAIM OF HUGH O'NEIL COMPANY."

"RESOLUTION NO. 25736

RESOLUTION REJECTING CLAIM OF VICTOR ALEXEFF."

"RESOLUTION NO. 25737

RESOLUTION RATIFYING CERTAIN TRAVEL."

"RESOLUTION NO. 25738

RESOLUTION AUTHORIZING EXECUTION OF LICENSE AND CONCESSION AGREEMENT WITH TRAVIS AIRCRAFT SERVICES, INC."

"RESOLUTION NO. 25739

RESOLUTION CONCERNING CERTAIN APPOINTMENTS AND AMENDING RESOLUTION NO. 25320."

"RESOLUTION NO. 25740

RESOLUTION TERMINATING APPOINTMENT OF ANTHONY WELLS."

"RESOLUTION NO. 25741

RESOLUTION APPROVING AND AUTHORIZING THE EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH PACIFIC SOUTHWEST AIRLINES."

"RESOLUTION NO. 25742

RESOLUTION SETTLING CLAIM AGAINST MATSON NAVIGATION COMPANY AND AUTHORIZING EXECUTION OF FULL RELEASE AND SATISFACTION OF CLAIM."

"RESOLUTION NO. 25743

RESOLUTION TERMINATING APPOINTMENT OF BERNARD DAWKINS."

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

Ayes:	Commissioners Creque, Eng, Rodriguez and 2nd Vice President Smith - 4
Noes:	None
Abstained:	Commissioner Soda - 1
Absent:	Commissioner Connolly and President Berkley - 2

"RESOLUTION NO. 25744

RESOLUTION AWARDING CONTRACT TO GALLAGHER & BURK, INC. FOR CONSTRUCTION OF ACCESS ROAD TO CONTAINER FREIGHT STATION, MIDDLE 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."

Port Ordinance No. 2277 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 second time and passed by the following vote:

Ayes:	Commissioners Creque, Eng, Rodriguez, Soda and 2nd Vice President Smith - 5
Noes:	None
Absent:	Commissioner Connolly and President Berkley - 2

Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SECTION 10.5 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 SECTIONS 2, 3 AND 18A 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. 1696 ESTABLISHING PARKING RESTRICTIONS ON STREETS IN THE PORT OF OAKLAND OUTER HARBOR TERMINAL AREAS AND PROVIDING PENALTIES FOR VIOLATIONS THEREOF TO ADD THERETO THE PORT OF OAKLAND INNER HARBOR AREA," and Port Ordinance No. _____ being, "AN ORDINANCE ADDING SECTIONS 1.79 TO AND AMENDING SECTION 9.18 OF PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT, RETITLING TWO POSITIONS OF YOUTH AIDE, CLASS "AA" TO YOUTH AIDE, CLASS "AAA" AND ADJUSTING THE COMPENSATION FOR THE REMAINING TWO POSITIONS OF YOUTH AIDE, CLASS "AA"," and Port Ordinance No. _____ being "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO DOCKAGE RATES, DEMURRAGE AND STORAGE RATES AND CONTAINER WHARFAGE RATES," were read a first time and passed to print by the following vote:

Ayes:	Commissioners Creque, Eng, Rodriguez, Soda and 2nd Vice President Smith - 5
Noes:	None
Absent:	Commissioner Connolly and President Berkley - 2

At the hour of 4:00 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 scheduled for Wednesday, January 16, 1980, was adjourned by the Secretary of the Board due to the absence of all the members of the Board to Tuesday, January 22, 1980.

* *

The meeting was reconvened on Tuesday, January 22, 1980, at the hour of 2:00 p.m. in the office of the Board, Room 376, 66 Jack London Square, President Berkley presiding.

Commissioners present: Connolly, Creque, Eng, Rodriguez, Smith, Soda and President Berkley - 7

Commissioners absent: None

Also present were the Executive Director; Director of Administrative Services; Port Attorney; Deputy Port Attorney Thomas D. Clark; Chief Engineer; Port Environmental Planner; Director of Aviation; Manager, General Aviation; Director of Properties; Commercial Representative Robert O'Maley; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Bob Burke, representing the City of Novato; Ms. Gail Wilhelm, representing the County of Marin; Mr. Douglas Maloney, representing the County of Marin; Mr. Ernest Gray, representing the City of Novato; Ms. Sally Stanford, representing the City of Sausalito; Mr. Donald E. Brink, representing the Federal Aviation Administration; Ms. Bobbe Vargas, representing Marin Coalition; Mr. Scott

BOARD OF PORT COMMISSIONERS
MEETING OF FEB 5 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

Deming, representing Citizens for Aviation at Hamilton; Mr. James D. Hadfield, attorney from Marin County; Mr. Frank Happy, representing his own firm; Mr. Mike Maurakis, representing the Federal Aviation Administration; Mr. Phillip Brown, representing the City of Novato; Ms. Sandra Marker, representing the City of Novato; and Col. Walter S. Filler, Ret., representing the Irate Taxpayers of Marin.

The minutes of the regular meeting of January 2, 1980; and the adjourned regular meeting of January 8, 1980 were approved as submitted and ordered filed.

At the hour of 2:14 p.m. President Berkley removed himself from discussion and turned the meeting over to Vice President Smith, for the purpose of continuing the public hearing on the proposed development plans as submitted by Dormer Corporation concerning development of the vacant parcel between the Portobello Complex and Jack London Village.

Captain Richard Daleke, the Commanding Officer of NAS Alameda, appeared before the Board to give further testimony concerning potential aviation accidents with Navy aircraft; and Mr. Donald Kelly, President of Federal Managers Association, appeared before the Board to give testimony concerning potential loss of jobs if the activities of the air base are curtailed.

There was no further testimony, Vice President Smith closed the hearing at the hour of 2:33 p.m., and turned the meeting back to President Berkley. It was noted that written comments would be received until January 28, 1980 on the Environmental Impact Report.

Airport Development Aid Program for Fiscal Year 1980 (ADAP-10), Submittal of Preapplication to the Federal Aviation Administration was the subject of a memo to the Board from Port Principal Engineer Keith Quan, recommending approval to submit a preapplication to the Federal Aviation Administration which informs them of the project priorities, funding requirements and environmental review actions for the ADAP-10 tentative funding allocation. The project includes resurfacing of west end of Taxiway 1, construction of additional Terminal Apron, North Airport Tiedown Apron, and Runway 11 Dike Closure, estimated to cost $6,533.890 with potential FAA funding of $4,636,920. The request for funding includes potential discretionary funds to permit completion of as much of the ADAP-10 program as possible as the Port's share of enplanement funds does not cover the expected costs. The environmental document associated with the project was attached with a finding of no significant effect upon the environment. The recommendation was approved on passage of Resolution No. 25758.

Application to Acquire Hamilton Air Force Base was the subject of a memo to the Board from the Executive Director, notifying the Board that the study to complete the application with the General Services Administration to acquire Hamilton Air Force Base has been completed. The detailed study presents a finding that the facility can be operated as a general aviation airport facility on a financially self-sustaining basis to the benefit of the Bay region and the Oakland Airport, in particular. The application covers approximately 1,170 acres which includes the airfield, hangars, hangar area, flight line, warehouse and administration buildings and other facilities related to the operations and aeronautical support of the Airport; and 306 acres of existing perpetual aviation easements over the runway and approach and departure corridors and the fuel pipeline; and certain adjacent fields.

Another 350 acres of land has been transferred to the Navy for military family housing and, on a temporary permit from the Air Force, the U.S. Army and the U.S. Coast Guard use some base facilities. Hamilton Airport will provide a needed reliever airport to Oakland's North Field; and it is the Port's intention to operate Hamilton Airport as part of the regional airports system --and as an active general aviation airport that will be beneficial to the tenants and users of the airport, the Port and City of Oakland, and the County of Marin. It was noted that the Port can withdraw its application without penalty just as the County of Marin withdrew its application in May 1979 if financial assumptions are incorrect. In the event the Port receives an expression of interest from another government agency, such as the County of Marin or the City of Novato, to enter into a joint-powers agreement with the Port, the application would be reconsidered; and if the County of Marin decides prior to any acquisition by the Port to renew its application for transfer of Hamilton for the purpose of operating the airport in accordance with the aviation needs of the region, the Port would withdraw its application. It was recommended that the Board approve the filing of the application to acquire the Base. The following individuals appeared before the Board to express their disapproval of the application: Mr. Bob Burke, City Councilman, Novato; Ms. Gail Wilhelm, Supervisor, Marin County; Mr. Douglas Maloney, County Counsel, County of Marin; Mr. Ernest Gray, Mayor, City of Novato; and the following individuals appeared before the Board to express their approval of the Port's application: Ms. Sally Stanford, Vice-Mayor, City of Sausalito; Mr. Donald E. Brink, Area Coordinator - Northern California, Federal Aviation Administration; Ms. Bobbe Vargas, Director, Marin Coalition; Mr. Scott Deming, Chairman, Citizens for Aviation at Hamilton; and

Mr. James D. Hadfield, Attorney, representing himself. After discussion, the recommendation was approved on passage of Resolution No. 25774.

Approval of Change Order for Addition of Status Board in Building M-104 was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, recommending approval to issue a Contract Change Order to Wesley A. Thomas Co., Inc., in the amount of $20,337 for installation of a "status board" in Building M-104, which would be capable of monitoring the status of circuit breakers in the airport distribution system feeding the South Terminal Complex. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously.

Consultant Contract for the Airport Connector System Stations was the subject of a memo to the Board from the Chief Engineer, recommending approval to execute a contract with the firm of Ishimaru, O'Neil & Simmons for the Airport Connector System architectural design work for the two terminal stations. The firm will be reimbursed direct salaries, including fringe benefits and overhead costs; direct costs of outside services; a fixed fee of $10,600 ; the maximum payment would be $140,000, with certain additional work available at the discretion of the Executive Director. It was noted that this firm was selected by the Board at an earlier meeting. The recommendation was approved on passage of Resolution No. 25756.

Contract Completion, Demolition of Phoenix Iron Works Bldg., Inner Harbor was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, recommending that the contract with Heim Bros., Inc., be extended through January 4, 1980, and accepted as complete as of that date, with a contract price of $20,072. The recommendation was approved on passage of Resolution No. 25760 for time extension and Resolution No. 25761 for accepting contract.

Contract Completion, Dredging and Bankwork, Embarcadero Cove Marina was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, recommending that the contract with Peter Kiewit Sons' Co. be accepted as complete as of December 11, 1979, with a contract price of $246,831.53. The recommendation was approved on passage of Resolution No. 25765.

Mardeco Sublease was the subject of a memo to the Board from the Director of Properties, recommending approval of the sublease from Mardeco, Inc., to Hugh W. Jones for the operation of a yacht dealership and brokerage. The recommendation was approved on passage of Resolution No. 25745.

New Agreement with Sea-Land was the subject of a memo to the Board from the Executive Director, notifying the Board of the three agreements with Sea-Land covering the Preferential Assignment for Marine Terminals area, the Truck Terminal Lease and a Truck and Rail Terminal Lease and that negotiations concerning one new agreement have been completed. The new agreement would cover 20 years with the Preferential Assignment rental raised to $2,527,000 effective April 1, 1980, with a total guaranteed Sea-Land rental of $3,100,267 per year. Compensation levels for the Preferential Assignment would increase by $800,000 annually in 1985, 1990, and in 1995 the Port could establish the compensation level at the then fair rental value of land and improvements. The other Sea-Land areas also contain review dates for rental agreements. Also in the proposed agreement are provisions that when Sea-Land tonnage exceeds 1.5 million revenue tons per calendar year they will pay to the Port 50% of the wharfage charges then prevailing on the excess tonnage. It was noted that Sea-Land in 1962 was the first container ship operation at the Port and now occupies approximately 70 acres with two berths and three container cranes and is a major ingredient in Oakland's development as one of the

world's major container ports. It was recommended that the Board approve the proposed agreement with new rentals to commence by April 1, 1980, after final approval and filing with the Federal Maritime Commission. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Plans and Specifications for Construction and Installation of Container Cranes at Charles P. Howard Container Terminal 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 new container cranes. The plans provide for supplying two cranes and for supplying three cranes or an option to be exercised six months after award of contract, for a third crane in the event that two cranes are initially purchased. The proposed cranes are similar to the 100-foot gauge cranes at the Outer Harbor Terminal except that the overall height of the cranes will be limited to 190 feet above the dock level due to the proximity of the Alameda Naval Air Station. The recommendation was approved on passage of Resolution No. 25766.

Amendment to the Agreement with the Four Japanese Lines was the subject of a memo to the Board from the Executive Director, notifying the Board that the consortium has a right of first refusal to add additional areas to their assigned premises subject to mutual agreement with respect to the annual compensation levels. One of the expansion areas was occupied by Abex Corporation and the area has been returned to the Port earlier than originally anticipated. The consortium has no present need for the area and it was recommended that the Board approve an amendment which suspends to March 1, 1987 their right of first refusal which would allow for the use of the

facility by others and protect the consortium's interest for future expansion. The recommendation was approved on passage of Resolution No. 25767.

Purchase Order for Additional Soils Investigation of Underground Gasoline at Berth 4, Outer Harbor Terminal was the subject of a memo to the Board from the Chief Engineer, notifying the Board that gasoline was discovered during the construction of additions to the Berth 4 container yard on the site formerly occupied by petroleum storage facilities. A purchase order was issued to the firm of Peter Kaldveer and Associates to commence immediately in identifying the limits and quantity of the underground gasoline. The work involved in the engineering services is approaching the $15,000 limit for purchase orders, and it was recommended that the Board approve expenditures up to $23,000 on the existing purchase order agreement for soils engineering services. The recommendation was approved on passage of Resolution No. 25746.

Howard Terminal Relocation Payments was the subject of a memo to the Board from the Director of Properties, recommending approval to pay relocation payments of up to $11,186 to Noran Trading Company and up to $9,192.35 to Brumley-Donaldson Company, former Howard Terminal tenants. The recommendation was approved on passage of Resolution No. 25747.

Plans and Specifications for Demolition of Army Buildings S-143 and S-145, Oakland Army Base 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. It was noted that the Port will be reimbursed for certain portions of the work through rental credits from the Army. The environmental document associated with the work has previously been considered by the Board. The recommendation was approved on passage of Resolution No. 25762.

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. 25763 for railroad work and Resolution No. 25764 for pile driver crew.

Port of Oakland Tariff No. 2, Metric Conversion Chart was the subject of a memo to the Board from the General Manager, Marine Terminals, recommending approval to make certain revisions in the Port's Metric Conversion Chart. The recommendation was approved on an ordinance passed to print.

Interstate Commerce Commission Investigation and Suspension Petition Rail Charge for Empty Container Movement was the subject of a memo to the Board from the Manager, Customer Service Department, notifying the Board that the Trans-Continental Freight Bureau has established certain new charges for empty container movement between the West Coast ports and OCP territory as well as daily storage charges for containers awaiting disposition. As the charges seriously disrupt intermodal transportation, divert traffic away from the Port of Oakland, and divert some traffic from Pacific Coast ports to Gulf and Atlantic ports, it was recommended that the Board authorize the Port Attorney to file a petition for suspension and investigation with the Interstate Commerce Commission and to take such other action in the proceeding as he may deem feasible. The recommendation was approved on passage of Resolution No. 25768.

Personnel Items contained in a memo to the Board from the Personnel Department, recommended the appointment of Lowell Horan and Steven Clough, as Youth Aide, Class "AA", effective January 22, 1980, at $10.42 per hour; Fred C. Hunt, as Youth Aide, Class "A", effective January 22, 1980, at $7.60 per hour; Fred Kennedy, as Heavy Equipment Foreman, effective February 1, 1980, at $2259 per month; Editha Hernandez, as Intermediate Stenographer Clerk, effective January 28, 1980, at $1089 per month; Leon Chapman, as Power Equipment Operator, effective February 1, 1980, at $1741 per month; Carla J. Worley, as Youth Aide, Class "B", effective January 17, 1980, at $5.96 per hour; Richard Little, as Port Utilities Foreman, effective January 22, 1980, at $2098 per month; Marguerite Sullivan, as Secretary to the Port Attorney & Supervising Legal Secretary, effective February 1, 1980, at $1370 per month; and Eileen H. Nakamura, as Legal Stenographer, effective January 23, 1980, at $1235 per month. Also recommended was a salary increase for Painter, Theodore Howard, to rate "d" of his salary schedule in recognition of extra duties being performed. Further recommended was a military leave of absence for Raymond A. Boyle, Senior Traffic Representative and Traffic Analyst, for two working days; a maternity leave of absence for Evonne Yfantis, Senior Secretary, for a period of six calendar months; and Denise M. Taylor, Relief Telephone Operator, for 54 calendar days to recover from recent surgery. The recommendations were approved on passage of Resolution No. 25769 for appointments; Resolution No. 25770 for salary increase; Resolution No. 25771 for leaves of absence; and Resolution No. 25772 for Port Attorney's appointments.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of Assistant Civil Engineer, Clifford R. King, to Washington, D. C., on or about January 20, 1980, for meetings with Urban Mass Transportation Research Board with return via Atlanta to inspect a newly installed transit system; the travel of Marine Commercial Representative IV, Garry Hallin, to Dallas, Texas, on or about February 4, 1980, for trade development purposes; the travel of the Executive Director to Honolulu, Hawaii, on about January 25, 1980, to serve on the Advisory Committee to the Pacific Basin Development Conference; and the travel of the General Manager, Marine Terminals Department, to Washington, D. C., on or about January 29, 1980, to participate in a MARAD Port Pricing Study in conjunction with AAPA. The recommendations were approved on passage of Resolution No. 25759.

Completions of Contracts was the subject of a memo to the Board from the Manager, Purchasing Department, recommending that the contract with George Lithography for printing and delivering the Port of Oakland Progress News-Notes be accepted as complete as of December 31, 1979; and that the contract with Abbey Press for printing, folding, and delivering the Flight Selector be accepted as complete as of January 15, 1980. The recommendations were approved on passage of Resolution No. 25748 for Abbey Press and Resolution No. 25749 for George Lithography.

Claim of Harry Woolfolk was the subject of a letter to the Board from the Port Attorney, notifying the Board of an Application for Leave to Present Late Claim for personal injuries in the sum of $500,000 for alleged damages occuring at a location identified as Pier 3. As any liability on behalf of the Port would have been obvious at the time of the accident, it was

recommended that the application be denied. The recommendation was approved on passage of Resolution No. 25750.

Claim of Sam Fletcher was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim in the sum of $35,301.20 for alleged damages occuring when a cutting torch set off a gasoline explosion. The gasoline came from the former Mobil Oil Corporation leasehold area, and they have been put on notice that they are responsible for any conditions created by the prior operation of its petroleum storage and distribution facility on the premises. The claim 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. 25751.

The following reports were noted and ordered filed:

Summary of Cash - Port Revenue and Construction Funds as of January 14, 1980.

Summary of Cash and Accounts Receivable Port Revenue Fund 770 for the Month of December 1979.

Accounts Receivable - 35 Days or More in Arrears as of January 14, 1980.

Accounts Receivable - Referred to Port Attorney as of January 14, 1980.

Summary of Claims Paid from Various Funds for the Period December 21, 1979 through January 9, 1980.

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. 25745

RESOLUTION CONSENTING TO SUBLEASE BY MARDECO, INC., TO HUGH W. JONES."

"RESOLUTION NO. 25746

RESOLUTION FINDING AND DETERMINING THAT IT IS IN THE BEST INTERESTS OF THE PORT TO PERFORM CERTAIN WORK WITHOUT COMPETITIVE BIDDING, AUTHORIZING THE PERFORMANCE THEREOF AND MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH."

"RESOLUTION NO. 25747

RESOLUTION APPROVING AND AUTHORIZING RELOCATION PAYMENTS TO NORAN TRADING COMPANY AND BRUMLEY-DONALDSON COMPANY."

"RESOLUTION NO. 25748

RESOLUTION ACCEPTING PORT OF OAKLAND FLIGHT SELECTOR SUPPLIED UNDER CONTRACT WITH ABBEY PRESS, INC."

"RESOLUTION NO. 25749

RESOLUTION ACCEPTING PORT OF OAKLAND PROGRESS NEWS-NOTES SUPPLIED UNDER CONTRACT WITH GEORGE LITHOGRAPH CO."

"RESOLUTION NO. 25750

RESOLUTION DENYING HARRY WOOLFOLK'S APPLICATION FOR LEAVE TO PRESENT LATE CLAIM."

"RESOLUTION NO. 25751

RESOLUTION REJECTING CLAIM OF SAM FLETCHER."

"RESOLUTION NO. 25752

RESOLUTION GRANTING OAKLAND AIRPARK PLAZA, LTD., PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25753

RESOLUTION GRANTING OAKLAND AIRPARK PLAZA, LTD., PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25754

RESOLUTION GRANTING OAKLAND AIRPARK PLAZA, LTD., PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25755

RESOLUTION GRANTING OAKLAND AIRPARK PLAZA, LTD., PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25756

RESOLUTION FINDING AND DETERMINING THAT A PROPOSED AGREEMENT WITH ISHIMARU, O'NEILL & SIMMONS FOR CONSULTING SERVICES CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES AND MAY BE MADE WITHOUT COMPETITIVE BIDDING; AND AUTHORIZING EXECUTION OF SAID AGREEMENT."

"RESOLUTION NO. 25757

RESOLUTION AUTHORIZING EXECUTION OF GRANT OF EASEMENT AMENDMENT TO EAST BAY MUNICIPAL UTILITY DISTRICT."

"RESOLUTION NO. 25758

RESOLUTION CERTIFYING REVIEW AND CONSIDERATION OF NEGATIVE DECLARATION, MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH, AUTHORIZING AND APPROVING AMENDMENTS TO THE AIRPORT LAYOUT PLAN, AND AUTHORIZING THE FILING OF PREAPPLICATION WITH THE FEDERAL AVIATION ADMINISTRATION FOR FUNDS UNDER THE AIRPORT DEVELOPMENT AID PROGRAM."

"RESOLUTION NO. 25759

RESOLUTION CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 25760

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH HEIM BROS., INC."

"RESOLUTION NO. 25761

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

"RESOLUTION NO. 25762

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR DEMOLITION OF ARMY BUILDINGS S-143 AND S-145, OAKLAND ARMY BASE, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25763

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 APRIL 1, 1980 AND ENDING MARCH 31, 1981, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25764

RESOLUTION APPROVING SPECIFICATIONS FOR FURNISHING PILE DRIVER CREW FOR REPAIRS TO PORT OF OAKLAND DOCKS AND WATERFRONT FACILITIES FOR THE PERIOD COMMENCING APRIL 1, 1980 AND ENDING MARCH 31, 1981, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25765

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

"RESOLUTION NO. 25766

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION AND INSTALLATION OF CONTAINER CRANES AT CHARLES P. HOWARD CONTAINER TERMINAL, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25767

RESOLUTION AUTHORIZING EXECUTION OF THIRD SUPPLEMENTAL AGREEMENT WITH FOUR JAPANESE STEAMSHIP LINES."

"RESOLUTION NO. 25768

RESOLUTION AUTHORIZING FILING THE PETITION FOR SUSPENSION AND INVESTIGATION WITH THE INTERSTATE COMMERCE COMMISSION ON A PROPOSAL TO ESTABLISH CHARGE PER FLAT CAR FOR EMPTY CONTAINER MOVEMENT BETWEEN WEST COAST PORTS AND OCP TERRITORY."

"RESOLUTION NO. 25769

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25770

RESOLUTION ASSIGNING THEODORE HOWARD AND FINDING HIM TO BE ENTITLED TO A CERTAIN RATE WITHIN SALARY SCHEDULE NO. 42, FIXED BY PORT ORDINANCE NO. 867."

"RESOLUTION NO. 25771

RESOLUTION CONCERNING CERTAIN LEAVES OF ABSENCE."

"RESOLUTION NO. 25772

RESOLUTION CONCERNING CERTAIN APPOINTMENTS IN THE PORT ATTORNEY'S OFFICE."

"RESOLUTION NO. 25773

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 25774

RESOLUTION AUTHORIZING THE FILING OF AN APPLICATION WITH THE UNITED STATES OF AMERICA, GENERAL SERVICES ADMINISTRATION, PROVIDING FOR RECONSIDERATION OF SAID AUTHORIZATION, AND PROVIDING FOR CERTAIN NOTICE OF USE OF FINAL ENVIRONMENTAL IMPACT STATEMENT."

"RESOLUTION NO. 25775

RESOLUTION ACCEPTING OFFER BY SANTA FE-POMEROY, INC. TO COMPROMISE AND SETTLE ITS COMPLAINT FOR BREACH OF CONTRACT."

Port Ordinance No. 2278 being, "AN ORDINANCE AMENDING SECTION 10.5 OF PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR USE OF FACILITIES AT METROPOLITAN OAKLAND INTERNATIONAL AIRPORT," and Port Ordinance No. 2279 being, "AN ORDINANCE AMENDING SECTIONS 2, 3 AND 18A 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. 2280 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 1696 ESTABLISHING PARKING RESTRICTIONS ON STREETS IN THE PORT OF OAKLAND OUTER HARBOR TERMINAL AREAS AND PROVIDING PENALTIES FOR VIOLATIONS THEREOF TO ADD THERETO THE PORT OF OAKLAND INNER HARBOR AREA," and Port Ordinance No. 2281 being, "AN ORDINANCE ADDING SECTIONS 1.79 TO AND AMENDING SECTION 9.18 OF PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT, RETITLING TWO POSITIONS OF YOUTH AIDE, CLASS "AA" TO YOUTH AIDE, CLASS "AAA" AND ADJUSTING THE COMPENSATION FOR THE REMAINING TWO POSITIONS OF YOUTH AIDE, CLASS "AA"," and Port Ordinance No. 2282 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO DOCKAGE RATES, DEMURRAGE AND STORAGE RATES AND CONTAINER WHARFAGE RATES," 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 APPROVING AND AUTHORIZING THE EXECUTION OF A RIGHT OF WAY USE PERMIT AGREEMENT WITH PACIFIC GAS AND ELECTRIC COMPANY," and Port Ordinance No. ____ being, "AN ORDINANCE APPROVING AND AUTHORIZING THE EXECUTION OF A LEASE WITH GREGORY A. MC GUGIN

AND CAROL E. MC GUGIN," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO WHARFAGE - RULES AND REGULATIONS," were 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 3:29 p.m. the Board entered into executive session on personnel matters and reconvened in open session at the hour of 3:45 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, February 5, 1980, at the hour of 2:10 p.m. in the office of the Board, Room 376, 66 Jack London Square, 1st Vice President Connolly presiding, due written notice having been given to members of the Board.

Commissioners present: Creque, Eng, Rodriguez, Smith and 1st Vice President Connolly - 5

Commissioners absent: Soda and President Berkley - 2

Also present were the Executive Director; Port Attorney; Director of Properties; Commercial Representative; Director of Maritime Activities; Airport Manager; Manager, General Aviation; Manager, Air Traffic Development; Equal Opportunity Officer; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Michael Lampe, representing his yacht firm; and Mr. Robert Rice, representing Timesavers Inc.

The minutes of the regular meeting of January 16, 1980; and the adjourned regular meeting of January 22, 1980 were approved as submitted and ordered filed.

At the hour of 2:10 p.m. the Board held a public hearing on East Bay Regional Park District's application for a permit to repair rip-rap and perform other works in San Leandro Bay. The work includes the repair of a headwall and approximately 2,400 lineal feet of eroding rip-rap; construction of a concrete rubble gravity wall to support a shoreline bike trail;

BOARD OF PORT COMMISSIONERS
MEETING OF FEB 19 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

construction of a drainage structure; and associated bank clean-up work. The estimated cost of the proposed work is $133,000. The environmental document associated with the project has previously been considered by the Board. There was no further testimony on the project and the hearing was closed at the hour of 2:11 p.m. The application was approved on passage of Resolution No. 25782, subject to the applicant obtaining all other required permits for the proposed work.

At the hour of 2:12 p.m. the Board held a public hearing on Alameda Yacht Harbor's application to replace breakwater and perform other works at Jack London Square. The proposed work includes the removal of the existing dilapidated wood barge breakwater located at the south end of the Clay Street Pier; the placement of a new steel floating breakwater; relocation and rebuilding of the Marina's western-most 15 berths; and the placement of a maximum of 18 piles to moor the new breakwater and rebuilt berths. The estimated cost of the proposed work is $50,000. The project is categorically exempt and an environmental impact report is not required. There was no further testimony on the project and the hearing was closed at the hour of 2:13 p.m. The application was approved on passage of Resolution No. 25783, subject to the applicant obtaining all other required permits for the proposed work, and legally disposing of the existing barge.

At the hour of 2:15 p.m. the Board held a public hearing on American President Lines' application to perform maintenance dredging at Berths C and D at the Middle Harbor Terminal. The proposed work would consist of the dredging of approximatey 10,600 cubic yards of submerged material to provide adequate operating depths at the berths. It was noted that the Port normally performs the dredging work but American President Lines has requested to do the work so that it can be done as soon as possible. The estimated cost

of the proposed work is $127,000. The project is categorically exempt and an enviromental impact report is not required. There was no further testimony on the project and the hearing was closed at the hour of 2:16 p.m. The application was approved on passage of Resolution No. 25789, subject to the execution of a hold-harmless agreement in favor of the Port of Oakland and with appropriate liability insurance; and that the work be done in accordance with the requirements of the Port's maintenance dredging permits.

Oakland Air-BART Agreements was the subject of a memo to the Board from the Manager, Air Traffic Development, notifying the Board that Bay Area Limousine Service, Inc., the operator of Air-BART, has ceased operations and an agreement to terminate by mutual consent was effective January 24, 1980. It was recommended that a temporary agreement be approved with Macklin Martin, doing business as Job Creators, to operate the service. The temporary agreement provides for the same hourly rates as the agreement with Bay Area Limousine Service, Inc.: $18 an hour for vehicles with a capacity of 15 to 30 passengers and $16 an hour for vehicles carrying 14 passengers or less. The recommendation was approved on passage of Resolution No. 25776 for termination agreement and Resolution No. 25777 for temporary agreement.

New License Agreement--Ontario Aircraft Service was the subject of a memo to the Board from the Director of Properties, recommending approval of a new license agreement to cover 2,200 sf of space in the Air Cargo Building, for a total monthly rental of $660. It was noted that the firm is relocating its air cargo and general air freight business from Ontario Airport to Oakland Airport, and will perform the cargo handling for Transamerica's 747 Cambodian refugee flights. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

New License Agreement--Federal Express was the subject of a memo to the Board from the Director of Properties, recommending approval of a new license agreement for 17,600 sf of cargo space in Building M-112 and 26,400 sf of adjacent paved ramp area, for a total monthly rental of $5,808. It was noted that Federal Express was a previous tenant and intends to begin service to Oakland in March 1980, and has a long-range plan to make Oakland their hub airport in the Bay Area. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

California Aid to Airports Program (CAAP) Annual Funds was the subject of a memo to the Board from Port Supervising Engineer Keith Quan, recommending approval to apply for a grant in the amount of $5,000 to the the California Division of Aeronautics under the California Aid to Airports Program. It was noted that the grant is annual and can be used for any airport project. The recommendation was approved on passage of Resolution No. 25778.

Plans and Specifications for "Construction of Electrical Service for Runway 11 Glide Slope at South Field, M.O.I.A., Oakland, California" 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 electric service which is required by the Federal Aviation Administration for the approach lighting system. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 25779.

Plans and Specifications for Furnishing and Installing Carpeting in the Second Floor Addition to Finger Building M-103 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

carpeting of the new addition. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 25780.

Award of Annual Contract for Servicing and Maintaining Port of Oakland Aviation Refueling Trucks was the subject of a memo to the Board from Port Supervising Engineer Paul H. Sorensen, notifying the Board of the one bid received and recommending award of the bid to Thomas Domin doing business as Fueling Maintenance Co., at a bid price of $53,000. It was noted that the firm is presently doing the work under a purchase order and that the bid is considered to be fair. The recommendation was approved on passage of Resolution No. 25781.

Change in Airport Tenant Employee Vehicle Parking Fee was the subject of a memo to the Board from the Director of Aviation, recommending approval to amend the ordinance establishing parking fees for employees of Airport tenants at $5 per month. It was noted that the unusual hours, the number of part-time workers, and labor agreements associated with working at the Airport did not justify the previous increase to $15 per month. The recommendation was approved on an ordinance passed to print.

License Agreement Renewal--Sierra Academy was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for certain classroom space in Building L-142, hangar and shop space in Building L-230, and additional space in Building L-802, for a new total monthly rental of $1,734.55. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

License Agreement--Aircraft Service International was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for certain ticket counter, office, and baggage space in the Ticketing Building, and certain office space in Building M-102, with a new monthly minimum rental of $2,106.80 against 10% of gross receipts from aircraft ground handling services. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Approval of Conceptual Design and Interim License Agreement for Office Building Development, Pardee Drive was the subject of a memo to the Board from the Port Environmental Planner, recommending conceptual approval for the construction of a two-story wood-frame structure containing 20,520 sf, with paved parking areas for 78 cars, outdoor lighting, and associated landscaping. It was also recommended that the building permit submittal date be extended to April 15, 1980, and that the owner be allowed to rent the property prior to the close of escrow in order to surcharge the site and commence construction at a monthly rental of $1,255.13. The environmental document associated with the project was attached with a Negative Declaration Finding. The recommendation was approved on passage of Resolution No. 25784.

Conceptual Design Approval, Agreement Modification, Office Building Development, Pardee Drive, Oakland Airport Business Park was the subject of a memo to the Board from the Port Environmental Planner, recommending conceptual approval for the construction of a two-story wood-frame structure containing 19,740 sf which would include paved parking areas for 73 cars, outdoor lighting, and associated landscaping. Also recommended was an extension of time for submitting engineering drawings to March 4, 1980. The environmental document associated with the project has previously been

reviewed by the Board. The recommendation was approved on passage of Resolution No. 25785.

Abandoned Boat was the subject of a memo to the Board from the Director of Properties, notifying the Board that a 17-foot runabout boat was abandoned at the guest berthing dock and attempts to locate the owner have not been successful. It was recommended that the Board approve an ordinance formally declaring the boat to be abandoned and causing it to become the property of the Port in accordance with the Harbors and Navigation Code of the State of California regarding abandoned vessels. It was noted that the Engineering Department would use the boat for waterfront maintenance. The recommendation was approved on an ordinance passed to print.

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 lease with Oakland Village Corporation contains a provision for adjusting the minimum rental at 5-year intervals to a rental which would result in the payment to the Port of a rental equal to the then prevailing rate of return required by the Port of tenants of similar Port property. In the event that the parties are unable to agree upon any rental adjustment, the market value of the land is to be determined by the average of three appraisals, with each party selecting one appraiser and the two appraisers selecting a third appraiser. The first adjustment of the minimum rental was due on October 1, 1977, and at that time certain changes were approved in the method of adjusting the minimum rental in anticipation of a proposed new owner of the property. The proposed adjustment method would have established a minimum rental based on the percentage change in the Consumer Price Index; or 75% of the average total rental paid to the Port by the lessee during the 12-month period preceding the date of each 5-year rental adjustment; and this

figure would be $4,823.75 per month. The Oakland Village Corporation has not agreed to the proposed change in the method of establishing the value but has agreed to the rental figure of $4,823.75 per month as of October 1, 1977. It was recommended that the Board approve a Fourth Supplemental Agreement to the lease establishing this minimum rental. The recommendation was approved on passage of Resolution No. 25786.

Proposed Lease--Mike Lampe Yachts was the subject of a memo to the Board from the Director of Properties, notifying the Board of efforts to market a land and water site located between the Ark and Barclay Jack's restaurants, containing approximately 28,300 sf of improved land with a 3,200 sf building, and an adjacent water area of approximately 8,600 sf, for use in yacht sales. Seven lease proposals were received and each proposal includes taking the premises in their as is condition, the rehabilitation of the existing building, the installation of boat berths in the water area, and the use of the property for the sale of new and used boats, along with ancillary sales and services. With the evaluation of the proposals, it was recommended that the proposal received from Mike Lampe Yachts be accepted. The firm would move their present operation from Mariner Square in Alameda, and would invest $200,000 or more in leasehold improvements. The initial minimum monthly rental would be $1,800 and would be adjusted at 3-year intervals during the 15-year lease term in accordance with the percentage change in the Consumer Price Index. They will operate a boater supply store and delicatessen from which the Port would receive 5% of gross receipts, in addition to receiving 1% of gross receipts from boat sales. They also plan to construct a second building in addition to remodeling the present building. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Award of Contract, Modification of First Floor Lobby, Entrance and Elevators, Building F-107 was the subject of a memo to the Board from Port Supervising Engineer Paul H. Sorensen, notifying the Board of the three bids received and recommending award of the contract to John D. Wilson Construction Co., the low proper bidder, at $66,888. The recommendation was approved on passage of Resolution No. 25787.

Jack London Village Subleases was the subject of a memo to the Board from the Director of Properties, recommending approval of the following amendments to Jack London Village subleases: Baker Street Cookie Factory provides for the exercise of its option to extend the sublease term for four years commencing December 5, 1979, at a minimum rental of $0.95 psf per month for the first year, $1.00 psf per month for the second year, and provides that the Consumer Price Index will be the basis for adjusting the minimum rental during the third and fourth years. Chinese Art and Jade Center provides for the exercise of the first of three one-year options to extend the sublease term commencing December 1, 1979, at $0.85 psf per month for the first year and provides that the Consumer Price Index will be the basis for adjusting minimum rental during the second and third year options. Pamela's Antique Photos and Victorian Gift Shoppe provides for the exercise of the second of three 1-year options to extend the sublease term commencing December 3, 1979, at a minimum rental of $0.75 psf per month for the second year, and $0.80 psf per month for the third year, with an option to extend the term of the sublease for a further 5 years at minimum rental based upon the percentage change in the Consumer Price Index. Gem Gallery provides for the exercise of the third of four 1-year options to extend the sublease term commencing November 6, 1979, at a minimum rental of $0.90 psf per month for the third and fourth years and an option to extend the term of the sublease for a fifth year

at a minimum rental of $1.00 psf per month. The recommendations were approved on passage of Resolution No. 25786.

Assignment of Sale Agreement--Ritchie & Ritchie was the subject of a memo to the Board from the Director of Properties, recommending approval to assign a sale ageement with Ritchie & Ritchie Development Company for a 4-acre site on Pardee Drive in the Oakland Airport Business Park to Oakport Associates, a limited partnership, with Ritchie and Ritchie as the general partner. The recommendation was approved on passage of Resolution No. 25788.

License Agreement Renewal--Maddex Marina 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 P-108 for the sale of new and used boats and boating equipment, at a new minimum rental of $589.86 per month against the same percentage rentals from sales. The recommendation was approved on a motion by Commissioner Rodriquez, seconded and passed unanimously.

Rejection of Bid, Repair of Concrete Deck, Berth 10 Wharf, Outer Harbor Terminal was the subject of a memo to the Board from the Chief Engineer, notifying the Board of the five bids received and that the apparent low bidder, O. C. Jones & Sons, in the opinion of the Chief Engineer, with the concurrence of Equal Opportunity Employment Officer, did not make a meaningful "good faith effort" to achieve the Port's minority subcontractor participation goal. It was recommended that the bid be rejected. The recommendation was approved on passage of Resolution No. 25790.

Extension Agreement with Sea-Land was the subject of a memo to the Board from the Executive Director, notifying the Board that R. J. Reynolds Company, Sea-Land's parent corporation, will not hold their next Board meeting until mid-March. It was recommended that the Board grant a further 30-day

extension to allow for the approval of the agreement by Sea-Land's parent Board of Directors. The recommendation was approved on passage of Resolution No. 25799.

Request for the Corps of Engineers to Improve the Inner Harbor Channel was the subject of a memo to the Board from the Chief Engineer, recommending that the Board approve requesting the U.S. Army Corps of Engineers to improve the Inner Harbor Channel and authorizing the Executive Director to appear and represent the Port at a public hearing to be held on February 13, 1980. The recommendation was approved on passage of Resolution No. 25791.

Award of Contract, Demolition of Building B-104, Outer Harbor Terminal was the subject of a memo to the Board from Port Supervising Engineer Paul H. Sorensen, notifying the Board of the nine bids received and recommending award of the contract to Evans Brothers, the low bidder, at $32,800. The recommendation was approved on passage of Resolution No. 25792.

Award of Contract, Demolition of Key System Buildings, Bay Bridge Terminal was the subject of a memo to the Board from Port Supervising Engineer Paul H. Sorensen, notifying the Board of the nine bids received and recommending award of the contract to Thomas D. Eychner Co., Inc., the low bidder, at $17,350. The recommendation was approved on passage of Resolution No. 25793.

Plans and Specifications for Dredging of Berth 5, Outer Harbor 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 dredging work to allow for a maintained depth of approximately minus 40 feet mean low low water (MLLW). The project is categorically exempt

and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 25794.

Howard Terminal Relocation Payments was the subject of a memo to the Board from the Director of Properties, recommending approval of a relocation payment to Stan Dann in the amount of $9,830.49 and to Tony Romano of up to $9,000, two former Howard Terminal tenants. The recommendation was approved on passage of Resolution No. 25795.

Agreement with Construction Aggregates Corporation to Purchase Sand was the subject of a memo to the Board from the Chief Engineer, recommending approval to enter into an agreement with Construction Aggregates Corporation, to provide up to 750,000 cubic yards of sand from its shoals for $0.30 per cubic yard for use of the construction of the Charles P. Howard Container Terminal. The recommendation was approved on passage of Resolution No. 25800.

Automobile Mileage Allowance was the subject of a memo to the Board from the Director of Administrative Services, recommending approval to increase the mileage allowance for Port employees using their automobiles on Port business from $0.17 per mile to $0.20 per mile. The recommendation was approved on passage of Resolution No. 25796.

Personnel Items contained in a memo to the Board from the Personnel Department, recommended the appointment of Claire Smith, as Operations & Procedures Analyst, effective January 23, 1980, at $1639 per month; Peter Wong, as Extra Position #1, effective January 28, 1980, at $10.42 per hour; Dorothy Aboumrad, as Administrative Secretary, effective February 6, 1980, at $1411 per month; Laura Poindexter, as Marine Commercial Representative I, effective February 6, 1980, at $1360 per month; Larry Forte, as Marine Commercial Representative III, effective February 6, 1980, at $1812

per month; Michael Beritzhoff, as Traffic Representative III, effective February 6, 1980, at $1812 per month; Kenneth Anton, as Youth Aide, Class "A", effective February 6, 1980, at $7.60 per hour; Ellie Young, as Youth Aide, Class "A", effective January 29, 1980, at $7.60 per hour; Theresa Dominguez, as Youth Aide, Class "B", effective February 6, 1980, at $5.96 per hour; and Michael P. Busha and Lazs King, as Youth Aide, Class "B", effective February 6, 1980, at $5.96 per hour. Also recommended was the creation of one additional position of Marine Commercial Representative III; and one additional position of Youth Aide, Class "AA". The recommendations were approved on passage of Resolution No. 25801 for appointments and an ordinance passed to print for creation of positions.

Plans and Specifications for Furnishing and Delivering Floodlight Poles was the subject of a memo to the Board from the Manager, Purchasing Department, recommending their approval and authority to advertise for bids for 31 floodlight poles to be used in the new container yards. The recommendation was approved on passage of Resolution No. 25797.

Consultant Contract for Computer Systems Design and Development was the subject of a memo to the Board from the Director of Administrative Services, recommending approval to enter into a contract with the firm of Main Hurdman & Cranstoun to prepare a long-range plan of computer systems design, perform systems analysis, develop data base design for files, determine the number and placement of computer teminals and other supporting hardware, provide program development specifications and make recommendations as to the final design and development programs at a fee not to exceed $73,000. The recommendation was approved on passage of Resolution No. 25802.

Port's High School Training and Internship Program was the subject of a memo to the Board from the Equal Opportunity Employee Officer, recommending approval for the second group of Oakland high school students to participate in the Port's High School Training and Internship Program. The program places six senior students in a college preparatory curriculum in various departments of the Port. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

The following reports were noted and ordered filed:

Report of the Port Attorney on Litigation Matters.

Status of Construction Contracts in Progress as of February 1, 1980.

Status of Consultant Contracts in Progress as of February 1, 1980.

Summary of Cash - Port Revenue and Construction Fund as of January 28, 1980.

Summary of Claims Paid from Various Funds for the Period January 10, 1980 through January 24, 1980.

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

Ayes:	Commissioners Creque, Eng, Rodriguez, Smith and 1st Vice President Connolly - 5
Noes:	None
Absent:	Commissioner Soda and President Berkley - 2

"RESOLUTION NO. 25776

RESOLUTION RATIFYING EXECUTION OF TERMINATION AGREEMENT WITH BAY AREA LIMOUSINE SERVICE, INC."

"RESOLUTION NO. 25777

RESOLUTION RATIFYING EXECUTION OF AGREEMENT WITH MACKLIN MARTIN, DOING BUSINESS AS JOB CREATORS."

"RESOLUTION NO. 25778

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

"RESOLUTION NO. 25779

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF ELECTRICAL SERVICE FOR RUNWAY 11 GLIDE SLOPE AT SOUTH FIELD, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFORE."

"RESOLUTION NO. 25780

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR FURNISHING AND INSTALLING CARPETING IN THE SECOND FLOOR ADDITION TO FINGER BUILDING M-103, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25781

RESOLUTION AWARDING CONTRACT TO FUELING MAINTENANCE COMPANY 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."

"RESOLUTION NO. 25782

RESOLUTION GRANTING PERMIT TO THE EAST BAY REGIONAL PARK DISTRICT TO REPAIR RIP-RAP AND PERFORM OTHER WORK ON THE SAN LEANDRO BAY SHORELINE, AND APPROVING PROPOSED APPLICATION TO THE SAN FRANCISCO BAY CONSERVATION AND DEVELOPMENT COMMISSION."

"RESOLUTION NO. 25783

RESOLUTION GRANTING PERMIT TO ALAMEDA YACHT HARBOR, INC., TO FILL WATER AREA, REMOVE MATERIAL, AND PLACE PILINGS IN THE OAKLAND ESTUARY, AND TO PERFORM CERTAIN OTHER WORK."

"RESOLUTION NO. 25784

RESOLUTION CERTIFYING REVIEW AND CONSIDERATION OF NEGATIVE DECLARATION, MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH, APPROVING CONCEPTUAL DESIGN OF THE OFFICE DEVELOPMENT PROPOSED BY SAWTOOTH LAND COMPANY AND EXTENDING TIME FOR FILING AN APPLICATION FOR A BUILDING PERMIT."

"RESOLUTION NO. 25785

RESOLUTION APPROVING CONCEPTUAL DESIGN OF THE OFFICE DEVELOPMENT PROPOSED BY JAMES E. RUETER AND EXTENDING TIME FOR FILING AN APPLICATION FOR A BUILDING PERMIT."

"RESOLUTION NO. 25786

RESOLUTION AUTHORIZING EXECUTION OF FOURTH SUPPLEMENTAL AGREEMENT WITH OAKLAND VILLAGE CORPORATION AND DIRECTING RECORDATION THEREOF."

"RESOLUTION NO. 25787

RESOLUTION AWARDING CONTRACT TO JOHN D. WILSON CONSTRUCTION CO., FOR MODIFICATION OF FIRST FLOOR LOBBY, ENTRANCE AND ELEVATORS, BUILDING F-107, JACK LONDON SQUARE; 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. 25788

RESOLUTION APPROVING ASSIGNMENT OF AGREEMENT OF SALE RIGHTS FROM RITCHIE AND RITCHIE DEVELOPMENT COMPANY TO OAKPORT ASSOCIATES."

"RESOLUTION NO. 25789

RESOLUTION GRANTING PERMIT TO AMERICAN LINES, LTD., AUTHORITY TO PERFORM CERTAIN MAINTENANCE DREDGING AT BERTHS C AND D."

"RESOLUTION NO. 25790

RESOLUTION REJECTING BID OF O.C. JONES AND SONS FOR REPAIR OF CONCRETE DECK, BERTH 10 WHARF, OUTER HARBOR TERMINAL; DIRECTING RETURN OF BID BOND TO BIDDER."

"RESOLUTION NO. 25791

RESOLUTION REQUESTING THE UNITED STATES ARMY, CORPS OF ENGINEERS, TO RECOMMEND TO THE UNITED STATES HOUSE OF REPRESENTATIVES THAT THE CHANNEL PROJECT DEPTH OF THE INNER HARBOR CHANNEL BE INCREASED AND THAT OTHER NECESSARY CHANNEL IMPROVEMENTS BE MADE."

"RESOLUTION NO. 25792

RESOLUTION AWARDING CONTRACT TO EVANS BROTHERS FOR DEMOLITION OF BUILDING B-104 OUTER HARBOR TERMINAL; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING ALL OTHER BIDS; AND DIRECTING BID BONDS TO BIDDERS."

"RESOLUTION NO. 25793

RESOLUTION AWARDING CONTRACT TO THOMAS D. EYCHNER COMPANY, INC., FOR DEMOLITION OF KEY SYSTEM BUILDINGS, BAY BRIDGE TERMINAL, 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 TO BIDDERS."

"RESOLUTION NO. 25794

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR DREDGING OF BERTH 5, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR.

"RESOLUTION NO. 25795

RESOLUTION APPROVING AND AUTHORIZING RELOCATION PAYMENTS TO STAN DANN AND TO TONY ROMANO."

"RESOLUTION NO. 25796

RESOLUTION AMENDING RESOLUTION NO. 24448 PROVIDING FOR MILEAGE ALLOWANCE FOR USE OF PRIVATE AUTOMOBILES ON OFFICIAL BUSINESS."

"RESOLUTION NO. 25797

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR FURNISHING AND DELIVERING FLOODLIGHT POLES FOR PORT OF OAKLAND CONTAINER YARDS."

"RESOLUTION NO. 25798

RESOLUTION GRANTING AVIS RENT-A-CAR SYSTEM, INC., PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25799

RESOLUTION AUTHORIZING EXECUTION OF SECOND EXTENSION AGREEMENT WITH SEA-LAND SERVICE, INC."

"RESOLUTION NO. 25800

RESOLUTION FINDING AND DETERMINING THAT IT IS IN THE BEST INTEREST OF THE PORT TO CONTRACT FOR SUPPLIES WITHOUT COMPETITIVE BIDDING, AND AUTHORIZING THE EXECUTIVE DIRECTOR TO EXECUTE A CONTRACT FOR SAID SUPPLIES (SAND MATERIAL FOR FILL AT PROPOSED CHARLES P. HOWARD TERMINAL)."

"RESOLUTION NO. 25801

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25802

RESOLUTION FINDING AND DETERMINING THAT A PROPOSED AGREEMENT WITH MAIN HURDMAN AND CRANSTOUN FOR COMPUTER SYSTEMS DESIGN AND DEVELOPMENT CONSULTING SERVICES CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES; AND AUTHORIZING THE EXECUTION OF SAID AGREEMENT."

"RESOLUTION NO. 25803

RESOLUTION AUTHORIZING EXECUTION OF LICENSE AND CONCESSION AGREEMENT WITH GREGORY A. MC GUGIN AND CAROL E. MC GUGIN."

"RESOLUTION NO. 25804

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH EXXON COMPANY, U.S.A."

"RESOLUTION NO. 25805

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

"RESOLUTION NO. 25806

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

"RESOLUTION NO. 25807

RESOLUTION AMENDING RESOLUTION NO. 25747 AUTHORIZING RELOCATION PAYMENTS TO BRUMLEY-DONALDSON COMPANY."

Port Ordinance No. 2270 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. 2283 being, "AN ORDINANCE APPROVING AND AUTHORIZING THE EXECUTION OF A RIGHT OF WAY PERMIT AGREEMENT WITH PACIFIC GAS AND ELECTRIC COMPANY," and Port Ordinance No. 2284 being, "AN ORDINANCE APPROVING AND AUTHORIZING THE EXECUTION OF A LEASE WITH GREGORY A. MC GUGIN AND CAROL E. MC GUGIN," and Port Ordinance No. 2285 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO WHARFAGE - RULES AND REGULATIONS," were read a second time and passed by the following vote:

Ayes:	Commissioners Creque, Eng, Rodriguez, Smith and 1st Vice President Connolly - 5
Noes:	None
Absent:	Commissioner Soda and President Berkley - 2

Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SECTION 10.10 OF PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR USE OF FACILITIES AT THE METROPOLITAN OAKLAND INTERNATIONAL AIRPORT," and Port Ordinance No. _____ being, "AN ORDINANCE FINDING AND DETERMINING THAT A VESSEL IS ABANDONED AND AUTHORIZING THE DISPOSAL THEREOF," and Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SECTIONS 9.18 AND 11.021 OF PORT ORDINANCE NO. 867 CREATING ONE ADDITIONAL POSITION EACH OF YOUTH AIDE, CLASS "AA", AND MARINE COMMERCIAL REPRESENTATIVE III," and Port Ordinance No. _____ being, "AN ORDINANCE ADDING SECTION 1.80 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 Creque, Eng, Rodriguez, Smith and 1st Vice President Connolly - 5
Noes:	None
Absent:	Commissioner Soda and President Berkley - 2

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 3:05 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, February 19, 1980, 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: Creque, Rodriguez, Smith and President Berkley - 4

Commissioners absent: Connolly, Eng and Soda - 3

Also present were the Executive Director; Port Attorney; Deputy Port Attorney Thomas Clark; Director of Administrative Services; Director of Properties; Commercial Representative; Chief Engineer; Assistant Chief Engineer; Port Supervising Engineer Keith Quan; Director of Fiscal Affairs; Director of Public Relations and Advertising; and Secretary of the Board.

The minutes of the regular meeting of February 5, 1980 were approved as submitted and ordered filed.

Application for State Funds, Airport Connector System, Construction Phase was the subject of a memo to the Board from the Chief Engineer, recommending approval to submit an application to the California Department of Transportation for $8,000,000 representing approximately 10% of the system's capital cost which will be applied to the local sponsor share of a potential federal grant for the project. The recommendation was approved on passage of Resolution No. 25828.

BOARD OF PORT COMMISSIONERS
MEETING OF MAR 4 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

Incorporation of All-Cal Tours, Assignment of License & Concession Agreement was the subject of a memo to the Board from the Manager, Air Traffic Development, recommending approval to assign the license and concession agreement with William C. Howell to All-Cal Tours, to provide scheduled transportation between Oakland International Airport and points in Sonoma County. It was noted that the individual has incorporated and will still be providing the service. The recommendation was approved on passage of Resolution No. 25836.

Plans and Specifications for Providing and Installing Furnishings in the Second Floor Addition to Finger Building M-103 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 seating, tables, ash and trash receivers and planters for the new hold room area. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 25814.

License Agreement--Emilio's Air Service was the subject of a memo to the Board from the Director of Properties, recommending approval of a new agreement for 9,600 sf of hangar space in Building L-908, with adjacent ramp space, for a total monthly rental of $1,523.81. The space will be used for the maintenance and repair of his air cargo aircraft. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Rental Adjustment - Sierra Academy Lease was the subject of a memo to the Board from the Director of Properties, recommending approval to increase their lease rental for Building L-130 to $4,498.89 per month, effective December 1, 1979. It was noted that the 10-year lease provides for

adjustments at 2-year intervals. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

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 policy covering the recently purchased fuel supply trucks and recommending approval to place the policy with Marine Office of America Corporation for a coverage of approximately $1,406,000, with a $1,000 deductible, for a one-year period, at a premium of approximately $6,327, subject to audit. The recommendation was approved on passage of Resolution No. 25839.

License Agreement Renewal--General Aviation Supply was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for 5,890 sf of shop and warehouse space in Building L-725, for the sale and storage of used aircraft parts, for a new total monthly rental of $628.28. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Extension of Agreement with Metropolitan Transportation Commission for Airport Connector System was the subject of a memo to the Board from the Executive Director, recommending approval to amend the termination date of the Metropolitan Transportation Commission agreement which funded the first phase of the study to December 31, 1979. The recommendation was approved on passage of Resolution No. 25829.

Proposed Lease - Bacigalupo was the subject of a memo to the Board from the Director of Properties, recommending approval of a new lease with BMW Marine Power, Inc., to cover the former Edwards Heat Treating building on Embarcadero, for the operation of BMW marine engine franchised dealership for the Bay Area. The principal provisions in the 15-year lease include an area of approximately 6,912 sf in Building P-106, with approximately 10,854 sf of

adjacent paved land area; an initial minimum rental of $950 per month against a percentage rental of 1% of gross receipts from new and used boat sales, 10% of commissions from any source, and 5% of all other gross receipts from any source, including the sale of engines, but not including labor involved in repair work; the monthly rental would be adjusted each 3 years in accordance with the percentage change in the Consumer Price Index, or 75% of the actual rental paid to the Port for the 12 months preceding the adjustment date; the site would be used for the sale and service of boats, BMW marine diesel and gasoline engines, the sale of an exclusive line of marine and nautical sportswear, and other uses associated with the business; the lessee will take the premises as is, remodel the interior and exterior of the building and also underground all utilities upon written notice from the Port, for an estimated improvement cost of $110,000; the lessee would be responsible for all maintenance and repair; and the lessee would pay all taxes, assessments and utilities. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Approval to Advertise for Bids - Building J-120 Lease was the subject of a memo to the Board from the Director of Properties, notifying the Board that under the terms of the Port's agreement with the State Department of Boating and Recreation, facilities constructed with their funds must be leased by a bidding process after publication. It was recommended that the Board approve advertising for bids to lease the first floor of Building J-120, consisting of 1,300 sf, with a 5-year lease for a yacht dealership at a minimum monthly rental of at least $1,100 against percentage rentals of 1% of gross receipts from the sale of boats and 5% of gross receipts from all other sources. It was further noted that two firms are interested in submitting proposals. The recommendation was approved on a motion by Commissioner

Rodriguez, seconded and passed unanimously.

Embarcadero Landscaping Agreement was the subject of a memo to the Board from the Director of Properties, notifying the Board of a semi-circular parcel of land created near Oak Street and Embarcadero when the street was reconstructed. The parcel is within the Port area and the Port has been handling weed removal on it, as the property was acquired and the street improvements construction with State gas tax funds, any rental or sale proceeds from the property would have to be deposited in the City's street improvement fund. A proposal has been received from Triton Financial Corporation, owner of the Portobello Complex, who will landscape the parcel and install a water line and water meter for irrigation of the landscaping, if the Port or City will agree to assume maintenance of the landscaping. It was recommended that the Board approve in principle the proposed agreement for the landscaping of the parcel. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Certification of Final Supplemental EIR and Approval of the Proposed Preliminary Plans, Oakland World Trade Center, and Authorization to Execute Lease Option was the subject of a memo to the Board from the Executive Director. As the necessary votes to approve the project were unavailable the item was held over to an adjourned meeting to be held Wednesday, February 20, 1980.

Substitution of Subcontractor Construction of Parking Lots, Embarcadero Cove Marina, North and Central Basins was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, recommending approval to substitute Riley Striping for the listed subcontractor T. M. Service for the bumper and striping work. It was noted that the proprietor of T. M. Service is unable to perform the work and has no objection to the

substitution. The recommendation was approved on passage of Resolution No. 25825.

Right of Entry--State of California was the subject of a memo to the Board from the Director of Properties, recommending approval in principle of a right-of-entry to the State of California for construction work on the north side of the Bay Bridge toll plaza. It was noted that the State plans to add two additional lanes and toll booths which will require the relocation of drainage facilities and water lines and the relocation of the frontage road serving the radio station transmitter sites. The State will formally apply for the acquisition of the additional right-of-way areas at a later date. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

License Agreement Renewal - Gateway Matress was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for 5,140 sf in Building J-215, used for the storage of matresses, for a new total rental of $514 per month. The recommendation was approved on a motion by Commissioner Rodriguez, 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 most of the Livingston Street Pier, consisting of the pier, adjoining water area, and a small land area containing fuel tanks, for use in their wholesale fish buying activities. The minimum rental would be $2,016.51 per month against 15% of gross receipts from boat berthing and 5% of gross receipts from fuel sales. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Jack London Village Sublease was the subject of a memo to the Board from the Director of Properties, recommending approval of two amendments to the Foothold Sandalmakers sublease, extending the sublease term for one year commencing December 1, 1979, at a minimum rental of $0.85 psf per month and to extend the sublease term for five additional 1-year periods at a minimum rental of $0.95 psf per month for the first year and increase to a $1.30 psf per month for the fifth year. The recommendation was approved on passage of Resolution No. 25830.

Addendum for Construction and Installation of Container Cranes at Charles P. Howard Container Terminal was the subject of a memo to the Board from the Port Supervising Electrical/Mechanical Engineer, recommending approval to amend the specifications to provide for AC to DC conversion control for the electric motor drives on the cranes. It was noted that a potential tenant has requested the choice of electrical systems. The recommendation was approved on passage of Resolution No. 25837.

Award of Contract, Repair of Concrete Deck, Berth 10 Wharf, Outer Harbor Terminal was the subject of a memo to the Board from the Chief Engineer, notifying the Board of the five bids received and that the apparent low bid was previously rejected by the Board and it was recommended that the contract be awarded to William P. Young, Inc., with a bid price of $19,977. The recommendation was approved on passage of Resolution No. 25826.

Contract Completion, Construction of Metal Canopy and Concrete Loading Dock at Building C-226, Outer Harbor Terminal was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, recommending that the contract with Dalzell Corporation be extended through November 9, 1979 for Phase A and through December 18, 1979 for Phase B and that the contract be accepted as complete as of December 18, 1979 with a contract price

of $163,075.89. The recommendation was approved on passage of Resolution No. 25831 for time extension and Resolution No. 25832 for accepting contract.

Howard Terminal Relocation Payment was the subject of a memo to the Board from the Director of Properties, recommending approval to pay an advance relocation payment of $675,000 to Vertex, Inc, a major manufacturing tenant on the Howard property. The recommendation was approved on passage of Resolution No. 25838.

All-Risk Insurance for Port Cranes was the subject of a memo to the Board from the Director of Properties, notifying the Board of the policy covering nine of the Port's cranes and recommending that the policy be placed with Marine Office of America Corporation for a total coverage of $27,200,000 with a $10,000 deductible for à three-year period and an annual premium of $93,658 with Sea-Land and the Japanese Lines reimbursing the Port in the amount of $29,404. The recommendation was approved on passage of Resolution No. 25833.

Port of Oakland Tariff No. 2 Amendment of Per Container Wharfage Rates was the subject of a memo to the Board from the Manager, Marine Terminals, recommending approval to amend the tariff by decreasing the per container wharfage rates recently published. It was noted that certain member ports of the California Association of Port Authorities, have encountered delays in the implementation of the new rates. The recommendation was approved on an ordinance passed to print.

Issuance of Port 1957 Revenue Bonds Series Q was the subject of a memo to the Board from the Executive Director, notifying the Board of the necessity of issuing $35,000,000 worth of bonds for construction improvements. It was recommended the Board approval the official statement and notice of sale for the issue. It was noted that the approval of the issuance of the

bonds would be presented at a later meeting. The recommendation was approved on passage of Resolution No. 25808.

Amendment to FY 1979-80 Budget was the subject of a memo to the Board from the Executive Director, recommending approval to amend the Budget to reflect certain salary adjustments and life insurance benefits to Port Employees and certain other changes, which now presents operating expenses of $17.8 million. The recommendation was approved on a motion by Commissioner Smith, and on a passage of Resolution No. 25816 appropriating funds for the expenditures.

Fire and Extended Coverage Insurance was the subject of a memo to the Board from the Director of Properties, notifying the Board of the policy and that major revisions have been solicited to provide for a better insurance program. It was recommended the Board approve the placing of fire and extended coverage insurance excluding piers and wharves with Fireman's Fund, on the basis of replacement cost with a $100,000 deductible at a rate of $0.0839 per $100 for an estimated premium of $73,261; fire and extended coverage insurance on piers and wharves with Industrial Risk Insurers on the basis of replacement cost, with a $5,000 deductible and all-risk coveage, at a rate of $0.0525 per $100 for an estimated premium of $27,235; rental income insurance with Fireman's Fund at a rate of $0.23 per $100 of annual income for an estimated premium of $13,422; and the first $100,000 fire and extended coverage insurance as required by lease commitments with Fireman's Fund, with a $2,500 deductible, at rate of $0.24528 per $100 for an estimated premium of $16,500. It was noted that the major changes in the program were the insuring on replacement cost instead of actual cash value. The recommendation was approved on passage of Resolution No. 25823.

Personnel Items contained in a memo to the Board from the Personnel Department, recommended the appointment for Lorraine Li, as Marine Commercial Representative III, effective February 19, 1980, at $1812 per month; Steven Frasier, as Junior Electrical & Mechanical Engineer, effective February 26, 1980, at $2074 per month; Isabel Rodriguez, as Senior Clerk, effective February 11, 1980, at $1202 per month; Rosemarie Owings, as Extra Position #2 (Account Clerk), effective February 20, 1980, at $1130 per month; Peter Wong, as Youth Aide, Class "AA", effective February 19, 1980, at $10.42 per hour; Angie Zigenis, as Extra Position #3 (Senior Typist Clerk), effective February 11, 1980, at $1089 per month; Wayne Flores, Pauline Garcia, and Robles Joseph, as Youth Aide, Class "B", effective February 13, 1980, at $5.96 per hour; and Fred Hunt, as Extra Position #4 (Electrician Helper), effective February 11, 1980, at $1609 per month. Also recommended was a salary increase for Mark Ng to "d" step of Engineering Aid and Isamu Tsujimoto, to the "e" step of Senior Engineering Aid in recognition of extra duties being performed. Further recommended was the creation of one new position of Senior Typist Clerk; one additional position of Building Maintenance Engineer; one new position of Electrician Helper; one additional position of Account Clerk; one new position of Supervising Drafting Technician; and twelve existing positions of Youth Aide, Class "B" retitled to Youth Aide, Class "BB" to provide promotional opportunities at the North Airport. Additionally recommended was the recission of Resolution No. 25769 which appointed Richard Little to the provisional position of Port Utilities Foreman and that he be restored to his Electrician classification; and a military leave of absense for Homer Hoglund, for 10 working days; a leave of absence for Dorothy Aboumrad from a classified position of Senior Secretary to the exempt position of Administrative Secretary to the Director of Maritime Activities; and the

termination of employment of Joyce Bratton, Account Clerk, for excessive absenteeism and failure to report to work, effective February 19, 1980. The recommendations were approved on passage of Resolution No. 25817 for appointments, Resolution No. 25818 for salary increase, Resolution No. 25819 for Homer Hoglund's leave of absence, Resolution No. 25820 for Dorothy Aboumrad's leave of absence, Resolution No. 25821 for rescinding Richard Little's appointment, and Resolution No. 25822 for Joyce Bratton's termination.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of the Director of Maritime Activities and Commissioner H. Eng, to Honolulu, Hawaii, on or about February 17, 1980, to attend the Pacific Basin Development Conference; and the travel of President Berkley, Commissioners Connolly, Creque, Eng and Soda, the Executive Director, Director of Fiscal Affairs, and Director of Public Relations and Advertising, to New York, New York, on or about March 5, 1980, in connection with the Port's Series Q Bond Sale, with the additional travel of the Director of Public Relations and Advertising to New Orleans, Louisiana, to attend a meeting of a Public Relations Committee of AOCI. The recommendation was approved on passage of Resolution No. 25834.

Sale of Surplus Data Processing Equipment was the subject of a memo to the Board from the Manager, Purchasing Department, recommending approval to sell two pieces of surplus equipment from the Data Processing Department for a total price of $2,900. The recommendation was approved on passage of Resolution No. 25824.

Claim of Clara Bel Terry and Earl Terry was the subject of a memo to the Board from the Port Attorney, notifying the Board of two claims resulting from an alleged trip and fall accident occurring at the Airport. As the claims are not a proper charge against the Port. It is recommended the claims be rejected. The recommendation was approved on passage of Resolution No. 25813.

The following reports were noted and ordered filed:

Summary of Cash - Port Revenue and Construction Funds as of February 8, 1980.

Summary of Cash and Accounts Receivable Port Revenue Fund 770 for the Month of January 1980.

Accounts Receivable - 35 Days or More in Arrears as of February 11, 1980.

Accounts Receivable - Referred to Port Attorney as of February 11, 1980.

Summary of Claims Paid from Various Funds for the Period January 25, 1980 through February 7, 1980.

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

Ayes:	Commissiones Creque, Rodriguez, Smith and President Berkley - 4
Noes:	None
Absent:	Commissioners Connolly, Eng and Soda - 3

"RESOLUTION NO. 25808

RESOLUTION APPROVING OFFICIAL STATEMENT AND AUTHORIZING AND DIRECTING THE SALE OF PORT OF OAKLAND 1957 REVENUE BONDS, SERIES Q."

"RESOLUTION NO. 25809"

THIS NUMBER NOT USED.

"RESOLUTION NO. 25810

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH PETER HALL."

"RESOLUTION NO. 25811

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH BENSON VAN."

"RESOLUTION NO. 25812

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

"RESOLUTION NO. 25813

RESOLUTION REJECTING CLAIMS OF CLARA BEL TERRY AND EARL TERRY."

"RESOLUTION NO. 25814

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR PROVIDING AND INSTALLING FURNISHINGS IN THE SECOND FLOOR ADDITION TO THE FINGER BUILDING, M-103, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25815

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT TO CANCEL LEASE OF REAL PROPERTY WITH CHEVRON U.S.A., INC. AND DIRECTING RECORDATION THEREFOR."

"RESOLUTION NO. 25816

RESOLUTION AMENDING RESOLUTION NO. 25411 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 1979-80."

"RESOLUTION NO. 25817

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25818

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

"RESOLUTION NO. 25819

RESOLUTION GRANTING MILITARY LEAVE OF ABSENCE TO HOMER HOGLUND, PORT MAINTENANCE FOREMAN."

"RESOLUTION NO. 25820

RESOLUTION GRANTING LEAVE OF ABSENCE TO DOROTHY ABOUMRAD FROM POSITION OF SENIOR SECRETARY."

"RESOLUTION NO. 25821

RESOLUTION REPEALING PROVISIONAL APPOINTMENT OF RICHARD LITTLE TO THE POSITION OF PORT UTILITIES FOREMAN."

"RESOLUTION NO. 25822

RESOLUTION TERMINATING APPOINTMENT OF JOYCE BRATTON."

"RESOLUTION NO. 25823

RESOLUTION FINDING AND DETERMINING THAT THE PROPOSED PLACEMENT OF FIRE AND EXTENDED COVERAGE INSURANCE MAY BE MADE WITHOUT COMPETITIVE BIDDING; AND AUTHORIZING THE PLACEMENT OF SAID INSURANCE."

"RESOLUTION NO. 25824

RESOLUTION AUTHORIZING SALE OF SURPLUS DATA PROCESSING EQUIPMENT."

"RESOLUTION NO. 25825

RESOLUTION CONSENTING TO SUBSTITUTING RILEY STRIPING AS SUBCONTRACTOR IN PLACE OF T. M. SERVICE IN CONSTRUCTION OF PARKING LOTS, EMBARCADERO COVE MARINA, NORTH AND CENTRAL BASINS, OAKLAND, CALIFORNIA."

"RESOLUTION NO. 25826

RESOLUTION AWARDING CONTRACT TO WILLIAM P. YOUNG, INC. FOR REPAIR OF CONCRETE DECK, BERTH 10 WHARF, 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. 25827

RESOLUTION AUTHORIZING EXECUTION OF LICENSE AND CONCESSION AGREEMENT WITH THE HERTZ CORPORATION."

"RESOLUTION NO. 25828

RESOLUTION AUTHORIZING APPLICATION TO THE STATE OF CALIFORNIA FOR PUBLIC MASS TRANSIT GUIDEWAY PROJECT FUNDING."

"RESOLUTION NO. 25829

RESOLUTION AUTHORIZING EXECUTION OF AMENDMENT NO. 1 TO AGREEMENT WITH THE METROPOLITAN TRANSPORTATION COMMISSION."

"RESOLUTION NO. 25830

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

"RESOLUTION NO. 25831

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH DALZELL CORPORATION."

"RESOLUTION NO. 25832

RESOLUTION ACCEPTING WORK PERFORMED BY DALZELL CORPORATION AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25833

RESOLUTION FINDING AND DETERMINING THAT THE PROPOSED PLACEMENT OF ALL-RISK INSURANCE ON PORT CRANES MAY BE MADE WITHOUT COMPETITIVE BIDDING; AND AUTHORIZING THE PLACEMENT OF SAID INSURANCE."

"RESOLUTION NO. 25834

RESOLUTION CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 25835

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH HARBOR TOURS, INC."

"RESOLUTION NO. 25836

RESOLUTION CONSENTING TO ASSIGNMENT OF LICENSE AND CONCESSION AGREEMENT TO ALL-CAL TOURS, INC."

"RESOLUTION NO. 25837

RESOLUTION APPROVING ADDENDUM NO. 1 TO THE PLANS AND SPECIFICATIONS FOR CONSTRUCTION AND INSTALLATION OF CONTAINER CRANES AT CHARLES P. HOWARD CONTAINER TERMINAL, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25838

RESOLUTION APPROVING AND AUTHORIZING RELOCATION PAYMENTS TO VERTEX, INC."

"RESOLUTION NO. 25839

RESOLUTION FINDING AND DETERMINING THAT THE PROPOSED PLACEMENT OF ALL-RISK INSURANCE ON PORT FUEL TRUCKS MAY BE MADE WITHOUT COMPETITIVE BIDDING; AND AUTHORIZING THE PLACEMENT OF SAID INSURANCE."

Port Ordinance No. 2286 being, "AN ORDINANCE AMENDING SECTION 10.10 OF PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR USE OF FACILITIES AT THE METROPOLITAN OAKLAND INTERNATIONAL AIRPORT," and Port Ordinance No. 2287 being, "AN ORDINANCE FINDING AND DETERMINING THAT A VESSEL IS ABANDONED AND AUTHORIZING THE DISPOSAL THEREOF," and Port Ordinance No. 2288 being, "AN ORDINANCE AMENDING SECTIONS 9.18 AND 11.021 OF PORT ORDINANCE NO. 867 CREATING ONE ADDITIONAL POSITION EACH OF YOUTH AIDE, CLASS "AA", AND MARINE COMMERCIAL REPRESENTATIVE III," and Port Ordinance No. 2289 being, "AN ORDINANCE ADDING SECTION 1.80 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 Creque, Rodriguez, Smith and President Berkley - 4
Noes:	None
Absent:	Commissioners Connolly, Eng and Soda - 3

Port Ordinance No. ____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 867 TO CREATE ONE NEW POSITION EACH OF SENIOR TYPIST CLERK, SUPERVISING DRAFTING TECHNICIAN AND ELECTRICIAN HELPER, TO CREATE ONE ADDITIONAL POSITION EACH OF ACCOUNT CLERK AND BUILDING MAINTENANCE ENGINEER, TO CREATE TWELVE NEW POSITIONS OF YOUTH AIDE, CLASS "BB" AND TO REDUCE THE

NUMBER OF YOUTH AIDE, CLASS "B" POSITIONS BY TWELVE," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO WHARFAGE RATES," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING SECTION 2.01 OF PORT ORDINANCE NO. 867 ADOPTING NEW SALARY SCHEDULES NOS. 44.8, 56.6 AND 69.7," were read a first time and passed to print by the following vote:

Ayes: Commissioners Creque, Rodriguez, Smith and President Berkley - 4

Noes: None

Absent: Commissioners Connolly, Eng and Soda - 3

At the hour of 2:25 p.m. the meeting was adjourned until Wednesday, February 20, 1980, at the hour of 12 noon in the office of Board.

* *

The meeting was reconvened on Wednesday, February 20, 1980, at the hour of 12:05 p.m. in the office of the Board.

Commissioners present: Creque, Rodriguez, Soda, and 2nd Vice President Smith - 4

Commissioners absent: Connolly, Eng and President Berkley - 3

Also present were the Executive Director; Port Attorney; Deputy Port Attorney Thomas Clark; Director of Administrative Services; Chief Engineer; Assistant Chief Engineer; Port Supervising Engineer Keith Quan; Director of Properties; Director of Public Relations and Advertising; and Secretary of the Board.

Certification of Final Supplemental EIR and Approval of the Proposed Preliminary Plans, Oakland World Trade Center, and Authorization to Execute Lease Option was the subject of a memo to the Board from the Executive Director, notifying the Board that the 45-day public review period has now passed and several written and oral comments on the project, in

addition to two public hearings, have been received and appropriate responses have been included in the final supplemental EIR. The main impacts of the proposed project are: traffic generation; visual setting; and safety relative to the zone of landing operations in Runway 25 at Alameda Naval Air Station. With the widening of Embarcadero West and some minor street improvements on Alice Street, peak traffic levels are not expected to exceed street capacities. Although the visual impacts are significant, they have been mitigated during the EIR process by requiring substantial redesign of structures and providing for pedestrian access from Embarcadero West to a proposed landscape public shoreline area which connects to similar areas on both sides of the site; and the project is intended to be the dominant visual focal point of the Estuary Shoreline. The Port has made an intense study of the potential incompatibility of aircraft landings over the site by aircraft landing on Runway 25 of the Alameda Naval Air Station, and on the basis of this study the hazards presented by aircraft will not constitute a significant environmental impact. Mr. Frank Happy, the Port's Air Space Consultant, presented to the Board his study of the potential incompatibility and reported on his efforts analyzing the Navy records, the ACUZ zones as prepared by the Navy, and his study of the reserve flight activities and potential mid-air collisions. His findings showed that the Navy did not use Runway 25 as much as presented by the Navy and that the Navy's case has been overstated. The Board thanked Mr. Happy for his positive report. The preliminary plans of the project were before the Board showing a 636-room hotel over a four level garage structure. The garage structure having two levels underground and two levels above street level and accommodating a total of 1,995 automobiles, two office buildings with a 673,500 sf of gross floor area and 567,800 sf of net rentable area, a banquet hall, 7 restaurants, shops and the World Trade Club.

Construction of the multi-story building in the development would be steel frame and concrete. Affixed to the plans and signed by Mr. Tak Enomoto were certain changes which included rip-rapping of the entire project shoreline and off-site and other improvements to Embarcadero West and Alice Street including curbs, gutters, sidewalk, landscaping, and street lighting. The lease option for the development was previously approved in principle and the necessary action and determinations by the Port have been completed. It was recommended that the Board certify the final EIR for the Oakland World Trade Center and find and determine that the project is expected to have a significant impact of loss of views and a massive visual effect which has been mitigated; such finding and determination is based upon the mitigation consisting of design, setbacks, view corridors and the public access shoreline walkway. The Executive Director also recommended that the Board approve the proposed preliminary plans as submitted with "additional notes to preliminary plans" dated February 15, 1980; and find and determine that the proposed development in consideration of all the facts including information submitted by the proposed optionees is in the best interest of the Port, the community and the local and Statewide interest in commerce and navigation. Further recommended was the first reading of an ordinance authorizing the execution of a lease agreement with Dormer World Trade Corporation and Mr. Tak Enomoto. The recommendation was approved on passage of Resolution No. 25840 and on an ordinance passed to print.

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

Ayes: Commissioners Creque, Rodriguez, Soda and 2nd Vice President Smith - 4

Noes: None

Absent: Commissioners Connolly, Eng and President Berkley - 3

"RESOLUTION NO. 25840

RESOLUTION CERTIFYING REVIEW AND CONSIDERATION OF FINAL ENVIRONMENTAL IMPACT REPORT, MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH, APPROVING PRELIMINARY PLANS FOR THE PROPOSED OAKLAND WORLD TRADE CENTER AND MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION WITH THE PROPOSED DEVELOPMENT."

Port Ordinance No. ____ being, "AN ORDINANCE AUTHORIZING THE EXECUTION OF A LEASE OPTION AGREEMENT AND LEASE WITH DORMER WORLD TRADE CORPORATION AND TAK ENOMOTO," was read a first time and passed to print by the following vote:

Ayes: Commissioners Creque, Rodriguez, Soda and 2nd Vice President Smith - 4

Noes: None

Absent: Commissioners Connolly, Eng and President Berkley - 3

At the hour of 12:30 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 4, 1980, at the hour of 2:02 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, Soda and President Berkley - 7

Commissioners absent: None

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

Visitors attending the meeting included Mrs. Janet Lucasey, owner of the Barca d'Oro Restaurant; and Mr. Ottavio Guidi and Mr. Milvano Orsi, the proposed new owners of the restaurant.

The minutes of the regular meeting of February 19, 1980; and the adjourned regular meeting of February 20, 1980 were approved as submitted and ordered filed.

Mr. Raymond E. Street, Utilities Supervisor, received his 30 year service pin.

BOARD OF PORT COMMISSIONERS
MEETING OF MAR 1 8 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

President Berkley asked Vice President Connolly to preside over the discussion of the Oakland World Trade Center. Vice President Connolly introduced Mr. Tak Enomoto to the meeting and called for the second reading of the ordinance granting the lease option for the development of the Oakland World Trade Center. Port Ordinance No. 2291 being, "AN ORDINANCE AUTHORIZING THE EXECUTION OF A LEASE OPTION AGREEMENT AND LEASE WITH DORMER WORLD TRADE CORPORATION AND TAK ENOMOTO," was read a second time and passed by the following vote:

Ayes:	Commissioners Creque, Eng, Rodriguez, Smith, Soda and 1st Vice President Connolly - 6
Noes:	None
Abstained:	President Berkley - 1
Absent:	None

At the conclusion of the vote, Vice President Connolly turned the meeting back to President Berkley.

At the hour of 2:09 p.m. the Board held a public hearing on East Bay Regional Park District's application for permit to extract material from Doolittle Pond, San Leandro Bay. The project includes the extraction of approximately 1,000 cubic yards of material from two areas along the perimeter of Doolittle Pond in order to create a protected bird resting area and to allow for more effective tidal flushing action. The project site lies within the approach zone of Runway 15 at the North Airport. However, the changes in the pond area will not adversely affect aircraft operations. There was no further testimony, the report was considered, and the hearing was closed at the hour of 2:10 p.m. The application was approved on passage of Resolution No. 25846, subject to the applicant obtaining all of their permits and should

the improvements change the bird life habitat at Doolittle Pond so that birds interfere with aircraft operations, corrective action would be taken.

Increasing Maximum Daily Rate of Short-Term and Long-Term Airport Parking Lots was the subject of a memo to the Board from the Director of Aviation, notifying the Board that a recent study has shown that the Airport short-term lot is being used by long-term parkers and that there is not enough space for the single-day travelers and meeters and/or greeters. The short-term lot is being expanded by 150 spaces, and it was recommended that the Board approve increasing the short-term lot daily rate to $5.00, increasing the long-term lot daily rate to $3.00, and changing the weekly rate to $3.00 for the 1st through 5th day and $2.00 per day thereafter. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Contract Completion, Grading for Runway 11 Glide Slope and Mid-field RVR, Metropolitan Oakland International Airport was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, recommending that the contract with Roderick Construction Company be accepted as complete as of February 7, 1980, with a contract price of $111,936.40. The recommendation was approved on passage of Resolution No. 25844.

Plans and Specifications, Furnishing and Installing Ticket Lift Counters and Cabinets in the Second Floor Addition to Finger Building M-103 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 construction and installation of six ticket lift counters for use at the passenger boarding areas. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 25845.

Supplement to FAA Lease for Runway 27 Middle Marker was the subject of a memo to the Board from the Director of Properties, recommending approval to add 200 sf to their agreement for certain land located in the Galbraith Golf Course. The additional area will be used to install a new antenna which is part of the instrument landing system for the North Field. The recommendation was approved on passage of Resolution No. 25859.

License Agreement Renewal--Crocker was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for shop, hangar and ramp space at Building L-310, used for the storage, operation, and maintenance of their corporate aircraft, for a total monthly rental of $2,013.66. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously.

License Agreement Renewal--Clorox was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for hangar, office and ramp space in Building L-210, used as a base for their corporate aircraft, at a new monthly rental of $1,889.36. It was noted that Del Monte Corporation is a subtenant in the building. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously.

License Agreement Renewal--Cables Unlimited was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for 3,927 sf of shop space and 400 sf of unpaved land at Building L-635 for a new total monthly rental of $515.91. The space is used for the sale and storage of cables. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously.

New Lease--Pier One was the subject of a memo to the Board from the Director of Properties, recommending approval of a new 5-year lease for 5,760 sf of retail space on the first floor of Port Bulding F-107. The principal terms of the lease include a term of five years, with no options, with the Port having the right to terminate the lease at the end of the third year if gross sales do not exceed $100 psf per year, or $576,000 in at least one of the first 3 years of the lease term; the initial minimum rental would be $0.75 psf or $4,320 per month, against a percentage rental of 5-1/2% of gross receipts; the minimum monthly rental would increase each year starting at $4,752 per month for the second year and to $6,048 per month for the fifth year; the premises would be used for the sale of foreign made merchandise as appropriate for a retail import store and other uses incidental to the business; the lessee would take the premises as is and remodel and redecorate the premises within the first 6 months of the lease term, at minimum cost of $19,000; the lessee would spend a minimum of $8,500 for a grand opening celebration of the store immediately after the remodeling is completed; and the lessee would increase advertising expenditures for the store to $30,000 per year or 6% of gross sales, whichever is higher. The Port would maintain the heating, electrical, and air conditioning systems installed by the Port and perform structural maintenance as needed. The lessee would be responsible for all other maintenance and repair, including windows and doors, and would pay all taxes, including possessory interest taxes. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

New Lease - Domasco was the subject of a memo to the Board from the Director of Properties, notifying the Board of the existing 25-year lease with Calo Pet Foods for a 60,000 sf building constructed by the Port. The entire premises have been subleased to Domasco Bakers Supply Company and they have an option for a new 5-year lease. It was recommended that the Board approve a new 5-year lease with Domasco Bakers Supply Company, commencing June 1, 1981, at $9,000 per month. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unaimously.

Approval of Mardeco Sublease Transfer was the subject of a memo to the Board from the Director of Properties, recommending approval to transfer the leasehold interest in the Barca d'Oro restaurant from Janet Lucasey to Ottavio Guidi and Milvano Orsi. The new operators propose to operate an Italian restaurant with emphasis on fish and pasta dishes using the name "Restaurante Pescadora". The recommendation was approved on passage of Resolution No. 25847.

Jack London Village Subleases was the subject of a memo to the Board from the Director of Properties, recommending approval for the subtenancy of Wendy Lawton and Ruth Smith to operate a doll and accessory store. The recommendation was approved on passage of Resolution No. 25848.

Rejection of Bids for Repairs to Port of Oakland Railroad and Crane Tracks was the subject of a memo to the Board from Port Supervising Engineer Paul H. Sorensen, notifying the Board of the two bids received and that the apparent low bidder did not include a proper bid security and the bid is considered invalid; and the other bid is deemed to be excessive. It was recommended that the Board find the bid from Industrial Railways Co. to be excessive and reject the bid, and authorize the Executive Director to execute

a contract for performance of the work based on negotiations in the open market. The recommendation was approved on passage of Resolution No. 25849.

Award of Contract,Demolition of Army Buildings S-143 and S-145, Oakland Army Base was the subject of a memo to the Board from Port Supervising Engineer Paul H. Sorensen, notifying the Board of the eight bids received and recommending award of the contract to Charles S. Campanella, Inc., the low bidder at $56,120. The recommendation was approved on passage of Resolution No. 25842.

Award Annual Contract for Repairs to Port of Oakland Docks and 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 the award of the contract to Duncanson-Harrelson/ Lauritzen, the low bidder at direct labor cost plus 99.5%. The recommendation was approved on passage of Resolution No. 25843.

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 connection with the relocation of Mike Madson from Howard Terminals of up to $12,500. The recommendation was approved on passage of Resolution No. 25850.

Personnel Items contained in a memo to the Board from the Personnel Department, recommended the appointment of Charles W. Foster, as Assistant Airport Manager, effective March 1, 1980, at $2533 per month; Carol L. Houlding and Loretta A. Cumming, as Youth Aide, Class "A", effective March 5, 1980, at $7.83 per hour; Gerald D. Perkins, as Youth Aide, Class "C", effective March 5, 1980, at $4.45 per hour; Glenn Woodman, as Airport Serviceman, effective February 18, 1980, at $1751 per month; Donna R. Gaskin, as Youth Aide, Class "C", effective March 5, 1980, at $4.45 per hour; David

Nemcik and Christopher Pierce, as Building Maintenance Engineer, effective March 5, 1980, at $1667 per month; Jesus Hinojosa, as Building Maintenance Engineer, effective March 5, 1980, at $1737 per month; Fred Hunt, as Electrician Helper, effective March 5, 1980, at $1609 per month; Rosemarie Owings, as Account Clerk, effective March 5, 1980, at $1130 per month; Angie Zigenis, as Senior Typist Clerk, effective March 5, 1980, at $1089 per month; Mark Ng, as Acoustical Measurements Technician, effective March 5, 1980, at $1475 per month; Isamu Tsujimoto, as Senior Engineering Assistant, effective March 5, 1980, at $1757 per month; Kenneth Kawakami, as Senior Engineering Assistant, effective March 5, 1980, at $1938 per month; Sandra K. Cummings, as Extra Position #1 (Senior Account Clerk), effective February 25, 1980, at $1234 per month; Melbra R. Watts, as Youth Aide, Class "A", effective March 3, 1980, at $7.83 per month; Ramundo Baca, Jimmy Ray Darnell, Duncan Gould, Paul D. Grgich, Andrew Jurkowski, George R. Lendway, Ras Medura, Edgar Morales, Jose E. Vega, Porter Z. McMillion, as Youth Aide, Class "BB", effective March 5, 1980, at $6.98 per hour; Melodie Collins, Valerie L. Van Hook, Orella E. Robinson, Monica M. Wheaton, Donita G. Wright, and Sonja Rax, as Youth Aide, Class "D", effective March 5, 1980, at $3.10 per hour. Also recommended was the creation of three additional positions of Senior Account Clerk at salary schedule 32; establishing the salary of Assistant Port Manager at $2588 per month; approving the job specifications and examinations announcements for the positions of Port Facilities Leader, Port Equipment Driver, Port Electrician, and Port Utilities Foreman; and granting a 10-day military leave of asence to Isamu Tsujimoto, Senior Engineer Aide. The recommendations were approved on passage of Resolution No. 25851 for appointments, Resolution No. 25852 for examination announcements, Resolution 25853 for leave of absence,

Resolution No. 25854 for job specifications, and on an ordinance passed to print for creation of positions and establishing salary.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of the Director of Administrative Services to Washington, D. C., on or about March 25, 1980, to attend the Golden State luncheon; travel of the Chief Engineer and Special Assistant to the Executive Director to Washington, D. C., on or about March 18, 1980, to attend an AAPA Spring Meeting/Ad Hoc Dredging Committee; travel of Supervising Civil Engineer, Stanley Burns, to Seattle, Washington, on or about March 17, 1980, to attend AAAE/International Airports Facilities Conference; travel of the Assistant Port Attorney, John E. Nolan, to Seattle, Washington, on or about March 24, 1980, to attend the Airport Operators Council International, Legal Committee Spring Meeting; travel of the Director of Maritime Activities to Seattle, Washington, on or about March 3, 1980, to attend the National Council for U.S.-China Trade Transportation Committee meeting; travel of the Port Attorney to Las Vegas, Nevada, on or about February 29, 1980, to attend a meeting and appear before the Judicial Council of the National Bar Association; travel of the Director of Aviation to Chicago, Illinois, on or about February 28, 1980, to meet with United Airlines representatives; and travel of the Manager, Cargo Marketing to New York, New York, on or about March 3, 1980 and return via Chicago, for trade development purposes. The recommendations were approved on passage of Resolution No. 25860.

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, 1980.

Status of Consultant Contracts in Progress as of March 1, 1980.

Summary of Cash - Port Revenue and Construction Fund as of February 25, 1980.

Summary of Claims Paid from Various Funds for the Period February 7, 1980 through February 20, 1980.

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. 25841

RESOLUTION AUTHORIZING THE ISSUANCE OF PORT OF OAKLAND 1957 REVENUE BONDS, SERIES Q."

"RESOLUTION NO. 25842

RESOLUTION AWARDING CONTRACT TO CHARLES S. CAMPANELLA, INC. FOR DEMOLITION OF ARMY BUILDINGS S-143 AND S-145, OAKLAND ARMY BASE, 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. 25843

RESOLUTION AWARDING CONTRACT TO DUNCANSON-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 APRIL 1, 1980 AND ENDING MARCH 31, 1981; 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. 25844

RESOLUTION ACCEPTING WORK PERFORMED BY RODERICK CONSTRUCTION CO. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25845

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR FURNISHING AND INSTALLING TICKET LIFT COUNTERS AND CABINETS IN THE SECOND FLOOR ADDITION TO THE FINGER BUILDING, M-103, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25846

RESOLUTION GRANTING PERMIT TO EAST BAY REGIONAL PARK DISTRICT TO EXTRACT MATERIAL FROM DOOLITTLE POND IN SAN LEANDRO BAY."

"RESOLUTION NO. 25847

RESOLUTION CONSENTING TO ASSIGNMENT OF SUB-SUBLEASE BY JANET Y. LUCASEY TO OTTAVIO GUIDI AND MILVANO ORSI."

"RESOLUTION NO. 25848

RESOLUTION CONSENTING TO SUBLEASE BY OAKLAND VILLAGE CORPORATION TO WENDY G. LAWTON AND RUTH E. SMITH."

"RESOLUTION NO. 25849

RESOLUTION REJECTING BIDS FOR FURNISHING LABOR, MATERIALS, AND EQUIPMENT FOR RECONDITIONING, REPAIRS, AND CONSTRUCTING PORT OF OAKLAND RAILRAOD AND CRANE TRACKS FOR THE PERIOD COMMENCING APRIL 1, 1980 AND ENDING MARCH 31, 1981."

"RESOLUTION NO. 25850

RESOLUTION APPROVING AND AUTHORIZING RELOCATION PAYMENTS TO MIKE MADSEN."

"RESOLUTION NO. 25851

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25852

RESOLUTION APPROVING EXAMINATION ANNOUNCEMENTS FOR THE POSITIONS OF PORT ELECTRICIAN, PORT EQUIPMENT DRIVER, PORT UTILITIES FOREMAN AND PORT FACILITIES LEADER."

"RESOLUTION NO. 25853

RESOLUTION RATIFYING GRANTING OF MILITARY LEAVE OF ABSENCE TO ISAMU TSUJIMOTO, SENIOR ENGINEERING AIDE."

"RESOLUTION NO. 25854

RESOLUTION APPROVING CLASS SPECIFICATIONS FOR AND CLASSIFYING CERTAIN POSITIONS."

"RESOLUTION NO. 25855

RESOLUTION AUTHORIZING EXECUTION OF LICENSE AND CONCESSION AGREEMENT WITH OAKLAND CONVENTION AND VISITORS BUREAU."

"RESOLUTION NO. 25856

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH THE STATE OF CALIFORNIA DEPARTMENT OF TRANSPORTATION FOR WIDENING DOOLITTLE DRIVE, RELOCATION OF DEHAVILLAND STREET AND RELATED WORK."

"RESOLUTION NO. 25857

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

"RESOLUTION NO. 25858

RESOLUTION GRANTING STECCONE PRODUCTS COMPANY, INC., PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25859

RESOLUTION AUTHORIZING EXECUTION OF A SUPPLEMENT TO FAA LEASE FOR RUNWAY 27 MIDDLE MARKER."

"RESOLUTION NO. 25860

RESOLUTION CONCERNING CERTAIN TRAVEL."

Port Ordinance No. 2290 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 867 TO CREATE ONE NEW POSITION EACH OF SENIOR TYPIST CLERK, SUPERVISING DRAFTING TECHNICIAN AND ELECTRICIAN HELPER, TO CREATE ONE ADDITIONAL POSITION EACH OF ACCOUNT CLERK AND BUILDING MAINTENANCE ENGINEER, TO CREATE TWELVE NEW POSITIONS OF YOUTH AIDE, CLASS "BB" AND TO REDUCE THE NUMBER OF YOUTH AIDE, CLASS "B" POSITIONS BY TWELVE," and Port Ordinance No 2292 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO WHARFAGE RATES," and Port Ordinance No. 2293 being, "AN ORDINANCE AMENDING SECTION 2.01 OF PORT ORDINANCE NO. 867 ADOPTING NEW SALARY SCHEDULES NOS. 44.8, 56.6 AND 69.7," 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. 2291 being, "AN ORDINANCE AUTHORIZING THE EXECUTION OF A LEASE OPTION AGREEMENT AND LEASE WITH DORMER WORLD TRADE CORPORATION AND TAK ENOMOTO," was read a second time and passed by the following vote:

Ayes: Commissioners Creque, Eng, Rodriguez, Smith, Soda and 1st Vice President Connolly - 6

Noes: None

Abstained: President Berkley - 1

Absent: None

Port Ordinance No. ____ being, "AN ORDINANCE AMENDING CERTAIN SECTIONS OF PORT ORDINANCE NO. 867 CREATING THREE ADDITIONAL POSITIONS OF SENIOR ACCOUNT CLERK AND CHANGING THE SALARY OF ASSISTANT AIRPORT MANAGER," 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 2:40 p.m. the meeting was adjourned on a motion duly made and seconded.

Secretary

SPECIAL MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

President Berkley called for a special meeting of the Board to be held on Tuesday, March 11, 1980, at the hour of 12:30 p.m. in the office of the Board, to discuss the following:

Approval to submit a proposal to the Oakland City Council to eliminate the maximum rate for Revenue Bonds and Certificates of Indebtedness of the Port of Oakland.

The special meeting was held on Tuesday, March 11, 1980, at the hour of 1:05 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, Eng, Rodriguez, Smith and President Berkley - 6

Commissioners absent: Soda - 1

Also present were the Executive Director; Port Attorney; Director of Administrative Services; Chief Engineer; and Secretary of the Board.

Visitors attending the meeting included Mr. William E. Donovan, the Port's Bond Counsel.

At the hour of 1:05 p.m. the Board entered into executive session on legal matters and reconvened in open session at the hour of 1:25 p.m.

The following resolution was introduced and passed on the following vote:

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

BOARD OF PORT COMMISSIONERS
MEETING OF MAR 1 8 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

"RESOLUTION NO. 25861

RESOLUTION REQUESTING THE CITY COUNCIL TO SUBMIT TO THE QUALIFIED ELECTORS OF THE CITY OF OAKLAND A PROPOSAL TO AMEND THE CITY CHARTER RELATING TO THE ISSUANCE AND SALE OF REVENUE BONDS, REVENUE BOND ANTICIPATION NOTES AND CERTIFICATES OF INDEBTEDNESS BY THE PORT OF OAKLAND."

The meeting was adjourned at the hour of 1:25 p.m. 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, March 18, 1980, 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, Eng, Smith, Soda and President Berkley - 6

Commissioners absent: Rodriguez - 1

Also present were the Executive Director; Director of Administrative Services; Assistant Chief Engineer; Port Attorney; Director of Maritime Acitivities; Director of Fiscal Affairs; Director of Properties; Director of Aviation; Airport Manager; Manager of General Aviation; Senior Commercial Representative; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included; Mr. M. Cason and Mr. W. H. Dibbern, representing Equitec Properties; Mr. John L. Joe and Mr. Anthony A. Braccia, representing Braccia & Associates; Mr. Glenn A. Vander Sluis and Mr. Robert DeMann, representing Daverman Associates; Mr. Alan Hodges, representing CFS Corporation; and Mr. Bill Walsh, representing Coldwell Banker Commercial Brokerage.

BOARD OF PORT COMMISSIONERS
MEETING OF APR 1 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

The minutes of the regular meeting of March 4, 1980; and the special meeting of March 11, 1980 were approved as submitted and ordered filed.

The following Oakland High School students were introduced to the Board: Mses. Melodie Collins, Sonja Rax, Orella E. Robinson, Valerie L. Van Hook, Monica M. Wheaton, and Donita G. Wright. It was noted that the individuals are honor students and are working part time under the Port's High School Intern Program.

Report on the Receipt of Bids for the Port of Oakland 1957 Revenue Bonds, Series Q. Mr. Paul Dinkelspiel, the Port's Financial Consultant, notified the Board that only one bid was received and that the bid from Solomon Brothers did not meet the Port's qualifications to sell the bonds. He recommended that the Board enter into an agreement with the firm to sell the bonds on a "best efforts" basis. The firm would have until April 1, 1980 to place the issue. The recommendation was approved on passage of Resolution No. 25880.

Supplement to License Agreement--Bacigalupi was the subject of a memo to the Board from the Director of Properties, notifying the Board of a five-year exclusive agreement expiring in 1982 with Victor Bacigalupi & Associates, Inc. for the advertising placed at the Airport, and that additional space will be available upon completion of the new second level of the Finger Building. It was recommended that the Board approve in principle a four-year extension of the exclusive agreement which will allow for additional time to amortize a capital investment estimated at $31,500.00 for the new displays. The minimum rentals for the extension period would be for the sixth year, $27,500.00; seventh year, $30,000.00; eighth year, $32,500.00; ninth year, $35,000.00, against a percentage rental 65.5%. The recommendation was

approved on a motion by Commissioner Smith, seconded and passed unanimously.

World Airways--Rental Deferral was the subject of a memo to the Board from the Director of Aviation, notifying the Board that World Airways scheduled service has been grounded for eight months and they have requested a rental deferral to hold down their service implementation costs. World will occupy Braniff's former ticket counter, back office space and baggage make-up area, and will rent the space from March 1, 1980. It was recommended that the Board approve in principle a six-month deferral until August 31, 1980, with World making all past due payments estimated to be $19,902.06 during the period September 1, 1980 to December 1, 1980. It was also noted that the Port has spent approximately $27,000.00 advertising World's new service. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously.

Award of Contract, Furnishing and Installing Carpeting in the Second Floor Addition to the Finger Building 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 Perry Baharian Associates, the low bidder at $65,948.00. The recommendation was approved on passage of Resolution No. 25862.

Award of Contract for "Construction of Electrical Service for Runway 11 Glide Slope at South Field, Metropolitan Oakland International Airport was the subject of a memo to the Board from the Supervising Electrical/Mechanical Engineer, notifying the Board of the three bids received and recommending award of the contract to Bayside Construction Co., the low bidder at $18,390.00. The recommendation was approved on passage of Resolution No. 25863.

Plans and Specifications for Painting of Aviation Refueling Trucks 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 painting of the fifteen recently acquired aviation refueling trucks from Shell, Chevron and Exxon. The recommendation was approved on passage of Resolution No. 25864.

License Agreement Renewal--Artisan was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for shop space in Building L-643, used for the manufacture and repair of aircraft parts and equipment, for a new total monthly rental of $530.69. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously.

Conceptual Design Approval Office Building for M & M I, Roland Way at Capwell Drive, Oakland Airport Business Park was the subject of a memo to the Board from the Port Environmental Planner, recommending conceptual design approval for the construction of a two-story wood-frame structure containing 40,000 square feet, with white cement plaster walls, red enamelled steel frame windows, and a blue standing-seam metal roof with solar collector panels. The proposed development would include paved parking areas for 136 cars, outdoor lighting, and associated landscaping, including planting along the new San Leandro Creek public walkway. The environmental document associated with the project was attached with a negative declaration finding. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Selection of an Architect for the Design of a New Firehouse

Jack London Square was the subject of a memo to the Board from Port Principal Engineer Paul Sorensen, notifying the Board that under the Port's "Procedures for Selection of Professional Consultants," ten Requests for Proposals were sent out to Oakland architectual firms to design a new firehouse to be located at the foot of Clay Street. It was noted that the project is in conjunction with the development of a restaurant site known as the Bow & Bell location. Based on the technical and affirmative action evaluations, it was recommended that the firm of Braccia & Associates be selected for the work. The recommendation was approved on a passage of Resolution No. 25865.

Marina Security was the subject of a memo to the Board from the Director of Properties, notifying the Board that a previously selected security firm has withdrawn their proposal. It was recommended that the Board approve retaining the firm of Crescent Investigation to provide Marina security services. It was noted that the firm was the second low proposal at $7.12 per hour for the service. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Doolittle Drive Right of Way was the subject of a memo to the Board from the Director of Properties, notifying the Board of certain improvements to Doolittle Drive westerly of Hegenberger Road and that the project will shift the alignment of Doolittle Drive toward the Airport, requiring additional right of way areas on the southerly side of Doolittle Drive of approximately 2.5 acres. With the aligning of the improved street, one acre of property on the northerly side of Doolittle Drive will be quitclaimed to the Port by the State and added to adjacent Port-owned properties. As the market value of the land which will be added to the Port exceeds the value of the new right of way areas, no further compensation will be sought.

It was recommended that the Board approve the conveyance of the necessary right of way areas to the State of California without additional compensation beyond the quitclaiming of right of way areas for the State to the Port. The recommendation was approved on a passage of Resolution No. 25881.

License Agreement--Hanson was the subject of a memo to the Board from the Director of Properties, notifying the Board of Port Building P-110, which is a small one-bedroom house containing 750 square feet located in the Embarcadero Cove Marina, and recommending that the house be rented to Mr. Steven Hanson, Commercial Representative, serving as Harbor Master, for $1 per year. Mr. Hanson will provide additional surveillance, higher level of berther service and emergency response for the Marina. Mr. Hanson has agreed to accept the building in its "as is" condition and to improve the interior at his expense, with the Port to maintain the building structure and exterior. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed on the following vote: Ayes - Commissioners Connolly, Creque, Eng, Smith and President Berkley - 5; Noes - Commissioner Soda - 1; Absent - Commissioner Rodriguez - 1.

Business Park Lease--Equitec was the subject of a memo to he Board from the Director of Properties, notifying the Board that a proposal has been received from Equitec Financial Group, Inc. for a ground lease of a 9.5 acre site at Oakport Street and Hassler Way in the Business Park. The property would be acquired by Equitec 79 Real Estate Investors, a California limited partnership and they would construct one or two major office buildings. It was recommended that the Board approve in principle the following provisions of a proposed lease: a term of 66 years with an initial minimum monthly rental of $20,691 commencing when construction of the office buildings is completed, or when the improvements are first occupied, or 16 months after the

lease becomes effective; four months after the date the lease becomes effective the lessee will pay $124,146 as prepaid rent for the following 12 month construction period; the minimum monthly rental would be against a percentage rental of 8% of gross rentals from all sources, including office space and parking stalls; subleases of less than 15,000 square feet could be made without prior Port approval with subleases over this figure to be submitted in advance to the Executive Director of the Port for his prior approval as to the sublease rental provisions to insure that the lease provisions are at least 85% of the market rental for the space; the initial minimum monthly rental would be adjusted annually to 75% of the average total monthly rental paid to the Port in the previous year, and in no case would the rental be adjusted to less than the then existing monthly rental; the premises would be used for the rental of office space and for incidental uses thereto with no retail uses to be permitted without Port approval and appropriate rental provisions; the lessee would take the premises "as is" and construct one of two office buildings containing a total of 220,000 square feet, in accordance with plans to be approved by the Port and all improvements to the premises would become the property of the Port at the termination of the lease; the lessee would provide all equipment and furnishings and would retain title to all personal property; the lessee would carry fire insurance on the improvements, also naming the Port; the lessee would be responsible for all maintenance, repair, and replacement of the premises and equipment; the lessee would also pay all taxes and assessments, including possessory interest taxes, and for all utilities. Equitec agreed to seek from the California Department of Corporations an extension until May 18, 1980 for the offering period along with permission to set aside $2,000,000 in subscription for limited partnership interests to be reserved for a special marketing effort to offer

this block of subscriptions to members of the local minority community. After discussion with Mr. M. Cason representing Equitec 79 Real Estate Investors the recommendation was approved on a motion by Commissioner Connolly, seconded and passed on the following vote: Ayes - Commissioners Connolly, Creque, Eng and Smith - 4; Noes - President Berkley - 1; Abstain - Commissioner Soda - 1; Absent - Commissioner Rodriguez - 1. The approval was subject to a deposit of $25,000 with $15,000 returnable in the event Equitec fails to execute the lease. Specifically excluded was Equitec's request for a first right of refusal for three years on the adjacent 15.7 acre site.

License Agreement--Seaborn was the subject of a memo to the Board from the Director of Properties, recommending approval of the new short-term agreement with Mr. John Seaborn to expire June 30, 1980, for the interim berthing of four boats and some personal property along the Clay Street quay wall at $550.00 per month. It was noted that Mr. Seaborn is being relocated from the Howard Terminal area. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously.

Plans and Specifications for Construction of Yard Improvements Adjacent to West Grand Avenue Viaduct, Bay Bridge 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 approximately 11 acres of partial yard improvements, including placement of base rock, minimal drainage, lighting, utilities and fencing. The work is preparatory to the development of a complete container yard which will include more permanent paving and drainage. The environmental document associated with the project has previously been considered by the Board. The recommendation was approved on passage of Resolution No. 25866.

Selection of Electrical Engineering Consultant for Design of the Modernization of the Crane Electric Power Supplies at Seventh Street Terminal was the subject of a memo to the Board from the Supervising Electrical/Mechanical Engineer, notifying the Board of the need to modernize the electrical power supplies for the Seventh Street Terminal container cranes, and that under the Port's procedures for Selection of Professional Consultants, the Requests for Proposals were sent to ten electrical engineering firms to provide the necessary plans and specifications for the work. Based on the technical and affirmative action evaluations, it was recommended that the Oakland firm of Williams Engineering Company be selected to perform the work. The recommendation was approved on passage of Resolution No. 25867.

Approval to Dispense with Bids for Site Preparation for Marine Terminals Corporation at Berth G Office Building was the subject of a memo to the Board from Port Supervising Electrical/Mechanical Engineer, notifying the Board of a joint participation of MARAD, the ARINC firm, the Port and Marine Terminals Corporation to develop and demonstrate an automated management control system for public marine terminals. The Port's participation in the project includes providing of a site for the computer, and the second floor of the Berth G office building has been selected for the installation. The site preparation work is estimated to cost $55,000.00. The project has experienced extensive delays and, in order to have the project in operation by the heavy shipping season, it was recommended that the Board find it to be in the best interest to the Port to dispense with formal bidding procedures and accomplish the site preparation work for the computer system by a combination of purchase orders and contracts based on receipt of informal quotations. The project is categorically exempt and an environmental impact report is not required. The

recommendation was approved on passage of Resolution No. 25882.

Authorization to Extend the Bidding Period for Construction and Installation of Container Cranes at Charles P. Howard Terminal was the subject of a memo to the Board from the Chief Engineer, recommending that the bid date for the cranes be extended to May 5, 1980. It was noted that the cranes are part of the proposed Capital Improvement Program to be supported by the March bond sale which has now been delayed and the extra time will allow more time for the sale of the bonds. The recommendation was approved on passage of Resolution No. 25887.

Award of Contract, Dredging of 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 Smith-Rice Co., the low bidder at $74,000.00. The recommendation was approved on passage of Resolution No. 25868.

Howard Terminal Relocation Payments was the subject of a memo to the Board from the Director of Properties, recommending approval to pay a relocation expense of up to $7,394.65 to the Purdy Company and up to $16,930.00 to Mark Thompson. Both tenants are in the process of moving from the Howard Terminal property. The recommendation was approved on passage of Resolution No. 25879.

Award of Contract to Furnish and Deliver Floodlight Poles to the Port of Oakland was the subject of a memo to the Board from the Manager, Purchasing Department, notifying the Board of the two bids received and recommending award of the contract to Pacific Pipe Company, the low bidder at $143,136.00 for the basic delivery and low unit cost of $6,496.00 for any future orders. The recommendation was approved on passage of Resolution No. 25877.

Completion of Contract to Furnish and Deliver Floodlight Poles to the Port of Oakland was the subject of a memo to the Board from the Manager, Purchasing Department, recommending approval to accept as complete the contract with General Electric Supply Company, as of August 29, 1979, for the delivery of twenty-nine original light poles and approve a change order to provide an additional eight poles. It was noted that certain poles were delivered without specified paint and the $15,950.00 cost of painting the poles was deducted. The total cost of the poles was $142,228.00. The recommendation was approved on passage of Resolution No. 25883.

Chicago Office Rental was the subject of a memo to the Board from the Manager, Cargo Marketing recommending approval to renew the lease for the Chicago Office. The term would be for one year at $412.50 per month and the new lease contains an option for future expansion. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously.

Personnel Items contained in a memo to the Board from the Personnel Department, recommended the appointments of Tony Y. Cho, as Assistant Mechanical & Electrical Engineer, effective March 12, 1980, at $1,946.00 per month; Susan A. McMahon, as Intermediate Typist Clerk, effective March 19, 1980, at $964.00 per month; Sandra K. Cummings, Madonna M. Medeiros, and Dale L. Haas, as Senior Account Clerk, effective March 19, 1980, at $1,234.00 per month; Joan A. Smith, as Junior Port Traffic Representative, effective March 19, 1980, at $1,403.00 per month; Danny D. Huebner, and Benny Gomez, as Youth Aide, Class "B", effective March 11, 1980, at $6.14 per hour. Also recommended were salary increases for Port Truck Drivers, Harry C. Edwards, Bobby Shelling and Jesse Smith, to rate "d" on their salary schedule in recognition of leadman duties being performed; and a salary ordinance amendment for the position of Port Garage and Maintenance Foreperson to new salary schedule 71.2. Further recommended was the creation of five positions of Port Equipment Driver, three positions of Port Facilities Leader, and the creation of seven positions of Port Electricans, five of which are being retitled from Electrican; and leaves of absence for Phyllis A. Koerlin, Senior

Secretary, for six months due to maternity leave; Raymond A. Boyle, Traffic Representative and Traffic Analyst, military leave for two working days; and Airport Serviceman, Alfonso E. Loera, for six calendar months commencing March 14, 1980, for personal reasons. The recommendations were approved on passage of Resolution No. 25869 for appointments; Resolution No. 25870 for salary increases; Resolution No. 25871 for leaves of absence; and on an ordinance passed to print for retitling positions, creation of new positions and salary change.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of Senior Traffic Representative and Traffic Analyst, Raymond Boyle to Knoxville, Tennessee, on or about April 20, 1980, to attend an AAPA Port Management Development Seminar; travel of the Executive Director to Washington, D.C., on or about March 26, 1980, and April 8, 1980, to attend certain Testimony hearings; travel of the Director of Public Relations and Advertising, to Washington D.C., on or about March 8, 1980, to attend the AAPA Spring Conference; travel of the Manager of Cargo Marketing, and the General Manager of Marine Terminals, to Japan, China and Hong Kong, on or about April 9, 1980, for Port promotion purposes; travel of Port Principal Engineer, Paul Sorensen, to China, Japan and Korea, on or about April 16, 1980, to participate in technical seminars on container terminals sponsored by the National Council for U.S.-China Trade; travel of Senior Marketing Representative, Daniel L. Roudebush, to Dallas, Lubbock and Houston, Texas, and Memphis, Tennessee, on or about March 30, 1980, to call on cotton merchants; ratify the travel of Port Principal Engineer, Thomas Daniels, to Seattle, Washington, on or about March 16, 1980, to review the Port of Seattle Preventive Maintenance Program; and ratify the travel of Utilities Supervisor, Raymond Street, to Seattle, Washington, on or about March 15, 1980, to attend a protective relay maintenance course in Renton, Washington. The recom-

mendations were approved on passage of Resolution No. 25875.

Authority to Dispose of Surplus Material by Informal Bid was the subject of a memo to the Board from the Manager, Purchasing Department, recommending approval to dispose of certain surplus rail equipment located on the Cal-Trans property which was recently acquired by the Port. It was noted that certain rail switches would be sold to the Railroad Museum, as they are of collectors' interest. The recommendation was approved on passage of Resolution No. 25884.

Specifications and Authority to Advertise for Bids to Furnish and and Deliver Two (2) Trucks was the subject of a memo to the Board from the Manager, Purchasing Department, recommending approval and authority to advertise for bids for two dump trucks. The recommendation was approved on passage of Resolution No. 25878.

Approval of Indemnity Bond for Lost Port of Oakland 1971 Certificate Coupon was the subject of a letter to the Board from the Port Attorney, notifying the Board of a loss of coupon for one of the Port of Oakland 1971 Certificates of Indebtedness and that the Fiscal Agent has submitted the necessary indemnity bond with proof of loss certification. It was recommended that the Board approve the indemnity bond and proof of loss. The recommendation was approved on passage of Resolution No. 25872.

Termination and Forfeiture of Lease with McMurphy's Food Corporation was the subject of a lettr to the Board from the Port Attorney, notifying the Board of a lease with McMurphy's Food Corporation, located at 1103 Embarcadero, which currently expires on the 31st day of December, 1981, and that a Claim of Lien was recorded claiming the sum of $30,126.36 plus interest for labor and materials furnished by Henderson & Son Construction Company to the lessee for work on the leased premises. Under the Lease, the

lessee is required to keep the premises free of any liens or encumbrances and to date they have not removed the lien. It was recommended that the Board approve the finding that the Lease be forfeited and all of the lessee's interests therein be terminated. The recommendation was approved on passage of Resolution No. 25885.

The following reports were noted and ordered filed:

Summary of Cash - Port Revenue and Construction Funds as of March 10, 1980.

Summary of Cash and Accounts Receivable Port Revenue Fund 770 for the Month of February 1980.

Accounts Receivable - 35 Days or More in Arrears as of March 11, 1980.

Accounts Receivable - Referred to Port Attorney as of March 11, 1980.

Summary of Claims Paid from Various Funds for the Period February 21, 1980 through March 6, 1980.

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

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

"RESOLUTION NO. 25862

RESOLUTION AWARDING CONTRACT TO PERRY BAHARIAN ASSOCIATES FOR FURNISHING AND INSTALLING CARPETING IN THE SECOND FLOOR ADDITION TO THE FINGER BUILDING, M-103, 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 CAHSIER'S CHECK TO BIDDERS."

"RESOLUTION NO. 25863

RESOLUTION AWARDING CONTRACT TO BAYSIDE CONSTRUCTION CO. FOR CONSTRUCTION OF ELECTRICAL SERVICE FOR RUNWAY 11 GLIDE SLOPE AT SOUTH 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 BID BONDS TO BIDDERS."

"RESOLUTION NO. 25864

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR PAINTING OF AVIATION REFUELING TRUCKS, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25865

RESOLUTION FINDING AND DETERMINING THAT A PROPOSED AGREEMENT WITH BRACCIA AND ASSOCIATES FOR ARCHITECTURAL SERVICES CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES."

"RESOLUTION NO. 25866

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF YARD IMPROVEMENTS ADJACENT TO WEST GRAND AVENUE VIADUCT, BAY BRIDGE TERMINAL, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25867

RESOLUTION FINDING AND DETERMINING THAT A PROPOSED AGREEMENT WITH WILLIAMS ENGINEERING COMPANY FOR ELECTRICAL ENGINEERING CONSULTING SERVICES CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES."

"RESOLUTION NO. 25868

RESOLUTION AWARDING CONTRACT TO SMITH-RICE COMPANY FOR DREDGING OF 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. 25869

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25870

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

RESOLUTION NO. 25871

RESOLUTION CONCERNING CERTAIN LEAVES OF ABSENCE."

"RESOLUTION NO. 25872

RESOLUTION APPROVING LOST SECURITIES BOND OF THE HARTFORD ACCIDENT AND INDEMNITY COMPANY FOR PORT OF OAKLAND 1971 CERTIFICATE COUPON."

"RESOLUTION NO. 25873

RESOLUTION AUTHORIZING EXECUTION OF CONDITIONAL RIGHT OF ENTRY AGREEMENT WITH STATE OF CALIFORNIA."

"RESOLUTION NO. 25874

RESOLUTION DECLARING CERTAIN FACILITIES OF THE BOARD OF PORT COMMISSIONERS TO BE PARTS OF PROJECT OR PARTS OF EXISTING FACILITIES."

"RESOLUTION NO. 25875

RESOLUTION CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 25876

RESOLUTION AUTHORIZING EXECUTIOIN OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 25877

RESOLUTION AWARDING CONTRACT TO PACIFIC PIPE COMPANY FOR FURNISHING AND DELIVERING FLOODLIGHT POLES FOR PORT OF OAKLAND, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BOND TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING OTHER BID; AND DIRECTING RETURN OF BID BOND TO BIDDER."

"RESOLUTION NO. 25878

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR FURNISHING AND DELIVERING TWO (2) DUMP TRUCKS WITH SPECIALIZED ACCESSORIES IN ACCORDANCE WITH THE EQUIPMENT BUDGET, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25879

RESOLUTION APPROVING AND AUTHORIZING RELOCATION PAYMENTS TO THE PURDY COMPANY AND MARK THOMPSON."

"RESOLUTION NO. 25880

RESOLUTION SELLING $35,000,000 PORT OF OAKLAND 1957 REVENUE BONDS, SERIES Q, AND FIXING DEFINITIVE RATES OF INTEREST THEREON."

"RESOLUTION NO. 25881

RESOLUTION AUTHORIZING AND APPROVING GRANT OF HIGHWAY EASEMENT TO STATE OF CALIFORNIA AND MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH."

"RESOLUTION NO. 25882

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. 25883

RESOLUTION ACCEPTING WORK PERFORMED BY GENERAL ELECTRIC SUPPLY COMPANY AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25884

RESOLUTION AUTHORIZING SALE OF CERTAIN SURPLUS PROPERTY."

"RESOLUTION NO. 25885

RESOLUTION DECLARING A FORFEITURE OF THE LEASE WITH MCMURPHY'S FOOD CORPORATION."

"RESOLUTION NO. 25886

RESOLUTION AUTHORIZING EXECUTION OF SECOND SUPPLEMENTAL AGREEMENT WITH AIR CALIFORNIA AND DIRECTING RECORDATION THEREOF."

"RESOLUTION NO. 25887

RESOLUTION EXTENDING DATE FOR RECEIPT OF BIDS ON PLANS AND SPECIFICATIONS FOR CONSTRUCTION AND INSTALLATION OF CONTAINER CRANES AT CHARLES P. HOWARD CONTAINER TERMINAL AND AUTHORIZING ADVERTISEMENT THEREOF."

Port Ordinance No. 2294 being, "AN ORDINANCE AMENDING CERTAIN SECTIONS OF PORT ORDINANCE NO. 867 CREATING THREE ADDITIONAL POSITIONS OF SENIOR ACCOUNT CLERK AND CHANGING THE SALARY OF ASSITANT AIRPORT MANAGER", was read a second time and passed by the following vote:

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

Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SECTION 2.01 OF PORT ORDINANCE NO. 867 ADOPTING NEW SALARY SCHEDULES NOS. 61.6, 66.3 AND 71.2, AMENDING PORT ORDINANCE NO. 867 TO CREATE FIVE NEW POSITIONS OF PORT EQUIPMENT DRIVER, TO CREATE THREE NEW POSITIONS OF PORT FACILITIES LEADER, RETITLING SEVEN POSITIONS OF ELECTRICIAN TO PORT ELECTRICAN, AND TO CHANGE THE SALARY SCHEDULE OF PORT GARAGE AND MAINTENANCE FOREPERSON", was read a first time and passed to print by the following vote:

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

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 3:15 p.m., at which time the following resolution was introduced and passed on the following vote:

Ayes: Commissioners Connolly, Creque, Eng, Smith, Soda and President Berkley - 6

Noes: None

Absent: Commissioner Rodriguez - 1

"RESOLUTION NO. 25888

RESOLUTION REIMBURSEMENT OF BOARD MEMBERS FOR PRIVATELY OWNED AUTOMOBILES USED ON PORT BUSINESS."

At the hour of 3:16 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 1, 1980, 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, Smith and President Berkley - 5

Commissioners absent: Rodriguez and Soda - 2

Also present were the Executive Director; Director of Administrative Services; Port Attorney; Assistant Chief Engineer; Director of Maritime Affairs; Director of Aviation; Airport Manager; General Manager, Marine Terminals; Director of Properties; Director of Fiscal Affairs; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. John McNeill and Mr. J. L. Sullivan, representing Marine Terminals Corporation; and Mr. Allen Hodges, representing CFS Corporation; and Mr. Paul Dinkelspiel, the Port's Financial Consultant.

The minutes of the regular meeting of March 18, 1980 were approved as submitted and ordered filed.

Port of Oakland 1957 Revenue Bonds, Series Q.

Mr. Paul Dinkelspiel, the Port's Financial Consultant, notified the Board that the bond market was not in a position to meet the Port's 9% bond interest rate limitation and he recommended that the Board extend the

BOARD OF PORT COMMISSIONERS
MEETING OF APR 15 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

agreement with Solomon Brothers until April 15, 1980 to sell the bonds on a "best efforts" basis. The recommendation was approved on passage of Resolution No. 25897.

Fee Increase at North Field was the subject of a memo to the Board from the Director of Aviation, notifying the Board of the policy to annually increase the rents for certain North Field properties based on the previous year's Consumer Price Index for urban wage earners and clerical workers. The increase for 1979 was 14.3% and it was recommended that the fees covering Commercial Operations, Aircraft Parking, T-Hangars and Tie-Down aircraft be increased by 14%. The recommendation was approved on an ordinance passed to print.

Authority to Purchase Sweeper on the Open Market was the subject of a memo to the Board from the Manager, Purchasing Department, notifying the Board that the City of Oakland has recently opened bids for power sweepers and the low bidder has offered to sell a similar unit which meets the Port's specifications for the same bid price. As the present sweeper is unreliable, it was recommended that the Board find it to be in the best interest of the Port to waive formal bidding and purchase the sweeper from Western Traction Company for $52,773.95. The recommendation was approved on passage of Resolution No. 25889.

Easement Agreement with Harbor Bay Isle Associates was the subject of a memo to the Board from the Chief Engineer, notifying the Board of the need to complete the security fencing along the property line with Bay Farm Island by the west end of Runway 11-29 and that the delay has been necessitated by the Bay Conservation and Development Commission, who has determined that the fence would be in pond and ditch waters behind the dike, therefore constituting "fill in the Bay." An agreement has been reached with

Harbor Bay Isle Associates for an easement to install the fence at the top of the bank on their property. The proposed easement would be for 25 years and at no cost to the Port. The Port will assume maintenance of the existing bank and its service road. It was recommended that the Board approve the agreement. The recommendation was approved on passage of Resolution No. 25899.

Award of Contract for Providing and Installing Furnishings in the Second Floor Addition to Finger Building M-103 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 that three bids were invalid and there was considerable question amongst the bidders. It was recommended that the Board reject all of the bids and find it to be in the best interest of the Port to dispense with formal bidding and negotiate a contract on the open market after receipt of informal quotes. Also recommended was the elimination of choice of seating and selection of the Aptus and Zermatt chairs as the units to be installed. The recommendation was approved on passage of Resolution No. 25902 and on a motion by Commissioner Connolly, seconded and passed unanimously for chair selection.

License Agreement Renewal--Virgil Martin was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for 4,100 sf in Building L-831A and adjacent land area used for the storage and sale of surplus parts for a new total monthly rental of $569.30. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

License Agreement Renewal--Trans-Box 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-621, L-633, and L-635 used in their air freight and air courier business, for a new total monthly rental of $1,083.62. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

License Agreement Renewal--Associated Aerospace 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-719 and L-723 used for the storage of aircraft components, for a new total monthly rental of $1,830.50. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

License Agreement Renewal--Kimair was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for space in Building L-721 used for the storage and sale of surplus aircraft parts and equipment, for a new total monthly rental of $1,236.17. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

Approval of Change Order to Change, Roof Surfacing Material on Second Floor Addition to Finger Building M-103 was the subject of a memo to the Board from Port Supervising Engineer Paul H. Sorensen, recommending approval for the Chief Engineer to issue a change order to Wesley A. Thomas Co., Inc., in the amount of $16,925.58, for a better type of roof for the second floor addition. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

Marina Ordinance Revision was the subject of a memo to the Board from the Director of Properties, recommending approval to amend the ordinance containing the rules and regulations for the Embarcadero Cove Marina to add a provision establishing a $25 delinquency charge for rentals not paid by the 10th of each month. The recommendation was approved on an ordinance passed to print.

Approval to Advertise for Bids--Building J-120 Lease was the subject of a memo to the Board from the Director of Properties, notifying the Board that the building is now available for lease and, under the terms of the loan agreement with the California Department of Boating and Recreation, competitive bids are required. It was recommended that the Board approve the bid documents and the advertising for bids. The principal provisions of the bid are: premises of 1,320 sf on the first floor of Building J-120 for a six year term; premises will be used for the sale of new and used boats, boat accessories and supplies, and delicatessen items; the initial minimum rental would be at least $1,100 per month against a percentage rental of 1% of gross receipts from the sale of boats, 10% of commissions from the sale of boats, and 5% of all other gross sales; the minimum rental would be adjusted at 3-year intervals; lessee would take the premises in their as is condition and make improvements at a cost of not less than $25,000; the Port will carry fire insurance on the building, and the lessee will carry fire insurance on fixtures, equipment, and stock in trade; the lessee will carry liability insurance in accordance with limits established by the Port; the Port will maintain the roof, exterior walls, and common utility systems; and lessee would be responsible for all other maintenance and pay for all utilities, taxes, and assessments. The recommendation was approved on passage of Resolution No. 25901.

License Agreement Renwal--KTVU was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for 6,000 sf of storage space in Building H-108, for a new rental of $600 per month. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

License Agreement Renewal--Schnitzer was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for certain water area used for berthing vessels adjacent to the ends of Schnitzer's 6th and 7th Street Piers, for a total rental of $1,692.38 per month. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

Additional Costs on Construction of Yard Improvements, Berth 5, 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 contract with Gallagher & Burk, Inc., for the improvements and that the original soils are of unstable material and additional work involving excavating, storage, mixing and compacting the surface will be necessary. The costs are estimated to be $100,000 and will be included in the time and material work provisions of the contract. The information was noted and ordered filed.

Change Order on Demolition of Market Street Wharf, Howard Piers Nos. 1 and 2, and Building E-301-B, Inner Harbor was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, notifying the Board that certain tenants on the property refused to vacate and the contractor has incurred additional costs and has requested an extension of time. It was recommended that the Board approve a change order to cover approximate costs of $19,000 and a 149 calendar day time extension without liquidated damages.

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

Port of Oakland Tariff No. 2, Space Assignment Rates was the subject of a memo to the Board from the General Manager, Marine Terminals, recommending approval to increase the space assignment rates for unpaved land, rocked land, paved land, unpaved automobile parking space, and paved automobile parking space. The recommendation was approved on an ordinance passed to print.

Naming the Port of Yokohama and the Port of Oakland as Sister Ports was the subject of a memo to the Board from the Executive Director, notifying the Board that the Port of Yokohama has suggested that the two ports be affiliated as sister ports, and it was recommended that an appropriate resolution be passed establishing a Sister Port Program. The recommendation was approved on passage of Resolution No. 25890.

Personnel Items contained in a memo to the Board from the Personnel Department, recommended the appointment of Evangeline P. Gella, as Youth Aide, Class "A", effective March 19, 1980, at $7.83 per month; Belinda G. Keagy, as Youth Aide, Class "A", effective April 7, 1980, at $7.83 per hour; Stella L. Jacobs, as Youth Aide, Class "B", effective March 24, 1980, at $6.14 per hour; Isamu Tsujimoto, as Extra Position #1 (Senior Engineering Assistant), effective March 5, 1980, at $1757 per month; and Jack R. Beran, Homer Hunt, Donald Morrison, Allen C. Wheeler, and Richard Little, as Port Electrician, effective April 1, 1980, at $2042 per month. Also recommended was the creation of one additional position of Building Maintenance Engineer and one additional position of Senior Engineering Assistant. The recommendations were approved on passage of Resolution No. 25891 for appointments 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 Marine Commercial Representative V, Ryuichiro Ishida, to Portland, Oregon, on or about April 7, 1980, and to Chicago, Illinois, on or about April 8, 1980, to meet with Japanese importers; travel of Director of Aviation and Supervisory Airport Traffic Representative, Emma Turk, to Portland, Oregon, on or about April 15, 1980, regarding Air California's new service promotion; travel of the Director of Aviation to Reno, Nevada, on or about April 17, 1980, to attend the AOCI Air Service Committee Meeting; travel of the Manager, Air Traffic Development, to Washington, D. C., Baltimore, and Newark, on or about April 4, 1980, and to New York, New York, on or about April 16, 1980, for Airport promotion purposes; travel of Port Field Representative, Willie C. Lowe, to Oklahoma City, Oklahoma, on or about April 8, 1980, to attend the FAA Aviation Security Officers' Course; and travel of the Port Attorney to Washington, D. C., on or about March 26, 1980 to visit the Federal Energy Regulatory Commission and the Federal Maritime Commission. The recommendation was approved on passage of Resolution No. 25892.

Purchase of Fill Material on the Open Market was the subject of a memo to the Board from Port Principal Supervising Paul H. Sorensen, notifying the Board of the various Port projects requiring fill material and recommending that the Board find it to be in the best interest of the Port to provide for the purchase of fill for various Port projects without competitive bidding; authorize the Chief Engineer to negotiate in the open market for the purchase of the fill material in a total quantity not to exceed 150,000 cubic truck yards at a unit price not to exceed $2.75 per cubic truck yard without prior Board approval; and authorize the Chief Engineer to charge $1.00 per cubic truck yard for disposing of concrete rubble and broken asphalt pavement.

The recommendation was approved on passage of Resolution No. 25893.

Oakland Resident 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 the section in the Equal Employment Opportunity Policy that concerns the Port's minority equity participation program and recommending that the section be further defined by using the term "Oakland resident minority". The participation goal in a particular development project is a "good faith effort" to achieve a 20% Oakland resident minority ownership of the project. An Oakland resident is defined as "an individual, group, contactor or business enterprise legally domiciled in the City of Oakland". The recommendation was approved on passage of Resolution No. 25898.

Claim of Helene M. Badiyo was the subject of a letter to the Board from the Port Attorney, notifying the Board of the claim in the sum of $50,000 for alleged damages occurring at the Airport in an area of construction and the Port has referred the claim to the contractor's liability insurance carrier and to the Port's liability insurance carrier. It was recommended that the claim be rejected. The recommendation was approved on passage of Resolution No. 25894.

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, 1980.

Status of Consultant Contracts in Progress as of April 1, 1980.

Summary of Cash - Port Revenue and Construction Fund as of March 24, 1980.

Summary of Claims Paid from Various Funds for the Period March 10, 1980 through March 21, 1980.

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

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

"RESOLUTION NO. 25889

RESOLUTION AUTHORIZING THE PURCHASE OF A POWER SWEEPER VEHICLE WITHOUT COMPETITIVE BIDDING."

"RESOLUTION NO. 25890

RESOLUTION DESIGNATING THE PORT OF YOKOHAMA, JAPAN AS A SISTER PORT OF THE PORT OF OAKLAND."

"RESOLUTION NO. 25891

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25892

RESOLUTION CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 25893

RESOLUTION AUTHORIZING THE PURCHASE OF FILL MATERIAL WITHOUT COMPETITIVE BIDDING."

"RESOLUTION NO. 25894

RESOLUTION REJECTING CLAIM OF HELENE M. BADIYO."

"RESOLUTION NO. 25895

RESOLUTION APPROVING AND AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH SIERRA ACADEMY OF AERONAUTICS, INC."

"RESOLUTION NO. 25896

RESOLUTION AUTHORIZING EXECUTION OF LICENSE AND CONCESSION AGREEMENT WITH J. W. SILVEIRA AND BARBARA O. SILVEIRA."

"RESOLUTION NO. 25897

RESOLUTION REGARDING SALE OF PORT OF OAKLAND 1957 REVENUE BONDS, SERIES Q."

"RESOLUTION NO. 25898

RESOLUTION AMENDING PORT OF OAKLAND EQUAL EMPLOYMENT OPPORTUNITY POLICY."

"RESOLUTION NO. 25899

RESOLUTION AUTHORIZING EXECUTION OF EASEMENT AGREEMENT FOR SECURITY FENCE WITH HARBOR BAY ISLE ASSOCIATES."

"RESOLUTION NO. 25900

RESOLUTION GRANTING THE HYATT HOTEL PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25901

RESOLUTION APPROVING FORM OF LEASE FOR A PORTION OF THE FIRST FLOOR OF PORT OF OAKLAND BUILDING J-120, EMBARCADERO COVE MARINA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25902

RESOLUTION REJECTING BIDS FOR PROVIDING AND INSTALLING FURNISHINGS IN THE SECOND FLOOR ADDITION TO THE FINGER BUILDING, M-103, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA; FINDING AND DETERMINING THAT IT IS IN THE BEST INTERESTS OF THE PORT TO PERFORM CERTAIN WORK WITHOUT COMPETITIVE BIDDING; DIRECTING THE EXECUTIVE DIRECTOR TO ARRANGE FOR PERFORMANCE OF THE WORK IN THE OPEN MARKET AND DIRECTING RETURN OF BID BONDS AND CHECK TO BIDDERS."

"RESOLUTION NO. 25903

RESOLUTION AUTHORIZING EXECUTION OF THIRD EXTENSION AGREEMENT WITH SEA-LAND SERVICE, INC."

Port Ordinance No. 2295 being, "AN ORDINANCE AMENDING SECTION 2.01 OF PORT ORDINANCE NO. 867 ADOPTING NEW SALARY SCHEDULES NOS. 61.6, 66.3 AND 71.2, AMENDING PORT ORDINANCE NO. 867 TO CREATE FIVE NEW POSITIONS OF PORT EQUIPMENT DRIVER, TO CREATE THREE NEW POSITIONS OF PORT FACILITIES LEADER,

RETITLING SEVEN POSITIONS TO ELECRICIAN TO PORT ELECTRICIAN, AND TO CHANGE THE SALARY SCHEDULE OF PORT GARAGE AND MAINTENANCE FOREPERSON", was read a second time and passed by the following vote:

Ayes:	Commissioners Connolly, Creque, Eng, Smith and President Berkley - 5
Noes:	None
Absent:	Commissioners Rodriguez 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 PORT ORDINANCE NO. 964 INCREASING CERTAIN SPACE ASSIGNMENT RATES," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING SECTIONS 8.072 AND 9.12 OF PORT ORDINANCE NO. 867 CREATING ONE ADDITIONAL POSITION EACH OF SENIOR ENGINEERING ASSISTANT AND BUILDING MAINTENANCE ENGINEER," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING SECTION 5 AND SUBSECTIONS A, E AND G OF SECTION 9 OF PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR USE OF FACILITIES AT METROPOLITAN OAKLAND INTERNATIONAL AIRPORT," were read a first time and passed to print by the following vote:

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

At the hour of 2:33 p.m. the Board entered into executive session on personnel matters, during which time Commissioner Soda joined the meeting.

The Board resumed in open session at the hour of 3:20 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, April 15, 1980, 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, Soda and President Berkley - 7

Commissioners absent: None

Also present were the Executive Director; Director of Administrative Services; Port Attorney; Chief Engineer; Assistant Chief Engineer; Director of Maritime Activities; Airport Manager; Manager, General Aviation; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Milt Wallace, representing Associated Cabs; and Mr. Dean Hanson and Mr. Jack Selly, representing SFO Helicopter Airlines.

The minutes of the regular meeting of April 1, 1980 were approved as submitted and ordered filed.

License Agreements--Associated Cab and Yellow Cab was the subject of a memo to the Board from the Director of Properties, notifying the Board that Associated Cabs has been operating from three cab parking stalls in front of the Terminal Building and is requesting two more stalls. Additionally, Driver-Owner Leasing Company, dba Yellow Cab of East Bay, a successor to the

BOARD OF PORT COMMISSIONERS
MEETING OF MAY 6 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

previous Yellow Cab Company, has requested one stall at the Airport. It was recommended that the Board approve the agreements with Associated Cabs paying $10 per 1,000 deplaned passengers per month for five stalls, and Yellow Cab paying $2 per 1,000 deplaned passengers per month for one stall. The recommendation was approved on a motion by Commissioner Soda, seconded and passed on the following vote: Ayes: Commissioners Connolly, Creque, Eng, Rodriguez, Smith and Soda - 6; Noes: None; Abstained: President Berkley - 1.

License Agreement--SFO Helicopter was the subject of a memo to the Board from the Director of Properties, notifying the Board of a proposed agreement for the operation of a helicopter service between the Oakland and San Francisco Airports. Mr. Dean Hanson, the proposed operator of the service, appeared before the Board to explain his proposal and answer certain questions concerning the operation. President Berkley asked that the Aviation Committee review the proposal and that the item be held over until the next Board meeting.

License Agreement Renewal--S & S Accessory Overhaul was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for shop and storage space in Buildings L-804, L-813, L-814 and L-867 used in their aircraft accessory overhaul business, for a total monthly rental of $1,645.55. The recommendation was approved on a motion by Commissioner Soda, seconded 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 space in Buildings L-645 and L-727, used for the sale and storage of surplus electronic parts and equipment, for a new total monthly rental of $1,294.48. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

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 hangar, shop and office space in Building L-150, used for their fixed base operation business, for a new total monthly rental of $3,445.88. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

License Agreement Renewal--Kaiserair was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for space in Building L-710, used for their corporate jet facility at a new monthly rental of $3,009.34. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

Sale of Business Park Site to Timesavers, Inc. was the subject of a memo to the Board from the Director of Properties, notifying the Board of the sale of approximately one acre to Timesavers, Inc., and that they are occupying the site to surcharge the subsurface soils prior to construction. Timesavers has requested a time extension to allow for more time to acquire funds for the project. It was recommended that the Board extend the close of escrow, with Timesavers paying the Port 18% per annum, calculated on a daily basis until the close of escrow, to be not later than May 30, 1980. The recommendation was approved on passage of Resolution No. 25909.

Request for Contract Extension for Construction and Installation of Container Cranes, Berth 5, Outer Harbor Terminal was the subject of a memo to the Board from the Supervising Electrical and Mechanical Engineer, notifying the Board of certain delays experienced with Krupp International of West Germany for the construction of the cranes and that Krupp is requesting a time extension of 119 and 100 days for the two cranes. The delays were due to certain bilingual insurance problems, mailings and engineering work. It was

recommended that the Board authorize the change order to extend the contract completion times so that the completion date for the first crane would be August 30, 1980, and the second crane would be September 30, 1980. The recommendation was approved on passage of Resolution No. 25915.

Authorization to Extend the Bidding Period for Construction and Installation of Container Cranes at Charles P. Howard Terminal was the subject of a memo to the Board from the Supervising Electrical and Mechanical Engineer, notifying the Board that the Bond issue for the current Capital Improvement Program has been delayed and recommending that the bid time for the new cranes be extended until June 4, 1980, in order to correspond with the Charter Amendment which will allow for the sale of bonds. The recommendation was approved on passage of Resolution No. 25905.

Fringe Benefits--Provisional and Limited Duration Appointments was the subject of a memo to the Board from the Director of Administrative Services, notifying the Board that the personnel appointments made on a provisional or limited duration basis are not provided with the usual fringe benefits of prepaid health care, dental care and accumulation of sick leave or vacation leave and that the City has recently corrected this situation. It was recommended that the Board amend the Port's existing ordinances to provide health and dental care and accumulation of vacation and other leave for employees in provisional or limited duration positions. The recommendation was approved on ordinances passed to print.

Rejection of Bids to Furnish and Deliver Two (2) 27,500 Pound GVW Trucks was the subject of a memo to the Board from the Manager, Purchasing Department, notifying the Board of the two bids received and that the low bid did not include the required bid security and that the other bid was excessive. It was recommended that both bids be rejected and authority be

given to purchase the two trucks on the open market. The recommendation was approved on passage of Resolution No. 25910.

Personnel Items contained in a memo to the Board from the Personnel Department, recommended the appointment of Isamu Tsujimoto, as Senior Engineering Assistant, effective April 15, 1980, at $1757 per month, and Michael L. Hurtado, as Youth Aide, Class "B", effective April 8, 1980, at $6.14 per hour. Also recommended was the termination of Lazs King, Youth Aide Class "B", for cause; and the creation of one additional position of Administrative Secretary to be assigned to the Public Relations Department. The recommendations were approved on passage of Resolution No. 25907 for appointments, Resolution No. 25906 for termination, 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 approval for the travel of the Director of Maritime Activities to Chicago, Illinois, on or about Wednesday, April 16, 1980, to conduct interviews of candidates for the Chicago office staff; the travel of President Thomas L. Berkley, Commissioners Ted Connolly, David Creque and Herbert Eng, the Executive Director, and the Director of Public Relations and Advertising to Yokohama, Japan, via Honolulu, on or about April 26 through May 4, 1980, to participate in ceremonies marking the occasion of Port of Oakland-Yokohama Sister Ports, and the participation of Councilman Frank H. Ogawa; the travel of the Manager, Data Processing, to New Orleans, on or about May 10, 1980 to attend the Association for Systems Management Annual Conference; and the travel of Gary Hallin, Marine Commercial Representative IV, to St. Louis, Missouri, on or about April 28, 1980, for Port promotion purposes. The recommendations were approved on passage of Resolution No. 25911.

Authority to Participate in State of California Vehicle Bid was the subject of a memo to the Board from the Manager, Purchasing Department, recommending approval to participate in the State of California Office of Procurement vehicle bid list for six vehicles costing approximately $36,628.03. The recommendation was approved on passage of Resolution No. 25912.

1957 Port of Oakland Revenue Bonds Series Q.

Mr. Paul Dinklespiel, the Port's financial consultant, reported to the Board that Solomon Brothers' exclusive rights to sell the bonds on a "best efforts" basis will expire as of today and they have declined to purchase the issue. He recommended that the Board, for one week, make the issue available to any bidder on the "best efforts" basis. He further noted that the market for the bonds was improving and there was a very good chance for the sale. The recommendation was approved on passage of Resolution No. 25916.

The following reports were noted and ordered filed:

Summary of Cash - Port Revenue and Construction Funds as of April 8, 1980.

Summary of Cash and Accounts Receivable Port Revenue Fund 770 for the Month of March 1980.

Accounts Receivable - 35 Days or More in Arrears as of April 7, 1980.

Accounts Receivable - Referred to Port Attorney as of April 7, 1980.

Summary of Claims Paid from Various Funds for the Period March 19, 1980 through April 3, 1980.

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. 25904

RESOLUTION AUTHORIZING EXECUTION OF NINTH SUPPLEMENTAL AGREEMENT WITH APCOA, INC., AND DIRECTING RECORDATION THEREOF."

"RESOLUTION NO. 25905

RESOLUTION EXTENDING DATE FOR RECEIPT OF BIDS ON PLANS AND SPECIFICATIONS FOR CONSTRUCTION AND INSTALLATION OF CONTAINER CRANES AT CHARLES P. HOWARD CONTAINER TERMINAL AND AUTHORIZING ADVERTISEMENT THEREOF."

"RESOLUTION NO. 25906

RESOLUTION TERMINATING APPOINTMENT OF LAZS KING."

"RESOLUTION NO. 25907

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25908

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH RICHARD L. SINNOTT."

"RESOLUTION NO. 25909

RESOLUTION EXTENDING DATE FOR CLOSE OF ESCROW FOR SALE OF LAND TO JAMES E. RUETER."

"RESOLUTION NO. 25910

RESOLUTION REJECTING BOTH BIDS FOR FURNISHING AND DELIVERING TWO (2) 27,500 POUND GVW DUMP TRUCKS TO PORT OF OAKLAND; DIRECTING RETURN OF BID BOND TO BIDDER; AND AUTHORIZATION OF PURCHASE IN THE OPEN MARKET."

"RESOLUTION NO. 25911

RESOLUTION AUTHORIZING CERTAIN TRAVEL."

"RESOLUTION NO. 25912

RESOLUTION AUTHORIZING THE PURCHASE OF VEHICLES FROM THE STATE OF CALIFORNIA."

"RESOLUTION NO. 25913

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH CRESCENT SECURITY PATROL."

"RESOLUTION NO. 25914

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 25915

RESOLUTION AUTHORIZING THE EXTENSION OF TIME FOR PERFORMANCE OF CONTRACT FOR CONSTRUCTION AND INSTALLATION OF TWO CONTAINER CRANES, BERTH 5, OUTER HARBOR TERMINAL."

Port Ordinance No. 2296 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 INCREASING CERTAIN SPACE ASSIGNMENT RATES," and Port Ordinance No. 2297 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. 2298 being, "AN ORDINANCE AMENDING SECTION 5 AND SUBSECTIONS A, E AND G OF SECTION 9 OF PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR USE OF FACILITIES AT METROPOLITAN OAKLAND INTERNATIONAL AIRPORT," and Port Ordinance No. 2299 being, "AN ORDINANCE AMENDING SECTIONS 8.072 AND 9.12 OF PORT ORDINANCE NO. 867 CREATING ONE ADDITIONAL POSITION EACH OF SENIOR ENGINEERING ASSISTANT AND BUILDING MAINTENANCE ENGINEER," 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 AMENDING SECTION 5.021 OF PORT ORDINANCE NO. 867 TO CREATE ONE ADDITIONAL POSITION OF ADMINISTRATIVE SECRETARY," and Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SECTION 3 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 AMENDING SECTION 3 OF PORT ORDINANCE NO. 1660 PROVIDING FOR CONTRIBUTIONS TOWARD THE COST OF GROUP DENTAL INSURANCE FOR EMPLOYEES OF THE PORT OF OAKLAND," and Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SECTIONS 8.01 AND 8.02 OF PORT ORDINANCE NO. 2199 ESTABLISHING PERSONNEL RULES AND PROCEDURES OF THE PORT OF OAKLAND," and Port Ordinance No. _____ being, "AN ORDINANCE APPROVING AND AUTHORIZING THE EXECUTION OF A LEASE WITH BMW MARINE POWER, INC.," were 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 2:30 p.m. the Board entered into Executive Session on legal matters and reconvened in open session at the hour of 3:30 p.m. during which time Commissioners Connolly and Smith were excused from the meeting.

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

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

"RESOLUTION NO. 25916

RESOLUTION SELLING $35,000,000 PORT OF OAKLAND 1957 REVENUE BONDS, SERIES Q, AND FIXING DEFINITIVE RATES OF INTEREST THEREON."

At the hour of 3:31 p.m. the meeting was adjourned until Tuesday, April 22, 1980 at the hour of 2:00 p.m.

* *

The meeting was reconvened on Tuesday, April 22, 1980, at the hour of 2:05 p.m. in the office of the Board, Room 376, 66 Jack London Square, President Berkley presiding.

Commissioners present: Creque, Eng, Rodriguez and President Berkley - 4

Commissioners absent: Connolly, Smith and Soda - 3

Also present were the Executive Director; Director of Administrative Services, Port Attorney; Deputy Port Attorney Thomas Clark; Director of Aviation; Airport Manager; Chief Engineer; Assistant Chief Engineer; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Dean Hanson and Mr. Jack Selly, representing SFO Helicopter Airlines.

License and Concession Agreement--SFO Helicopter was the subject of a memo to the Board from the Director of Aviation recommending approval of a new agreement for certain counter, office, and baggage space in the Ticketing Building, for a total monthly rental of $2,641.56. It was noted that Mr. Dean Hanson, the owner of the firm, proposes to operate 20 round trips a day between Oakland and San Francisco Airports, with Sikorsky 18-passenger helicopters. Commissioner Rodriquez notified the Board that the Aviation Committee had reviewed the proposal and recommended that the Board approve the proposed operation. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Sale of Series "Q" Bond Issue was the subject of a memo to the Board from the Executive Director notifying the Board that the Series "Q" bond issue was sold to a group of underwriters headed by Solomon Brothers, which includes Donaldson Lufkin Jenerette, Bear Stearns, Lazard Freres, Erlich Bober, Inc., Stephens, Inc., and in association with the First Boston Corporation, Merrill Lynch White Weld Capital Markets Group, and Stone & Youngberg. The sale of the bonds was at a net annual interest cost to the Port of 9%. The information was noted and ordered filed.

At the hour of 2:10 p.m. the Board entered into Executive Session on legal matters, during which time Commissioner Connolly joined the meeting, and reconvened in open session at the hour of 3:10 p.m.

The following resolution was 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. 25917

RESOLUTION GRANTING CLYDE R. GIBB PERMISSION TO PERFORM CERTAIN WORK."

At the hour of 3:15 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, May 6, 1980, at the hour of 2:25 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, Soda and President Berkely - 7

Commissioners absent: None

Also present were the Executive Director; Director of Administrative Services; Port Attorney; Chief Engineer; Assistant Chief Engineer; Director of Properties; Commercial Representative; Director of Maritime Activities; Director of Aviation; Airport Manager; Manager, General Aviation; Equal Opportunity Officer; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Karl Osterloh, representing MCS Systems; Mr. and Mrs. Don Wilson, representing their yacht sales company; and Mr. Ed Sowell and Mr. Gerard Gorham, representing All-Containers Service Inc.

The minutes of the regular meeting of April 15, 1980, and the adjourned regular meeting of April 22, 1980, were approved as submitted and ordered filed.

BOARD OF PORT COMMISSIONERS
MEETING OF JUN 17 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

Mr. John W. Cuthbertson, Utilities Supervisor, received his 20-year service pin; and Mr. Rufino Olay, Assistant Civil Engineer, received his 10-year service pin.

At the hour of 2:30 p.m. the Board held a public hearing on Merritt Ship Repair Company's application for permit to extract submerged material at their location on the Embarcadero. The project includes extracting approximately 8,000 cubic yards of material under their floating dry dock to maintain the channel bottom at minus forty feet in order to accommodate vessels being serviced. The project is categorically exempt and an environmental impact report is not required. There was no further testimony, the report on the application was considered, and the hearing was closed at the hour of 2:31 p.m. The permit was granted on passage of Resolution No. 25921.

Proposed Lease--Don Wilson Yacht Sales was the subject of a memo to the Board from the Director of Properties, notifying the Board that competitive bids were sought for the occupancy of the first floor of Building J-120. Only one bid was received from Don Wilson Yacht Sales, Inc., and the bid contained certain exceptions to the Port's conditions. It was recommended that the Board reject the bid and approve a negotiated lease with Don Wilson Yacht Sales. The basic terms of the 6-year lease would be premises to consist of 1,320 sf on the first floor of Building J-120 to be used for the sale of new and used boats, boat accessories and supplies, and could also be used as a retail delicatessen at an initial minimum rental of $1,100 per month against percentage rentals of 1% of gross receipts on the sale of boats, 10% of commissions from the sale of boats, and 5% of all other gross sales. The minimum rental would be adjusted at 3-year intervals in accordance with percentage changes in the Consumer Price Index or 75% of the average total

monthly rental paid to the Port in the three years preceding the rental adjustment. The lessee would take the premises in their as is condition, except for the installation of the subfloor by the Port. All improvements to the premises would become the property of the Port, except for equipment, furniture, furnishings, trade fixtures, and movable partitions. The Port would maintain the roof, exterior walls, and common utility system. The lessee would pay for all utilities, taxes, and assessments, including possessory interest taxes. The Port would not unreasonably withhold approval to sublet a portion of the premises to a delicatessen operator. The lessee would be permitted to display up to three boats on cradles or trailers adjacent to the premises, subject to the right of the Executive Director to change the location or cancel the boat display rights in all or part at any time. After discussion, the recommendation was approved on passage of Resolution No. 25933 rejecting the bid and on an ordinance passed to print approving the new lease.

Airport Development Aid Program for Fiscal Year 1980 (ADAP-10), Submittal of Application to the Federal Aviation Administration was the subject of a memo to the Board from Port Principal Engineer Keith Quan, notifying the Board that the FAA has reviewed the Port's Preapplication and requested that the Port formally file the funding application with a tentative allocation of $1,788,203. It was recommended that the Board approve the submittal of the ADAP-10 Application to the Federal Aviation Administration. The projects include the resurfacing of the west end of Taxiway 1 and construction of additional terminal apron at a total cost of $2,218,890, with the Port's share at $430,687. It was noted that certain funds allocated for this year are committed to the Baggage Claim Building under last year's agreement. The recommendation was approved on passage of Resolution No. 25918.

Rejection of Bids for Furnishing and Installing Ticket Lift Counters and Cabinets in the Second Floor Addition to the Finger Building was the subject of a memo to the Board from Supervising Civil Engineer John F. Aidoo, notifying the Board of the three bids received and that the low bid was invalid and the other two bids were deemed excessive. It was recommended that the Board reject the two valid bids as excessive and authorization be given to readvertise for bids. The recommendation was approved on passage of Resolution No. 25942.

Contract Completion, 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 Roy A. Clark, notifying the Board that the contractor did not complete the work in the time period specified, principally due to his choice of performing the work by sequencing. There were no major inconveniences to the public or to the tenants and after review of the work, it was recommended that the contract time be extended through February 28, 1980, and in lieu of the specified liquidated damages being assessed, the Port assess the sum of $5,675, actual costs incurred by the Port and that the contract be accepted as complete as of that date with the contractor paid $754,795.45. Mr. Karl Osterloh, the contractor, appeared before the Board to state that certain problems with the subcontractors and the Port's difficulty in allowing substitution of subcontractors in a timely manner contributed to the delay. After discussion, the Board notified Mr. Osterloh that the Port was quite lenient in charging him for costs only, and the recommendation was approved on passage of Resolution No. 25943 for time extension and Resolution No. 25944 for contract completion.

Approval of Specifications for Jetway Maintenance 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 servicing and maintenance of the passenger loading bridges. The recommendation was approved on passage of Resolution No. 25919.

Acceptance of Federal Aviation Administration ADAP-02 Grant Amendment to Increase Amount of Funding was the subject of a memo to the Board from Port Principal Engineer Keith Quan, recommending approval to accept the FAA's Amendment No. 2 to the original ADAP-02 Grant Agreement which increases the Grant from $1,153,106.00 to $1,256,454.37. It was noted that the increase is based on the FAA's audit and final review of the seven airport projects completed last year. The recommendation was approved on passage of Resolution No. 25920.

Award of Contract, Painting of Aviation Refueling Trucks was the subject of a memo to the Board from Supervising Civil Engineer John F. Aidoo, notifying the Board of the three bids received and recommending award of the contract to Hines Painting, the low bidder at $26,500. The recommendation was approved on passage of Resolution No. 25932.

Change Order for Construction of Second Floor Addition to Finger Building M-103 was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending approval of a change order not to exceed $30,272 to Wesley A. Thomas Company, Inc., to prepare the old roof surface to accept the leveling course and to install the leveling course as a base for the new carpeting. It was noted that the original plan was to use the existing roof for the subfloor but upon removal of the roofing membrane the concrete roof proved unacceptable. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

Substitution of Sign Contractor, 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 Action Signs for the listed subcontractor as the listed subcontractor is unable to perform the work and does not object. The recommendation was approved on passage of Resolution No. 25938.

Substitution of Painting Subcontractor, 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 Pacific Painting Company for the listed painting subcontractor as he is unable to perform the work and does not object to the substitution. The recommendation was approved on passage of Resolution No. 25939.

Substitution of Foundation Subcontractor, Construction of Passenger Loading Bridges was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending approval to substitute Conco Cement Company for the listed concrete foundation subcontractor, as they are unable to perform the work and do not object. The recommendation was approved on passage of Resolution No. 25940.

Supplement to License Agreement--Sierra Academy was the subject of a memo to the Board from the Director of Properties, recommending approval of a supplement to their agreement to increase the office and classroom space in Building L-142 to 1,927 sf and to increase the ramp area adjacent to Building L-230 to 74,950 sf, for a new total monthly rental of $2,979.31. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

License Agreement Renewal and License Agreement Supplement--Bay Aviation 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-310, L-410 and L-414 with adjacent ramp and parking areas, for a new total rental of $7,390.07. Included in the recommendation was approval of Astrocopters, Ltd., as a new subtenant in portions of Building L-310. Also recommended was approval for a supplement to their agreement covering Buildings L-510 and L-518, together with adjacent ramp area to increase the ramp area and to adjust the monthly rental to $4,469.64. It was noted that all the buildings are used for their fixed base operation. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

Supplement to License Agreement--Travis Aircraft Services was the subject of a memo to the Board from the Director of Properties, recommending approval to add 2,200 sf of cargo space in Building M-112 to their agreement, for a new minimum monthly rental of $1,034.85 against 10% of gross receipts. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

Doolittle Drive Widening Project was the subject of a memo to the Board from the Director of Properties, notifying the Board of the widening project for Doolittle Drive and that certain Port property involved is located in the City of San Leandro and that the State is acting for the City of San Leandro with regard to certain legal actions. It was recommended that the Board authorize attorneys representing the State of California to act as special assistants to the Port Attorney in legal actions to remove tenants from properties affected by the Doolittle Drive widening project, providing

that all costs and expenses of such actions are borne by the State. The recommendation was approved on passage of Resolution No. 25922.

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 for Building K-101 used for the storage and distribution of metals, for a new monthly rental of $7,832. It was noted that Marine Metals has agreed to landscape the front of the building at their expense. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

Supplemental Lease Agreement--U.S. Customs was the subject of a memo to the Board from the Director of Properties, recommending approval of a supplement to their lease covering 1,000 sf of office space in the Port building, which will increase the rent to $850 per month commencing January 1, 1980. The recommendation was approved on passage of Resolution No. 25923.

Change of Ownership--Starr-KABL was the subject of a memo to the Board from the Director of Properties, notifying the Board of Starr-KABL, Inc.'s, ground lease with the Port for the transmitter site for radio station KABL and that Shamrock Broadcasting Company, Inc., owned by the Roy E. Disney, family has purchased all the capital stock. It was recommended that the Board approve the sale as provided for in the lease. The recommendation was approved on passage of Resolution No. 25924.

EBMUD Water Main Extensions to Serve Swan Way between Pardee Drive and Doolittle Drive was the subject of a memo to the Board from the Principal Electrical/Mechanical Engineer, recommending approval for two agreements which provide for water service at Swan Way, estimated to cost $69,112, and water service at Doolittle Drive connecting into the Swan Way line, estimated to cost $59,837. The water lines will provide fire and domestic water to this

area. The environmental document associated with the project was attached with a Negative Declaration finding. The recommendation was approved on passage of Resolution No. 25925.

Plans and Specifications, Replacement of Gutter System and Awning Sheeting, Building C-226, Outer Harbor Terminal was the subject of a memo to the Board from Supervising Civil Engineer John F. Aidoo, recommending their approval and authority to advertise for bids for the roof improvements. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 25941.

Plans and Specifications for Modification of Berth 5 Container Yard was the subject of a memo to the Board from Supervising Civil Engineer John F. Aidoo, recommending their approval and authority to advertise for bids for the paving and striping of the area once occupied by Building B-104, which will provide two additional acres to the existing yard. The environmental document associated with the project has previously been considered by the Board. The recommendation was approved on passage of Resolution No. 25926.

Award of Contract, Construction of Yard Improvements Adjacent to West Grand Avenue Viaduct was the subject of a memo to the Board from Supervising Civil Engineer John F. Aidoo, notifying the Board of the seven bids received and recommending award of the contract to Bay Cities Paving & Grading, Inc., the low bidder at $511,212.06. The recommendation was approved on passage of Resolution No. 25927.

Howard Terminal Relocation Payment was the subject of a memo to the Board from the Director of Properties, recommending approval to pay a relocation a payment to Earl Brown, owner/operator of National Machinery, in the sum of $540 for the towing of his barge. The recommendation was approved on passage of Resolution No. 25928.

Approval of Change Order, Dredging of Berth 5, Outer Harbor Terminal was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending approval of a change order to Smith-Rice in the amount of $14,380 for additional dredging and a second change order in an amount not to exceed $15,000 for additional dredging at Berth 5. The work is in connection with the lengthening of Berth 5 into a portion of Berth 4. The recommendation was approved on a motion by Commissioner Soda, seconded and passed unanimously.

Approval of Appointment of Community Affairs Officer was the subject of a memo to the Board from the Executive Director, notifying the Board that an offer extended to Mr. Stanley Hall for the position of Community Affairs Officer has been accepted by Mr. Hall and it was recommended that the salary for the position be set at $2,250 per month. The recommendation was approved on an ordinance passed to print.

Personnel Items contained in a memo to the Board from the Personnel Department, recommended the appointment of Henry Edwards, Bobby Shelling, and Jesse Smith, as Port Equipment Driver, effective May 6, 1980, at $1819 per month; Doris J. Craig, as Records Supervisor, effective May 12, 1980, at $1624 per month; Hope Samaras, as Youth Aide, Class "A", effective April 30, 1980, at $7.83 per hour; Marsha Andrade, as Youth Aide, Class "A", effective April 30, 1980, at $7.83 per hour; and Susan K. Poindexter, as Youth Aide, Class "B", effective April 30, 1980 at $6.14 per hour. Also recommended was the creation of one additional position of Building Maintenance Engineer and the assignment of six existing Youth Aide, Class "C" positions to the class of Youth Aide, Class "BB", at a salary rate of $6.98 per hour, to provide promotional opportunities. Further recommended was a military leave of absence for Thomas Remus, Supervising Civil Engineer, for 10 working days;

and a maternity leave of absence for Estrellita Boggess for six calendar months. The recommendations were approved on passage of Resolution No. 25934 for appointments, Resolution No. 25935 for leaves of absence, 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 Senior Marine Commercial Representative to Chicago, Illinois, and Roanoke, Virginia, on or about May 11, 1980, for trade promotion purposes; the travel of the Director of Fiscal Affairs to Phoenix, Arizona, on or about May 11, 1980, to attend the annual meeting of Municipal Finance Officers Association; and ratification of the travel of the Executive Director to Seoul, Korea, on April 28, 1980, during his travel to Japan, for airport promotion purposes. The recommendation was approved on passage of Resolution No. 25929.

Port of Oakland Surplus Revenues was the subject of a letter to the Board from the Port Attorney, notifying the Board that considerable public interest has been generated by certain statements from City officials concerning the Port of Oakland's increased contributions to the City's General Fund. It was noted that the Board as agent of the City has obligations under the Charter to manage and control non-tideland trust properties owned by the City; and additionally, the Charter vests sole and exclusive power in the Board to administer City-owned trust and non-trust lands in the Port Area. The City has not conveyed any property to the Port and the Port has no title to property in its own name, with the City owning approximately 19,200 aces of land and water area in the Port Area of the City of Oakland with approximately 17,200 acres impressed with certain trust obligations that are binding upon the City and the Board, and generally require that the trust property be used for purposes of commerce, navigation and fisheries for the benefit of all the

people of the State of California. Under a series of judicial decisions, it has been firmly established that all revenues from such trust properties are also impressed with trust obligations and that a city trustee may use the revenues from trust properties only for trust purposes, and constitutionally may not transfer such revenues to the City's General Fund for local municipal purposes. Land not subject to the trust and the revenues from such land may be used for any lawful municipal purpose as specified in the City Charter. Revenues from City-owned properties in the Port Area that are available for transfer of the City's General Fund are only those revenues that (1) are determined by the Board to be surplus; (2) are determined by the Board to be unnecessary for the Port purposes specified in the Charter; and (3) are not trust revenues. It was further noted that the foregoing was for information only and that continued research will continue due to the extreme complexity of the issue. 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 May 1, 1980.

Status of Consultant Contracts in Progress as of May 1, 1980.

Summary of Cash - Port Revenue and Construction Fund as of April 28, 1980.

Summary of Claims Paid from Various Funds for the Period April 4, 1980 through April 24, 1980.

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. 25918

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

"RESOLUTION NO. 25919

RESOLUTION APPROVING SPECIFICATIONS FOR FURNISHING SERVICE AND MAINTENANCE FOR SIX (6) JETWAY PASSENGER LOADING BRIDGES, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA, FOR THE PERIOD COMMENCING JULY 1, 1980 AND ENDING JULY 31, 1982, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25920

RESOLUTION ACCEPTING AMENDMENT NO. 2 TO GRANT OFFER OF THE UNITED STATES OF AMERICA AND AUTHORIZING EXECUTION OF AMENDMENT NO. 1 TO GRANT AGREEMENT WITH THE FEDERAL AVIATION ADMINISTRATION UNDER PROJECT NO. 8-06-0170-02, CONTRACT NO. DOT FA72WE-1559."

"RESOLUTION NO. 25921

RESOLUTION GRANTING PERMIT TO MERRITT SHIP REPAIR COMPANY TO PERFORM MAINTENANCE DREDGING IN THE OAKLAND ESTUARY."

"RESOLUTION NO. 25922

RESOLUTION AUTHORIZING ATTORNEYS REPRESENTING THE STATE OF CALIFORNIA TO ACT AS SPECIAL ASSISTANTS TO THE PORT ATTORNEY IN UNLAWFUL DETAINER ACTIONS."

"RESOLUTION NO. 25923

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

"RESOLUTION NO. 25924

RESOLUTION CONSENTING TO ASSIGNMENT OF LEASE BY WAY OF CHANGE IN OWNERSHIP OF LESSEE FROM STARR-KABL, INCORPORATED TO SHAMROCK BROADCASTING COMPANY, INC."

"RESOLUTION NO. 25925

RESOLUTION CERTIFYING REVIEW, CONSIDERATION AND ADOPTION OF NEGATIVE DECLARATION, MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH, AND AUTHORIZING EXECUTION OF TWO WATER MAIN EXTENSION AGREEMENTS WITH EAST BAY MUNICIPAL UTILITY DISTRICT."

"RESOLUTION NO. 25926

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR MODIFICATIONS OF BERTH 5 CONTAINER YARD, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25927

RESOLUTION AWARDING CONTRACT TO BAY CITIES PAVING AND GRADING, INC. FOR CONSTRUCTION OF YARD IMPROVEMENTS ADJACENT TO WEST GRAND AVENUE VIADUCT, BAY BRIDGE 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. 25928

RESOLUTION APPROVING AND AUTHORIZING RELOCATION PAYMENTS TO EARL BROWN."

"RESOLUTION NO. 25929

RESOLUTION CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 25930

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 25931

RESOLUTION APPROVING APPRAISAL OF THE FAIR MARKET VALUE OF IMPROVED REAL PROPERTY OWNED BY STONE BOAT YARD, ESTABLISHING JUST COMPENSATION THEREFOR AND DIRECTING THE EXECUTIVE DIRECTOR TO MAKE A CONDITIONAL OFFER TO ACQUIRE SAID REAL PROPERTY."

"RESOLUTION NO. 25932

RESOLUTION AWARDING OF CONTRACT TO HINES PAINTING FOR PAINTING OF AVIATION REFUELING TRUCKS, 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 AND BID BOND TO BIDDERS."

"RESOLUTION NO. 25933

RESOLUTION REJECTING BID OF DON WILSON YACHT SALES, INC. FOR LEASE FOR A PORTION OF THE FIRST FLOOR OF PORT OF OAKLAND BUILDING J-120, EMBARCADERO COVE MARINA."

"RESOLUTION NO. 25934

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25935

RESOLUTION CONCERNING CERTAIN LEAVES OF ABSENCE."

"RESOLUTION NO. 25936

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH BAYVIEW MARITIME SERVICE, INC."

"RESOLUTION NO. 25937

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH BRACCIA AND ASSOCIATES."

"RESOLUTION NO. 25938

RESOLUTION CONSENTING TO SUBSTITUTING ACTION SIGNS AS SUBCONTRACTOR IN PLACE OF DON CASS SIGNS FOR THE CONSTRUCTION OF EXECUTIVE TERMINAL BUILDING L-550, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA."

"RESOLUTION NO. 25939

RESOLUTION CONSENTING TO SUBSTITUTING PACIFIC PAINTING AS SUBCONTRACTOR IN PLACE OF ENVIRONMENTAL PAINTING AND DECORATING FOR THE CONSTRUCTION OF EXECUTIVE TERMINAL BUILDING L-550, METRPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA."

"RESOLUTION NO. 25940

RESOLUTION CONSENTING TO SUBSTITUTING CONCO CEMENT COMPANY AS SUBCONTRACTOR IN PLACE OF JAMES L. SONNE CONSTRUCTION IN CONSTRUCTION OF PASSENGER LOADING BRIDGES, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT (AIRPORT DEVELOPMENT AID PROGRAM 6-06-0170-08), OAKLAND, CALIFORNIA."

"RESOLUTION NO. 25941

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR REPLACEMENT OF GUTTER SYSTEM AND AWNING SHEETING, BUILDING C-226, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25942

RESOLUTION REJECTING BIDS FOR FURNISHING AND INSTALLING TICKET LIFT COUNTERS AND CABINETS IN THE SECOND FLOOR ADDITION TO THE FINGER BUILDING M-103, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA; DIRECTING RETURN OF BID SECURITIES TO BIDDERS; AND DIRECTING THE SECRETARY TO READVERTISE FOR BIDS THEREFOR."

"RESOLUTION NO. 25943

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF A CONTRACT WITH M. C. S. SYSTEMS, INC."

"RESOLUTION NO. 25944

RESOLUTION ACCEPTING WORK PERFORMED BY M. C. S. SYSTEMS, INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25945

RESOLUTION AUTHORIZING EXECUTION OF FOURTH SUPPLEMENTAL AGREEMENT WITH NATIONAL AIRMOTIVE CORPORATION, A WHOLLY OWNED SUBSIDIARY OF REPUBLIC CORPORATION, AND DIRECTING RECORDATION THEREOF."

Port Ordinance No. 2300 being, "AN ORDINANCE AMENDING SECTION 5.021 OF PORT ORDINANCE NO. 867 TO CREATE ONE ADDITIONAL POSITION OF ADMINISTRATIVE SECRETARY," and Port Ordinance No. 2301 being, "AN ORDINANCE AMENDING SECTION 3 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. 2302 being, "AN ORDINANCE AMENDING SECTION 3 OF PORT

ORDINANCE NO. 1660 PROVIDING FOR CONTRIBUTIONS TOWARD THE COST OF GROUP DENTAL INSURANCE FOR EMPLOYEES OF THE PORT OF OAKLAND," and Port Ordinance No. 2303 being, "AN ORDINANCE AMENDING SECTIONS 8.01 AND 8.02 OF PORT ORDINANCE NO. 2199 ESTABLISHING PERSONNEL RULES AND PROCEDURES OF THE PORT OF OAKLAND," and Port Ordinance No. 2304 being, "AN ORDINANCE APPROVING AND AUTHORIZING THE EXECUTION OF A LEASE WITH BMW MARINE POWER, INC.," 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 APPROVING AND AUTHORIZING THE EXECUTION OF A LEASE WITH DON WILSON YACHT SALES, INC.," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING SECTION 5.012 OF PORT ORDINANCE NO. 867 CHANGING THE SALARY OF SPECIAL ASSISTANT TO THE EXECUTIVE DIRECTOR, CLASS "B"," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 867 TO CREATE ONE ADDITIONAL POSITION OF BUILDING MAINTENANCE ENGINEER, TO CREATE SIX ADDITIONAL POSITIONS OF YOUTH AIDE, CLASS "BB", AND TO REDUCE THE NUMBER OF YOUTH AIDE, CLASS "C" POSITIONS BY SIX," were 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 3:08 p.m. the Board entered into executive session on legal matters and reconvened in open session at the hour of 4:10 p.m. at which time the meeting was adjourned to Tuesday, May 13, 1980, at the hour of 2:00 p.m.

* *

The meeting was reconvened on Tuesday, May 13, 1980, at the hour of 2:20 p.m. in the office of the Board, Room 376, 66 Jack London Square, Vice President Connolly presiding.

Commissioners present: Creque, Eng, Rodriguez, Smith and Vice President Connolly - 5

Commissioners absent: Soda and President Berkley - 2

Also present were the Executive Director; Director of Administrative Services; Port Attorney; Chief Engineer; Assistant Chief Engineer; Director of Aviation; Airport Manager; Manager, General Aviation; Manager, Air Traffic Development; Director of Maritime Activities; Director of Properties; Commercial Representative John Ablan; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Ralph J. Caro-Capolungo, representing Peralta Community College District's Senior Volunteer Program; Mr. Ivory Banks, Mr. Howard Ransom, Mr. Macklin Martin, and Mr. Lonnie Dillard, representing Job Creators.

At the hour of 2:23 p.m., the Board held a public hearing on Pacific Dry Dock & Repair Company's application for a permit to extract submerged material at their location on the Embarcadero. The proposed work includes the extraction of approximately 3,000 cubic yards of material at the outer end of their marine ground ways. The work would take place in water

area owned by the Port, adjacent to the area leased by Pacific Dry Dock & Repair Company. The estimated cost of the proposed work is $9,000. The project is categorically exempt and an environmental impact report is not required. As there was no further testimony, the report on the matter was considered, and the hearing was closed at the hour of 2:24 p.m. The application was approved on passage of Resolution No. 25951, subject to the applicant obtaining all of the required permits and executing a hold-harmless agreement in favor of the Port and providing appropriate liability insurance.

Retired Senior Volunteer Program was the subject of a memo to the Board from the Manager, Air Traffic Development Department, notifying the Board that the Retired Senior Volunteer Program (RSVP) of Peralta Community College District has agreed to provide volunteers serving without pay to assist in the staffing of the Airport information booth, and it was recommended that the Board approve the program. RSVP will start with one shift per day of four hours, with additional coverage in the future. The Port will provide partial reimbursement of $1 a day for transportation and $2 a day for meals for the participants. Mr. Ralph J. Caro-Capolungo, director of the program, appeared before the Board to explain the program and to answer certain questions. The recommendation was approved on passage of Resolution No. 25946.

Revised Agreement for Architectural Services for New Baggage Claim Building and Terminal Expansion was the subject of a memo to the Board from Supervising Civil Engineer John F. Aidoo, notifying the Board of the existing agreement for the design of the Airport Terminal expansion, including a new Baggage Claim Building, and that the design was delayed while the project was reviewed in light of airline activities. The delays, changes, and increased construction costs have added to the Architects' work, and it was

recommended that the Board approve a revised agreement. The revised maximum payment would be $626,000.00, with a fixed fee of $62,700.00, and $188,00.00 in additional work may be authorized by the Executive Director. If the hold room option is exercised, the maximum payment is increased to $752,000.00, with the fixed fee increased to $75,400.00, and $226,000.00 in additional work may be authorized by the Executive Director. The recommendation was approved on passage of Resolution No. 25947.

Change of Operator--Oakland Air-BART was the subject of a memo to the Board from the Manager, Air Traffic Development, notifying the Board that the operator of the Oakland Air-BART operation has been served with a notice of termination of this temporary agreement due to inadequate insurance and operating deficiencies. It was recommended that the Board approve the cancellation of the temporary agreement with Macklin Martin, dba Job Creators, effective May 16, and authorize a new agreement with Bay Area Bus Service, which will begin operations on May 17. Mr. Martin appeared before the Board to state that due to the unusual circumstances concerning the previous operator he had been unable to acquire adequate insurance or provide adequate service in a timely manner. He asked the Board for more time to bring the operation up to the standards required by the Port. Several individuals concerned with Mr. Martin's operation appeared before the Board to support Mr. Martin's request for additional time. After discussion, Commissioner Creque moved that Mr. Martin be allowed until June 30 to operate the service, providing that his insurance was adequate and the service was continuous. Included in the motion was authority for the staff to terminate the agreement in the event Mr. Martin was unable to fulfill the Port's obligations. It was further noted that it was expected that the Port would buy the operating equipment and a new agreement for the operation would begin in July. The motion was seconded and passed unanimously.

Rental Adjustment--Astro-Aire was the subject of a memo to the Board from the Director of Properties, notifying the Board of the ground lease for 20,265 sf of land at the North Field and recommending approval to set the rental for the next five-year period as provided for in the lease. The rates would be $316.13 per month for 1980/81; $379.36 for 1982; $417.30 for 1983; and $455.23 for 1984. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously.

License Agreement Renewals--Transamerica Airlines was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreements for space in Buildings L-729, L-812, and L-825, used for their airline operation, for a new total monthly rental of $4,713.04. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously.

Airport Liability Insurance was the subject of a memo to the Board from the Director of Properties, notifying the Board of the general liability insurance covering exposures at the Airport up to $100,000,000 and recommending approval to renew the policy with the United States Aircraft Insurance Group at an annual premium of $90,000, with possible reductions in the premium if certain changes are made in the North Field fueling operations and possible disposal of the Plane Mates. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously.

Construction of Third Increment T-Hangars, L-879 and L-880, North Field was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with Port-A-Port West, Inc., be accepted as complete as of April 17, 1980, with a contract price of $59,678.00. The recommendation was approved on passage of Resolution No. 25948.

Demolition of Building L-711, North Field was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with Thomas D. Eychner Co., be extended through April 15, 1980, and accepted as complete as of that date at a contract price of $22,685.00. The recommendation was approved on passage of Resolution No. 25949 for time extension and Resolution No. 25950 for accepting work.

Waiver of Rights in Southern Pacific Parcel was the subject of a memo to the Board from the Director of Properties, notifying the Board that under an agreement between the Port and Southern Pacific Transportation Company, the Port acquired various rights to nominate lessees or to lease and a right of first refusal to purchase a vacant site containing approximately 13.45 acres located on 85th Avenue near San Leandro Street and that the City's Office of Economic Development and Employment has submitted an offer to Southern Pacific to purchase the parcel on behalf of a developer, to develop the parcel as part of the Coliseum Area Industrial/Business Complex. It was recommended that the Board approve waiving the Port's rights to the parcel in the agreement with Southern Pacific, which will allow the City to purchase the site. The recommendation was approved on passage of Resolution No. 25960.

Approval of Change Order on Contract for Construction of Yard Improvements, Berth 5, Phase II was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending approval of a change order to Gallagher & Burk, Inc., on a time and material basis, estimated to cost $60,000.00, to expand the Berth 5 electrical system into portions of Berth 4. The work is in connection with the lengthening of Berth 5. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously.

Rental Adjustment--Matson Berthing Area was the subject of a memo to the Board from the Director of Properties, recommending approval to increase the rental for certain water area at their 7th Street terminal to $1,579.77 per month, effective December 29, 1979, as provided for in the lease. The recommendation was approved on passage of Resolution No. 25961.

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, used as a container freight station, for a new total monthly rental of $11,198.32. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously.

Plans and Specifications, Construction of Yard Improvements, Berth 10, Outer Harbor Terminal was the subject of a memo to the Board from Supervising Civil Engineer John F. Aidoo, recommending their approval and authority to advertise for bids for the yard improvements. The work consists of construction of approximately 6 acres, including placement of fill material, asphalt concrete pavement, drainage, lighting and fencing. The environmental document associated with the project has previously been considered by the Board. The recommendation was approved on passage of Resolution No. 25952.

At the hour of 3:20 p.m., Commissioner Smith was excused from the meeting.

Travel Accident Insurance was the subject of a memo to the Board from the Director of Properties, notifying the Board of the policy covering the Port Commissioners and all other members of the Port for accidental death, dismemberment, or permanent disability while traveling on Port business, and recommending approval to place the insurance coverage with The Hartford Insurance Company to provide individual maximum payments of $200,000, with a

$1,200,000 aggregate per accident, for a three-year period at an annual premium of $1,312. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

CAPA Liability Insurance was the subject of a memo to the Board from the Manager of Properties, notifying the Board of the liability insurance program through the California Association of Port Authorities which provides $100,000,000 of coverage in excess of the Port's $1,000,000 primary coverage for all Port areas and operations, except for the Airport, and that CAPA intends to place this coverage with Lloyds of London at an annual premium of $345,015, with the Port's share to be approximately $60,378. It was recommended that the Board approve participation in the CAPA excess liability insurance program. It was further noted that certain other ports have indicated that they would be participating, and the Port's share of the premium would be reduced. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Personnel Items contained in a memo to the Board from the Personnel Department recommended the appointment of Regina J. Moss as Youth Aide, Class "B", effective May 19, 1980, at $6.14 per hour. Also recommended was the creation of six additional positions of Engineering Assistant and two additional positions of Senior Engineering Assistant to provide promotional opportunities. Further recommended was the finding that the eligible list for Port Maintenance Foreman is appropriate to certify for the position of Port Maintenance Leader, as provided for in the Port Personnel Rules, and approve the prepared job specification and the new title for the position of Port Maintenance Leader. The recommendations were approved on passage of Resolution No. 25953 for appointment; Resolution No. 25954 for job specification; and Resolution No. 25955 for approving the eligible list.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of the Port Attorney and the Manager, Traffic Management and Customer Service to Washington, D.C. on or about May 27, 1980, to attend an Interstate Commerce Commission Pre-Hearing conference on ICC Docket No. 37417; the travel of President Berkley, Commissioners Eng, Creque, and Soda, the Executive Director, the Director of Maritime Activities, and the Secretary of the Board to Europe/Nigeria on or about May 16, 1980, for trade promotion and calls on shipping line companies, with the travel of Mr. W. D. Passenier of the firm of Van Ommeren BV for the European portion of the trip; the travel of the General Manager, Marine Terminals Department, to Seattle, Washington, on or about May 22, 1980, to attend a Joint Traffic Committee Meeting of the California Association of Port Authorities and the Northwest Marine Terminals Association; the travel of Ryuichiro Ishida, Marine Commercial Representative V, to New York on or about May 19, 1980, to meet with Japanese importers and exporters; the travel of the Manager, General Aviation, to Dallas, Texas, on or about June 3, 1980, to attend the AAAE Conference; the travel of the Manager, Marine Operations and Chief Wharfinger, to Seattle, Washington, on or about May 15, 1980, to attend a seminar by the American Association of Port Authorities; the travel of Eddie Lee, Building Maintenance Engineer, to Salt Lake City, Utah, on or about May 28, 1980, to inspect the construction of passenger loading bridges at Jetway in Ogden, Utah. The recommendations were approved on passage of Resolution No. 25956.

Disposal of Container Spreaders was the subject of a memo to the Board from the Manager, Purchasing Department, recommending approval to sell two (2) container spreaders to Sea-Land for $11,000.00. The recommendation was approved on passage of Resolution No. 25957.

At the hour of 3:25 p.m. Commissioner Smith rejoined the meeting.

The following reports were read and ordered filed:

Summary of Cash - Port Revenue and Construction Funds as of May 6, 1980.

Summary of Cash and Accounts Receivable Port Revenue Fund 770 for the Month of April 1980.

Accounts Receivable - 35 Days or More in Arrears as of May 6, 1980

Accounts Receivable - Referred to Port Attorney as of May 6, 1980.

Summary of Claims Paid from Various Funds for the Period April 16, 1980 through May 1, 1980.

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

Ayes:	Commissioners Creque, Eng, Rodriguez, Smith and 1st Vice President Connolly - 5
Noes:	None
Absent:	Commissioner Soda and President Berkley - 2

"RESOLUTION NO. 25946

RESOLUTION AUTHORIZING THE EXECUTIVE DIRECTOR TO EXECUTE MEMORANDUM OF UNDERSTANDING WITH PERALTA COMMUNITY COLLEGE DISTRICT."

"RESOLUTION NO. 25947

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH THE RATCLIFF ARCHITECTS."

"RESOLUTION NO. 25948

RESOLUTION ACCEPTING WORK PERFORMED BY PORT-A-PORT WEST, INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25949

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH THOMAS D. EYCHNER CO., INC."

"RESOLUTION NO. 25950

RESOLUTION ACCEPTING WORK PERFORMED BY THOMAS D. EYCHNER CO., INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25951

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

"RESOLUTION NO. 25952

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF YARD IMPROVEMENTS, BERTH 10, OUTER HARBOR TERMINAL, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25953

RESOLUTION APPOINTING REGINA J. MOSS TO THE POSITION OF YOUTH AIDE, CLASS "B"."

"RESOLUTION NO. 25954

RESOLUTION APPROVING REVISED CLASS SPECIFICATIONS FOR AND CLASSIFYING THE POSITION OF PORT MAINTENANCE LEADER."

"RESOLUTION NO. 25955

RESOLUTION DESIGNATING PORT MAINTENANCE FOREMAN ELIGIBLE LIST AS APPROPRIATE ALTERNATE ELIGIBLE LIST FOR POSITION OF PORT MAINTENANCE LEADER."

"RESOLUTION NO. 25956

RESOLUTION AUTHORIZING CERTAIN TRAVEL."

"RESOLUTION NO. 25957

RESOLUTION AUTHORIZING SALE OF CERTAIN SURPLUS PROPERTY."

"RESOLUTION NO. 25958

RESOLUTION AUTHORIZING ATTORNEYS REPRESENTING THE STATE OF CALIFORNIA TO ACT AS SPECIAL ASSISTANTS TO THE PORT ATTORNEY IN UNLAWFUL DETAINER ACTIONS, AND REPEALING RESOLUTION NO. 25922."

"RESOLUTION NO. 25959

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 25960

RESOLUTION WAIVING FOR LIMITED PURPOSES PORT'S RIGHT OF FIRST REFUSAL TO PURCHASE FROM SOUTHERN PACIFIC TRANSPORTATION COMPANY VACANT LAND AT 85TH AVENUE NEAR SAN LEANDRO STREET."

"RESOLUTION NO. 25961

RESOLUTION ADJUSTING RENTAL COMPENSATION PAYABLE UNDER MARINE TERMINAL LEASE AND AGREEMENT WITH MATSON TERMINAL, INC."

"RESOLUTION NO. 25962

RESOLUTION COMMENDING CAPTAIN THOMAS R. EDDY UPON THE OCCASION OF HIS RETIREMENT AS PORT DIRECTOR OF THE CITY OF RICHMOND."

Port Ordinance No. 2305 being, "AN ORDINANCE APPROVING AND AUTHORIZING THE EXECUTION OF A LEASE WITH DON WILSON YACHT SALES, INC.," and Port Ordinance No. 2306 being, "AN ORDINANCE AMENDING SECTION 5.012 OF PORT ORDINANCE NO. 867 CHANGING THE SALARY OF SPECIAL ASSISTANT TO THE EXECUTIVE DIRECTOR, CLASS "B", and Port Ordinance No. 2307 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 867 TO CREATE ONE ADDITIONAL POSITION OF BUILDING MAINTENANCE ENGINEER, TO CREATE SIX ADDITIONAL POSITIONS OF YOUTH AIDE, CLASS "BB", AND TO REDUCE THE NUMBER OF YOUTH AIDE, CLASS "C" POSITIONS BY SIX," were read a second time and passed by the following vote:

Ayes: Commissioners Creque, Eng, Rodriguez, Smith and 1st Vice President Connolly - 5

Noes: None

Absent: Commissioner Soda and President Berkley - 2

Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SECTIONS 8.072 AND 8.084 OF PORT ORDINANCE NO. 867 CREATING TWO ADDITIONAL POSITIONS OF SENIOR ENGINEERING ASSISTANT AND SIX ADDITIONAL POSITIONS OF ENGINEERING ASSISTANT," was read a first time and passed to print by the following vote:

Ayes: Commissioners Creque, Eng, Rodriguez, Smith and 1st Vice President Connolly - 5

Noes: None

Absent: Commissioner Soda and President Berkley - 2

At the hour of 3:30 p.m. the Board entered into executive session on personnel matters and reconvened in open session at the hour of 4:00 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 3, 1980, at 2:00 p.m. in the office of the Board, Room 376, 66 Jack London Square, Second Vice President Smith presiding, due written notice having been given to members of the Board.

Commissioners present: Connolly, Creque, Eng, Rodriguez, Smith, Soda and President Berkley - 7

Commssioners absent: None

Also present were the Executive Director; Director of Administrative Services; Port Attorney; Chief Engineer; Assistant Chief Engineer; Director of Aviation; Airport Manager; Director of Maritime Activities; Director of Properties; Director of Fiscal Affairs; Special Assistant for Public Affairs; Manager, Air Traffic Development; Director of Public Relations and Advertising; and Secretary of the Board.

Mr. Lawrence E. Harbison, Semiskilled Laborer, received his 20-year service pin, and Mr. Miguel M. Ruiz, Semiskilled Laborer, received his 10-year service pin.

Mr. Ray Gatchalian, of the Oakland International Dragon Boat Association, appeared before the Board to inform the Board of their activities and that they would be participating in the race in Hong Kong this month.

BOARD OF PORT COMMISSIONERS
MEETING OF JUL 1 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

Recommended Fees for Executive Terminal Usage was the subject of a memo to the Board from the Manager, General Aviation, notifying the Board that the Executive Terminal will be in operation on or about July 1, 1980, and it was recommended that the Board approve certain fees for its use. The fees for adjacent tie-down space would be the existing rate plus a premium of 50%. Conference Room charges will be $25.00 for a half-day and $40.00 for a full day, with no charges if 100 gallons of aviation fuel are purchased. All departures having ten or more passengers will be assessed a minimum of $10.00, plus $1.00 per passenger over 10 passengers. All commercial operations having 20 or more passengers will be required to utilize the Charter Counter and will be assessed $20.00 for each movement. Use of the HOBART Auxilliary Power Unit will be $25.00 for the first 30 minutes and $15 for each additional 30 minutes. The recommendation was approved on passage of an ordinance to print.

Special Fares--Oakland Air-BART was the subject of a memo to the Board from the Manager, Air Traffic Development, recommending approval to establish special fees for the operation. Senior citizens and handicapped would ride free, and children up to 12 accompanied by an adult would ride free. Employees of the South Airport and South Airport tenants would be charged 50c through book tickets of 40 sold for $20.00. The recommendation was approved on an ordinance passed to print.

Agreement with Harbor Bay Isle Associates to Relocate Noise Contour Lines was the subject of a memo to the Board from the Executive Director, notifying the Board of certain negotiations between the Port and Harbor Bay Isle Associates concerning the relocation of the 70 dB CNEL noise contour lines on Bay Farm Island. That agreement has now been reached. It was recommended that the Board approve the agreement which would allow 24 additional Harbor Bay Isle acres to be developed for residential use, and

establishes more stringent noise attenuation standards for the 314 acre business park; a noise easement and release covering 256 acres of Harbor Bay Isle's 314 acre business park property; and a covenant prohibiting in the 314 acre business park any residential, public school, public library or open air amphitheatre use; a covenant restricting total Bay Farm Island houses on Harbor Bay Isle property to 3,200 with not more than 800 houses in Village 5 (closest to airport noise source) and 300 houses in the 24 acre area; grants to the Port noise easements and releases over any other Bay Farm Island land which Harbor Bay Isle may acquire that is on the noisy side of the 65 dB CNEL noise contour line, and they will not oppose any Port application for a variance to extend the time to comply with state airport noise regulations; or apply for any further relocation of the 70 dB CNEL noise contour line or relocation of the 65 dB line except under limited circumstances. The recommendation was approved on passage of Resolution No. 25985.

Amendment of Ordinance 1149--Clarifying "Commercial Operations" Definition was the subject of a memo to the Board from the Manager, General Aviation, recommending approval to make certain amendments to the definition in the ordinance which defines "commercial operations". The change more accurately reflects changes in business practices in the aviation community. The recommendation was approved on passage of an ordinance to print.

License Agreement Renewal--Aero Dyne was the subject of a memo to the Board from the Director of Properties, recommending approval to renew an agreement for space in Building L-663, used for the sale of aircraft parts and equipment, at a new total monthly rental of $552.68. The recommendation was approved on a motion approved by Commissioner Rodriguez, seconded and passed unanimously.

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 its corporate aircraft, at a new total monthly total of $1,852.56. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Supplement to Lease--FAA Flight Service Station was the subject of a memo to the Board from the Director of Properties, notifying the Board that the new building is finished and was ready for occupancy June 1, 1980. It was recommended that the Board approve the first supplemental agreement to the lease, which establishes June 1, 1980, as the start of the lease term, and establishes 11,131 sf as the actual square footage. The recommendation was approved on passage of Resolution No. 25963.

Acceptance of Federal Aviation Administration ADAP 04 Grant Amendment #1 to Increase Amount of Funding was the subject of a memo to the Board from Port Supervising Engineer Keith Quan, notifying the Board that all items covered under the Airport Development Aid Program Grant 04 have been completed, and it was recommended that the Board approve an amendment which increases the funding from $1,450,274.00 to $1,537,422.27. The increase is the result of the FAA's final audit of certain additional costs. The recommendation was approved on passage of Resolution No. 25964.

Building Permit Application Construction of Warehouse National Airmotive Corporation 7200 Lockheed Way, North Airport was the subject of a memo to the Board from the Port Environmental Manager, recommending approval for the construction of a 20,000 sq. ft. warehouse building adjacent to their office building on property leased from the Port. The building will provide additional warehouse storage area for airmotive parts and tools, conform to

the North Airport Development Standards, and is estimated to cost $304,000. The project is categorically exempt, and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 25965.

Lease Extension and Rental Adjustment--Goodman's was the subject of a memo to the Board from the Director of Properties, notifying the Board of the lease which expires June 30, 1980, and the one remaining 5-year option to extend the term, which has been exercised by Goodman's. Certain negotiations have occurred and it was recommended that the Board approve a supplement to the Goodman's lease to extend the term to June 30, 1985, with the following principal provisions: An increase in the minimum rental to $4,000.00 per month during the first and second years and to $4,350.00 per month during the remaining three years of the option. Either party will have the right to cancel the lease on one-year's written notice, and if the right is exercised, minimum rental during the last six months of the one-year notice period would be reduced $2,000.00 per month. The percentage rental of 6% would remain unchanged, and the percentage during the last six months would be averaged separately from the preceeding periods, in a non-operational period not to exceed 90 days beyond the one-year notice period for Goodman's to remove personal property and equipment, with a rental during this 90-day non-operational period of $150.00 per month. An additional provision also provides for the purchase or replacement of major personal property needed for the operation of the business. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Marina Rates and Charges was the subject of a memo to the Board from the Director of Properties, recommending approval to increase the rates and charges for Port's Embarcadero Cove Marina. The increase averages approximately 9%, and is based on $3.00 per lineal foot and will be effective

August 1, 1980. It was noted that no additional charge would be made for the utility costs. The recommendation was passed on an ordinance to print.

License Renewal--Philbrick was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for shop space in Building H-103, used in his small boat construction repair business, for a new total monthly rental of $586.21. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Mardeco Sublease was the subject of a memo to the Board from the Director of Properties, recommending approval of a month-to-month sublease between Mardeco, Inc. and Klaus Gohlkestein, operator of the El Girasol retail store at Jack London Village, covering 493 sf of storage space in Building F-206 at $173 per month. The recommendation was approved on passage of Resolution No. 25966.

Jack London Village Subleases was the subject of a memo to the Board from the Director of Properties, recommending approval of two sublease amendments, for the Rubber Ducky and Things Tagalog, which will provide for 5-year option periods. The recommendation was approved on passage of Resolution No. 25967.

Rental Adjustment--Peabody Barnes was the subject of a memo to the Board from the Director of Properties, recommending approval to increase their rental for a one-acre ground lease site on Hegenberger Road to $550.25 per month, as provided for in the lease. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Expansion of Jack London Square Boundary and Renumbering of Street Addresses within Jack London Square Area was the subject of a memo to the Board from the Chief Engineer, notifying the Board that with the recent purchase of the former Santa Fe property and redevelopment of the Clay Street Pier area, Jack London Square has been effectively extended east of Alice Street and west, to and including the Clay Street Pier. It was recommended that the Board approve the expansion of the western and eastern boundaries of Jack London Square to include the new areas and renumber the street addresses within Jack London Square, beginning at the KTVU site, and increasing in a westerly direction. The recommendation was approved on passage of an ordinance to print for expansion of the square and on a motion by Commissioner Rodriguez, seconded and passed unanimously, for the new street addresses.

Building Permit Application Alterations to Building P107, Mike Lampe Yachts, Inc. was the subject of a memo to the Board from the Environmental Planner, recommending approval for certain alterations to Port Building P-107, which would consist of reroofing, new windows, doors and repainting; interior partition walls; wooden deck; new storage shed; a 6-foot high chain link fence; landscaping and irrigation; and associated electrical and mechanical work. The estimated cost 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. 25968, subject to the execution of the lease prior to any work, and all other permits be obtained.

Contract Completion for Construction of Pardee Drive From Edgewater Drive to San Leandro Channel was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, notifying the Board of the time delays experienced by the contractor, Gallagher & Burk, Inc. and recommending that the contract be extended through April 17, 1980, and accepted as complete as

of that day at a contract price of $344,636.73. The recommendation was approved on passage of Resolution No. 25986 for time extension and Resolution No. 25987 for accepting contract.

Contract Completion, Demolition of Buildings B-402 and B-402 and of Slab and Foundation from Previously Demolished Buiilding B-403, Outer Harbor was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, notifying the Board that the contractor, Abdo S. Allen & Company, was late in the completion of both phases of the contract, and recommending that the contract be extended 13 calendar days for Phase A, the contractor assessed $8,700.00 in damages and the work accepted as complete as of January 31, 1980, and that the contract time for Phase B be extended for 28 calendar days, the contractor assessed $500.00 in damages and the work accepted as complete as of February 12, 1980, with the contractor paid $64,130.00. The recommendation was approved on passage of Resolution No. 25988.

Amendment to Agreement for Engineering Services for McKay International Engineers was the subject of a memo to the Board from Port Supervising Electrical/Mechanical Engineer, notifying the Board of the agreement for consultation services in connection with the design, construction, installation and testing of two container cranes being built by Krupp Industrie-Und Stahlbau, for installation at Berth 5, and that the scope of the work is considerably larger than originally estimated. It was recommended that the Board approve a supplemental agreement which increases the maximum total compensation from $24,000.00 to $32,000.00, with provision for up to $11,000.00 of additional compensation at the discretion of the Executive Director. The recommendation was approved on passage of Resolution No. 25969.

Postponement of Bids for Construction and Installation of Container Cranes at Charles P. Howard Terminal was the subject of a memo to the Board from Port Supervising Electrical/Mechanical Engineer, notifying the Board of certain delays in the terminal project, and of continuing negotiations with prospective tenants. Under the current construction schedule the wharf will not be finished until after the erection of the cranes, as originally scheduled, and it was recommended that the Board cancel bid opening for the cranes, scheduled for June 4, 1980. It was further noted that the cranes would be advertised at a later date. After discussion the recommendation was approved on the passage of Resolution No. 25970.

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 T. Tim Boyle, a former residential tenant, in the amount of $2,333.33. The recommendation was approved on passage of Resolution No. 25971.

Port of Oakland Tariff No. 2--Definition of "Ton" was the subject of a memo to the Board from the General Manager, Marine Terminals Department, recommending approval to amend the Port's tariff with regard to the definition of a ton under the metric system. The recommendation was approved on an ordinance passed to print.

Port of Oakland Tariff No. 2--Metal Wharfage Rates was the subject of a memo to the Board from the General Manager, Marine Terminals Department, recommending approval to amend the Port tariff by adding more definition to the type of package for metals. The recommendation was approved on an ordinance passed to print.

Port of Oakland Tariff No. 2--Livestock Wharfage Rates was the subject of a memo to the Board from the General Manager, Marine Terminals Department, recommending approval to establish the rates for livestock which will range from $.95 dollars per head, for hogs, sheep and goats, to $3.10, for cattle, horses and other larger animals. The recommendation was approved on passage of an ordinance to print.

Contract Completion, Modification of Berth H Yard, Seventh Street Terminal was the subject of a memo to the Board from the Port Supervising Engineer Roy A. Clark, notifying the Board of the delays experienced in the wharf and recommending that the contract with Gallagher & Burk be, for Part A, extended to October 26, 1979 and, for Part B, extended to March 18, 1980, and accepted as complete as of that date with a contract price of $241,260.79. The recommendation was approved on passage of Resolution No. 25989 for time extension and Resolution No. 25990 for accepting contract.

Contract Completion, Construction of Office Building C-352, Berth 5 was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, recommending that the contract with S.P.V. Construction Co., for the building work, be accepted as complete as of December 17, 1979, and the contract for the landscaping be extended through May 20, 1980, and be accepted as complete as of that date with a contract price of $698,870.52. The recommendation was approved on passage of Resolution No. 25991 for time extension and Resolution 25992 for accepting the contract.

Contract Completion, Construction of Access Road to Container Freight Station, Middle 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 be extended through April 14, 1980 and be accepted as complete as of that date with a contract price of $99,434.63. The recom-

mendation was approved on passage of Resolution No. 25993 for time extension and Resolution No. 25994 for accepting contract.

Approval of Change Order for Dredging at Berths 2 and 3, Outer Harbor Terminal was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, notifying the Board that a shoal developed at Berths 2 and 3, and it was necessary to issue a change order to Smith-Rice Company, the contractor for the Berth 5 dredging contract, to remove the shoal to maintain the Berth at a minimum minus 35 feet. It was recommended that the Board ratify the issuing of Change Order No. 3 to Smith-Rice Company contract, at a total cost not exceeding $35,000.00. The recommendation was approved on a motion of Commissioner Rodriguez, seconded and passed unanimously.

Approval of Change Order to Contract for Demolition of Buildings at Howard Terminal was the subject of a memo to the Board from Port Supervising Engineer Roy A. Clark, notifying the Board that delays experienced by a contractor, Charles S. Campanelli, Inc., as many of the tenants due to vacate have experienced delays in moving. It was recommended the Board authorize a change order in the lump sum amount of $45,000 as full compensation for all costs arising from all delays associated with site availability that have occurred and will occur through October 31, 1980. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

New Twenty-Year Lease and Preferential Assignment Agreement with Sea-Land Service, Inc. was the subject of a memo to the Board from the Executive Director, notifying the Board that Sea-Land and its corporate parent, the R. J. Reynolds Company, has approved the 20-year agreement as previously prepared and is now estimated to commence on August 1, 1980. The compensation level for the parcels results in a total guaranteed Sea-Land

annual rental of $3,100,267 with increases in 1985, 1990 and 1995. Additionally, when Sea-Land's tonnage exceeds 1.5 million revenue tons per calendar year it will pay to the Port 50% of the wharfage rate then prevailing on the excess tonnage. The Port will also receive 50% of the terminal tariff revenues from any secondary user's. The recommendation was approved on passage of an ordinance to print.

Appointment of Auditor for the Fiscal Year Ending June 30, 1980 was subject of a memo to the Board from the Director of Fiscal Affairs, recommending approval to retain the John F. Forbes & Company to examine the Port's financial statements for the fiscal year ending June 30, 1980 at a fee not to exceed $25,000. 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 Personnel Department, recommended the appointment of Kim W. Baughman and Conrado M. Perdiguerra, as Engineering Assistant, effective May 20, 1980, at $1516 per month; Robert A. Kaehms, as Engineering Assistant, effective May 26, 1980, at $1516 per month; Amy E. Baba, as Engineering Assistant, effective June 4, 1980, at $1516 per month; Francis K. Low and George W. Alston, as Engineering Assistant, effective June 16, 1980, at $1516 per month; David D. Nemcik and Kim W. Baughman, as Senior Engineering Assistant, effective June 4, 1980, at $1757 per month; Cheryl M. Lawrence, as Administrataive Secretary, effective May 27, 1980, at $1411 per month; John Poon, as Programmer, effective May 29, 1980, at $1386 per month; Pauline Garcia and Wayne R. Flores, as Youth Aide, Class "BB", effective June 4, 1980, at $6.98 per hour; Gay-Wing Joe, as Engineering Intern, effective June 18, 1980, at $7.83 per hour; and Ann Panella, as Relief Reservation Clerk, effective May 17, 1980, at $6.46 per hour. Also recommended was a military leave of absence for Charles

Boyd, Port Environmental Planner, for 10 working days; a military leave of absence for Peter G. Martinez, Airport Serviceman, for 13 working days; a family death leave of absence for Hollis S. Frazier, Semiskilled Laborer, for 4 working days; and a personnel leave of absence for Newton Pakshing Chiu, Airport Janitor, for 10 working days. Further recommended was approval of the job specification and the examination announcement for the position of Junior Electrical and Mechanical Engineer; and the job specification for the position of Port Senior Auditor. Additionally recommended was the creation of one position of Port Senior Auditor; and one additional position of Junior Environmental Planner. The recommendation was approved on passage of Resolution No. 25972 for appointments; Resolution No. 25982 for leaves of absence; Resolution No. 25983 for job specifications; Resolution No. 25984 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 Gary Hallin, Marine Commercial Representative IV, to Kansas City, Missouri on or about June 14, 1980 for trade promotion purposes; travel of Executive Director and the Director of Aviation to Washington, D. C. , on or about June 16, 1980 for a meeting with air carrier representatives; with the continued travel of the Executive Director to Amsterdam, Netherlands to participate in the Terminal Operators Conference being held June 18 through June 20, 1980; travel of the Assistant Port Attorney to Washington, D. C. on or about June 3, 1980 to attend the Civil Aeronautics Board Prehearing Conference in Boston-London Service Case; and the travel of Albert Lim, Supervising Electrical/Mechanical Engineer, to Ogden, Utah on or about June 1 through June 13, 1980 to inspect and witness final testing of passenger loading bridges. The recommendation was approved

on passage of Resolution No. 25973.

Specifications and Authority to advertise for bids for a contract to Furnish and Deliver Vehicles to the Port of Oakland was the subject of a memo to the Board from the Manager, Purchasing Department, recommending their approval and authority to advertise for bids for 5 special equipment vehicles. The recommendation was approved on passage of Resolution No. 25974.

Amendment to Personnel Rules was the subject of a memo to the Board from the Director of Administrative Services, notifying the Board of certain meetings held with the City and that the City has agreed that for certain Port personnel positions, the Port would be responsible for the classification and testing process for filling these Port positions. Other meetings with the State of California cooperative personnel services division have established testing procedures for this process. It was recommended the Board modify Section 4.31 of the Port Personnel Rules to allow for the testing and certification of eligibles from this testing to the State Personnel Board or other testing agency. The recommendation was approved on a passage of an ordinance to print.

Boston-London Service Case, Civil Aeronautics Board Docket 37867 was the subject of a letter to the Board from the Port Attorney, notifying the Board of the case and that the Civil Aeronautics Board selected World for the exemption authority which would expire 60-days after the final certificate authority granted in the Boston-London Service Case; and that World announced the commencement of this service in June 1, 1980. As the case in the service would be linked with World's existing Oakland's Transcontinental Service, it was recommended the Board ratify petition for leave to intervene and participate in the prehearing conference. The recommendation was approved on passage of Resolution No. 25975.

Offer of Noise Easement to the Port was the subject of a letter to the Board from the Port Attorney, notifying the Board that the owners of approximately 6 acres in the Bay Farm Island, Alameda, property have offered a noise easement to the Port to allow for the residential development approval process. It was noted that the procedure was developed by past conflicts concerning airport noise. It was recommended the Board accept the noise easement offer subject to the Port's retention of its rights to object to the development on safety grounds. The recommendation was approved on passage of Resolution No. 25976.

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, 1980.

Status of Consultant Contracts in Progress as of June 1, 1980.

Summary of Cash - Port Revenue and Construction Fund as of May 26, 1980.

Summary of Claims Paid from Various Funds for the Period May 2, 1980 through May 22, 1980.

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

Ayes:	Commissioners Eng, Rodriguez, Soda and 2nd Vice President Smith - 4
Noes:	None
Absent:	Commissioners Connolly, Creque and President Berkley - 3

"RESOLUTION NO. 25963

RESOLUTION AUTHORIZING EXECUTION OF MODIFICATION/SUPPLEMENT NO. 001 TO LEASE NO. DOT-FA75WE-3352A WITH UNITED STATES OF AMERICA FOR FAA FLIGHT SERVICE STATION."

"RESOLUTION NO. 25964

RESOLUTION ACCEPTING AMENDMENT NO. 1 TO GRANT OFFER OF THE UNITED STATES OF AMERICA AND AUTHORIZING EXECUTION OF AMENDMENT NO. 1 TO GRANT AGREEMENT WITH THE FEDERAL AVIATION ADMINISTRATION UNDER PROJECT NO. 8-06-0170-04, CONTRACT NO. DOT FA74WE-2962."

"RESOLUTION NO. 25965

RESOLUTION GRANTING NATIONAL AIRMOTIVE CORPORATION, A CALIFORNIA CORPORATION, AND WHOLLY OWNED SUBSIDIARY OF REPUBLIC CORPORATION, A DELAWARE CORPORATION, PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25966

RESOLUTION CONSENTING TO SUBLEASE BY MARDECO, INC., TO KLAUS GOHLKESTEIN."

"RESOLUTION NO. 25967

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

"RESOLUTION NO. 25968

RESOLUTION GRANTING MIKE LAMPE YACHTS, INC. PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 25969

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH MC KAY INTERNATIONAL ENGINEERS."

"RESOLUTION NO. 25970

RESOLUTION CANCELING OPENING OF BIDS AND REJECTING BIDS ON PLANS AND SPECIFICATIONS FOR CONSTRUCTION AND INSTALLATION OF CONTAINER CRANES AT CHARLES P. HOWARD TERMINAL."

"RESOLUTION NO. 25971

RESOLUTION APPROVING AND AUTHORIZING RELOCATION PAYMENTS TO D. TIME BOYLE."

"RESOLUTION NO. 25972

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 25973

RESOLUTION CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 25974

RESOLUTION APPROVING SPECIFICATIONS FOR FURNISHING AND DELIVERING FIVE (5) VEHICLES TO THE PORT OF OAKLAND AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 25975

RESOLUTION RATIFYING THE FILING BY THE PORT ATTORNEY OF PETITION FOR LEAVE TO INTERVENE IN PROCEEDINGS BEFORE THE CIVIL AERONAUTICS BOARD IN THE BOSTON-LONDON SERVICE CASE."

"RESOLUTION NO. 25976

RESOLUTION AUTHORIZING ACCEPTANCE AND RECORDATION OF NOISE EASEMENT AND RELEASE FROM VICTORIAN VILLAGE ASSOCIATES, EMILY D. SILVA, GREGORY A. SILVA, RAYMOND F. SILVA AND ROLEEN A. SILVA."

"RESOLUTION NO. 25977

RESOLUTION RATIFYING APPOINTMENT OF STANLEY HALL TO THE POSITION OF SPECIAL ASSISTANT TO THE EXECUTIVE DIRECTOR, CLASS "B".

"RESOLUTION NO. 25978

RESOLUTION APPROVING AND AUTHORIZING PAYMENT OF REAL ESTATE BROKERAGE COMMISSION TO ROBBINS & COMPANY."

"RESOLUTION NO. 25979

RESOLUTION FIXING RENTALPURSUANT TO LEASE WITH OAKLAND-ALAMEDA COUNTY COLISEUM, INC."

"RESOLUTION NO. 25980

RESOLUTION COMPROMISING AND SETTLING CLAIMS OF LINCOLN OAKFOST ASSOCIATES."

"RESOLUTION NO. 25981

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 25982

RESOLUTION CONCERNING CERTAIN LEAVES OF ABSENCE."

"RESOLUTION NO. 25983

RESOLUTION APPROVING CLASS SPECIFICATIONS FOR AND CLASSIFYING THE POSITIONS OF PORT SENIOR AUDITOR AND JUNIOR ELECTRICAL AND MECHANICAL ENGINEER."

"RESOLUTION NO. 25984

RESOLUTION APPROVING EXAMINATION ANNOUNCEMENT FOR THE POSITION OF JUNIOR ELECTRICAL AND MECHANICAL ENGINEER."

"RESOULTION NO. 25985

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH HARBOR BAY ISLE ASSOCIATES, DORIC DEVELOPOMENT, INC. AND UTAH INTERNATIONAL, INC."

"RESOLUTION NO. 25986

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

"RESOLUTION NO. 25987

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

"RESOLUTION NO. 25988

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

"RESOLUTION NO. 25989

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

"RESOLUTION NO. 25990

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

"RESOLUTION NO. 2599[illegible]

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH S.P.V. CONSTRUCTION, INC."

"RESOLUTION NO. 25992

RESOLUTION ACCEPTING WORK PERFORMED BY S.P.V. CONSTRUCTION, INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 25993

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

"RESOLUTION NO. 25994

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

"RESOLUTION NO. 25995

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH DR. JACQUELINE KNIGHTEN."

Port Ordinance No. _____ being, "AN ORDINANCE ESTABLISHING REVISED FARE SCHEDULE FOR OAKLAND AIR-BART BUS SERVICE BETWEEN METROPOLITAN OAKLAND INTERNATIONAL AIRPORT AND BAY AREA RAPID TRANSIT COLISEUM/OAKLAND AIRPORT STATION", and Port Ordinance No. _____ being "AN ORDINANCE AMENDING SECTION 2.01 OF PORT ORDINANCE NO. 867 TO ADOPT NEW SALARY SCHEDULE NO. 67.2, AMENDING PORT ORDINANCE NO. 867 TO CREATE ON NEW POSITION OF PORT SENIOR AUDITOR AND TO CREATE ON ADDITIONAL POSITION OF JUNIOR ENVIRONMENTAL PLANNER", and Port Ordinance No. _____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 1284 TO REVISE THE DESIGNATION OF JACK LONDON SQUARE", and Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SECTION 1 OF AND ADDING SECTION 10.11 TO PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR USE OF FACILITIES AND THE PROVISION OF AVIATION FUEL AT THE METROPOLITAN OAKLAND INTERNATIONAL AIRPORT", and Port Ordinance No. _____ being, "AN ORDINANCE AUTHORIZING THE EXECUTION OF A LEASE AND PREFERENTIAL ASSIGNMENT AGREEMENT WITH SEA-LAND SERVICE, INC.", 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", and Port Ordinance No. _____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO DEFINITION OF TECHNICAL TERMS AND TO WHARFAGE RATES", and Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SECTION 4.31 OF PORT ORDINANCE NO. 2199 ESTABLISHING PERSONNEL RULES AND PROCEDURES OF THE PORT OF OAKLAND," were read a second time and passed to print by the following vote:

Ayes:	Commissioners Eng, Rodriguez, Soda and 2nd Vice President Smith - 4
Noes:	None
Absent:	Commissioners Connolly, Creque and President Berkley - 3

Port Ordinance No. 2308 being, "AN ORDINANCE AMENDING SECTIONS 8.072 AND 8.084 OF PORT ORDINANCE NO. 867 CREATING TWO ADDITIONAL POSITIONS OF SENIOR ENGINEERING ASSISTANT AND SIX ADDITIOINAL POSITIONS OF ENGINEERING ASSISTANT," were read a first time and passed to print by the following vote:

Ayes:	Commissioners Eng, Rodriguez, Soda and 2nd Vice President Smith - 4
Noes:	None
Absent:	Commissioners Connolly, Creque and President Berkley - 3

At the hour of 2:45 p.m. the Board entered into executive session on meet and confer matters and reconvened in open session at the hour of 3:47 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 17, 1980, at the hour of 2:02 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; Airport Manager; Manager, General Aviation; Manager, Air Traffic Development Department; Director of Properties; Director of Maritime Activities; Manager, Cargo Marketing Department; Equal Opportunity Officer; and Secretary of the Board.

The minutes of the regular meeting of May 6, 1980 and the adjourned regular meeting of May 13, 1980 were approved as submitted and ordered filed.

The Director of Maritime Activities introduced the Chinese Port Management Trainees who are attending the Port's program for technical assistance. The group thanked the Board for the opportunity to take part in the program.

BOARD OF PORT COMMISSIONERS
MEETING OF JUL 1 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

Airport Development Aid Program (ADAP-10), Acceptance of FAA Grant Offer was the subject of a memo to the Board from Port Principal Engineer Keith Quan, notifying the Board that the Federal Aviation Administration has extended a Grant Offer in the sum of $1,788,203 for two projects, resurfacing of west end of Taxiway 1 and construction of additional terminal apron, and it was recommended that the Board accept the offer. The recommendation was approved on passage of Resolution No. 25996.

Ticket Counter for Apollo Airways was the subject of a memo to the Board from the Director of Properties, recommending approval for Apollo Airways to vacate their exclusive ticket counter adjacent to Gate 18 and share Western Airlines' counter at a nominal cost. The recommendation was approved on passage of Resolution No. 26019.

Assignment of Leases and License Agreements--Western Airmotive was the subject of a memo to the Board from the Director of Properties, notifying the Board that Aerospace Services, Inc., has been merged into Western Airmotive Company, Inc., and recommending that the various leases and license agreements be assigned to Western Airmotive Company, Inc. The recommendation was approved on passage of Resolution No. 25997, Resolution No. 25998, Resolution No. 25999, and Resolution No. 26000.

License Agreement Renewal--California Air Charter was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for space in Building L-210, used as an operational base for their air carrier service at a new total monthly rental of $1,891.42. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously.

Award of Contract for Furnishing and Installing Ticket Lift Counters and Cabinets to the 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 two bids received and recommending award of the contract to Commercial Casework, Inc., the low bidder, at $42,830. The recommendation was approved on passage of Resolution No. 26012.

Assignment of Duty Free Lease was the subject of a memo to the Board from the Director of Properties, notifying the Board that Duty Free Shoppers Limited has organized a wholly-owned subsidiary called DFS North America Limited to operate their mainland operations, and it was recommended that the Board approve the assignment of the lease and license agreement to the new subsidiary. The recommendation was approved on passage of Resolution No. 26020.

Specifications and Authority to Advertise for Bids to Furnish and Deliver Buses to the Port of Oakland was the subject of a memo to the Board from the Manager, Air Traffic Development Department, recommending their approval and authority to advertise for bids for two mid-size buses to be used in the operation of Oakland Air-BART. Both buses will seat 17 passengers, have a carry-on baggage rack, and one bus will be equipped for the handicapped. The recommendation was approved on passage of Resolution No. 26001.

Dedication of Street, Oakland Airport Business Park was the subject of a memo to the Board from the Chief Engineer, notifying the Board that the portion of Pardee Drive between Edgewater Drive and San Leandro Channel has been completed and approved by the City's Public Works and Electrical Departments, and it was recommended that the Board determine the necessity to open this roadway as a dedicated public street and request the City Manager

and the Council to initiate and carry to completion the proceedings necessary to dedicate the street. It was noted that in keeping the standards and restrictions for the Business Park, the street would have no-parking at-any-time regulations. The recommendation was approved on passage of Resolution No. 26021.

Jack London Village Sublease was the subject of a memo to the Board from the Director of Properties, recommending approval for Ernest and Sandra Cisneros to operate a retail art gallery in the Village; and the relocation of the Book Tree, The Doll Cottage, and Collector's Cove within the Village. The recommendation was approved on passage of Resolution No. 26023 for new subtenant and Resolution No. 26024 for relocations.

Contract Completion, Construction of Parking Lots, Embarcadero Cove Marina, North and Central Basins was the subject of a memo to the Board from Supervising Civil Engineer John O. Wilson, recommending that the contract with Gallagher & Burk, Inc., be extended through February 8, 1980, for Phase I; that the contract time for Phase II be extended through May 15, 1980; and that the contracts be accepted as complete as of the two dates, with a contract price of $174,513,86. The recommendations were approved on passage of Resolution No. 26002 for time extention; and Resolution No. 26003 for accepting contract.

Marine Terminals Corporation, Ninth Avenue Terminal was the subject of a memo to the Board from the General Manager, Marine Terminals, recommending approval of a new Preferential Assignment Agreement with Marine Terminals Corporation for the Ninth Avenue Terminal. The Port will receive 85% of the revenue and 15% of the revenue for MTC, with the minimum annual guaranteed compensation to the Port increased from $400,000 to $650,000. The recommendation was approved on an ordinance passed to print.

Additional Costs for Demolition of Building B-104, Outer Harbor Terminal was the subject of a memo to the Board from Supervising Civil Engineer John O. Wilson, notifying the Board that during the demolition of the building, soil conditions were found to be inappropriate for container yard loadings and the soil must be removed and the underlaying material stabilized. The contract provides for extra costs associated with the project, and it is estimated that these costs could go as high as $50,000 for the additional work. The information was noted and ordered filed.

Award of Contract, Modification of Berth 5, Container Yard, Outer Harbor Terminal was the subject of a memo to the Board from the Chief Engineer, notifying the Board of the seven bids received and recommending award of the contract to McGuire and Hester, the low bidder, at $182,338. It was noted that the Port would give further assistance to the firm with regard to their "good faith efforts" in association with minority subcontractor participation as their initial efforts were limited. The recommendation was approved on passage of Resolution No. 26013.

Port of Oakland's Support of Applications before the Interstate Commerce Commission Filed by American Pacific Container Line was the subject of a memo to the Board from the Manager, Traffic Management and Customer Service Department, notifying the Board that the company has asked the Port to support their application before the ICC for a coastwise feeder service, a coastwise domestic service, and an intercoastal service. It was recommended that the Board support the applications for a coastwise domestic service and a intercoastal service only as the coastwise feeder service has not been well received. The recommendation was approved on passage of Resolution No. 26014.

Contract Completion, Dredging of Berth 5, Outer Harbor Terminal, was the subject of a memo to the Board from Supervising Civil Engineer John O. Wilson, notifying the Board of the contract with Smith-Rice Company, the change orders issued on the contract, and recommending that the contract be accepted as complete as of June 5, 1980, with a contract price of $134,730.00. The recommendation was approved on passage of Resolution No. 26004.

Contract Completion Repair of Concrete Deck, Berth 10 Wharf was the subject of a memo to the Board from Supervising Civil Engineer John O. Wilson, recommending that the contract with William P. Young, Inc., be accepted as complete as of May 8, 1980, with a contract price of $19,977.00. The recommendation was approved on passage of Resolution No. 26005.

Award of Contract, Replacement of Gutter System and Awning Sheeting, Building C-226 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 N. V. Heathorn, Inc., the low bidder at $69,359.00. The recommendation was approved on passage of Resolution No. 26006.

Plans and Specificiations for Reroofing of Building 319, 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 new roof system. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 26007.

Acceptance of Offer to Purchase Surplus Reefer Receptacles was the subject of a memo to the Board from the Manager, Purchasing Department, recommending approval to sell twenty surplus reefer receptacle circuit breaker

assemblies to Oakland Container Terminal for $2,500.00. The recommendation was approved on passage of Resolutuion No. 26008.

Measure J - Port Revenue Bond Ceiling was the subject of a memo to the Board from the Executive Director, notifying the Board that Measure J which would eliminate the nine percent ceiling on interest costs of Port revenue bonds was approved by the voters at the June 3 election. The information was noted and ordered filed.

Personnel Items contained in a memo to the Board from the Personnel Department, recommended the appointment of Ben Betancourt, as Assistant Airport Manager, effective June 9, 1980, at $2,588 per month; Robert D. Randolph, as Junior Enivornmental Planner, effective June 18, 1980, at $1,480 per month; Kathy Maes, as Word Processing Operator, effective June 13, 1980, at $1,181 per month; and Jeannine M. Moss, as Youth Aide, Class "B", effective June 9, 1980, at $6.14 per hour. Also recommended were the creation of one additional position of Senior Typist Clerk, one additional position of Supervising Civil Engineer, and the retitling of the existing position of Senior Commercial Representative to "Assistant Director of Properties and Senior Commercial Representative". Further recommended was the salary increase for Assistant Civil Engineer, Barry B. Barron to salary rate "d" in recognition of his registration as a professional Civil Engineer by the State of California. Additionally recommended were approval of the examination announcement for the position of Port Senior Auditor and the granting of a family leave of absence for Dolores Spainhower, Reservation Clerk, for 23 working days. The recommendations were approved on passage of Resolution No. 26016 for appointments; Resolution No. 26017 for salary increase; Resolution No. 26018 for leave of absence; Resolution No. 26022 for examination announcement; and on an ordinance passed to print for creation and retitling of certain positions.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of the Manager, Cargo Marketing to Chicago, Illinois, on or about June 30, 1980, in connection with the Port's Chicago office; Traffic Representative and Tariff Analyst IV, to Madison, Wisconsin, to attend a seminar on "Railroad Costing and Analysis" and the associated attendance at a further meeting at the University of Wisconsin; travel of the Port Attorney, Director of Maritime Activities, and the Manager of Traffic Management Department to Washington, D.C., on or about June 23, 1980, to attend a pre-hearing conference before the ICC and to attend the Port's Annual Congressional Reception during that period; travel members of the Board, Executive Director, Director of Aviation, Chief Engineer, Director of Public Realtions and Advertising, and the Secretary of the Board to Washington, D.C., on or about June 24, 1980, to attend the Port's Annual Congressional Reception. The recommendation was approved on passage of Resolution No. 26009.

REA Express Tax Redemption was the subject of a letter to the Board from the Port Attorney, notifying the Board that a lien payable to the Alameda County Tax Collector in the sum of $23,173.48 existed from certain possessory interest taxes assessed on property leased from the Port. It was recommended that the Port Attorney be authorized to pay the tax lien protest to prevent any attempt to sell the property and attempt to recover the sum through legal means. It was noted that the Port purchased the leasehold interest and the trustee in bankruptcy was to satisfy all of the tax liabilities. The recommendation was approved on passage of Resolution No. 26025.

Port of Oakland 1957 Revenue Bonds, Series J and K was the subject of a letter to the Board from the Port Attorney, notifying the Board of the issue and that the Series J issue was refinanced by the Series K issue and that the call of the Series J issue can commence on August 1, 1980. It was recommended that the Board approve and direct the Fiscal Agent to give notice of redemption of Series J Bonds effective August 1, 1980. The recommendation was approved on passage of Resolution No. 26026.

The following reports were noted and ordered filed:

Summary of Cash - Port Revenue and Construction Funds as of June 9, 1980.

Summary of Cash and Accounts Receivable Port Revenue Fund 770 for the Month of May 1980.

Accounts Receivable - 35 Days or More in Arrears as of June 9, 1980.

Accounts Receivable - Referred to Port Attorney as of June 9, 1980.

Summary of Claims Paid from Various Funds for the Period May 23, 1980 through June 9, 1980.

The following resolutions were 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. 25996

RESOLUTION ACCEPTING GRANT OFFER OF THE UNITED STATES OF AMERICA AND AUTHORIZING EXECUTION OF GRANT AGREEMENT WITH THE FEDERAL AVIATION ADMINISTRATION UNDER PROJECT NO. 6-06-0170-10, CONTRACT NO. DOT-FA80WE-05781."

"RESOLUTION NO. 25997

RESOLUTION CONSENTING TO ASSIGNMENT OF LEASE FROM AEROSPACE SERVICES, INC. TO WESTERN AIRMOTIVE COMPANY, INC."

"RESOLUTION NO. 25998

RESOLUTION CONSENTING TO ASSIGNMENT OF LEASE FROM AEROSPACE SERVICES, INC. TO WESTERN AIRMOTIVE COMPANY, INC."

"RESOLUTION NO. 25999

RESOLUTION CONSENTING TO ASSIGNMENT OF LICENSE AND CONCESSION AGREEMENT FROM AEROSPACE SERVICES, INC. TO WESTERN AIRMOTIVE COMPANY, INC."

"RESOLUTION NO. 26000

RESOLUTION CONSENTING TO ASSIGNMENT OF LICENSE AND CONCESSION AGREEMENTS FROM AEROSPACE SERVICES, INC. TO WESTERN AIRMOTIVE COMPANY, INC."

"RESOLUTION NO. 26001

RESOLUTION APPROVING SPECIFICATIONS FOR FURNISHING AND DELIVERING TWO (2) BUSES TO THE PORT OF OAKLAND, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 26002

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

"RESOLUTION NO. 26003

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

"RESOLUTION NO. 26004

RESOLUTION ACCEPTING WORK PERFORMED BY SMITH-RICE COMPANY AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 26005

RESOLUTION ACCEPTING WORK PERFORMED BY WILLIAM P. YOUNG, INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 26006

RESOLUTION AWARDING CONTRACT TO N. V. HEATHORN, INC. FOR REPLACEMENT OF GUTTER SYSTEM AND AWNING SHEETING, BUILDING C-226, 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. 26007

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR RE-ROOFING OF BUILDING B-319, OUTER HARBOR, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 26008

RESOLUTION AUTHORIZING SALE OF SURPLUS REEFER RECEPTACLE CIRCUIT BREAKER ASSEMBLIES TO OAKLAND CONTAINER TERMINAL."

"RESOLUTION NO. 26009

RESOLUTION AUTHORIZING CERTAIN TRAVEL."

"RESOLUTION NO. 26010

RESOLUTION GRANTING FIREMAN'S FUND INSURANCE CO. PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 26011

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 26012

RESOLUTION AWARDING CONTRACT TO COMMERCIAL CASEWORK, INC. FOR FURNISHING AND INSTALLING TICKET LIFT COUNTERS AND CABINETS IN THE SECOND FLOOR ADDITION TO THE FINGER BUILDING M-103, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING THE OTHER BID; AND DIRECTING RETURN OF BID BOND TO BIDDER."

"RESOLUTION NO. 26013

RESOLUTION AWARDING CONTRACT TO MC GUIRE AND HESTER FOR MODIFICATION OF BERTH 5 CONTAINER YARD, OUTER HARBOR TERMINAL, FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 26014

RESOLUTION AUTHORIZING SUPPORT OF APPLICATIONS FILED BY AMERICAN PACIFIC CONTAINER LINES BEFORE THE INTERSTATE COMMERCE COMMISSION FOR A COASTWISE DOMESTIC SERVICE, AND AN INTERCOASTAL SERVICE."

"RESOLUTION NO. 26015

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

"RESOLUTION NO. 26016

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 26017

RESOLUTION ASSIGNING BARRY B. BARRON AND FINDING HIM TO BE ENTITLED TO A CERTAIN RATE WITHIN SALARY SCHEDULE 50.5 FIXED BY PORT ORDINANCE NO. 867."

"RESOLUTION NO. 26018

RESOLUTION GRANTING PERSONAL LEAVE OF ABSENCE TO DOLORES SPAINHOWER, RESERVATION CLERK."

"RESOLUTION NO. 26019

RESOLUTION GRANTING PERMISSION TO WESTERN AIRLINES, INC. TO SUBLICENSE PERMISES."

"RESOLUTION NO. 26020

RESOLUTION CONSENTING TO ASSIGNMENT OF AGREEMENTS FROM DUTY FREE SHOPPERS LIMITED TO DFS NORTH AMERICA LIMITED."

"RESOLUTION NO. 26021

RESOLUTION OFFERING TO DEDICATE A PORTION OF PARDEE DRIVE IN THE OAKLAND AIRPORT BUSINESS PARK AS A PUBLIC STREET, REQUESTING THE CITY COUNCIL TO OPEN SAID STREET AS A PUBLIC STREET AND TO TAKE FURTHER ACTION IN CONNECTION THEREWITH ON CONDITION THAT THE CITY COUNCIL PROHIBIT ON-STREET PARKING THEREON."

"RESOLUTION NO. 26022

RESOLUTION APPROVING EXAMINATION ANNOUNCEMENT FOR THE POSITION OF PORT SENIOR AUDITOR."

"RESOLUTION NO. 26023

RESOLUTION CONSENTING TO SUBLEASE BY OAKAND VILLAGE CORPORATION TO ERNEST RICHARD CISNEROS AND SANDRA OLIVER CISNEROS."

"RESOLUTION NO. 26024

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

"RESOLUTION NO. 26025

RESOLUTION AUTHORIZING PAYMENT UNDER PROTEST OF ALAMEDA COUNTY TAX LIEN ON IMPROVEMENTS FORMERLY LEASED TO R.E.A. EXPRESS, BANKRUPT."

"RESOLUTION NO. 26026

RESOLUTION CONFIRMING INSTRUCTIONS TO FISCAL AGENT."

Port Ordinance No. 2309 being, "AN ORDINANCE AMENDING SECTION 4.31 OF PORT ORDINANCE NO. 2199 ESTABLISHING PERSONNEL RULES AND PROCEDURES OF THE PORT OF OAKLAND," and Port Ordinance No. 2310 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO DEFINITION OF TECHNICAL TERMS AND TO WHARFAGE RATES," and Port Ordinance No. 2311 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 1284 TO REVISE THE DESIGNATION OF JACK LONDON SQUARE," and Port Ordinance No. 2312 being, "AN ORDINANCE AMENDING SECTION 1 OF AND ADDING SECTION 10.11 TO PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR USE OF FACILITIES AND THE PROVISION OF AVIATION FUEL AT THE METROPOLITAN OAKLAND INTERNATIONAL AIRPORT," and Port Ordinance No. 2313 being, "AN ORDINANCE AMENDING SECTION 2.01 OF PORT ORDINANCE NO. 867 TO ADOPT NEW SALARY SCHEDULE NO. 67.2, AMENDING PORT ORDINANCE NO. 867 TO CREATE ONE NEW POSITION OF PORT SENIOR AUDITOR AND TO CREATE ONE ADDITIONAL POSITION OF JUNIOR ENVIRONMENTAL

PLANNER," and Port Ordinance No. 2315 being, "AN ORDINANCE AMENDING POI ORDINANCE NO. 2161 ESTABLISHING THE RULES AND REGULATIONS FOR THE PORT C OAKLAND'S EMBARCADERO COVE MARINA AND FOR FIXING THE RATES AND CHARGES I CONNECTION THEREWITH," and Port Ordinance No. 2316 being, "AN ORDINANCI ESTABLISHING REVISED FARE SCHEDULE FOR OAKLAND AIR-BART BUS SERVICE BETWEEN METROPOLITAN OAKLAND INTERNATIONAL AIRPORT AND BAY AREA RAPID TRANSIT COLISEUM/OAKLAND AIRPORT STATION," were read a second time and passed by the following vote:

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

Port Ordinance No. _____ being, "AN ORDINANCE AUTHORIZING EXECUTION OF PREFERENTIAL ASSIGNMENT AGREEMENT WITH MARINE TERMINALS CORPORATION," and Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SECTIONS 5.144 AND 8.03 OF PORT ORDINANCE NO. 867 CREATING ONE ADDITIONAL POSITION EACH OF SENIOR TYPIST CLERK AND SUPERVISING CIVIL ENGINEER, AND AMENDING SECTION 8.22 TO RETITLE THE POSITION OF SENIOR COMMERCIAL REPRESENTATIVE," were read a first time and passed to print by the following vote:

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

At the hour of 2:18 p.m. the Board entered into Executive Session on meet and confer matters and recovened in open session at the hour of 2:52 p.m. at which time the meeting was adjourned until Monday, June 23, 1980, at the hour of 1:00 p.m. in Conference Room B.

* *

The meeting scheduled for Monday, June 23, 1980, at the hour of 1:00 p.m., in Conference Room B, was adjourned by the Assistant Secretary of the Board due to the absence of all the members of the Board.

Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The meeting was held on Tuesday, July 1, 1980, 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: Commissioner Soda - 1

Also present were the Executive Director; Director of Administrative Services; Port Attorney; Chief Engineer; Assistant Chief Engineer; Director of Maritime Activities; Director of Aviation; Manager, Air Traffic Development; Director of Properties; Director of Public Relations and Advertising; and the Secretary of the Board.

Visitors attending the meeting included Mr. Mike Lampe, representing his yacht firm.

The minutes of the regular meeting of June 3, 1980, and the regular meeting of June 17, 1980 were approved as submitted and ordered filed.

Contract with Bay Area Rapid Transit District for Oakland Air-BART was the subject of a memo to the Board from the Executive Director, notifying the Board that the three-year contract with Bay Area Rapid Transit District for the Oakland Air-BART demonstration project ended June 30, 1980, and recommending approval of a new contract providing for the continuation of service as a permanent part of the regional transportation system. BART will

BOARD OF PORT COMMISSIONERS
MEETING OF JUL 15 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

continue to process applications for California Transportation Development Act funds administered by the Metropolitan Transportation Commission. The Port retains control over fares, equipment, colors, markings and identification. All revenues are retained by the Port to pay the costs of the service and offset the Port's contribution. The recommendation was approved on passage of Resolution No. 26051.

Bay Area Bus Service. The Manager, Air Traffic Development, during the previous work session had informed the Board of 10 proposals received for the operation of the Air-BART shuttle system. The proposals included operating the system for three months, Phase I, with their own equipment, and for nine months, Phase II, with Port supplied equipment. After discussion, Commissioner Creque moved that the Port negotiate a contract with Bay Area Bus Service, Inc., the low bidder at $20.00 per hour for Phase I and $8.86 per hour for Phase II, which would total $138,063.12 for the first year's operation. The motion was seconded and passed unanimously.

Award of Contract for "Furnishing Service and Maintenance for Six (6) Jetway Passenger Loading Bridges" was the subject of a memo to the Board from the Principal Electrical/Mechanical Engineer, notifying the Board of the two bids received and recommending award of the contract to Rigging International Maintenance Company, the low bidder at $111,165.75 for the two-year period. The recommendation was approved on passage of Resolution No. 26033.

Revised Specifications and Authority to Extend Bidding Time for a Contract to Furnish and Deliver Two (2) Buses to the Port of Oakland was the subject of a memo to the Board from the Manager, Purchasing Department, recommending approval to correct the description for the wheelchair lift and extend the bidding time to July 18, 1980. The recommendation was approved on passage of Resolution No. 26055.

License Agreement Renewal--World Airways was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for certain first and second floor space in Building M-102 for a total monthly rental of $678.22. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Plans and Specifications for Asphalt Concrete Overlay of Taxiway 1 from Runway 11 to Taxiway 7 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 repair of large cracks in the existing pavement and the application of an asphalt concrete overlay. The project will receive financial assistance from the Federal Aviation Administration, and the environmental document associated with the project was previously reviewed and certified. The recommendation was approved on passage of Resolution No. 26027.

Plans and Specifications, Reroofing of Ticketing Building M-101 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 reroofing of the Airport Ticketing Building. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 26028.

Plans and Specifications, Partial Reroofing of Building L-820 was the subject of a memo to the Board from Port Principal Engineer Paul H. Soresen, recommending their approval and authority to advertise for bids for the partial reroofing of Hangar 9. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 26029.

License Agreement Approvals was the subject of a memo to the Board from the Director of Properties, notifying the Board of the existing policy for the staff to conclude negotiations for license agreement occupancies where the rental is less than $500.00 per month and the Port is not required to make any substantial improvements, and that the policy expedites conclusion of smaller short-term tenancies and relieves the Board in unnecessary involvement with property management matters. The policy limits were set in 1974 and it was recommended that the limits be revised by increasing the limit to agreements less than $850.00 per month, for periods of one year or less, and that the Port is not required to make any substantial improvements. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Additional Marina Security was the subject of a memo to the Board from the Director of Properties, notifying the Board of the agreement with Crescent Security Partrol to provide one security guard to patrol the North and Central Basins of the Embarcadero Cove Marina, and that the agreement provides for the guard to use an automobile to travel between the North Basin and the Central Basin of the Marina on an hourly basis. During the period of heavy Marina use from Friday evening to Sunday evening certain security problems have occured and it was recommended that the Board approve an ammendment to the agreement to provide one additional guard for the Marina on Friday and Saturday nights for the months of July through October at a rate of $6.50 per hour per guard. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

License Agreement Renewal--Seabreeze was the subject of a memo to the Board from the Director of Properties, notifying the Board of the history of the land and water areas at Clinton Basin, presently occupied by Seabreeze Yacht Center, Inc. and that the area has been designated as a Marine Terminal expansion area. With this description, Seabreeze has been unable to commit to a necessary capital improvement program to improve the site. Seabreeze was also served with an unlawful detainer action for unpaid rent, utilities and for repossession of the property and forfeiture of the Seabreeze tenancy, and the Port has refused to accept payment of the minimum monthly rental pending the negotiation of a satisfactory agreement with Seabreeze. After negotiation this satisfactory agreement has been reached. It was recommended that the Board approve a new one year license agreement which would cover 139,336 square feet of water area; 78,568 square feet of land area and Building H-110, for total minimum monthly rental of $4,588.00 against percentage rentals of 15% of gross receipts from berthing, 1% of gross receipts from new and used boat sales, 10% of commissions on brokerage sales, and 5% of gross receipts from other retail sales and any other sources. In addition, Seabreeze would demolish three disintegrating wharves at a cost estimated at $150,000.00 with the Port forgiving the past due minimum monthly rental totaling $54,085.44. It was noted that after execution of the license agreement, negotiations would continue on the terms and conditions of a ten year lease which would provide sufficient time for Seabreeze to amortize needed capital improvements. The proposed lease would contain a buy-out provision to enable the Port to terminate the lease prior to its schedule expiration in the event the Port required the area. The recommendation was approved on a motion by Commissioner Connolly, seconded and passed unanimously.

Lampe Lease and Interim License Agreement was the subject of a memo to the Board from the Director of Properties, recommending approval of a Lease with Mike Lampe Yachts, Inc., for a site on the Embarcadero for a yacht sales facility. Principal provisions of the Lease include: premises consisting of 28,290 square feet of land area improved with Building P-107 and 10,200 square feet of water area to be used as yacht sales facility, boaters' supply, delicatessen, and for incidental uses thereto; a term of fifteen years with initial monthly rental of $1,800.00 against percentage rental of 1% of gross receipts from the sale of new and used boats, except trade-in boats, 7-1/2% of the gross profit on the resale of trade-in boats, 7-1/2% of commissions from boat brokerage, and 5% of gross receipts from all other sources; the initial minimum monthly rental will be adjusted at three year intervals in accordance with percentage changes in the CPI. The lessee would take the premises as is and remodel Building P-107, construct a small second building, install berthing facilities, and construct other improvements in acordance with the plans and specifications which would have been approved by the Port, with an expenditure for remodeled and new improvements of at least $100,000.00 during the first year of the lease term and at least $50,000.00 in the second year. The lessee would provide all equipment and furnishings and would retain title to all personal property. The lessee would provide performance and labor and materials bonds in the amount of the work. The lessee would be responsible for all maintenance, repair, and replacement and would pay all taxes and assessments, including possesory interest taxes. Also included in the recommendation was approval in principle for an interim license agreement to allow for an early start of construction work. The recommendation was approved on an ordinance passed to print and on a motion by Commissioner Rodriguez, seconded and passed unanimously for the interim license agreement.

Proposed Agreement with Neptune Orient Lines, Ltd. was the subject of a memo to the Board from the Executive Director, notifying the Board of recent negotiations of Neptune Orient Lines, Ltd. of Singapore that a agreement has been reached on a ten year agreement to occupy a 20 acre terminal including two cranes at Berth 5 in the new Outer Harbor container facility. When Berth 5 is completed and the two Krupp cranes are erected, NOL will shift from Berth 6 to their preferentially assigned area at Berth 5. At present, NOL will enter into a stevedoring agreement with Crescent Wharf and Warehouse Company, and although NOL will be assigned Berth 5, both Berth 5 and 6 will operate initially by a single stevedore company with a single gate complex and certain other facilities such as maintenance and repair building and office building being used on a shared basis. The term of the agreement would be for ten years except NOL shall have the right to terminate at the end of the fifth year by giving 24 months advance written notice. NOL would guarantee a minimum annual payment of $1,280,000.00, pay current tariff charges for dockage up to a maximum of 36 vessel calls annually and current wharfage, demurrage and storage charges up to 510,790 revenue tons. They would receive 100% credit toward these maximums from vessels and cargo activities of secondary users contained wholly within the NOL premises. The agreement also contains certain provisions for revenue below the maximum limits. At the beginning of the 6th year, the minimum rental would be subject to adjustment to reflect increased value of the land and increased costs of maintenance, insurance and maintenance dredging. The vessel call and tonnage maximums would be adjusted at the same time limited, however, to increased costs of maintenance, insurance and maintenance dredging. The Port would preferentially assign the two Krupp cranes to NOL for a guaranteed annual compensation of $666,000.00. At the beginning of the 6th year, the crane

rental would be subject to an increase to reflect the Port's increased costs of insurance premiums. NOL would be granted an option to add a 4 acre contiguous parcel of container yard upon giving 6 months advance written notice and would pay $30,500.00 annually for the option rights. In the event NOL enters into a joint service agreement approved by the Federal Maritime Commission, the proposed new user/users of the terminal would be subject to prior Port approval, which would not be unreasonably withheld but specifically would consider any loss of income the Port may experience if the new user/users shifted to a new Port terminal. In the event either the Port or NOL decides to separate Berth 5 and 6 into distinct terminals, the Port will construct the necessary perimeter security fencing and a gatehouse structure with canopy for Berth 5 with 3 inbound lanes. In the even these improvements are necessary, the minimum and maximum shall be adjusted so that 50% of these costs are assigned to NOL based on actual construction cost and the financing cost then experienced for Port bonds. The other half of the costs would be assigned to the user/users of Berth 6. It was recommended that the Board approve in principle the proposed agreement and its subsequent filing with the Federal Maritime Commission. The Executive Director noted that the agreement was the first long-term agreement entered into between the Port and shipping lines other than American or Japanese lines. It is a strong indication of the confidence placed in a major financial undertaking with the Port of Oakland. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Award of Contract Construction of Yard Improvements, Berth 10, Outer Harbor 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, $1,266,705.00. The recommendation was approved on passage of Resolution No. 26034.

Contract Completion Construction of Concrete Wharf Berth 5, Outer Harbor Terminal was the subject of a memo to the Board from Supervising Electrical/Mechanical Engineer Al Lim, notifying the Board of the change orders issued and the delays experienced. It was recommended that the contract with General Construction Company be extended through June 5, 1980 and accepted as complete as of that date with a contract price of $5,734,090.51. The recomendation was approved on passage of Resolution No. 26038 for time extension and Resolution No. 26039 for accepting work.

Contract Completion Demolition of Key System Buildings Bay Bridge Terminal was the subject of a memo to the Board from Supervising Electrical/Mechanical Engineer Al Lim, recommending that the contract with Thomas D. Eychner Co., be accepted as complete as of May 27, 1980, with a contract price of $20,385.76. The recommendation was approved on passage of Resolution No. 26040.

Contract Completion Demolition of Army Buildings S-143 and S-145 Oakland Army Base was the subject of a memo to the Board from Supervising Electrical/Mechanical Engineer Al Lim, recommending that the contract with Charles S. Campanella, Inc., be accepted as complete as of June 10, 1980, with a contract price of $70,690.26. The recommendation was approved on passage of Resolution No. 26041.

Plans and Specifications Re-Roofing of Building E-414, 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 roof work. It was noted that the building was acquired in 1970 and is presently being remodeled to create offices for Port personnel and

storage space for Port equipment and documents. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 26030.

Plans and Specifications for Construction of Metal Canopies at Gatehouse, Berths 5 and 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. The work consists of the construction of approximately 7,700 square feet of metal canopies over the entrance and exit lanes at the gatehouse with lights and security mirrors. The environmental document associated with the project was previously considered by the Board. The recommendation was approved on passage of Resolution No. 26052.

Plans and Specifications for Paving and Lighting the Site of Building S-145, Oakland Army Base 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 of the former Army building site. The environmental document associated with the project was previously considered by the Board. The recommendation was approved on passage of Resolution No. 26035.

Plans and Specifications for Air Conditioning Modification, Building C-517 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 replacing the existing two air conditioning units, adding new controls, ducts, fans and reroofing the building. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 26031.

Plans and Specifications Construction of Dike, Fill and Concrete Wharf, Charles P. Howard Terminal was the subject of a memo to the Board from Supervising Civil Engineer John F. Aidoo, recommending their approval and authority to advertise for bids. The work consists of the demolishing of the Grove Sreet shed and a portion of the Grove Street pier and constructing a rock dike, landfill and new concrete wharf which would be approximately 1,650 feet long by 80 feet wide. The Environmental Impact Report for the area was previously considered by the Board. The recommendation was approved on passage of Resolution No. 26032.

Selection of Computer Consultant for Development of an Automated Capital Improvement Program was the subject of a memo to the Board from the Director of Administrative Services, notifying the Board of the need to automate the Port's capital improvement program data and that the firm of Angus McDonald & Associates, Inc. were retained and then provided computer system design specifications for the work with six firms responding with proposals. It was recommended that the Board dispense with formal bids for the work and negotiate a contract with the firm of Legler Systems Co. as the consultant for development of the automated program at a fee not to exceed $31,800. Also included in the recommendation was the retention of a Hewlett Packard Systems Engineer for technical services in the use of their software, at a fee not to exceed $5,000. The recommendation was approved on passage of Resolution No. 26061 for Hewlett Packard Systems Engineer and Resolution No. 26062 for Legler Systems Co.

Award of Contract to Furnish and Deliver Utility Truck and Rejection of Bids to Furnish and Deliver Flusher Body Truck was the subject of a memo to the Board from the Manager, Purchasing Department, notifying the Board that bids were opened for certain vehicles and that the bid securities

were not valid and one bid item was deemed to be excessive. It was recommended that authority be given to purchase the vehicles on the open market. The recommendation was approved on passage of Resolution No. 26063, Resolution No. 26064, and Resolution No. 26065.

Annual Budget Fiscal Year 1980-81 was the subject of a memo to the Board from the Executive Director, notifying the Board that the preliminary budget has been reviewed and certain revisions were made. The budget now estimates Port revenues of $41.6 million and expense, at $21.1 million with an estimated $9.5 million available for capital improvements which will be further reduced depending upon employee compensation adjustments. It was further noted that the Port operates on its capacity to generate revenues in a competitive market and the current resession will have its effect on all revenues. The capital improvement requirements of approximately $80 million through first quarter of 1982 had anticipated $12 million in earnings and this will not be realized with the budget projection of $9.5 million and discretionary non-revenue producing projects will be held in abeyance until the economic climate improves. It was recommended the Board approve the budget as submitted, appropriate $3.4 million to the City for direct services, GO bonds - principal and interest, and payments for past Airport GO Bonds. It was further noted that the payments to the City were from surplus revenues and in the event of loss of income from any source the situation would be reaccessed. Commissioner Smith moved approval of the budget subject to $10,000 being deleted from the Commissioners travel budget. The motion did not receive a second. Commissioner Rodriguez moved approval of the budget as submitted. The motion was seconded and passed on the following vote: Ayes - Commissioners Connolly, Creque, Eng, Rodriguez, and President Berkley - 5; Noes - Smith - 1; Absent - Soda - 1. Resolution No. 26036 was passed

appropriating payment to the City for Airport bonds, Resolution No. 26037 was passed providing for reimbursement of past debt service paid by the City, and Resolution No. 26066 was passed appropriating moneys for expenditures.

Personnel Items contained in a memo to the Board from the Personnel Department, recommended the appointment of Hal R. Bostic, as Airport Operations Supervisor, effective June 24, 1980, at $2389 per month; Yasuyuki Toda, as Supervising Civil Engineer, effective July 7, 1980, at $2595 per month; Stephen A. Frazier, as Assistant Mechanical and Electrical Engineer, effective June 25, 1980, at $2147 per month; JoAnn Cooper-Nimmer, as Youth Aide, Class "A", effective June 18, 1980, at $7.83 per hour; Tai Wakabayashi, as Youth Aide, Class "B", effective June 18, 1980, at $6.14 per hour; Michael P. Busha, Danny D. Huebner, and Benny Gomez, as Youth Aide, Class "BB", effective July 2, 1980, at $6.98 per hour; and Tony J. Oliveros, Ronald D. Torres, Janette K. Kohr, and John R. Chatman, as Youth Aide, Class "C", effective June 30, 1980, at $4.45 per hour. Also recommended was a salary increase for Draftsmen Dennis Bilotti, Richard deSousa, Carlos Palza and Stanley Saito; and Intermediate Drafting Technicians Charles Crockett and Hoon Lee to rate "d" of their salary steps in recognition of their performance at a higher level until promotion examinations are developed. Further recommended was the creation of one new position of Administrative Analyst and approval of the associated job specifications. Additionally recommended was a military leave of absence for Raymond Boyle, Senior Traffic Representative and Traffic Analyst, for six working days; and leave of absence for Willie C. Lowe, Port Field Representative, from his classified position of Contract Compliance Officer, in order to accept appointment to exempt position of Port Field Representative. The recommendations were approved on passage of Resolution No. 26056 for job specifications; Resolution No. 26057 for salary increase;

Resolution No. 26058 for appointments; Resolution No. 26059 for Lowe leave of absence; Resolution No. 26060 for Boyle leave 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 Minneapolis, Minnesota on or about July 7, 1980, to meet with officials of Republic Airlines; travel of the Director of Research to Washington, D.C. on or about July 6, 1980, to attend a Port Planning Data Requirements Symposium by the Maritime Administration; travel of Garo Sedrakian, Supervising Electrical and Mechanical Engineer, to Corpus Christi, Texas on or about July 14, 1980, to attend PCB Spill Prevention and Control course; travel of John E. Nolan, Assistant Port Attorney, to Washington, D.C. on or about June 30, 1980, to attend hearings in U.S.-London Case before the Civil Aeronautics Board. The recommendation was approved on passage of Resolution No. 26053.

United States - London Case Civil Aeronautics Board Docket 37867 was the subject of a letter to the Board from the Port Attorney, notifying the Board of the case and recommending the Board ratify the filing of a petition for leave to intervene. The Port's interest would be in supporting World Airways application to provide the service from either Newark or Baltimore which ties in with World's existing Oakland/Newark, Baltimore service. The recommendation was approved on passage of Resolution No. 26042.

Uncollectible Accounts was the subject of a letter to the Board from the Port Attorney, recommending approval to write off from the Port's books $3,397.23 from various accounts that are deemed to be uncollectible. The recommendation was approved on passage of Resolution No. 26043.

Claim of Joe Green was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim in the sum of $300,000.00 for alleged damages done to the claimant by the Oakland Police Department at the 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. 26044.

Claim of Kathleen Gilligan was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim in an unspecified amount for alleged damages occurring while she was boarding a World Airways flight at Gate 4. It was recommended the claim be rejected as it is not a proper charge against the Port. The recommendation was approved on passage of Resolution No. 26045.

Compensation of Port's Labor Relations Consultants - Corbett, Kane & Berk was the subject of a letter to the Board from the Port Attorney, notifying the Board that the firm has increased its fee schedule and recommending the Board amend the resolution covering the retention of the firm to reflect the increase. The recommendation was approved on passage of Resolution No. 26046.

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, 1980.

Status of Consultant Contracts in Progress as of July 1, 1980.

Summary of Cash - Port Revenue and Construction Funds as of June 23, 1980.

Summary of Claims Paid from Various Funds for the Period June 10, 1980 through June 19, 1980.

The following resolutions were 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. 26027

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR ASPHALT CONCRETE OVERLAY OF TAXIWAY 1, FROM RUNWAY 11 TO TAXIWAY 7, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA (A.D.A.P. 6-06-0170-10), AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 26028

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR REROOFING OF TICKETING BUILDING M-101, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 26029

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR PARTIAL REROOFING OF BUILDING L-820, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA, AND CALLINF FOR BIDS THEREFOR."

"RESOLUTION NO. 26030

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR REROOFING OF BUILDING E-414, INNER HARBOR, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 26031

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR AIR CONDITIONING MODIFICATION, BUILDING C-517, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 26032

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF DIKE, FILL AND CONCRETE WHARF, CHARLES P. HOWARD TERMINAL, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 26033

RESOLUTION AWARDING CONTRACT TO RIGGING INTERNATIONAL MAINTENANCE COMPANY (RIMCO), FOR FURNISHING SERVICE AND MAINTENANCE FOR SIX (6) JETWAY PASSENGER LOADING BRIDGES, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT FOR THE PERIOD COMMENCING JULY 1, 1980 AND ENDING JULY 31, 1982; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING THE OTHER BID; AND DIRECTING RETURN TO SECURITY TO OTHER BIDDER."

"RESOLUTION NO. 26034

RESOLUTION AWARDING CONTRACT TO GALLAGHER & BURK, INC. FOR CONSTRUCTION OF YARD IMPROVEMENTS BERTH 10, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA, FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING THE OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO OTHER BIDDERS."

"RESOLUTION NO. 26035

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR PAVING AND LIGHTING THE SITE OF BUILDING S-145, OAKLAND AMRY BASE, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 26036

RESOLUTION PROVIDING FOR THE PAYMENT OF PRINCIPAL OF AND INTEREST OF CITY OF OAKLAND 1955 AIRPORT BONDS DURING THE 1980-81 FISCAL YEAR."

"RESOLUTION NO. 26037

RESOLUTION PROVIND 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 1980-1981 FISCAL YEAR AND MAKING CERTAIN DETERMINATIONS IN CONNECTION THEREWITH."

"RESOLUTION NO. 26038

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH GENERAL CONSTRUCTION COMPANY."

"RESOLUTION NO. 26039

RESOLUTION ACCEPTING WORK PERFORMED BY GENERAL CONSTRUCTION COMPANY AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 26040

RESOLUTION ACCEPTING WORK PERFORMED BY THOMAS D. EYCHNER CO., INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 26041

RESOLUTION ACCEPTING WORK PERFORMED BY CHARLES S. CAMPANELLA, INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPELTION."

"RESOLUTION NO. 26042

RESOLUTION RATIFYING THE FILING BY THE PORT ATTORNEY OF PETITION FOR LEAVE TO INTERVENE IN PROCEEDINGS BEFORE THE CIVIL AERONAUTICS BOARD IN THE U.S.-- LONDON CASE (1981)."

"RESOLUTION NO. 26043

RESOLUTION 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. 26044

RESOLUTION REJECTING CLAIM OF JOE GREEN."

"RESOLUTION NO. 26045

RESOLUTION REJECTING CLAIM OF KATHLEEN GILLIGAN."

"RESOLUTION NO. 26046

RESOLUTION AMENDING RESOLUTION NO. 23313 AUTHORIZING EMPLOYMENT OF EMPLOYEE RELATIONS CONSULTANTS."

"RESOLUTION NO. 26047

RESOLUTION APPROVING AND AUTHORIZING PAYMENT OF REAL ESTATE BROKERAGE COMMISSION TO ROBBINS & COMPANY."

"RESOLUTION NO. 26048

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH WILLIAMS ENGINEERING COMPANY."

"RESOLUTION NO. 26049

RESOLUTION AUTHORIZING EXECUTION OF SECOND SUPPLEMENTAL AGREEMENT WITH JACK RATLIFF, AN INDIVIDUAL DOING BUSINESS UNDER THE FIRM NAME AND STYLE OF ASTRO-AIRE ENTERPRISES AND DIRECTING RECORDATION THEREOF."

"RESOLUTION NO. 26050

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

"RESOLUTION NO. 26051

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH SAN FRANCISCO BAY AREA RAPID TRANSIT DISTRIT."

"RESOLUTION NO. 26052

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF METAL CANOPIES AT GATEHOUSE, BERTHS 5 AND 6, OUTER HARBOR TERMINAL, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 26053

RESOLUTION CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 26054

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 26055

RESOLUTION APPROVING REVISED SPECIFICATIONS FOR FURNISHING AND DELIVERING TWO (2) BUSES TO THE PORT OF OAKLAND, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 26056

RESOLUTION APPROVING CLASS SPECIFICATIONS FOR AND CLASSIFYING POSITION OF ADMINISTRATIVE ANALYST."

"RESOLUTION NO. 26057

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

"RESOLUTION NO. 26058

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 26059

RESOLUTION GRANTING LEAVE OF ABSENCE TO WILLIE C. LOWE FROM POSITION OF CONTRACT COMPLIANCE OFFICER."

"RESOLUTION NO. 26060

RESOLUTION RATIFYING GRANTING OF MILITARY LEAVE OF ABSENCE TO RAYMOND BOYLE, SENIOR TRAFFIC REPRESENTATIVE AND TRAFFIC ANALYST."

"RESOLUTION NO. 26061

RESOLUTION FINDING AND DETERMINING THAT A PROPOSED AGREEMENT WITH HEWLETT-PACKARD COMPANY FOR TECHNICAL SERVICES CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES AND MAY BE MADE WITHOUT COMPETITIVE BIDDING; AND AUTHORIZING THE NEGOTIATION OF SAID AGREEMENT."

"RESOLUTION NO. 26062

RESOLUTION FINDING AND DETERMINING THAT A PROPOSED AGREEMENT WITH LEGLER SYSTEMS COMPANY FOR DEVELOPMENT OF AN AUTOMATED CAPITAL IMPROVEMENT PROGRAM CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES AND MAY BE MADE WITHOUT COMPETITIVE BIDDING; AND AUTHORIZING THE NEGOTIATION OF SAID AGREEMENT."

"RESOLUTION NO. 26063

RESOLUTION AUTHORIZING PURCHASE OF CREW CAB UTILITY TRUCK WITH CRANE IN THE OPEN MARKET."

"RESOLUTION NO. 26064

RESOLUTION AUTHORIZING PURCHASE OF VEHICLES IN THE OPEN MARKET."

"RESOLUTION NO. 26065

RESOLUTION AUTHORIZING PURCHASE OF CAB + CHASSIS TRUCK AND WITH FLUSHER BODY IN THE OPEN MARKET."

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

Ayes:	Commissioners Connolly, Creque, Eng, Rodriguez and President Berkley - 5
Noes:	Commissioner Smith - 1
Absent:	Commissioner Soda - 2

"RESOLUTION NO. 26066

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 1980-1981."

Port Ordinance No. 2314 being, "AN ORDINANCE AUTHORIZING THE EXECUTION OF A LEASE AND PREFERENTIAL ASSIGNMENT AGREEMENT WITH SEA-LAND SERVICE, INC.," and Port Ordinance No. 2317 being, "AN ORDINANCE AMENDING SECTIONS 5.144 AND 8.03 OF PORT ORDINANCE NO. 867 CREATING ONE ADDITIONAL POSITION EACH OF SENIOR TYPIST CLERK AND SUPERVISING CIVIL ENGINEER, AND AMENDING SECTION 8.22 TO RETITLE THE POSITON OF SENIOR COMMERCIAL REPRESENTATIVE," and Port Ordinance No. 2318 being, "AN ORDINANCE AUTHORIZING EXECUTION OF PREFERENTIAL ASSIGNMENT AGREEMENT WITH MARINE TERMINALS CORPORATION," were read a second time and passed by the following vote:

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

Port Ordinance No. ____ being, "AN ORDINANCE AUTHORIZING THE EXECUTION OF A LEASE WITH MIKE LAMPE YACHTS, INC.," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 867 TO CREATE ONE NEW POSITION OF ADMINISTRATIVE ANALYST," were read a first time and passed to

print by the following vote:

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

The election of officers, scheduled by the by-laws, was postponed until the meeting of July 15, 1980 on a motion by Commissioner Rodriguez, seconded and passed unanimously.

At the hour of 2:45 p.m. the Board entered into executive session on meet and confer matters and reconvened in open session at the hour of 3:25 p.m. at which time the meeting was adjourned until Tuesday, July 8, 1980, at the hour of 2:00 p.m. in the office of the Board.

* *

The meeting scheduled for Tuesday, July 8, 1980 was adjourned by the Secretary of the Board due to the absence of all the members of the Board.

Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The meeting was held on Tuesday, July 15, 1980, at the hour of 2:07 p.m. in the office of the Board, Room 376, 66 Jack London Square, First Vice President Connolly presiding, due written notice having been given to members of the Board.

Commissioners present: Creque, Eng, Rodriguez, Smith, and First Vice President Connolly - 5

Commissioners absent: Soda and President Berkley -2

Also present were the Executive Director; Director of Administrative Services; Port Attorney; Chief Engineer; Assistant Chief Engineer; Principal Electrical/Mechancial Engineer; Director of Maritime Activities; Director of Properties; Assistant Director of Properties; Commercial Representative Robert O'Maley; Director of Aviation; Airport Manager; Assistant Airport Manager; Equal Opportunity Employment Officer; Special Assistant to the Executive Director for Public Affairs; Director of Public Relations and Advertising; and Secretary of the Board.

The minutes of the regular meeting of July 1, 1980 and the adjourned regular meeting of July 8, 1980 were approved as submitted and ordered filed.

Establishment of Rentals—Transamerica was the subject of a memo to the Board from the Director of Properties, notifying the Board that new license agreements for Buildings L-729, L-812 and L-825 were previously approved by the Board for a new total monthly rental of $4,713.04 and that

BOARD OF PORT COMMISSIONERS
MEETING OF AUG 5 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

Transamerica Airlines has declined to enter into the agreements at the approved rates. It was recommended that the Board establish by resolution the prevailing rates as provided for under the holdover provision of the present agreements. The recommendation was approved on passage of Resolution No. 26067.

Supplement to Lease--Dobbs Houses was the subject of a memo to the Board from the Director of Properties, notifying the Board of their exclusive concession to operate food and bar facilities at the South Airport Terminal which expires in October 1983 and recommending approval of a supplement to the lease to cover the operation of a new cocktail lounge in the second level addition to the Finger Building. The new lounge will contain approximately 1,000 sf at an initial additional minimum of approximately $2,067.50 per month. The facility will be operated at hours necessary to conveniently serve the traveling public, as determined by Dobbs management and approved by the Airport Manager. The beverage sales will be reported by Dobbs in accordance with the existing percentage rental categories in the lease and will apply against the combined minimum rental. Dobbs will install improvements at a cost of not less than $100,000. In the event the existing lease is not extended, the Port agrees to reimburse Dobbs for its actual unamortized costs in architectural and engineering fees, leasehold improvements, and installed equipment in an amount not to exceed $110,000. The Port will provide water, hot water, and electricity to serve the cocktail bar. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Contract Completion, Providing and Installing Furnishings for the Executive Terminal, Building L-550 was the subject of a memo to the Board from Supervising Electrical/Mechanical Engineer Al Lim, recommending that the contract with Contract Design Associates, Inc., be extended through June 30, 1980, and accepted as complete as of that date with a contract price of $43,652.21.

The recommendation was approved on passage of Resolution No. 26084 for time extension and Resolution No. 26085 for accepting contract.

License Agreement Renewal--Air California was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for space in the Air Cargo Building and add an additional 1,782 sf of warehouse space in the building, for a new total monthly rental of $1,447.05. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously.

Supplement to License Agreement--Emilio's Air Service was the subject of a memo to the Board from the Director of Properties, recommending approval to supplement their agreement by adding Great Sierra Airline, Inc., as a licensee to the agreement. It was noted that the change is a result of the owner's recent incorporation. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously.

Approval of Change Order for Construction of Second Floor Addition to Finger Building M-103 was the subject of a memo to the Board from Supervising Electrical/Mechanical Engineer Al Lim, recommending approval of a change order to W. A. Thomas Company, Inc., for an approximate amount of $200,000 for the construction of approximately 3,600 sf of space on the first floor to be used for an operations area for Hughes Airwest. Hughes Airwest would occupy the space at rental rates established for first-level holdrooms and would guarantee payment of the rental for the premises for a 10-year period. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously.

Proposed Cocktail Lounge, Second Floor, Finger Building M-103 was the subject of a memo to the Board from the Port Environmental Planner, recommending approval for the construction of a cocktail lounge in the second floor addition of the Finger Building. The estimated cost of the proposed work is $70,000. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 26068.

At the hour of 2:15 p.m. Commissioner Soda joined the meeting.

Application for Wildlife Conservation Board Grant for Clay Street Pier was the subject of a memo to the Board from the Chief Engineer, notifying the Board that certain funds may be available for the rehabilitation of the Clay Street Pier into a public viewing and fishing area. It was recommended that the Board make application to the State of California Wildlife Conservation Board for a grant of $213,000 with the option for an additional $90,000 to be applied toward the public fishing amenities of the Clay Street Pier. The grant would be conditional upon the fishing area being leased to the State for a free 25-year period and that the Port will maintain the completed facility. The recommendation was approved on passage of Resolution No. 26069.

Acquisition of Standard Brass Property was the subject of a memo to the Board from the Director of Properties, notifying the Board that just compensation of $232,195 was established by the Board for the acquisition of Standard Brass Foundry property on Dennison Street to provide for the extension of Embarcadero through the Embarcadero Marina Phase V Project and that further negotiations have taken place. It was recommended that the Board approve the acquisition of Standard Brass Foundry property at a purchase price of $231,675. The recommendation was approved on passage of an ordinance to print.

Equitec Option Time Extension was the subject of a memo to the Board from the Director of Properties, notifying the Board of a proposed ground lease with Equitec 79 Real Estate Investors for a proposed major office building development on a 9.5-acre site on Oakport Street in the Oakland Airport Business Park and of the $25,000 deposit for a 120-day option on the site. The preliminary site plans and architectural drawings of the proposed 12-story office building, with 230,000 sf of net rentable area estimated to cost $24,000,000, has been prepared. Equitec has requested an extension of 120 days of its option in order to conclude arrangements for financing and has offered to allow the Port to retain the entire $25,000 deposit if it is unable to proceed because of an inability to obtain financing after the 120-day extension of its option period. First Vice President Connolly suggested to the Board that Equitec should provide certain compensation for the extension rights. After further discussion, the item was held over to the conclusion of the Board meeting. After continued discussion, Commissioner Creque moved that the Board grant the 120-day extension of the option period subject to: a forfeiture of $10,000 if the option is not exercised by July 18, 1980; an additional $10,000 to be deposited to restore the original $25,000 deposit; if the option is not exercised by November 18, 1980, the Port would retain the entire $25,000 deposit; and if the option is exercised prior to November 18, 1980, the Port would retain $10,000 as compensation for the option and apply the balance of $15,000 to the lease deposit requirement. The motion was seconded and passed unanimously.

Jack London Village Subleases was the subject of a memo to the Board from the Director of Properties, recommending approval of three proposed amendments for certain subleases in the Village. Two of the amendments deal with the use clause of the Lorenzo's Cellar sublease and the exercise of an option to extend the term of the lease. The third amendment adds additional space to the Paper Place sublease. The recommendation was approved on passage of Resolution No. 26088.

Contract Completion, Computer Site Preparation, Building F-107 was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, notifying the Board of extensive delays experienced in the testing of the fire protection system, as the tests were made at times when the room could be shut down without causing a major inconvenience to Port operations. It was recommended that the contract with Russ Elliott, Inc., be extended through May 8, 1980 and accepted as complete as of that date with a contract price of $25,523. The recommendation was approved on passage of Resolution No. 26072 for extending time and Resolution No. 26073 for accepting contract.

Plans and Revised Specifications for Construction and Installation of Container Cranes at Charles P. Howard Container Terminal 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 two cranes with an option for a third crane. The recommendation was approved on passage of Resolution No. 26070.

Port of Oakland European Representation Agreement was the subject of a memo to the Board from the Director of Maritime Activities, notifying the Board of the need to make use of an extensive agency organization to represent the Port's interests, as opposed to the previous method of a single representative. It was recommended that the Board approve the retention of

the firm of PHs. Van Ommeren for a one-year term commencing August 1, 1980. The annual compensation to the agency will be $50,000 with certain out-of-pocket costs for communications, occasional travel, and special events. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously. Included in the motion was the presentation to the Board of a quarterly report of the firm's activities.

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 Metal Purchasing Corporation in the amount of approximately $135,000 for the relocation of their inventory from the Howard Terminal property. The recommendation was approved on passage of Resolution No. 26071.

Amendment to Agreement for Inspection Services with Testing Engineers, Inc. was the subject of a memo to the Board from the Principal Electrical/Mechanical Engineer, recommending approval in principle to a supplemental agreement to increase their compensation from $81,400 to $172,600 with provisions for up to $50,000 of additional compensation if extra work is ordered for the inspection services in connection with construction, installation and testing of two container cranes being built by Krupp Industrie und Stahlbau for installation at Berth 5. As Krupp is delayed in the construction of the cranes, certain damages may be assessed and the cost of Testing Engineers' services during the period may be included in the amount to be deducted from Krupp's payments. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously.

Furnish, Install and Remove Decorative Lighting of Trees and Decorations, Jack London Square was the subject of a memo to the Board from the Principal Electrical/Mechanical Engineer, notifying the Board of the past holiday decorations in the Jack London Square area and recommending approval of the installation of the decorations by Port forces. The decorations include: a 50-foot Christmas tree; decorative lights on trees and light poles; a lighted sign on the Port of Oakland building; decorative lights on the ship mast; and the tree lighting ceremony preparation. The cost of the materials is estimated at $11,000, and $85,500 is allocated for the various costs of the labor. The work is categorically exempt and an environmental impact report is not required. After discussion on the allocation of costs, the recommendation was approved on a motion by Commissioner Creque, seconded and passed on the following vote: Ayes - Creque, Eng, Rodriguez, Soda and First Vice President Connolly - 5; Noes - Smith - 1; Absent - President Berkley - 1.

Personnel Items contained in a memo to the Board from the Personnel Department, recommended the appointment of Sammie L. Boykin, and Philip H. Fauntroy, as Semiskilled Laborer, effective July 8, 1980, at $1609 per month; Linda Brown, as Administrative Analyst, effective July 16, 1980, at $1688 per month; Jane Kirksey, as Senior Typist Clerk, effective July 2, 1980, at $1089 per month; Lillie B. Franklin, as Account Clerk, effective July 14, 1980, at $1074 per month; Mary T. Gonzales, as Youth Aide, Class "BB", effective June 30, 1980, at $6.98 per hour; Bridget R. Foster, as Youth Aide, Class "C", effective July 7, 1980, at $4.45 per hour; Thomas R. LaBasco, as Assistant Civil Engineer, effective July 10, 1980, at $1946 per month; Michelle L. Vital, as Senior Secretary, effective July 16, 1980, at $1202 per month; Kyle L. Dugan, Felicia L. Richmond, Adrian Davalos, Mark C. O'Connor,

and Andre J. Avelino, as Youth Aide, Class "C", effective July 10, 1980, at $4.45 per hour; Carol Y. Wong, as Youth Aide, Class "C", effective July 11, 1980, at $4.45 per hour; and Robert D. Nicol, as Port Electrician, effective July 16, 1980, at $2042 per month. Also recommended were salary increases for Jean Porter, Reservations Clerk, to rate "d", in recognition of extra duties being performed; and for Assistant Civil Engineer Tadeusz Mankowski to rate "d", in recognition of his registration as professional engineer by the State of California. Further recommended was the creation of three new positions of Port Maintenance Leader and approval of the job specification for the position; and the creation of one Limited Duration (Part-Time) position of Port Electrician. Additionally recommended was approval of the examination announcement for the position of Electrical-Mechanical Engineer; and a military leave of absence for Ms. Sharon Hunter, Senior Clerk, for ten working days. The recommendations were approved on passage of Resolution No. 26078 for appointments; Resolution No. 26079 for the Nicol appointment; Resolution No. 26080 for salary increases; Resolution No. 26081 for job specification; Resolution No. 26082 for examination announcement; Resolution No. 26083 for leave of absence; and an ordinance passed to print for creation of position.

Authority to Purchase Copy Machine was the subject of a memo to the Board from the Manager, Purchasing Department, recommending approval to purchase the Xerox Model 840EPS copy machine used in reproducing engineering plans and drawings. At present the machine is leased and with the present usage the purchase price of $24,325 can be amortized in approximately 4 years. The recommendation was approved on passage of Resolution No. 26074.

Robert W. Townsley v. Port of Oakland was the subject of a letter to the Board from the Port Attorney, notifying the Board of a certain long standing dispute between the Port and Robert W. Townsley over the sale of his aircraft for unpaid tie-down charges. The case has been rejected by the U S. Supreme Court and it was noted that no further action would be taken by the Port. The information was noted and ordered filed.

Claim of Lonnie Gaither for Lonnie Gaither, Jr. and Larry Gaither was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim in an unreported amount for alleged negligence in the drowning of the two children in the Oakland Estuary. The claim is not a proper one against the Port and it is recommended the claim be rejected. The recommendation was approved on passage of Resolution No. 26075.

At the hour 2:35 p.m. First Vice President Connolly appointed Commissioner Soda pro tem President who then called for nominations of officers as provided for in the bylaws. Commissioner Eng moved for the following nominations: President - Ted Connolly; First Vice President - Norvel Smith; Second Vice President - Henry J. Rodriguez; Secretary - Christopher C. Marshall; Assistant Secretary - Gerald L. Pope; and Assistant Secretary - Jasmine J. Lim. The motion was seconded and passed unanimously and Resolution No. 26090 was passed declaring election of officers to be effective July 16, 1980.

First Vice President Connolly assumed the chair at the hour of 2:39 p.m.

The following reports were noted and ordered filed:

Summary of Cash - Port Revenue and Construction Funds as of July 7, 1980.

Summary of Cash and Accounts Receivable Port Revenue Fund 770 for the Month of June, 1980.

Accounts Receivable - 35 Days or More in Arrears as of July 7, 1980.

Accounts Receivable - Referred to Port Attorney as of July 7, 1980.

Summary of Claims Paid from Various Funds for the Period May 23, 1980 through June 30, 1980.

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

Ayes:	Commissioners Creque, Eng, Rodriguez, Smith, Soda and 1st Vice President Connolly - 6
Noes:	None
Absent:	President Berkley - 1

"RESOLUTION NO. 26067

RESOLUTION FIXING RENTAL FOR AIRPORT BUILDINGS NO. L-729, L-812 AND L-825 PURSUANT TO LICENSE AND CONCESSION AGREEMENTS WITH TRANS INTERNATIONAL AIRLINES (TRANSAMERICA AIRLINES)."

"RESOLUTION NO. 26068

RESOLUTION GRANTING DOBBS HOUSES, INC. PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 26069

RESOLUTION AUTHORIZING FILING OF APPLICATION WITH STATE OF CALIFORNIA WILDLIFE CONSERVATION BOARD FOR A GRANT OF MONEY TO THE PORT FOR DEVELOPMENT OF CLAY STREET PIER INTO A PUBLIC VIEWING AND FISHING AREA."

"RESOLUTION NO. 26070

RESOLUTION APPROVING PLANS AND REVISED SPECIFICATIONS FOR CONSTRUCTION AND INSTALLATION OF CONTAINER CRANES AT CHARLES P. HOWARD CONTAINER TERMINAL, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 26071

RESOLUTION APPROVING AND AUTHORIZING RELOCATION PAYMENTS TO METAL PURCHASING COMPANY OF CALIFORNIA."

"RESOLUTION NO. 26072

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH RUSS ELLIOTT INCORPORATED."

"RESOLUTION NO. 26073

RESOLUTION ACCEPTING WORK PERFORMED BY RUSS ELLIOTT INCORPORATED AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 26074

RESOLUTION AUTHORIZING THE PURCHASE OF A COPYING MACHINE WITHOUT COMPETITIVE BIDDING."

"RESOLUTION NO. 26075

RESOLUTION REJECTING CLAIM OF LONNIE GAITHER FOR LONNIE GAITHER, JR. AND LARRY GAITHER."

"RESOLUTION NO. 26076

RESOLUTION GRANTING DON WILSON YACHT SALES, INC. PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 26077

RESOLUTION GRANTING DON WILSON YACHT SALES, INC. PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 26078

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 26079

RESOLUTION APPOINTING ROBERT D. NICOL TO THE POSITION OF PORT ELECTRICIAN AND MAKING CERTAIN FINDINGS IN CONNECTION THEREWITH."

"RESOLUTION NO. 26080

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

"RESOLUTION NO. 26081

RESOLUTION APPROVING CLASS SPECIFICATIONS FOR AND CLASSIFYING THE POSITION OF PORT MAINTENANCE LEADER."

"RESOLUTION NO. 26082

RESOLUTION APPROVING EXAMINATION ANNOUNCEMENT FOR THE POSITION OF ELECTRICAL-MECHANICAL ENGINEER."

"RESOLUTION NO. 26083

RESOLUTION RATIFYING THE GRANTING OF MILITARY LEAVE OF ABSENCE TO SHARON HUNTER, SENIOR CLERK."

"RSOLUTION NO. 26084

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH CONTRACT DESIGN ASSOCIATES, INC."

"RESOLUTION NO. 26085

RESOLUTION ACCEPTING WORK PERFORMED BY CONTRACT DESIGN ASSOCIATES, INC., AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 26086

RESOLUTION AUTHORIZING THE PROVISION OF TEMPORARY GROUND TRANSPORTATION SERVICE AND RATIFYING EXECUTION OF MANAGEMENT AGREEMENT WITH BAY AREA BUS SERVICE, INC."

"RESOLUTION NO. 26087

RESOLUTION ON THE PASSING OF CHARLES P. HOWARD."

"RESOLUTION NO. 26088

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

"RESOLUTION NO. 26089

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 26090

RESOLUTION DECLARING ELECTION OF OFFICERS OF THE BOARD OF PORT COMMISSIONERS."

Port Ordinance No. 2319 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 867 TO CREATE ONE NEW POSITION OF ADMINISTRATIVE ANALYST," was read a first time and passed to print by the following vote:

Ayes:	Commissioners Creque, Eng, Rodriguez, Smith, Soda and 1st Vice President Connolly - 6
Noes:	None
Absent:	President Berkley - 1

Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SECTION 9.042 OF AND ADDING SECTION 9.112 TO PORT ORDINANCE NO. 867, RETITLING THREE POSITIONS OF PORT FACILITIES LEADER TO PORT MAINTENANCE LEADER, AND CREATING ONE NEW POSITION OF PORT ELECTRICIAN (PART-TIME)," and Port Ordinance No. _____ being, AN ORDINANCE AUTHORIZING EXECUTION OF AGREEMENT WITH JOHN F. WHITSETT, AN INDIVIDUAL, PROVIDING FOR THE ACQUISITION OF CERTAIN REAL PROPERTY AND PERSONAL PROPERTY LOCATED ALONG THE OAKLAND ESTUARY, OFF OF DENNISON STREET AT THE END OF EMBARCADERO, 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, Eng, Rodriguez, Smith, Soda and 1st Vice President Connolly - 6
Noes:	None
Absent:	President Berkley - 1

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 3:25 p.m.

After discussion of the Equitec request for extension of time (see page 5), the meeting was adjourned until Tuesday, July 22, 1980 at the hour of 2:00 p.m.

* *

The meeting scheduled for July 22, 1980 was adjourned by the Secretary of the Board to Tuesday, July 29, 1980 at the hour of 12:00 noon in Conference Room B.

* *

The meeting was reconvened on Tuesday, July 29, 1980 at the hour of 12:20 p.m. in Conference Room B, President Connolly presiding.

Commissioners present: Berkley, Creque, Eng, Rodriguez, and President Connolly.

Commissioners absent: Smith and Soda.

Also present were the Executive Director, Director of Administrative Services, Port Attorney, and Mr. Lawrence Corbett, Special Counsel for the Port.

At the hour of 12:21 p.m. the Board entered into Executive Session on meet and confer matters and reconvened in open session at the hour of 2:07 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, August 5, 1980, at the hour of 2:19 p.m. in the office of the Board, Room 376, 66 Jack London Square, President Connolly presiding, due written notice having been given members of the Board.

Commissioners present: Berkley, Creque, Eng, Rodriguez, Smith, Soda and President Connolly - 7

Commissioners absent: None

Also present were the Executive Director; Director of Administrative Services; Port Attorney; Deputy Port Attorney Thomas Clark; Director of Aviation; Director of Maritime Activities; General Manager, Marine Terminals; Director of Properties; Director of Research; Director of Public Relations and Advertising; and Secretary of the Board.

The minutes of the regular meeting of July 15, 1980, the adjourned regular meeting of July 22, 1980, and the adjourned regular meeting of July 29, 1980 were approved as submitted and ordered filed.

Dr. Shanti A. Vora, Director of Research, received his ten-year service pin.

Award of Contract, Reroofing of Ticketing Building M-101 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 Widmer Corporation, the low proper bidder at $93,100.00. The recommendation was approved on passage of Resolution No. 26117.

BOARD OF PORT COMMISSIONERS
MEETING OF AUG 19 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

Award of Contract, Partial Reroofing of Building L-820 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 that the apparent low proper bidder, Vaughn Roofing Inc. has requested that their bid be withdrawn due to a major clerical error. It was further recommended that the contract be awarded to Roofing Constructors, Inc., doing business as Western Roofing Service, at their bid price of $98,854.00. The recommendation was approved on passage of Resolution No. 26118.

License Agreement Renewal--Oakland Aviation was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for hangar, ramp and office space in Building L-230, used for their fixed base operation, for a new total monthly rental of $1,825.18. The recommendation was approved on a motion by Commissioner Berkley, seconded and passed unanimously.

New License Agreement--Hughes Airwest was the subject of a memo to the Board from the Director of Properties, recommending approval for ten one-year license agreements to guarantee the rental for certain improvements to be constructed on the first floor of the Finger Building. The initial rental would be at the rate of $1.427 per square foot, which is approximately $5,412.61 per month, and adjusted when the first-level holdroom space is changed. The recommendation was approved on a motion by Commissioner Berkley, seconded and passed unanimously.

Supplement to License Agreement--Crocker was the subject of a memo to the Board from the Director of Properties, recommending approval to add 1,215 square feet of shop space to their present agreement covering their occupancy in Building L-310 for a new total monthly rental of $2,123.01. The

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

Supplement to Lease--Duty Free was the subject of a memo to the Board from the Director of Properties, notifying the Board of Duty Free's exclusive right for a gift shop, newsstand, and duty free items at the South Airport Terminal and recommending approval of supplemental agreement to provide for the operation of a new gift shop/newsstand in the second level of the Finger Building. The principal provisions include a space of approximately 400 square feet to be used as a gift shop and newsstand. Sales will be reported in accordance with the existing percentage rental categories in the lease and will apply against the minimum rentals provided for in the present lease. Duty Free will reimburse the Port in the amount of $24,585.00 for Port constructed walls, lighting, interior finish, and their sign. Duty Free will install additional improvements that total not less than $40,000.00, including the $24,585.00 reimbursement. In the event the existing lease, which expires October 31, 1983, is not extended, the Port agrees to reimburse Duty Free for its actual unamortized costs in architectural and engineering fees, leasehold improvements and installed display cases constructed specifically to fit the curved contours of the premises in an amount not to exceed $50,000.00. The recommendation was approved on a motion by Commissioner Berkley, seconded and passed unanimously.

Rejection of Bids to Furnish and Deliver Two Buses to the Port of Oakland was the subject of a memo to the Board from the Manager, Purchasing Department, notifying the Board of the two bids received and that the low bidder submitted a qualified bid and the other bid was deemed to be excessive. It was recommended that the Board reject the bids and authorize the purchase of the two buses from Microbus Corporation for a total price of $58,086.18.

The recommendation was approved on passage of Resolution No. 26119.

Contract Completion Construction of Electrical Services for Runway 11 Glide Slope at South Field was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with Bayside Construction Co. be extended through July 3, 1980, and accepted as complete as of that date with a contract price of $18,390.00. The recommendation was approved on passage of Resolution No. 26091 for time extension and Resolution No. 26092 for accepting work.

Contract Completion, Executive Terminal Building L-550 was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with M. C. S. Systems, Inc., be extended through June 13, 1980, and accepted as completed as of that date with a contract price of $508,595.59. The recommendation was approved on passage of Resolution No. 26093 for time extension and Resolution No. 26094 for accepting the contract.

Building Permit Application, Proposed Interior Alterations, United Airlines, Finger Building, M-103 was the subject of a memo to the Board from the Port Environmental Planner, recommending approval for the construction of certain interior alterations to convert the existing passenger holding area into administrative offices and an operations area on the first floor of the Finger Building. The estimated cost of the work is $50,000.00. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 26095.

Building and Sign Permit Application, BMW Marine, Inc., Port Building P-106 was the subject of a memo to the Board from the Port Environmental Planner, recommending approval for the construction of certain interior modifications, exterior repair and painting, and certain site improvements

with the installation of two signs—one reading "BMW Marine Power, Inc." and the other consisting of the corporate logo only. The estimated cost of the improvements is $75,000.00. The environmental document associated with the project has previously been certified by the Board. The recommendation was approved on passage of Resolution No. 26096.

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 office and television facilties in Building F-522, for a new total monthly rental of $6,200.00. It was noted that their new facilities are scheduled to be completed in early 1981. The recommendation was approved on a motion by Commissioner Berkley, seconded and passed unaminously.

Jack London Village Sublease was the subject of a memo to the Board from the Director of Properties, recommending approval for Frederic Loya to operate an oriental art and jewelry shop in the Village. The recommendation was approved on passage of Resolution No. 26099.

Approval of Landscape Improvements, East Bay Regional Park District, San Leandro Bay Regional Shoreline was the subject of a memo to the Board from the Port Environmental Planner, recommending approval of the plans and specifications for landscape improvements to the Phase III park area which would consist of the construction of a 10 foot wide asphaltic concrete path, benches, picnic tables and barbeque areas and the installation of associated landscape planting and irrigation. The estimated cost of the proposed work is $160,000.00. The environmental document associated with the project has previously been certified by the Board. The recommendation was approved on passage of Resolution No. 26100.

Contract Completion, Modifications to Jack London Square Area Lighting was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with Cal-State Electric Co. be extended through June 13, 1980, and accepted as complete as of that date with a contract price of $199,980.00. The recommendation was approved on passage of Resolution No. 26101 for time extension and Resolution No. 26102 for accepting contract.

Building Permit Application, East Bay Regional Park District, San Leandro Bay Regional Shoreline was the subject of a memo to the Board from the Port Environmental Planner, recommending approval for the construction of a toilet building to be located in the Phase III park area adjacent to property leased for the City of Oakland Service Center. The work includes the installation of utilities and sanitary sewer which cross the adjacent premises. The estimated cost for the proposed work is $75,000.00. The environmental document associated with the project has previously been certified by the Board. Included in the recommendation was authority to execute a conditional Right of Entry to permit construction of facilities outside of their leased premises and the right to maintain the facilites outside of their lease premises and provide for costs of any future relocation of the utility and sanitary sewer lines to be borne by the Park District. The recommendation was approved on passage of Resolution No. 26103.

Public Hearing--Proposed Embarcadero Strip Lease was the subject of a memo to the Board from the Director of Properties, recommending approval to set the required public hearing for 2:00 p.m., August 19, 1980, to consider proposals to lease a strip of land 16 feet wide adjoining BMW Marine, Inc.'s lease premises in the Embarcadero Cove area. The strip of land is located within the Phase II marina area which was funded with a loan from the State

Department of Boating and Recreation, and the hearing process is required under the terms of the loan agreement. The terms of the lease include premises consisting of the 16-foot strip containing approximately 1,900 square feet for 15 years, with an initial rental of $70.00 per month. The use of the premises would be restricted to the display of boats for sale, with the lessee to maintain and provide public access through the premises during business hours. The recommendation was approved on a motion by Commissioner Berkley, seconded and passed unanimously.

Compensation Adjustment to United States Line Preferential Assignment Agreement and Office Building Lease was the subject of a memo to the Board from the General Manager, Marine Terminals, recommending approval to establish new rates for the Containership Preferential Assignment Agreement and the Office Building Lease between United States Line and the Port of Oakland. The increase is provided for in the basic agreement and is adjusted every five years. The new rate for the 1,535,002 sf preferential assignment area is $537,251, with the new minimum rental at $1,294,488 and the new maximum rental at $1,538,029, and for the office building area, the new rate would be $24,557. The recommendation was approved on passage of Resolution No. 26120 and Resolution No. 26121.

Award of Contract, Reroofing of Building B-319 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 Vaughn Roofing Inc., the low proper bidder, at $18,700. The recommendation was approved on passage of Resolution No. 26122.

Award of Contract, Reroofing of Building E-414 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 Vaughn Roofing Inc., the low proper bidder, at $8,763. The recommendation was approved on passage of Resolution No. 26123.

Plans and Specifications, Reroofing of Building H-101 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 building. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 26124.

Contract Completion, Demolition of Building B-104 was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with Evans Brothers be extended through June 27, 1980, and accepted as complete as of that date with a contract price of $112,178.50. The recommendation was approved on passage of Resolution No. 26104 for time extension and Resolution No. 26105 for accepting contract.

Contract Completion, Additional Yard Improvements, Berths 4 and 5 was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, notifying the Board of the delays in completion which were beyond the control of the contractor and recommending that the contract time for Phase A be extended to December 20, 1979, Phase B to February 7, 1980, and Phase C to June 18, 1980, and that the contract be accepted as complete as of June 18, 1980 with a contract price of $1,631,869.39. The recommendation was approved on passage of Resolution No. 26106 for time extension and Resolution No. 26107 for accepting contract.

Port of Oakland Tariff No. 2 Revisions: General Rules and Regulations; Section X - Wharf Assignments; Section XI - Space Assignments; and Section XII - Container Crane Assignment and Rental Rates was the subject of a memo to the Board from the General Manager, Marine Terminals, recommending approval to amend the tariff which will allow the Port to bill directly and relieve the wharf assignee of the responsibility of collecting the tariff charges and reimbursing the Port, but will still hold the wharf assignee liable for all charges. The other revisions deal with delinquency charges; simplifying language pertaining to furnishing manifests; allowing for the implementation of a Standard Tariff Application and Assignment Form; clarifying existing obligations of assignee under tariff assignment to insure compliance with Port requirements on operation, maintenance and replacement costs; establishing a procedure for determining liability of Wharf Assignee for fender damage with specific schedule for replacement costs; and clarifying language regarding payment of minimum charges on space assignments and increasing assignee insurance minimum requirements for public liability and property damage. The recommendations were approved on passage of an ordinance to print.

Container Crane Rental and Maintenance Rates was the subject of a memo to the Board from the General Manager, Marine Terminals, recommending approval to increase the crane rental and maintenance rates for all Port cranes. A detailed list of the increases was attached to the memo for the Board's review. The recommendation was approved on an ordinance passed to print.

Personnel Items contained in a memo to the Board from the Personnel Department, recommended the appointments of Carletas L. Fill, as Port Electrician, effective July 28, 1980, at $1850 per month; James McDonnell, as Port Electrician, effective September 15, 1980, at $2042 per month; David J. Cuthbertson, as Port Utilities Foreman, effective July 22, 1980, at $2067 per month; Homer Hunt, Jr. and Richard C. Little, as Port Utilities Foreman, effective July 21, 1980, at $2067 per month; Robert D. Nicol, as Port Electrician (Part-Time), effective August 5, 1980, at $13.01 per hour; Richard A. deSousa, as Engineering Assistant, effective July 14, 1980, at $1673 per month; Jack E. Aydelott and Douglas F. Berg, as Engineering Assistant, effective July 21, 1980, at $1592 per month; Ronnie L. Fong, as Assistant Civil Engineer, effective July 25, 1980, at $1946 per month; Stephen A. Frazier, as Junior Electrical & Mechanical Engineer, effective July 11, 1980, at $2074 per month; Henry P. Inocencio, as Automotive Serviceman, effective July 25, 1980, at $1378 per month; Hope E. Samaras, as Intermediate Stenographer Clerk, effective July 24, 1980, at $1089 per month; Laura A. Gonzalez, as Relief Reservation Clerk, effective July 23, 1980, at $5.85 per hour; Marie R. Eisner, as Account Clerk, effective August 6, 1980, at $1130 per month; Helen A. Petschauer, as Intermediate Typist Clerk, effective August 18, 1980, at $1060 per month; and Carolyn R. Mitchell, as Relief Reservation Clerk, effective August 6, 1980, at $5.85 per hour. Also recommended was a salary increase for Clifford R. King to rate "d" of his salary schedule in recognition of his registration by the State as a professional civil engineer. Further recommended was a military leave of absence for Assistant Chief Engineer, Jack E. Lambert, for 10 working days; and a military leave of absence for Francisco L. Padojino, Building Maintenance Engineer, for seven working days. The recommendations were

approved on passage of Resolution No. 26109 for appointments; Resolution No. 26110 for Robert D. Nicol's appointment; Resolution No. 26111 for leaves of absence; and Resolution No. 26127 for Clifford R. King's salary increase.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of the Chief Engineer, to New Orleans, Louisiana, on or about August 14, 1980 to attend an Ad Hoc Dredging Committee Meeting; and the travel of John E. Nolan, Assistant Port Attorney, to Washington, D.C., on or about August 14, 1980 to attend a CAB Hearing. The recommendations were approved on passage of Resolution No. 26112.

Contract for Development of an Automated Capital Improvement Program (CIP) was the subject of a memo to the Board from the Director of Administrative Services, recommending approval of a contract with Legler Systems Company, at a cost not to exceed $31,800, for the development of an automated Capital Improvement Program; and the companion retention of a Hewlett Packard System Engineer for technical services in the use of Hewlett Packard software products to be used in the automated Capital Improvement Program System. The recommendation was approved on passage of Resolution No. 26097.

Cost Service Contract Agreement with State Personnel Board was the subject of a memo to the Board from the Director of Administrative Services, recommending approval of an agreement with the State Personnel Board which will provide for their services to administer examinations for Port positions. The recommendation was approved on passage of Resolution No. 26098.

Peter T. Kay - Occupancy of Berth Space at Clay Street Pier was the subject of a letter to the Board from the Port Attorney, notifying the Board that Mr. Peter T. Kay had entered into a mutual release and settlement agreement arising from his occupancy of a berthing space in the Howard Terminal. As part of the agreement he was allowed to occupy a space at the

Clay Street Pier until July 31, 1980. As he has not vacated the space, it was recommended that the Port Attorney be authorized to file a complaint in Unlawful Detainer seeking restoration to the premises and any other damages arising out of unlawful detention of the premises. The recommendation was approved on passage of Resolution No. 26113.

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, 1980.

Status of Consultant Contracts in Progress as of August 1, 1980.

Summary of Cash - Port Revenue and Construction Fund as of July 28, 1980.

Summary of Claims Paid from Various Funds for the Period July 1, 1980 through July 25, 1980.

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

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

"RESOLUTION NO. 26091

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH T. J. GARDNER CO., AND KUSANO ELECTRIC, INC., DOING BUSINESS AS BAYSIDE CONSTRUCTION CO."

"RESOLUTION NO. 26092

RESOLUTION ACCEPTING WORK PERFORMED BY T. J. GARDNER CO., INC., AND KUSANO ELECTRIC, INC., DOING BUSINESS AS BAYSIDE CONSTRUCTION CO., AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 26093

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH M. C. S. SYSTEMS, INC."

"RESOLUTION NO. 26094

RESOLUTION ACCEPTING WORK PERFORMED BY M. C. S. SYSTEMS, INC., AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 26095

RESOLUTION GRANTING UNITED AIR LINES, INC., PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 26096

RESOLUTION GRANTING BMW MARINE POWER, INC., PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 26097

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH WILLIAM S. LEGLER."

"RESOLUTION NO. 26098

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH STATE OF CALIFORNIA PERSONNEL BOARD FOR ADMINISTRATION OF COMPETITIVE EXAMINATIONS."

"RESOLUTION NO. 26099

RESOLUTION CONSENTING TO SUBLEASE BY OAKLAND VILLAGE CORPORATION TO FREDERIC C. LOYA."

"RESOLUTION NO. 26100

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

"RESOLUTION NO. 26101

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

"RESOLUTION NO. 26102

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

"RESOLUTION NO. 26103

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

"RESOLUTION NO. 26104

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH EVANS BROTHERS."

"RESOLUTION NO. 26105

RESOLUTION ACCEPTING WORK PERFORMED BY EVANS BROTHERS AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 26106

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

"RESOLUTION NO. 26107

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

"RESOLUTION NO. 26108

RESOLUTION APPROVING AND AUTHORIZING RELOCATION PAYMENTS TO METAL PURCHASING COMPANY OF CALIFORNIA."

"RESOLUTION NO. 26109

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 26110

RESOLUTION APPOINTING ROBERT D. NICOL TO THE POSITION OF PORT ELECTRICIAN (PART-TIME) AND MAKING CERTAIN FINDINGS IN CONNECTION THERWITH."

"RESOLUTION NO. 26111

RESOLUTION CONCERNING CERTAIN LEAVES OF ABSENCE."

"RESOLUTION NO. 26112

RESOLUTION CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 26113

RESOLUTION AUTHORIZING THE FILING OF ACTION BY PORT ATTORNEY AGAINST PETER T. KAY."

"RESOLUTION NO. 26114

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH EAST BAY DISCHARGERS AUTHORITY AND DIRECTING RECORDATION THEREOF."

"RESOLUTION NO. 26115

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

"RESOLUTION NO. 26116

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 26117

RESOLUTION AWARDING CONTRACT TO THE WIDMER CORPORATION FOR REROOFING OF TICKETING BUILDING, M-101, 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. 26118

RESOLUTION AWARDING CONTRACT TO ROOFING CONSTRUCTORS, INC., DOING BUSINESS UNDER THE FIRM NAME AND STYLE OF WESTERN ROOFING SERVICE, FOR PARTIAL REROOFING OF BUILDING L-820, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THERWITH; REJECTING ALL OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 26119

RESOLUTION REJECTING BIDS FOR FURNISHING AND DELIVERING TWO BUSES TO THE PORT OF OAKLAND; DIRECTING RETURN OF BID BONDS TO BIDDERS; AND AUTHORIZING PURCHASE OF THE BUSES IN THE OPEN MARKET."

"RESOLUTION NO. 26120

RESOLUTION ADJUSTING MINIMUM AND MAXIMUM ANNUAL COMPENSATION PAYABLE UNDER PREFERENTIAL ASSIGNMENT AGREEMENT WITH UNITED STATES LINES, INC."

"RESOLUTION NO. 26121

RESOLUTION ADJUSTING RENTAL PAYABLE UNDER LEASE WITH UNITED STATES LINES, INC."

"RESOLUTION NO. 26122

RESOLUTION AWARDING CONTRACT TO VAUGHN ROOFING COMPANY, INC., FOR REROOFING OF BUILDING B-319, 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 TO BIDDERS."

"RESOLUTION NO. 26123

RESOLUTION AWARDING CONTRACT TO VAUGHN ROOFING, INC., FOR REROOFING OF BUIDING E-414, 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. 26124

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR REROOFING OF BUILDING H-101, INNER HARBOR, OAKLAND, CALIFORNIA; AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 26127

RESOLUTION ASSIGNING CLIFFORD R. KING AND FINDING HIM TO BE ENTITLED TO A CERTAIN RATE WITHIN SALARY SCHEDULE NO. 50.5 FIXED BY PORT ORDINANCE NO. 867."

Port Ordinance No. 2321 being, "AN ORDINANCE AUTHORIZING EXECUTION OF AGREEMENT WITH JOHN F. WHITSETT, AN INDIVIDUAL, PROVIDING FOR THE ACQUISITION OF CERTAIN REAL PROPERTY AND PERSONAL PROPERTY LOCATED ALONG THE OAKLAND ESTUARY, OFF OF DENNISON STREET AT THE END OF EMBARCADERO, MAKING AN APPROPRIATION THEREFOR AND FINDING CERTAIN FACTS IN CONNECTION THEREWITH," and Port Ordinance No. 2322 being, "AN ORDINANCE AMENDING SECTION 9.042 OF AND ADDING SECTION 9.112 TO PORT ORDINANCE NO. 867, RETITLING THREE POSITIONS OF PORT FACILITIES LEADER TO PORT MAINTENANCE LEADER, AND CREATING ONE NEW POSITION OF PORT ELECTRICIAN (PART-TIME)," were read a second time and passed by the following vote:

Ayes: Commissioners Berkley, Creque, Eng, Rodriguez, Smith, Soda and President Connolly - 7

Noes: None

Absent: None

Port Ordinance No. ____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 1858 RELATING TO SPECIAL SERVICES--RATES, CHARGES, RULES AND REGULATIONS AND RATES FOR STORAGE AND STORAGE HANDLING," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO GENERAL RULES AND REGULATIONS ON PAYMENT OF CHARGES, MANIFESTS AND STATEMENTS, AND WHARF, SPACE AND CONTAINER CRANE ASSIGNMENTS, RELATING TO DOCKAGE RATES, WHARFAGE RULES AND REGULATIONS, WHARF DEMURRAGE AND STORAGE RULES AND REGULATIONS, PETROLEUM TRANSFER FACILITY, AND SPACE ASSIGNMENT RATES FOR AUTOMOBILE PARKING," were read a first time and passed to print by the following vote:

Ayes: Commissioners Berkley, Creque, Eng, Rodriguez, Smith, Soda and President Connolly - 7

Noes: None

Absent: None

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 4:00 p.m., during which time Commissioner Soda was excused from the meeting.

Commissioner Creque moved that the Port offer the area known as the "Raider's Practice Field" to the Oakland Alameda County Coliseum Inc. for the use of the premises at the original rate of $1.00 per year. It was noted that a recent resolution had established the rental rate if the facilities

were leased directly to the Raiders. After further discussion, the motion was seconded and passed unanimously.

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

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

"RESOLUTION NO. 26125

RESOLUTION AUTHORIZING PORT ATTORNEY TO FILE FRIEND OF THE COURT BRIEFS AND RELATED PAPERS IN FEDERAL COURT PROCEEDINGS CHALLENGING THE DETERMINATION OF THE ADMINISTRATOR OF THE UNITED STATES GENERAL SERVICES ADMINISTRATION CONCERNING DISPOSITION OF HAMILTION AIR FORCE BASE."

"RESOLUTION NO. 26126

RESOLUTION AUTHORIZING EXECUTION OF A SHORT TERM TENANCY AGREEMENT WITH OAKLAND-ALAMEDA COUNTY COLISEUM, INC. FOR A 5.326 ACRE PRACTICE FIELD."

At the hour of 4:05 p.m. the meeting was adjourned until 2:00 p.m., August 12, 1980.

* *

The meeting scheduled for 2:00 p.m., Tuesday, August 12, 1980 was adjourned by the Secretary of the Board due to the absence of all the members of the Board.

Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The meeting was held on Tuesday, August 19, 1980, at the hour of 2:10 p.m. in the office of the Board, Room 376, 66 Jack London Square, Vice President Smith presiding, due written notice having been given to members of the Board.

Commissioners present: Berkley, Creque, Eng, Rodriguez, Soda and First Vice President Smith - 6

Commissioners absent: President Connolly - 7

Also present were the Executive Director; Director of Administrative Services; Port Attorney; Chief Engineer; Assistant Chief Engineer; Port Principal Engineer Roy A. Clark; Director of Aviation; Airport Manager; Assistant Airport Manager; Manager, General Aviation; Director of Properties; Director of Maritime Activities; Manager, Customer Services; Director of Fiscal Affairs; Special Assistant for Community Affairs; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Jerry Bagnani, representing Design Buildings Systems.

The minutes of the regular meeting of August 5, 1980 and the adjourned regular meeting of August 12, 1980 were approved as submitted and ordered filed.

BOARD OF PORT COMMISSIONERS
MEETING OF SEP 2 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

At the hour of 2:11 p.m. the Board held a public hearing to consider proposals for the proposed lease of a 16-foot strip of land adjacent to Building P-106 which was leased to BMW Marine Power, Inc. The initial minimum rental would be $70 per month and the premises would be used for display of boats for sale , with the lessee to maintain public access through the premises during business hours. As the area is in the Phase II Marina, the hearing was necessary to fulfill the terms of the loan from Cal Boating. It was noted that BMW's Marine Power has submitted a request for the space. There were no further proposals or testimony and the hearing was closed at the hour of 2:12 p.m. The recommended lease for the 16-foot strip to BMW Marine Power, Inc. was approved on passage of an ordinance to print.

At the hour of 2:13 p.m. the Board held a public hearing on Seabreeze Yacht Center, Inc.'s application to demolish and remove existing wharves at their location on the Oakland Estuary. The work includes the demolition and removal of three old wooden docks and is estimated to cost $150,000. The project is cateorgically exempt and an environmental impact report is not required. There was no further testimony, the report was considered and the hearing was closed at the hour of 2:14 p.m. The application was approved on passage of Resolution No. 26144, subject to the applicant obtaining all other required permits and providing the Port with evidence of satisfactory dredging work.

Ms. Marsha Andrade of the Port's Equal Opportunity Department appeared before the Board to notify the Board that the Port's Second High School Intern Program was being concluded. The Board then presented certificates of completion to the interns and the interns responded with a document of appreciation for the Board.

Early Contract Completion, Construction of Flight Service Station, Building L-619, North Field was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, notifying the Board of the contract with Design Building Systems Inc. and of certain delays experienced by the contractor. It was recommended that the contract time for Phase I be extended thought May 28, 1980 without liquidated damages and the contractor assessed liquidated damages for the period of May 29 through June 2, totaling $1,750.00. It was further recommended that the Port retain $16,200.00 until the landscaped maintenance is satisfactorily completed and that the contractor be paid the balance of $55,090.48 as an early contract completion. Mr. Jerry Bagnani, representing the contractor, appeared before the Board to request liquidated damages not be assessed as the majority of the work was accomplished in due course and the tenant was not delayed by the firm's continued presence on the site. It was noted that the tenant, the FAA, still has not taken occupancy as the phones have not been installed. After further discussion, Commissioner Soda moved that the liquidated damages not be assessed as the damage was small compared to the total scope of the job and the Port did not lose any income. The motion was seconded and passed on the following vote: Ayes - Commissioners Soda, Eng, Berkley, Creque, and First Vice President Smith - 5; Noes - Commissioner Rodriguez - 1; Absent - President Connolly - 1. The recommendation was approved on passage of Resolution No. 26156 for time extension and Resolution No. 26157 accepting the contract.

License Agreement Renewal--Godbout was the subject of a memo to the Board from the Director of Properties recommending the approval to renew his agreement for space in Building L-725 and L-727 used in his avionic and electric supply business, for a new total monthly rental of $933.50. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanamiously.

Award of Contract Asphalt Concrete Overlay of Taxiway 1, from Runway 11 to Taxiway 7 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 McGuire and Hester, the low bidder at $150,963.00. It was noted that a portion of the work is being funded under the Airport Development Aid Program. The recommendation was approved on passage of Resolution No. 26138.

Early Contract Completion, Construction of Parking Lot and Site Improvements for Executive Terminal Building L-550 was the subject of a memo to the Board from the Port Principal Engineer Roy A. Clark, recommending that the contract with M.C.S. Systems, Inc., for Phase I be extended through June 13, 1980 and accepted as complete as of that date with a contract price of $417,913.69. As most of the work is complete, it was recommended that the contractor be paid $35,791.37 out of the 10% retainage with the balance to be paid upon satisfactory completion of the landscaping maintenance. The recommendation was approved on passage of Resolution No. 26139 for time extension and Resolution No. 26140 for accepting the contract.

Avis Rental Adjustment was the subject of a memo to the Board from the Director of Properties notifying the Board of the 2.08 acre ground lease at the Airport used for automobile service and storage, and recommending approval of a rent increase to $4,190.99 per month for the five year option period to commence on September 1, 1980, as provided for in the lease. It was further noted that Avis objected to the rate of increase but the objection was not, in the Port Attorney's opinion, received in a timely manner. The recommendation was approved on passage of Resolution No. 26141.

Port of Oakland Support of Union Pacific, Western Pacific, Missouri Pacific Railroads' Merger was the subject of a memo to the Board from the Executive Director, recommending approval to file with Interstate Commerce Commission a verified statement in support of the proposed merger with the Union Pacific, Western Pacific and Missouri Pacific Railroads. If the merger is approved, it will offer single line rail service from the Port of Oakland to Denver, Kansas City, St. Louis and Chicago, and significantly improve the Port's competitive position with the ports of Los Angeles, Long Beach and Seattle in connection with minibridge traffic. The recommendation was approved on passage of Resolution No. 26135.

Rejection of Bid, Construction of Metal Canopies at Gatehouse, Berths 5 and 6 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 that the bidder's "Good Faith Efforts" to obtain minority participation were not consistent with the Port's goals. It was recommended the Board reject the bid and find it to be in the best interest of the Port to dispense with formal bidding and authorize a contract based on informal bids at a price not to exceed the Engineer's estimate plus 10%. The recommendation was approved on passage of Resolution No. 26145.

Rejection of Bid for Air Conditioning Modifications, Building C-517 was the subject of a memo to the Board from the Principal Electrical/Mechanical Engineer, notifying the Board of the one bid received and that it is deemed to be excessive. It was recommended that the bid be rejected and that the job be readvertised for bids. It was noted that the sheet metal workers are currently on strike and the job would not be advertised until the strike is settled. The recommendation was approved on passage of Resolution No. 26153.

Approval to Dispense with Bids for Equipment for Berth 5, Reefer Installation was the subject of a memo to the Board from the Principal Electrical/Mechanical Engineer, notifying the Board that Neptune Orient Lines has asked the Port to install 56 reefer receptacles for their use at Berth 5 as soon as possible. As there is only one supplier, it was recommended that the Board approve a negotiated contract with Beck Electric for the 56 reefer receptacles estimated to cost $45,000 and issue various purchase orders for the transformer and switchgear for a total of approximately $33,000. By purchasing the equipment direct with the supplier, the Port will save approximately two months in construction time. It was further noted that the site work will be done by the normal bidding procedures. The recommendation was approved on passage of Resolution No. 26147.

Contract Completion, Demolition of Market Street Wharf, Howard Piers Nos. 1 and 2 and Building E-301-B, Inner Harbor was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with ICONCO be extended through July 1, 1980 and that the contract be accepted as complete as of that date with a contract price of $503,996.74. It was noted that change orders were issued totaling $36,878.74, mainly due to delays experienced by vacating tenants on the former Howard Terminal Property. The recommendation was approved on passage of Resolution No. 26148 for time extension and Resolution No. 26149 for accepting work.

Howard Terminal Relocation Payment was the subject of a memo to the Board from the Director of Properties, recommending approval to pay a further relocation payment of $624,858 to Vertex, Inc., a former Howard Terminal tenant. The recommendation was approved on passage of Resolution No. 26150.

Award of Contract, Paving and Lighting the Site of Building S-145 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 McGuire and Hester, the low bidder, at $135,625. The recommendation was approved on passage of Resolution No. 26146.

Amend Authorization for Signing Warrants was the subject of a memo to the Board from the Director of Fiscal Affairs, recommending approval to amend the Port's policy regarding the signing of the manual warrants. The amended policy would raise the limits for single signature warrants to $14,999.99; require two signatures on warrants for $15,000 or more; add the principal accountant to the roster of those permitted to sign; and provide that one of the two signatures for warrants of $15,000 and above must be the Executive Director, Deputy Executive Director or the Director of Administrative Services. The recommendation was approved on passage of Resolution No. 26129.

Personnel Items contained in a memo to the Board from the Personnel Department, recommended the appointment of Rolando M. Romero, as Port Senior Auditor, effective September 2, 1980, at $1891 per month; Regina J. Moss, as Legal Stenographer, effective September 2, 1980, at $1272 per month; and Gale A. Brownrigg, as Relief Reservation Clerk, effective August 25, 1980, at $5.85 per hour. Also recommended was the creation of one position of Gardner II. Further recommended was approval of the revised job specification for the position of Port Environmental Planner Assistant and the examination announcements for the positions of Junior Port Environmental Planner and Port Environmental Planner Assistant. Additionally recommended was a military leave of absence for Raymond A. Boyle, Senior Traffic Representative and Traffic Analyst, for three working days; and a military

leave of absence for Daniel L. Roudebush, Senior Marine Commercial Representative, for 10 working days; and the termination of Michael L. Hurtado, as Youth Aide, Class "B", for cause effective August 20, 1980. The recommendations were approved on passage of Resolution No. 26130 for appointments; Resolution No. 26131 for leaves of absence; Resolution No. 26132 for examination and announcements; Resolution No. 26133 for class specifications; Resolution No. 26155 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 ratification of the travel for Supervising Civil Engineers, Vernon Coe and Yasuyuki Toda, to Washington, D.C., Kansas City, Missouri, Boston, Massachusetts, Newark, New Jersey, and New York, New York, during the period July 24-27, 1980, to study airport designs. The recommendation was approved on passage of Resolution No. 26134.

Presentation of Certificates to 1980 High School Interns was the subject of a memo to the Board from the Equal Opportunity Officer, notifying the Board that the Port's 1980 High School Internship Program will be concluded September 1, 1980; and that all of the participants have been admitted to various colleges and universities for the fall. 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 August 11, 1980.

Summary of Cash and Accounts Receivable Port Revenue Fund 770 for the Month of July 1980.

Accounts Receivable - 35 Days or More in Arrears as of August 11, 1980.

Accounts Receivable - Referred to Port Attorney as of August 11, 1980.

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

Ayes:	Commissioners Berkley, Creque, Eng, Rodriguez, Soda and First Vice President Smith - 6
Noes:	Noes
Absent:	President Connolly - 1

"RESOLUTION NO. 26128

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH LANDOR ASSOCIATES."

"RESOLUTION NO. 26129

RESOLUTION APPROVING DESIGNATION BY EXECUTIVE DIRECTOR OR OFFICERS AND EMPLOYEES AUTHORIZED TO SIGN WARRANTS AND OTHER DOCUMENTS AND REPEALING RESOLUTION NO. 24055."

"RESOLUTION NO. 26130

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 26131

RESOLUTION CONCERNING CERTAIN LEAVES OF ABSENCE."

"RESOLUTION NO. 26132

RESOLUTION APPROVING EXAMINATION ANNOUNCEMENTS FOR PORT ENVIRONMENTAL PLANNER ASSISTANT AND JUNIOR ENVIRONMENTAL PLANNER, AND FIXING AND DETERMINING STANDARDS AND REQUIREMENTS THEREFOF."

"RESOLUTION NO. 26133

RESOLUTION APPROVING REVISED CLASS SPECIFICATIONS FOR AND CLASSIFYING THE POSITION OF PORT ENVIRONMENTAL PLANNER ASSISTANT."

"RESOLUTION NO. 26134

RESOLUTION RATIFYING CERTAIN TRAVEL."

"RESOLUTION NO. 26135

RESOLUTION AUTHORIZING THE EXECUTIVE DIRECTOR TO FILE STATEMENT OF SUPPORT WITH INTERSTATE COMMERCE COMMISSION (ICC) OF PROPOSED MERGER OF UNION PACIFIC, WESTERN PACIFIC AND MISSOURI PACIFIC RAILROADS."

"RESOLUTION NO. 26136

NUMBER NOT USED.

"RESOLUTION NO. 26137

NUMBER NOT USED.

"RESOLUTION NO. 26138

RESOLUTION AWARDING CONTRACT TO MC GUIRE AND HESTER FOR ASPHALT CONCRETE OVERLAY OF TAXIWAY 1, FROM RUNWAY 11 TO TAXIWAY 7, METROPOLITAN OAKLAND INTERNATIONAL AIRPORT, (A.D.A.P. 6-06-0170-10); 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. 26139

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH M.C.S. SYSTEMS, INC."

"RESOLUTION NO. 26140

RESOLUTION ACCEPTING WORK PERFORMED BY M.C.S. SYSTEMS, INC., AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 26141

RESOLUTION RATIFYING AND CONFIRMING RENTAL ADJUSTMENT IN LEASE WITH AVIS RENT-A-CAR SYSTEM, INC."

"RESOLUTION NO. 26142

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH VICTOR BACIGALUPI & ASSOCIATES, INC. AND DIRECTING RECORDATION THEREOF."

"RESOLUTION NO. 26143

RESOLUTION AUTHORIZING EXECUTION OF AGREEMENT WITH PHS. VAN OMMEREN (ROTTERDAM) B.V."

"RESOLUTION NO. 26144

RESOLUTION GRANTING PERMIT TO SEABREEZE YACHT CENTER, INC. TO DEMOLISH AND REMOVE CERTAIN EXISTING DOCKS IN THE OAKLAND ESTUARY."

"RESOLUTION NO. 26145

RESOLUTION REJECTING BID FOR CONSTRUCTION OF METAL CANOPIES AT GATEHOUSE, BERTHS 5 AND 6, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA; DIRECTING RETURN OF BID BOND TO BIDDER; AND DIRECTING EXECUTIVE DIRECTOR TO SOLICIT INFORMAL BIDS."

"RESOLUTION NO. 26146

RESOLUTION AWARDING CONTRCT TO MC GUIRE AND HESTER FOR PAVING AND LIGHTING THE SITE OF BUILDING S-145, OAKLAND ARMY BASE, 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. 26147

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. 26148

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH ICONCO."

"RESOLUTION NO. 26149

RESOLUTION ACCEPTING WORK PERFORMED BY ICONCO AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 26150

RESOLUTION APPROVING AND AUTHORIZING ADDITIONAL AND FINAL PAYMENT TO VERTEX, INC."

"RESOLUTION NO. 26151

RESOLUTION GRANTING BAY VIEW AVIATION, INC., PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 26152

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 26153

RESOLUTION REJECTING BID OF RUSS ELLIOTT, INC. FOR AIR CONDITIONING MODIFICATIONS TO BUILDING C-517; DIRECTING RETURN OF BID BOND TO BIDDER; AND DIRECTING THE SECRETARY TO RE-ADVERTISE FOR BIDS THEREFOR."

"RESOLUTION NO. 26154

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH TESTING ENGINEERS, INCORPORATED."

"RESOLUTION NO. 26155

RESOLUTION TERMINATING APPOINTMENT OF MICHAEL L. HURTADO."

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

Ayes:	Commissioners Berkley, Creque, Eng, Soda and First Vice President Smith - 5
Noes:	Commissioner Rodriguez - 1
Absent:	President Connolly - 1

"RESOLUTION NO. 26156

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH GEORGE A. MURAKAMI AND DESIGNED BUILDING SYSTEMS, INC."

"RESOLUTION NO. 26157

RESOLUTION ACCEPTING WORK PERFORMED BY GEORGE A. MURAKAMI AND DESIGNED BUILDING SYSTEMS, INC., AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

Port Ordinance No. 2320 being, "AN ORDINANCE AUTHORIZING THE EXECUTION OF A LEASE WITH MIKE LAMPE YACHTS, INC.," and Port Ordinance No. 2323 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 1858 RELATING TO SPECIAL SERVICES--RATES, CHARGES, RULES AND REGULATIONS AND RATES FOR STORAGE AND STORAGE HANDLING," and Port Ordinance No. 2324 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO GENERAL RULES AND REGULATIONS ON PAYMENT OF CHARGES, MANIFESTS AND STATEMENTS, AND WHARF, SPACE AND CONTAINER CRANE ASSIGNMENTS, RELATING TO DOCKAGE RATES, WHARFAGE RULES AND REGULATIONS, WHARF DEMURRAGE AND STORAGE RULES AND REGULATIONS, PETROLEUM TRANSFER FACILITY, AND SPACE ASSIGNMENT RATES FOR AUTOMOBILE PARKING," were read a second time and passed by the following vote:

Ayes:	Commissioners Berkley, Creque, Eng, Rodriguez, Soda and First Vice President Smith - 6
Noes:	None
Absent:	President Connolly - 1

Port Ordinance No. ____ being, "AN ORDINANCE APPROVING AND AUTHORIZING THE EXECUTION OF A LEASE WITH NATIONAL CAR RENTAL SYSTEM, INC.," and Port Ordinance No. ____ being, "AN ORDINANCE APPROVING AND AUTHORIZING THE EXECUTION OF A LEASE WITH BMW MARINE POWER, INC.," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING SECTION 2.01 OF PORT ORDINANCE NO. 867 TO ADOPT NEW SALARY SCHEDULE NO. 48.2, AND AMENDING PORT ORDINANCE NO. 867 TO ADD SECTION 9.191 CREATING ONE NEW POSITION OF GARDENER II," were read a first time and passed to print by the following vote:

Ayes: Commissioners Berkley, Creque, Eng, Rodriguez, Soda and First Vice President Smith - 6

Noes: None

Absent: President Connolly - 1

At the hour of 2:45 p.m. the Board entered into an executive session on meet and confer items and reconvened in open session at the hour of 3:30 p.m.

Port Ordinance No. ____ being, "AN ORDINANCE ADDING SECTION 1.81 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, Creque, Eng, Rodriguez, Soda and First Vice President Smith - 6

Noes: None

Absent: President Connolly - 1

At the hour of 3:35 p.m. the meeting was adjourned until Tuesday, August 26, 1980, at the hour of 2:00 p.m.

* *

The meeting scheduled for Tuesday, August 26, 1980, was adjourned by the Secretary of the Board due to the absence of all the members of the Board.

Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The meeting was held on Tuesday, September 2, 1980, at the hour of 2:00 p.m. in the office of the Board, Room 376, 66 Jack London Square, President Connolly presiding, due written notice having been given to members of the Board.

Commissioners present: Creque, Eng, Rodriguez, Smith and President Connolly - 5

Commissioners absent: Berkley and Soda - 2

Also present were the Executive Director; Director of Administrative Services; Port Attorney; Chief Engineer; Assistant Chief Engineer; Director of Maritime Activities; Director of Properties; Director of Aviation; Airport Manager; Manager, General Aviation; Equal Opportunity Officer; Special Assistant for Public Affairs; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Yoshihiro Miyoshi, representing Hitachi America, Ltd.; Mr. James T. Dick, representing General Construction Co.; and Mr. Don Schaefer, representing Hilton Hotels.

The minutes of the regular meeting of August 19, 1980 and the adjourned regular meeting of August 26, 1980 were approved as submitted and ordered filed.

BOARD OF PORT COMMISSIONERS
MEETING OF SEP 16 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

Mrs. Frances V. Geyer, Intermediate Clerk, received her ten year service pin.

At the hour of 2:12 p.m. the Board held a public hearing on Mike Lampe Yachts, Inc.'s application to install floating berths and perform other associated work at their location on the estuary. The floats would berth nine 45-foot long yachts for display and sales purposes, and would be pre-fabricated concrete units moored with timber piles. An additional application was made for certain electrical and plumbing work associated with the proposed berthing. The estimated cost of the proposed work is $35,000. The environmental document for the project was previously considered by the Board. There was no further testimony, the report was considered, and the hearing was closed at the hour of 2:13 p.m. The application was approved on passage of Resolution No. 26159.

Building Permit Application, Construction of Warehouse Addition, National Airmotive Corporation was the subject of a memo to the Board from the Port Environmental Planner, recommending approval for the addition of a 20,000 square foot steel frame warehouse structure to their previously approved warehouse. The estimated cost of the work is $260,000. The project is categorically exempt and an environmental impact report is not required. The project is in conformance with the North Airport Development Standards. The recommendation was approved on passage of Resolution No. 26158.

Acquisition of Tidewater Avenue Property was the subject of a memo to the Board from the Director of Properties, notifying the Board that as part of the development of San Leandro Bay Regional Shoreline, the East Bay Regional Park District has acquired a vacant parcel on Tidewater Avenue, just southerly of High Street. The Port has worked closely with the Park District in regard to the acquisition of the parcel in a manner which would serve the

needs of both the Park District and the Port; and it was recommended that the Board approve in principle the acquisition of a 5.64 acre parcel of the property not required for Park purposes. The proposed purchase price is $651,124, which represents a price of $2.65 per square foot, and the Port would have the option to complete the acquisition not later than June 30, 1982. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously.

Establishment of Rental--Pier One was the subject of a memo to the Board from the Director of Properties, notifying the Board of the agreement covering 5,760 sf of retail space in Port Building F-107 and that in March 1980 the Board gave approval in principle to a new 5-year lease at a minimum rental of $4,320 per month. To date, Pier One has not responded to the new lease and it was recommended that the Board establish the minimum rental at $4,320 per month, against 5-1/2% of gross receipts under the holdover provisions of the existing license agreement. The recommendation was approved on passage of Resolution No. 26160.

Building and Demolition Permit Application, Hilton Inn Expansion was the subject of a memo to the Board from the Port Environmental Planner, notifying the Board of the previous conceptual design approval by the Board and that certain changes have now been made. It was recommended that the Board approve the construction of a 224-room hotel building with the ground floor of the new hotel building containing an elevator lobby, meeting rooms totaling 5,000 square feet and hotel offices containing 1,875 square feet. Floors 2 through 9 would contain 224 guest rooms. Also recommended was the companion construction of a 1,120 sf addition to the ballroom; a covered walkway between the existing hotel lobby and the existing banquet room/restaurant building; the remodeling of areas in the east and west wings

of the existing 3-story high hotel buildings; and the demolition of the service station at the southeast corner of the leased premises which will be used for additional parking and landscaping. Other work includes an alignment modification of the hotel's Hegenberger Road entrance driveway and associated landscaping. The estimated cost of the proposed development is $9,508,000. The environmental document associated with the project has previously been considered by the Board. Mr. Don Shaefer of Hilton Hotels, presented the proposed project to the Board and responded to various questions. The recommendation was approved on passage of Resolution No. 26179.

Relocation Payment--Standard Brass Foundry 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 F. Whitsett. The payment is in connection with the acquisition of the Standard Brass Foundry property which is being acquired for the extension of Embarcadero from its present terminus at Dennison Street into the Phase V area of the Embarcadero Cove Marina. The recommendation was approved on passage of Resolution No. 26161.

U.S. Navy Lease Renewal was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their lease for three parcels of land adjoining the Naval Supply Center, at an annual rental of $117,834.67. The recommendation was approved on passage of Resolution No. 26162.

License Agreement Renewal--Underwriters Salvage was the subject of a memo to the Board from the Director of Properties, recommending approval to renew their agreement for 10,385 sf of warehouse space in Building J-215 used for the storage of fire-damaged airplane engines and parts, at a new total rental of $1,246.20. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Authorization for Demolition of Buildings K-106 and K-107, Oakland Airport Business Park was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending approval to demolish the buildings located on the defunct "Pitch and Putt" par three golf course on Doolittle Drive as they are in a deteriorated condition. The estimated cost of the demolition is $3,000 and the work would be performed under a purchase order. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 26163.

Agreement for Geotechnical Consultant Services for Embarcadero Cove Marina, Phase V 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 provide geotechnical services in connection with the development of the Embarcadero Cove Marina, Phase V. The firm would be reimbursed for direct salaries, direct costs of outside services, a fixed fee of $2,300, a maximum payment of $25,300, with certain additional work available at the discretion of the Executive Director. The recommendation was approved on passage of Resolution No. 26164.

Request for Approval to Abandon Cable, Pacific Gas & Electric Company, Bay Bridge to Treasure Island was the subject of a memo to the Board from the Port Environmental Planner, notifying the Board that Pacific Gas & Electric Company has requested approval to abandon, in place, a submerged electric cable which is no longer required. It was recommended that the request be approved subject to PG&E bearing the cost of removal if the cable interferes in the navigation, commerce or fishing or any future dredging or development project; and that the applicant obtain all of the required permits. The recommendation was approved on passage of Resolution No. 26165.

Building Permit Application, Barclay Jack's Restaurant was the subject of a memo to the Board from the Port Environmental Planner, recommending approval for the construction of a 162 sf addition to the cocktail lounge and the remodeling of the restaurant interior which includes the construction of several new walls, the removal of three fireplaces, the addition of one toilet room, the remodeling of the kitchen and associated electrical and mechanical work. The estimated cost of the proposed work is $75,000. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 26166.

Award of Contract, Reroofing of Building H-101, Inner Harbor 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 Western Roofing Service, the low bidder at $35,479. The recommendation was approved on passage of Resolution No. 26167.

Award of Contract, Construction of Dike, Fill and Wharf, 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 four bids received and recommending award of the contract to Peter Kiewit Sons' Co., the low bidder for Base Bid Plus Additive Alternate B $16,081,444. The recommendation was approved on passage of Resolution No. 26168.

Award of Contract, Construction and Installation of Container Cranes at Charles P. Howard Container Terminal was the subject of a memo to the Board from the Principal Electrical/Mechanical Engineer, notifying the Board of the six bids received and recommending award of the contract to Hitachi America, Ltd., the low bidder on the basis of Bid Alternate No. 1 which is two container cranes with thyristor electric drives. It was noted

that a third crane may be ordered up to six months after the contract execution. The recommendation was approved on passage of Resolution No. 26169.

Amendment Agreement, Engineering Services for Yard Improvements, Charles P. Howard Terminal was the subject of a memo to the Board from Port Principal Engineer Paul H. Sorensen, recommending approval to amend the agreement with Jordan/Casper/Woodman/Dobson for design and preparation of plans and specifications for the yard improvements. The amendment will allow for the work to be done in two phases. The first phase will be for the main container storage areas, adjacent to the wharf, of about 25 acres. The second phase will be for the entrance areas and adjacent yard areas, of about 18 acres, and will allow for better tenant input in the design work. The recommendation was approved on passage of Resolution No. 26170.

Approval of Agreement with Liquid Gold Oil Corporation for Removing Petroleum Products from Ferry Street Sewer was the subject of a memo to the Board from the Principal Electrical/Mechanical Engineer, notifying the Board of certain petroleum products that have been infiltrating into the sanitary sewer and storm drain at Berth 4 from the site of the former Mobil Oil Corporation yard. It was recommended that the Board approve an agreement with Liquid Gold Oil Corporation to pump the petroleum products out of the sanitary system manhole and pay the Port 41 cents per gallon for the product. It was noted that an agreement with Mobil is being sought for the installation of a pumping system. The recommendation was approved on passage of Resolution No. 26171.

Port of Oakland Tariff No. 2, Increase on Dry Bulk Commodities Shipped in Bulk was the subject of a memo to the Board from the General Manager, Marine Terminals, recommending approval to increase the rates for the following bulk commodities: agricultural products in bulk not in containers; scrap metal; and cargo in bulk N.O.S. The recommendation was approved on passage of an ordinance to print.

Approval of Change Order for Construction and Installation of Container Cranes at Berth 5 was the subject of a memo to the Board from the Principal Electrical/Mechanical Engineer, recommending approval to issue the change order which will provide an automatic rail braking system in lieu of the manual rail brake system specified, with a mutually agreed price of $59,100, with no time extension, for both cranes. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Personnel Items contained in a memo to the Board from the Personnel Department, recommended the appointment of Donald J. Duffy, as Marine Commercial Representative IV, effective October 13, 1980, at $2164 per month; Victor Trinchese, as Port Electrician, effective September 15, 1980, at $1944 per month; Willard Stillwell, as Gardener II, effective September 3, 1980, at $1308 per month; Carolyn R. Frazier, as Youth Aide Class "BB", effective September 16, 1980, at $6.98 per hour; Janette Kohr, as Youth Aide Class "B", effective September 16, 1980, at $6.14 per hour; and John W. Hornsby, as Youth Aide Class "AA", effective September 2, 1980, at $10.74 per hour. Also recommended was the creation of one position of Operations and Procedures Analyst. Further recommended was a salary increase for Assistant Civil Engineer Gerald M. Serventi to rate "e" of his salary schedule in recognition of his licensing as a professional civil engineer by the State of

California. Additionally recommended was a military leave of absence for Jack L. Lambert, Assistant Chief Engineer, for a period of 11 working days. The recommendations were approved on passage of Resolution No. 26176 for appointments, Resolution No. 26177 for salary increase, Resolution No. 26178 for military leave of absence, and 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 Commissioners Herbert Eng and David Creque, the Director of Administrative Services, and the Chief Engineer and Special Assistant to the Executive Director, to Victoria, British Columbia, for the period September 7-10, 1980, to attend the Pacific Coast Association of Port Authorities; the travel of the Port Attorney and the Manager, Traffic Management and Customer Service, to Washington, D.C., on or about September 8, 1980, to attend certain ICC Hearings. The recommendations were approved on passage of Resolution No. 26172.

Authority to Dispose of Surplus Office Equipment and Furniture was the subject of a memo to the Board from the Manager, Purchasing Department, recommending approval to dispose of certain nonoperating office machines and furniture by turning the items over to American Auction Studios to sell at public auction at a fee of 25% of sale price. Commissioner Smith asked that the various community groups be advised of the sale to allow for them to participate. The recommendation was approved on passage of Resolution No. 26173.

Claim of Martin E. Knedel was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim in the amount of $1,528.80 for alleged damages done to his plane at the North Airport. 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. 26174.

Formal Recognition for Representation of Relief Reservation Clerk and Relief Telephone Operator Classifications was the subject of a letter to the Board from the Port Attorney, notifying the Board that United Public Employees Local 390 has filed a petition for formal recognition as the majority representative of the two classifications of Port employees. The petition has been reviewed and is in conformity with the requirements of Port Ordinance No. 1688 containing the Port's rules and regulations for such petitions for recognition. It was recommended that the Board determine that the classifications are appropriate additions to the Clerical-Administrative Unit and that the Secretary of the Board give the required notice to the employees in these classifications in which any potential challenging organization can file a similar petition for representation of these positions. It was noted that there is a 20-day notice for the challenging organization to petition. The recommendation was approved on passage of Resolution No. 26175.

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, 1980.

Status of Consultant Contracts in Progress as of September 1, 1980.

Summary of Cash - Port Revenue and Construction Fund as of August 25, 1980.

Summary of Claims Paid from Various Funds for the Period August 6, 1980 through August 21, 1980.

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

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

"RESOLUTION NO. 26158

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

"RESOLUTION NO. 26159

RESOLUTION GRANTING PERMIT TO MIKE LAMPE YACHTS, INC. TO INSTALL BERTHING FLOATS AND PERFORM CERTAIN OTHER WORK IN APPLICANT'S LICENSED WATER AREA."

"RESOLUTION NO. 26160

RESOLUTION FIXING RENTAL CERTAIN PORT PROPERTY."

"RESOLUTION 26161

RESOLUTION APPROVING AND AUTHORIZING RELOCATION PAYMENT TO STANDARD BRASS FOUNDRY."

RESOLUTION NO. 26162

RESOLUTION AUTHORIZING EXECUTION OF AMENDMENT/ MODIFICATION NO. THREE OF LEASE FOR REAL PROPERTY WITH THE UNITED STATES OF AMERICA."

"RESOLUTION NO. 26163

RESOLUTION AUTHORIZING DEMOLITION AND DISPOSAL OF SURPLUS PORT BUILDINGS NOS. K-106 AND K-107."

"RESOLUTION NO. 26164

RESOLUTION FINDING AND DETERMINING THAT A PROPOSED CONTRACT WITH WOODWARD-CLYDE CONSULTANTS FOR GEO-TECHNICAL ENGINEERING CONSULTATION SERVICES IN CONNECTION WITH THE PROPOSED CONSTRUCTION OF THE EMBARCADERO COVE MARINA, PHASE V, CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES AND MAY BE MADE WITHOUT COMPETITIVE BIDDING."

"RESOLUTION NO. 26165

RESOLUTION GRANTING PERMIT TO PACIFIC GAS AND ELECTRIC COMPANY TO ABANDON CABLE OR PERFORM OTHER WORK IN THE PORT AREA."

"RESOLUTION NO. 26166

RESOLUTION GRANTING FOODMAKER, INC. PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 26167

RESOLUTION AWARDING CONTRACT TO WESTERN ROOFING SERVICE, FOR REROOFING OF BUILDING H-101, INNER HARBOR, OAKLAND, CALIFORNIA; AND 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. 26168

RESOLUTION AWARDING CONTRACT TO PETER KIEWIT SONS' CO., FOR CONSTRUCTION OF DIKE, FILL AND WHARF, CHARLES P. HOWARD TERMINAL, OAKLAND, CALIFORNIA; AND 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. 26169

RESOLUTION AWARDING CONTRACT TO HITACHI AMERICA, LTD., FOR CONSTRUCTION AND INSTALLATION OF CONTAINER CRANES AT CHARLES P. HOWARD CONTAINER TERMINAL, OAKLAND, CALIFORNIA; AND 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. 26170

RESOLUTION AUTHORIZING EXECUTION OF AMENDED AGREEMENT WITH JORDAN/CASPER/WOODMAN/DOBSON."

"RESOLUTION NO. 26171

RESOLUTION APPROVING AGREEMENT WITH LIQUID GOLD OIL CORPORATION FOR DISPOSITION OF PETROLEUM PRODUCTS."

"RESOLUTION NO. 26172

RESOLUTION CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 26173

RESOLUTION AUTHORIZING SALE OF CERTAIN SURPLUS PROPERTY."

"RESOLUTION NO. 26174

RESOLUTION REJECTING CLAIM OF MARTIN E. KNEDEL."

"RESOLUTION NO. 26175

RESOLUTION DETERMINING THAT THE PETITION FOR FORMAL RECOGNITION FILED BY UNITED PUBLIC EMPLOYEES LOCAL 390 PROPOSES AN APPROPRIATE ADDENDUM TO AN EXISTING UNIT OF REPRESENTATION."

"RESOLUTION NO. 26176

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

'RESOLUTION NO. 26177

RESOLUTION ASSIGNING GERALD M. SERVENTI AND FINDING HIM TO BE ENTITLED TO A CERTAIN RATE WITHIN SALARY SCHEDULE NO. 50.5, FIXED BY PORT ORDINANCE NO. 867."

"RESOLUTION NO. 26178

RESOLUTION AMENDING THAT PORTION OF RESOLUTION NO. 26111 GRANTING MILITARY LEAVE OF ABSENCE TO JACK E. LAMBERT, ASSISTANT CHIEF ENGINEER."

"RESOLUTION NO. 26179

RESOLUTION GRANTING HILTON HOTELS CORP. PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 26180

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH CRESCENT SECURITY PATROL."

"RESOLUTION NO. 26181

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 26182

RESOLUTION AMENDING PORT OF OAKLAND EQUAL EMPLOYMENT OPPORTUNITY POLICY. (AFFIRMATIVE ACTION PROGRAM TO INCREASE MINORITY VENDOR PARTICIPATION.)"

"RESOLUTION NO. 26183

RESOLUTION AMENDING PORT OF OAKLAND EQUAL OPPORTUNITY POLICY. (MINORITY BUSINESS ENTERPRISE PROGRAM.)"

Port Ordinance No. 2325 being, "AN ORDINANCE AMENDING SECTION 2.01 OF PORT ORDINANCE NO. 867 TO ADOPT NEW SALARY SCHEDULE NO. 48.2, AND AMENDING PORT ORDINANCE NO. 867 TO ADD SECTION 9.191 CREATING ONE NEW POSITION OF GARDENER II," and Port Ordinance No. 2326 being, "AN ORDINANCE APPROVING AND AUTHORIZING THE EXECUTION OF A LEASE WITH BMW MARINE POWER, INC.," and Port Ordinance No. 2327 being, "AN ORDINANCE APPROVING AND AUTHORIZING THE EXECUTION OF A LEASE WITH NATIONAL CAR RENTAL SYSTEM, INC.," and Port Ordinance No. 2328 being, "AN ORDINANCE ADDING SECTION 1.81 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 Creque, Eng, Rodriguez, Smith and President Connolly - 5
Noes:	None
Absent:	Commissioners Berkley and Soda - 2

Port Ordinance No. ____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO WHARFAGE RATES," and Port Ordinance No. ____ being, "AN ORDINANCE ADDING SECTION 5.017 TO PORT ORDINANCE NO. 867 TO CREATE ONE NEW POSITION OF OPERATIONS AND PROCEDURES ANALYST," were read a first time and passed to print by the following vote:

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

At the hour of 2:40 p.m. the Board entered into executive session on meet and confer items and reconvened in open session at the hour of 3:55 p.m. at which time the meeting was adjourned to Friday, September 5, 1980, at the hour of 12 noon.

* *

The meeting scheduled for Friday, September 5, 1980 was adjourned by the Secretary of the Board to Monday, September 8, 1970 at the hour of 12:00 noon due to the absence of all the members of the Board.

* *

The meeting scheduled for Monday, September 8, 1980 was adjourned by the Secretary of the Board to Wednesday, September 10, 1980 at the hour of 12:00 noon due to the absence of all the members of the Board.

* *

The meeting scheduled for Wednesday, September 10, 1980 was adjourned by the Secretary of the Board due to the absence of all the members of the Board.

Secretary

REGULAR MEETING OF THE BOARD OF PORT COMISSIONERS

OF THE

CITY OF OAKLAND

The meeting was held on Tuesday, September 16, 1980, at the hour of 2:06 p.m. in the office of the Board, Room 376, 66 Jack London Square, President Connolly presiding, due written notice having been given to members of the Board.

Commissioners present: Berkley, Creque, Eng, Rodriguez, Smith and President Connolly - 6

Commissioners asbent: Soda - 1

Also present were the Executive Director; Director of Administrative Services; Port Attorney; Chief Engineer; Assistant Chief Engineer; Director of Aviation; Assistant Airport Manager; Manager, General Aviation; Director of Properties; Director of Maritime Activities; Special Assistant for Public Affairs; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Don MacDonald, representing his construction firm.

The minutes of the regular meeting of September 2, 1980 and the adjourned regular meetings of September 5, 1980, September 8, 1980, and September 10, 1980 were approved as submitted and ordered filed.

The Director of Maritime Activities introduced three representatives of the Korea Maritime and Port Administration; and one representative of Truk, Pacific Islands Trust Territories, who are attending the Port's Management Training Program.

BOARD OF PORT COMMISSIONERS
MEETING OF OCT 7 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

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 shop space, paved land area, and certain land rent for their facilities on the North Airport, at a new total monthly rental of $1,339.56. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

License Agreement Renewal--Transamerica Airlines was the subject of a memo to the Board from the Director of Properties, recommending approval to add 4,400 square feet of space and renew their agreement for existing space in the Air Cargo Building, M-106, for a new total monthly rental of $2,970. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Waiver--Air California was the subject of a memo to the Board from the Director of Properties, recommending approval for the Port to waive certain recovery rights to allow for Air California to install a leased computer in Building L-610. The recommendation was approved on passage of Resolution No. 26196.

License Agreements--McDaniel & Snead and Brent Hennefer was the subject of a memo to the Board from the Director of Properties, recommending approval for McDaniel & Snead, Inc., and Mr. Brent Hennefer to operate Christmas tree lots in the Airport Business Park. Both proposed agreements provide for a rental of $4,750 against 5% of gross sales. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Plans and Specifications, Demolition of Howard Terminal Buildings E-315, E-316 and Slab and Foundation of Previously Demolished Building E-319 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 which is part of the yard improvements for the Charles P. Howard Terminal. The Environmental Impact Report for the new terminal was previously considered by the Board. The recommendation was approved on passage of Resolution No. 26184.

Installation of Reefer Outlets, Berth 5, Outer Harbor Terminal was the subject of a memo to the Board from the Principal Electrical/Mechanical Engineer, recommending approval of the plans and specifications and authority to advertise for bids for the installation of 56 reefer receptacles at Berth 5 for use by Neptune Orient Lines. The recommendation was approved on passage of Resolution No. 26185.

Port of Oakland Tariff No. 2, Rates for Land Use was the subject of a memo to the Board from the General Manager, Marine Terminals, recommending approval to add rates for use of land, where the Port provides lights and fencing, to the tariff. The recommendation was approved on an ordinance passed to print.

Personnel Items contained in a memo to the Board from the Personnel Department, recommended the appointment of Dean J. Luckhart, as Port Environmental Planner Assistant, effective September 29, 1980, at $2,087 per month; Gwendolyn D. Wynne, as Account Clerk, effective September 22, 1980, at $1,074 per month; Melbra R. Watts, Operations and Procedures Analyst, effective September 17, 1980, at $1,844 per month; Curtis E. Cobb, Youth Aide, Class "B", effective September 11, 1980, at $6.71 per hour; Rudy R. Ramos, Employee Relations Officer, effective September 29, 1980, at $2,500 per month;

and Robert C. Martinez, Youth Aide, Class "AA", effective September 16, 1980, at $11.74 per hour. Also recommended was the rescission of the appointment of Ms. Janette Kohr to the position of Youth Aide, Class "B", and a military leave of absence for Peter G. Martinez for a period of 12 working days. Further recommended was the approval to request the Civil Service Board and City Council for exemption of the proposed position of Assistant Purchasing Manager from the classified Civil Service. The recommendations were approved on passage of Resolution No. 26186 for appointments; Resolution No. 26187 for military leave of absence; Resolution No. 26188 for rescission of appointment; Resolution No. 26189 request for Civil Service exemption; and on an ordinance passed to print to establish the salary of the Employee Relations Officer and creation of the new position of Assistant Purchasing Manager.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of the President of the Board, Executive Director, and Chief Engineer and Special Assistant to the Executive Director to Washington, D.C., on or about September 23, 1980, for a meeting with the Department of Transportation; travel of the President of the Board, Commissioners Rodriguez, Eng, Berkley, the Executive Director, Director of Aviation, Airport Manager, and Assistant Port Attorney to Mexico City, Mexico, during the period September 27, 1980 through October 3, 1980, to attend the Airport Operators Council International Annual Conference and to meet with the National Port's Commission in Mexico City and the Port of Manzanillo in connection with the Sister Port Program; travel of the Manager, General Aviation, and Commerical Representative Robert O'Maley to Kansas City, Missouri, during the period September 23 through September 25, 1980 to attend the National Business Aircraft Association Convention; and travel of the General Manager, Marine Terminal Department, to Seattle, Washington, during

the period of October 8 through October 10, 1980, to attend the Annual Convention of the Propeller Club of the United States. The recommendations were approved on passage of Resolution No. 26201.

Mr. Don MacDonald, representing his construction firm, appeared before the Board to protest the award of the contract for construction of a metal canopy at the Outer Harbor. Mr. MacDonald contended that he was not given sufficient time to prepare his bid. The Chief Engineer notified the Board that the original formal bid by MacDonald was rejected and the Board authorized the receipt of the informal bids. The informal bid form did arrive late to MacDonald Construction; however, Mr. MacDonald did not request an extension of time. Informal bids were received and a contract was prepared for award to Delcon Associates, Inc., the low bidder. The Board took no further action on Mr. MacDonald's request.

The following reports were noted and ordered filed:

Summary of Cash - Port Revenue and Construction Funds as of September 5, 1980.

Summary of Cash and Accounts Receivable Port Revenue Fund 770 for the Month of August 1980.

Accounts Receivable - 35 Days or More in Arrears as of September 5, 1980.

Accounts Receivable - Referred to Port Attorney as of September 5, 1980.

Summary of Claims Paid from Various Funds for the Period August 15, 1980 through September 2, 1980.

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

Ayes: Commissioners Berkley, Creque, Eng, Rodriguez, Smith and President Connolly - 6

Noes: None

Absent: Commissioner Soda - 1

"RESOLUTION NO. 26184

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR DEMOLITION OF HOWARD TERMINAL BUILDINGS E-315, E-316, AND SLAB AND FOUNDATION OF PREVIOUSLY DEMOLISHED BUILDING E-319, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 26185

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR INSTALLATION OF REEFER OUTLETS, BERTH 5, OUTER HARBOR TERMINAL."

"RESOLUTION NO. 26186

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 26187

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

"RESOLUTION NO. 26188

RESOLUTION REPEALING APPOINTMENT OF JANETTE KOHR TO THE POSITION OF YOUTH AIDE, CLASS "B".

"RESOLUTION NO. 26189

RESOLUTION REQUESTING THE CITY COUNCIL TO RECOMMEND TO THE CIVIL SERVICE BOARD THE EXEMPTION FROM THE OPERATION OF CIVIL SERVICE RULES OF THE POSITION OF ASSISTANT PURCHASING MANAGER, UNDER THE JURISDICTION OF THE BOARD OF PORT COMMISSIONERS AND REQUESTING THE CIVIL SERVICE BOARD TO EXEMPT THE SAID POSITION FROM THE OPERATION OF CIVIL SERVICE RULES UPON THE RECOMMENDATION OF THE CITY COUNCIL".

"RESOLUTION NO. 26190

RESOLUTION AUTHORIZING EXECUTION OF QUITCLAIM DEED COVERING LAND CONVEYED TO AMERICAN PROTECTIVE SERVICES, INC."

"RESOLUTION NO. 26191

RESOLUTION COMPROMISING AND SETTLING CLAIM OF BERNADINE WHITE AND AUTHORIZING EXECUTION OF COMPROMISE AND RELEASE".

"RESOLUTION NO. 26192

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH SAN FRANCISCO WIRELESS TALKING MACHINE COMPANY".

"RESOLUTION NO. 26193

RESOLUTION AUTHORIZING EXECUTION OF SECOND SUPPLEMENTAL AGREEMENT WITH SAN FRANCISCO WIRELESS TALKING MACHINE COMPANY".

"RESOLUTION NO. 26194

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH CROCKER NATIONAL BANK".

"RESOLUTION NO. 26195

RESOLUTION AUTHORIZING EXECUTION OF LICENSE AND CONCESSION AGREEMENT WITH AIR CALIFORNIA".

"RESOLUTION NO. 26196

RESOLUTION AUTHORIZING EXECUTION OF LANDLORD'S WAIVER AND CONSENT".

"RESOLUTION NO. 26197

RESOLUTION GRANTING MARDECO, INC. PERMISSION TO PERFORM CERTAIN WORK".

"RESOLUTION NO. 26198

RESOLUTION GRANTING LINCOLN PROPERTY COMPANY, N. C., INC., PERMISSION TO PERFORM CERTAIN WORK".

"RESOLUTION NO. 26199

RESOLUTION GRANTING MIKE LAMPE YACHTS, INC. PERMISSION TO PERFORM CERTAIN WORK".

"RESOLUTION NO. 26200

RESOLUTION AUTHORIZING PAYMENT OF CIVIL PENALTY ASSESSED BY THE UNITED STATES COAST GUARD".

"RESOLUTION NO. 26201

RESOLUTION AUTHORIZING CERTAIN TRAVEL".

Port Ordinance No. 2329 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO WHARFAGE RATES," and Port Ordinance No. 2330 being, "AN ORDINANCE ADDING SECTION 5.017 TO PORT ORDINANCE NO. 867 TO CREATE ONE NEW POSITION OF OPERATIONS AND PROCEDURES ANALYST," and Port Ordinance No. _____ being, "AN ORDINANCE AMENDING ITEM NO. 2655, SUBSECTION (A), OF PORT ORDINANCE NO. 964 RELATING TO SPACE ASSIGNMENTS," and Port Ordinance No. _____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 867 TO ADD SECTION 5.017 CREATING ONE NEW POSITION OF ASSISTANT PURCHASING MANAGER AND TO CHANGE THE SALARY SCHEDULE OF EMPLOYEE RELATIONS OFFICER," and Port Ordinance No. _____ being, "AN ORDINANCE AUTHORIZING THE EXECUTION OF A LEASE WITH AIR CALIFORNIA," and Port Ordinance No. _____ being, "AN ORDINANCE APPROVING AND AUTHORIZING THE EXECUTION OF A LEASE WITH PIER 1. IMPORTS WEST, INC." were read a first time and passed to print by the following vote:

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

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 3:45 p.m. at which time the meeting was adjourned until 12:00 noon September 22, 1980.

* *

The meeting scheduled for September 22, 1980 was adjourned by the Secretary of the Board to 2:00 p.m., September 26, 1980 due to the absence of all the members of the Board.

* *

The meeting was reconvened on Friday, September 26, 1980 at the hour of 4:05 p.m. in the office of the Board.

Commissioners present: Creque, Eng, Higgins and President Connolly - 4

Commissiones absent: Berkley, Rodriguez and Smith - 3

Also present were the Executive Director, Director of Administrative Services, Port Attorney and Secretary of the Board.

President Connolly introduced Mr. Douglas J. Higgins to the Board. Commissioner Higgins was appointed to the Board by Mayor Wilson to replace Y. Charles Soda.

At the hour of 4:06 p.m. the Board entered into Executive Session on meet and confer matters during which time CommissionersRodriguez and Smith joined the meeting.

The meeting was reconvened in open session at the hour of 4:40 p.m.

Port Ordinance No. 2331 being, "AN ORDINANCE AMENDING ITEM NO. 2655, SUBSECTION (A), OF PORT ORDINANCE NO. 964 RELATING TO SPACE ASSIGNMENTS," and Port Ordinance No. 2332 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 867 TO ADD SECTION 5.071 CREATING ONE NEW POSITION OF ASSISTANT PURCHASING MANAGER AND TO CHANGE THE SALARY SCHEDULE OF EMPLOYEE RELATIONS OFFICER," and Port Ordinance No. 2333 being, "AN ORDINANCE AUTHORIZING THE EXECUTION OF A LEASE WITH AIR CALIFORNIA," and Port Ordinance No. 2334 being, "AN ORDINANCE APPROVING AND AUTHORIZING THE EXECUTION OF A LEASE WITH PIER 1

IMPORTS WEST, INC.," were read a second time and passed by the following vote:

Ayes: Commissioners Creque, Eng, Higgins, Rodriguez, Smith and President Connolly - 6

Noes: None

Absent: Commissioner Berkley - 1

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," was read a first time and passed to print by the following vote:

Ayes: Commissioners Creque, Eng, Higgins, Rodriguez, Smith and President Connolly - 6

Noes: None

Absent: Commissioner Berkley - 1

At the hour of 4:45 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, October 7, 1980, at the hour of 2:10 p.m. in the office of the Board, Room 376, 66 Jack London Square, President Connolly presiding, due written notice having been given to members of the Board.

Commissioners present: Berkeley, Creque, Eng, Higgins, Rodriguez, Smith and President Connolly.

Commissioners absent: None.

Also present were the Executive Director; Director of Administrative Services; Director of Maritime Activities; Director of Aviation; Manager of Air Traffic Development; Airport Manager; Manager of General Aviation; Chief Engineer; Assistant Chief Engineer; Port Attorney; Director of Properties; Employee Relations Officer; Special Assistant for Public Affairs; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Dale Sampson and Mr. Robert Hall, representing Pacific Gas and Electric Company. Mr. Howie Williams, Ms. Carol Brittle, representing Portobello Investors.

The minutes of the regular meeting of September 16, 1980; the adjourned regular meeting of September 22, 1980; and the adjourned regular meeting of September 26, 1980 were approved as submitted and ordered filed.

BOARD OF PORT COMMISSIONERS
MEETING OF OCT 2 1 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

Mr. John M. T. Lee, Assistant Mechanical/Electrical Engineer was awarded his ten year service pin.

At the hour of 2:12 p.m. the Board held a public hearing on Pacific Gas & Electric Company's Application for Permit to Install Electrical Cables in the Oakland Estuary. The work includes dredging to minus 55.0' for a total extraction of approximately 5,800 cubic yards of submerged material for the purpose of installing the eight marine electrical cables which would cross the Oakland Estuary from a point at the foot of Washington Street. It was noted that a permit for the work was previously issued but had expired. The project is categorically exempt and an environmental impact report is not required. There was no further testimony, the report was considered, and the hearing was closed at the hour of 2:13 p.m. The application was approved on passage of Resolution No. 26204, subject to the applicant removing all of the abandoned electrical cables when the new electrical cables are installed, and the applicant obtaining all other required permits for the proposed work.

Management Agreement Oakland Air-BART was the subject of a memo to the Board from the Manager of Air Traffic Development, recommending approval of a one year management agreement with Bay Area Bus Service, Inc., for the operation of Oakland Air-BART. It was noted that their 90-day agreement expired on October 7, 1980 and their service has been well received. The recommendation was approved on passage of Resolution No. 26205.

Ground Transportation Policy and License and Concession Agreement Airborn of Sonoma County, Inc. was the subject of a memo to the Board from the Manager of Air Traffic Development, recommending approval of a one year agreement with Airborn of Sonoma County, Inc. to provide scheduled ground transportation from Santa Rosa and Rohnert Park to Oakland International Airport. It was noted that it is in the interest of the Port to encourage the develop-

ment of ground transportation and it was recommended that the Board adopt a policy of assessing no charges for ground transportation service to outlying areas. The recommendation was approved on passage of Resolution No. 26206 for execution of agreement and on a motion by Commissioner Berkley seconded, and passed unanimously to dispense with charges for certain ground transportation services.

Contract Completion Construction of Improvements to Airport Drive, Airport Lot Entrances and Employee Parking Lot was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with O. C. Jones and Sons be extended through June 17, 1980, and accepted as complete as of that date with a contract price of $572,722.69. The recommendation was approved on passage of Resolution No. 26207 for time extension; and Resolution No. 26208 for accepting contract.

Contract Completion - Phase II Portion of Work Construction of Parking Lot and Site Improvements for Executive Terminal was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with M. C. S. Systems, Inc., be accepted as complete as of September 18, 1980, with a remaining balance due of $6,000.00 less $218.40 due the Port for certain retesting. It was noted that the Contractor was paid $35,791.37 for the Phase I work. The recommendation was approved on passage of Resolution No. 26209.

Authorization to Issue a Change Order on the Contract for Construction of Second Floor Addition to Modify Existing Cooling Water Lines in Building M-104 was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending approval to issue a change order to the W. A. Thomas Company, Inc. for approximately $20,000.00 to provide certain controls to the emergency power generating cooling system. It

was noted that a new cooling tower and chiller was installed for the building expansion and the systems are interconnected. The recomendation was approved on a motion by Commissioner Berkley, seconded and passed unanimously.

Authorization to Issue a Change Order on the Contract for Construction of Second Floor Addition to Provide for Constructing a Room to House a Motor-Generator Set in Building M-103 was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending approval to issue a change order to W. A. Thomas Company, Inc., in an amount not to exceed $24,158.75 for the construction of a room to house a motor-generator set. The room will be constructed under the new Gate 5 and will house the motor-generator sets that will supply power to parked aircraft. The recommendation was approved on a motion by Commissioner Berkley, seconded and passed unanimously.

Building Addition to National Car Rental Airport Drive and Neil Armstrong Way was the subject of a memo to the Board from the Port Environmental Planner recommending approval for the construction of certain improvements to provide service and storage facilities on property leased at the corner of Airport Drive and Neil Armstrong Way. The work would include the construction of 500 square feet of additional office space; a 300 square foot addition to accommodate an enclosed carwash bay; the remodeling of the existing 1,200 square foot building; and certain exterior improvements and site improvements. The work is estimated to cost $200,000.00. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 26211.

Agreement with Portobello Investors Regarding Improvements to Portobello Complex was the subject of a memo to the Board from the Chief Engineer, notifying the Board that Portobello Investors was granted conditional approval to the Tentative Map for the subdivision and condominium conversion of the Portobello Complex. Due to the difficulty in obtaining financing prior to approval of a Final Map, it was recommended that the Board enter into an agreement whereby Portobello Investors agrees to complete within two years all the work required and provide security bonds guaranteeing the completion of and payment for the work estimated to cost $1,311,000.00, which work will upgrade the quality and the appearance of the entire complex. It was also recommended that certain language in the Port's resolution of approval be amended to allow for the certificate of occupancy to be obtained at a later date. The recommendation was approved on passage of Resolution No. 26202 and Resolution No. 26203.

Embarcadero Cove Boundary was the subject of a memo to the Board from the Director of Properties, recommending approval to change the southerly boundary of Embarcadero Cove from Dennison Street to East 7th Street to officially incorporate the Phase V project area into Embarcadero Cove. The new berthing area southerly of Dennison Street will be designated "Union Point Basin". The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Assignment of KNEW Lease was the subject of a memo to the Board from the Director of Properties, recommending approval of the assignment of the KNEW Lease to Malrite Inc., the new owner of the radio station. The lease expires on August 31, 1981, with one remaining five year option to extend the term at $3,464.50 per month subject to Port approval. The recommendation was approved on passage of Resolution No. 26229.

Rental Adjustment for Shell Oil Offshore Pipeline was the subject of a memo to the Board from the Director of Properties, recommending approval of the first of three ten year options to extend the term of its Right of Way Use Permit for its pipeline across submerged Port property near the Oakland Airport to July 31, 1990, with a new annual rent for the five year period of $3,109.14, based on the value of the submerged land of $1,800.00 per acre. The recommendation was approved on a motion by Commissioner Berkley, seconded and passed unanimously.

Assignment of KDIA Lease was the subject of a memo to the Board from the Director of Properties, notifying the Board that Sonderling Broadcasting Corporation, doing business as KDIA, has been acquired by Viacom and it was recommended that the Board approve the merger with respect to their lease for 6.9 acres of Port land used for its radio station. The recommendation was approved on passage of Resolution No. 26210.

Buttner Sublease was the subject of a memo to the Board from the Director of Properties, recommending approval of a sublease from E. M. Buttner to Eutectic Corporation for a portion of their long-term ground lease on a 1.8 acre site at Roland Way and Oakport Street. The recommendation was approved on passage of Resolution No. 26212.

Doolittle Drive Widening Project was the subject of a memo to the Board from the Director of Properties, recommending approval to extend the conditional right of entry to the City of Oakland and the State of California in connection with the widening of Doolittle Drive. The recommendation was approved on passage of Resolution No. 26213.

License Agreement Renewal and Building Demolition--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, paved land area and adjacent land at their location at 5th Avenue and Embarcadero for a new total monthly rental of $3,407.01. Also recommended was the demolition of a thirty-four hundred square foot warehouse shed on the property which will allow for a better use of the yard area. The recommendation was approved on passage of Resolution No. 26214 for demolition, and on a motion by Commissioner Berkley, seconded and passed unanimously for the new agreement.

Approval to Dispense with Bids to Purchase Modems and to Install Conduits was the subject of a memo to the Board from the Principal Electrical/Mechanical Engineer, notifying the Board of the "computer site" on the second floor of the Berth G office building to be used to develop and demonstrate an automatic management system for public marine terminals and that the high cost of installing ten terminals and transmission cables would not be cost effective. It was recommended that telephone lease lines be used in place of the dedicated transmission cables estimated to cost $28,000.00 and the additional purchase of twenty-one Modems at a total cost of about $23,000.00. The Modems are coupling devices needed for transmitting data over long lines and convert audio frequency into digital information. As the conduits are needed by the telephone company by mid-December 1980, it was recommended that it be found to be in the best interest of the Port to dispense with the formal bidding procedures and accomplish the installation by a combination of purchase orders and bids based on receipt of informal quotations, and purchase the Modems from Hewlett-Packard to provide continuity of equipment for the system. The recommendation was approved on passage of Resolution No. 26234.

Award of Contract, Air Conditioning Modifications, Building C-517 was the subject of a memo to the Board from the Principal Electrical/Mechanical Engineer, notifying the Board of the two bids received and recommending award of the contract to Aire Sheet Metal, Inc., the low bidder at $72,875. The recommendation was approved on passage of Resolution No. 26215.

Contract Completion, Construction of Longshoremen's Building B-323, Berth 5 was the subject of a memo to the Board from Principal Engineer Roy A. Clark, recommending that the contract with S. P. V. Construction, Inc., be extended through July 16, 1980, and that the contract be accepted as complete as of that date with a contract price of $150,087.93. The recommendation was approved on passage of Resolution No. 26216 for time extension and Resolution No. 26217 for accepting contract.

Contract Completion, Modification of Berth 5 Container Yard was the subject of a memo to the Board from Principal Engineer Roy A. Clark, recommending that the contract with McGuire and Hester be accepted as complete as of September 18, 1980 with a contract price of $193,154.93. The recommendation was approved on passage of Resolution No. 26218.

Minimum for Crane Maintenance was the subject of a memo to the Board from the General Manager, Marine Terminals, recommending approval to revise the tariff to provide for a four hour minimum charge for maintenance on the American President Line Cranes and the United States Line Cranes. The recommendation was approved on an ordinance passed to print.

Personnel Items contained in a memo to the Board from the Employee Relations Officer, recommended the appointment of Edward Chun, as Account Clerk, effective October 6, 1980, at $1074 per month; Donna Land, as Youth Aide, Class "A", effective September 24, 1980, at $8.56 per hour; Robert Randolph, as Youth Aide, Class "A", effective October 16, 1980, at $8.56 per hour; Donne King, as Youth Aide, Class "C", effective September 22, 1980, at $4.87 per hour; and Barbara Andress, as Youth Aide, Class "A", effective October 3, 1980, at $8.56 per hour. Also recommended was the salary increase for Assistant Civil Engineer Donald Chan to rate "e" of his salary schedule in recognition of his registration as a professional civil engineer by the State of California and his forty-hour field schedule; and a salary increase for Ethyl Miller, Port Employee Services Clerk, to rate "d" of her salary schedule in recognition of extra duties being performed. Further recommended was the creation of one additional position of Administrative Secretary; a military leave of absence for Sharon L. Hunter, for one working day; a medical leave of absence for Samuel Rasheed, Tariff and Traffic Clerk, for 46 working days; and the termination of Michael Farmer, Youth Aide, Class "C" for cause effective October 7, 1980. The recommendations were approved on passage of Resolution No. 26230 for appointments; Resolution No. 26231 for termination; Resolution No. 26232 for salary increases; Resolution No. 26233 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 Assistant Director of Properties and Senior Commercial Representative and Commercial Representative II Steven Hanson to Seattle, Washington, on or about October 13, 1980, to inspect certain commercial fishing facilities; travel of the Manager, Traffic

Management and Customer Service Department, to Washington D. C., on or about October 13, 1980, to attend the ICC Hearing; travel of Commercial Representative II Steven Hanson to Newport, Oregon, for the period October 16 and 17, 1980, to attend the Annual Pacific Coast Congress of Harbormasters and Port Managers Conference; travel of Commissioners Berkley and Eng, the Port Attorney, the Director of Maritime Activities, the Chief Engineer and Special Assistant to the Executive Director and the Director of Public Relations and Advertising to Norfolk, Virginia, to attend the American Association of Port Authorities Annual Meeting, during the period October 19 through 23, 1980; and the travel of Commissioners Berkley and Eng and the Director of Maritime Activities to continue on to New York, New York, along with the President of the Board and the Executive Director to attend the ICHCA Intermodal Containerization & Maritime Terminal Development Conference, October 27-29, 1980, and to return via Chicago, Illinois, to call on the Port's Chicago office; and the travel of the Airport Operations Supervisor to Minneapolis, Minnesota, to attend the Aircraft Disasters International Conference, during the period October 27 through 19, 1980. The recommendation was approved on passage of Resolution No. 26235.

Sale of Surplus Equipment was the subject of a memo to the Board from the Manager, Purchasing Department, recommending approval to sell a surplus boiler complex to Vertex Incorporated for $15,000. The recommendation was approved on passage of Resolution No. 26236.

John Seaborn - Occupancy of Berthing Space Adjacent to Clay Street Quay Wall was the subject of a letter to the Board from the Port Attorney, notifying the Board that the former Howard Terminal tenant had been given a temporary area adjacent to the Clay Street Quay Wall with a termination date of September 15, 1980. Mr. Seaborn has refused to move, and an action in

unlawful detainer was filed on September 19, 1980. It was recommended that the Board ratify the action and that the Port Attorney be authorized to take future action as deemed advisable. The recommendation was approved on passage of Resolution No. 26219.

Claim of Lorrania Byrd was the subject of a letter to the Board from the Port Attorney, notifying the Board of the claim in the sum of $454.15 for alleged damages occurring to her car at the Airport. As the claim does not appear to be a proper charge against the Port, it was recommended that the claim be rejected. The recommendation was approved on passage of Resolution No. 26220.

Rudolph Flores v. Port of Oakland WCAB Case No. OAK 77725 was the subject of a letter to the Board from the Port Attorney, notifying the Board of the case and that a settlement in the total sum of $5,500 in exchange for a release of all liability on account of any future disability or medical expenses has been negotiated. It was recommended that the Board approve the proposed compromise and release. The recommendation was approved on passage of Resolution No. 26221.

Assignment of McMurphy's Food Corporation Lease was the subject of a letter to the Board from the Port Attorney, notifying the Board that the firm is a lessee of the Port operating McMurphy's Dock Restaurant at 1103 Embarcadero and has entered Chapter 11 Bankruptcy. A hearing was held on the trustee's application for authority to sell personal property which included the unexpired leasehold interest of McMurphy's Food Corporation. The sale was approved by the court in the sum of $150,000 to Mr. Harry Schilling, who is currently a lessee of the Port at the Ark Restaurant. The administrative rent due the Port is to be paid from the proceeds of the sale. It was recommended that the Board approve the transfer of the lease to Mr. Harry Schilling. The

recommendation was approved on passage of Resolution No. 26222.

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, 1980.

Status of Consultant Contracts in Progress as of October 1, 1980.

Summary of Cash - Port Revenue and Construction Fund as of September 29, 1980.

Summary of Claims Paid from Various Funds for the Period September 3, 1980 through September 25, 1980.

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

Ayes:	Commissioners Berkley, Creque, Eng, Higgins, Rodriguez and Smith - 6
Noes:	None
Abstained:	President Connolly - 1
Absent:	None

"RESOLUTION NO. 26202

RESOLUTION APPROVING AGREEMENT WITH PORTOBELLO INVESTORS AND COMPLETION OF WORK SPECIFIED IN PORT RESOLUTION NO. 25605 CONDITIONALLY APPROVING SUBDIVISION TENTATIVE MAP (TRACT 4391) FOR PORTOBELLO COMPLEX, AND AMENDING PORT RESOLUTION NO. 25605."

"RESOLUTION NO. 26203

RESOLUTION APPROVING AGREEMENT WITH TRITON FINANCIAL CORPORATION FOR LANDSCAPING IMPROVEMENTS TO CRESCENT SHAPED PARCEL BOUNDED BY EMBARCADERO WEST AND OAK STREET."

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

Ayes:	Commissioners Creque, Eng, Higgins, Rodriguez, Smith and President Connolly - 6
Noes:	None
Abstained:	Commissioner Berkley - 1
Absent:	None

"RESOLUTION NO. 26204

RESOLUTION GRANTING PERMIT TO PACIFIC GAS & ELECTRIC COMPANY TO FILL AND DREDGE AND PERFORM OTHER WORK IN THE OAKLAND ESTUARY."

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

Ayes:	Commissioners Berkley, Creque, Eng, Higgins, Rodriguez and President Connolly - 6
Noes:	None
Absent:	Commissioner Smith - 1

"RESOLUTION NO. 26205

RESOLUTION AUTHORIZING THE PROVISION OF TEMPORARY GROUND TRANSPORTATION SERVICE AND RATIFYING EXECUTION OF MANAGEMENT AGREEMENT WITH BAY AREA BUS SERVICE, INC."

"RESOLUTION NO. 26206

RESOLUTION AUTHORIZING EXECUTION OF LICENSE AND CONCESSION AGREEMENT WITH AIRBORN OF SONOMA COUNTY, INC."

"RESOLUTION NO. 26207

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH O. C. JONES AND SONS."

"RESOLUTION NO. 26208

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

"RESOLUTION NO. 26209

RESOLUTION ACCEPTING WORK PERFORMED BY M.C.S. SYSTEMS, INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 26210

RESOLUTION CONSENTING TO ASSIGNMENT OF LEASE FROM SONDERLING BROADCASTING CORPORATION TO VIACOM INTERNATIONAL, INC."

"RESOLUTION NO. 26211

RESOLUTION GRANTING NATIONAL CAR RENTAL SYSTEM, INC., PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 26212

RESOLUTION GRANTING PERMISSION TO EDGAR M. BUTTNER TO SUBLET PREMISES TO EUTECTIC & CASTOLIN."

"RESOLUTION NO. 26213

RESOLUTION EXTENDING THE CONDITIONAL RIGHT OF ENTRY FOR THE WIDENING OF DOOLITTLE DRIVE."

"RESOLUTION NO. 26214

RESOLUTION AUTHORIZING DEMOLITION AND DISPOSAL OF SURPLUS PORT BUILDING NO. G-316."

"RESOLUTION NO. 26215

RESOLUTION AWARDING CONTRACT TO AIRE SHEET METAL, INC., FOR AIR CONDITIONING MODIFICATIONS, BUILDING C-517, OAKLAND, CALIFORNIA; FIXING THE AMOUNT OF BOND TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING THE OTHER BID; AND DIRECTING RETURN OF BID BOND TO BIDDER."

"RESOLUTION NO. 26216

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH S.P.V. CONSTRUCTION, INC."

"RESOLUTION NO. 26217

RESOLUTION ACCEPTING WORK PERFORMED BY S.P.V. CONSTRUCTION, INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 26218

RESOLUTION ACCEPTING WORK PERFORMED BY McGUIRE AND HESTER AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 26219

RESOLUTION RATIFYING FILING OF ACTION BY PORT ATTORNEY AGAINST JOHN SEABORN."

"RESOLUTION NO. 26220

RESOLUTION REJECTING CLAIM OF LORRANIA BYRD."

"RESOLUTION NO. 26221

RESOLUTION APPROVING A COMPROMISE AND SETTLEMENT OF WORKERS' COMPENSATION CLAIM BY RUDOLPH FLORES."

"RESOLUTION NO. 26222

RESOLUTION CONSENTING TO ASSIGNMENT OF THE STEAK DOCK RESTAURANT LEASE FROM McMURPHY'S FOOD CORPORATION, TO PIER 29, INC."

"RESOLUTION NO. 26223

RESOLUTION DENYING APPLICATION OF GERALD DeHENAU AND MOLLEWOOD PRODUCTS INC. FOR LEAVE TO PRESENT LATE CLAIM."

"RESOLUTION NO. 26224

RESOLUTION GRANTING CARROWS RESTAURANT, INC. PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 26225

RESOLUTION GRANTING CARROWS RESTAURANTS, INC. PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 26226

RESOLUTION GRANTING ASTRO AIRE ENTERPRISES PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 26227

RESOLUTION GRANTING OAKLAND AIR PARK PLAZA LIMITED PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 26228

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 26229

RESOLUTION CONSENTING TO ASSIGNMENT OF LEASE FROM METROMEDIA, INC. TO MALRITE OF OHIO, INC."

"RESOLUTION NO. 26230

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 26231

RESOLUTION TERMINATING APPOINTMENT OF MICHAEL FARMER."

"RESOLUTION NO. 26232

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

"RESOLUTION NO. 26233

RESOLUTION CONCERNING CERTAIN LEAVES OF ABSENCE."

"RESOLUTION NO. 26234

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. 26235

RESOLUTION AUTHORIZING CERTAIN TRAVEL."

"RESOLUTION NO. 26236

RESOLUTION AUTHORIZING SALE OF SURPLUS PERSONAL PROPERTY."

Port Ordinance No. 2335 being, AN ORDINANCE RELATING TO THE EFFECTIVE DATE OF THE NEW SALARY RATES ESTABLISHED UNDER CERTAIN SECTIONS OF PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT," was read a second time and passed by the following vote:

Ayes:	Commissioners Berkley, Creque, Eng, Higgins, Rodriguez and President Connolly - 6
Noes:	None
Absent:	Commissioner Smith - 1

Port Ordinance No. ____ being, "AN ORDINANCE AMENDING ITEMS NOS. 2696 AND 2696-A, SUBSECTIONS (1) AND (2), OF PORT ORDINANCE NO. 964. RELATING TO CONTAINER CRANE ASSIGNMENTS AND RENTAL RATES," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING SECTION 5.021 OF PORT ORDINANCE NO. 867 TO CREATE ONE ADDITIONAL POSITION OF ADMINISTRATIVE SECRETARY," were read a first time and passed to print by the following vote:

Ayes:	Commissioners Berkley, Creque, Eng, Higgins, Rodriguez and President Connolly - 6
Noes:	None
Absent:	Commissioner Smith - 1

The Board entered into executive session on meet and confer items at the hour of 3:15 p.m. and reconvened in open session at 4:10 p.m.

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 Berkley, Creque, Eng, Higgins, Rodriguez and President Connolly - 6

Noes: None

Absent: Commissioner Smith - 1

At the hour of 4:11 p.m. the meeting was adjourned to 5:00 p.m., Tuesday, October 14, 1980, in the second floor conference room of the Oakland Airport.

* *

The meeting was reconvened on Tuesday, October 14, 1980, at the hour of 5:14 p.m., in the Airport Second Floor Conference Room, President Connolly presiding.

Commissioners present: Berkley, Creque, Eng, Higgins, Smith and President Connolly - 6

Commissioners absent: Rodriguez - 1

Also present were the Executive Director; Port Attorney; and Secretary of the Board.

Others in attendance included Mr. Laurence Corbett, the Port's Special Counsel for meet and confer negotiations.

Second Level Holdroom Rates and Charges was the subject of a memo to the Board from the Executive Director, notifying the Board that the new facility will be ready for use on October 18, 1980. The second level has been divided into units consisting of one ticketing unit, one jetway gate, and an assumed holdroom space of approximately 2,400 sf. It was recommended that the Board establish charges of $25 psf per year, or $2.083 psf per month, for the remainder of 1980 for primary assignees, with secondary users paying a use fee of $50 per enplaning or deplaning operation. It was noted that World will use

Gate 4 at $4,999.20 per month; United will use Gates 5 and 7 at $9,998.40 per month; Republic will use Gates 6 and 8 at $9,998.40 per month and Transamerica will use Gate 9 at $4,999.20 per month. The recommendation was approved on passage of Resolution No. 26237 establishing interim charges and on an ordinance passed to print.

At the hour of 5:15 p.m. the Board entered into executive session on meet and confer matters and reconvened in open session at the hour of 6:05 p.m.

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

Ayes:	Commissioners Berkley, Creque, Eng, Higgins, Smith and President Connolly - 6
Noes:	None
Absent:	Commissioner Rodriguez - 1

"RESOLUTION NO. 26237

RESOLUTION ESTABLISHING TERMS AND CONDITIONS FOR USE OF THE SECOND LEVEL OF THE AIRPORT TERMINAL FINGER BUILDING (M-103), METROPOLITAN OAKLAND INTERNATIONAL AIRPORT."

Port Ordinance No. 2336 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 second time and passed by the following vote:

Ayes:	Commissioners Berkley, Creque, Eng, Higgins, Smith and President Connolly - 6
Noes:	None
Absent:	Commissioner Rodriguez - 1

Port Ordinance No. ___ being, "AN ORDINANCE ADDING SECTIONS 10.11 AND 27 TO PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR AND USE OF FACILITIES AT METROPOLITAN OAKLAND INTERNATIONAL AIRPORT," Port Ordinance No. ____ being, "AN ORDINANCE ADDING SECTIONS 1.82, 1.83 AND 1.84 TO PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT," Port Ordinance No. ____ being, "AN ORDINANCE AMENDING SECTIONS 1 AND 2 OF 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. ____ being, "AN ORDINANCE AMENDING SECTION 8.01, SUBSECTION (E) OF PORT ORDINANCE NO. 2199 ESTABLISHING PERSONNEL RULES AND PROCEDURES OF THE PORT OF OAKLAND," were read a first time and passed to print by the following vote:

Ayes:	Commissioners Berkley, Creque, Eng, Higgins, Smith and President Connolly - 6
Noes:	None
Absent:	Commissioner Rodriguez - 1

At the hour of 6:06 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, October 21, 1980, at the hour of 2:09 p.m. in the office of the Board, Room 376, 66 Jack London Square, First Vice President Smith presiding, due written notice having been given members of the Board.

Commissioners present: Creque, Higgins, Rodriguez and First Vice President Smith - 4

Commissioners absent: Berkley, Eng and President Connolly - 3

Also present were the Executive Director; Director of Administrative Services; Assistant Port Attorney; Assistant Chief Engineer; General Manager, Marine Terminals Department; Director of Properties; Commercial Representative and Assisant Director of Properties; Director of Aviation; Airport Manager; Manager, General Aviation; Commercial Representative Robert O'Maley; Special Assistant for Public Affairs; and Secretary of the Board.

Visitors attending the meeting included Mr. George Conley, representing New World Restaurants; Mr. Ivor Thomas, representing Kaiser Steel; Mr. Howie Williams, representing Portobello Investors; Mr. Ronald Guerra and Mr. Trevor Spencer, representing KaiserAir; and Mr. Dick Wigton, representing Clorox Company.

BOARD OF PORT COMMISSIONERS
MEETING OF NOV 4 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

The minutes of the regular meeting of October 7, 1980 and the adjourned regular meeting of October 14, 1980 were approved as submitted and ordered filed.

At the hour of 2:10 p.m. the Board held a public hearing on East Bay Regional Park District's application for a fill and dredge permit. The purpose of the work is to remove approximately 500 dilapidated piles from the water area southwest of Airport Channel, in an area leased from the Port. The estimated cost of the proposed work is $50,000. The environmental document associated with the project has been previously considered by the Board. There was no further testimony, the report was considered, and the hearing was closed at the hour of 2:11 p.m. The application was approved on passage of Resolution No. 26247 subject to the applicant obtaining all other required permits and that all piles be legally disposed of from Port property.

At the hour of 2:12 p.m. the Board held a public hearing on Kaiser Steel Corporation's application for a dredge and fill permit. The project consists of adding 16 new piles to their existing concrete dock to strengthen the facility on their leased premises at the foot of Seventh Street. The estimated cost of the work is $100,000. The project is categorically exempt and an environmental impact report is not required. There was no further testimony, the report was considered, and the hearing was closed at 2:13 p.m. The application was approved on passage of Resolution No. 26254 subject to the applicant submitting a Notice of Proposed Construction or Alteration to the FAA and the applicant obtaining all other required permits.

Lease with KaiserAir was the subject of a memo to the Board from the Director of Properties, recommending approval in principle of a new ground lease for KaiserAir to construct a new corporate jet facility located closer to the South Airport runway. The new facility would be on a site near the

South Airport air cargo buildings and near the World Airways hangar. The principal provisions of the proposed lease are: The premises would contain approximately 153,750 sf, with a right of first refusal on an adjacent expansion area containing approximately 93,650 sf for a certain period and under conditions of notice. The term of the lease would be 25 years, with one five-year option at an initial monthly rental of $2,690.63, with the Port completing the construction and installation of the road, taxiway, and utilities serving the premises; the monthly rental would be adjusted at five-year intervals in accordance with the percentage change in the Producer Price Index--All Commodities, not to exceed an increase of 50% over the existing rental. At the end of the tenth year of the term, the rental would be adjusted based on the then prevailing rate of return being obtained by the Port on ground leases as applied to the appraised value of the land only. The two rental adjustment methods would be used alternately at the end of the fifteenth, twentieth and twenty-fifth years of the lease term. The premises would be used as a corporate aircraft base, including related office, storage, and maintenance uses; and they could provide parts and service to other corporate aircraft. All improvements on the premises, including aircraft apron paving, would be made by KaiserAir in accordance with the Port-approved plans and specifications and would remain the property of KaiserAir until the expiration of the lease. KaiserAir would provide performance and labor and materials bonds; be responsible for all maintenance, repair, and replacement of the premises and personal property; carry fire insurance; pay all taxes and assessments and utilities; and carry liability insurance. KaiserAir could perform self-fueling if it provides its own underground fuel storage tanks and/or fuel trucks on the premises; or if it obtains its own fuel allocation. The self-fueling would be limited to fueling only on its own premises and to

fueling only KaiserAir-owned corporate aircraft or those corporate aircraft under KaiserAir's operational control. KaiserAir would pay to the Port 14 cents per gallon for all fuel dispensed under their self-fueling rights, with monthly adjustments in accordance with the percentage change of the "wholesale price of Chevron jet A fuel". The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Amendment to Port Ordinance No. 1149 was the subject of a memo to the Board from the Director of Aviation, recommending approval to amend the ordinance by adding language to provide for that an enplanement and deplanement shall constitute a single operation. The recommendation was approved on an ordinance passed to print.

Supplement to License Agreement--Air California was the subject of a memo to the Board from the Director of Properties, recommending approval to add 2,200 sf of warehouse space in the Air Cargo Building to their agreement for a new total monthly rental of $2,107.05. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Jack London Village Restaurant Sublease was the subject of a memo to the Board from the Director of Properties, recommending approval of New World Restaurants, Inc., as a sub-sublessee from Candlestick Waterfront Restaurant Corporation to operate the two restaurants at Jack London Village now known as Sophie's and Spider Healy. The new operator will change the first floor restaurant to a country and western type atmosphere with little change in the second floor restaurant. The minimum sub-sublease rental is $9,500 per month during the first year, and $12,000 per month thereafter, against 10% of gross receipts during the first year and 11% thereafter, with the Port to receive a percentage rental of 3% of the restaurant gross receipts. The recommendation was approved on passage of Resolution No. 26238.

Sale of Business Park Site to Kent Linn was the subject of a memo to the Board from the Director of Properties, recommending approval in principle to the sale of the parcel in the Oakland Airport Business Park to Kent Linn, at a sale price of $7 psf, or approximately $365,904, subject to the preparation of an environmental document. The site will be used for the construction of a two-story, two-unit condominium office building containing approximately 15,000 sf. The proposed condominium project would result in one building owned by two parties, with both parties having an undivided interest in the land. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Consideration of Final Map, Subdivision/Condominium Conversion, Portobello Complex was the subject of a memo to the Board from the Chief Engineer, notifying the Board that Portobello Investors have agreed to complete all work required by the Port and has provided security bonds guaranteeing the completion of and payment for the work. All of the conditions required by the Port have been satisfied and the Final Map is considered filed with the Chief Engineer. It was recommended that the Board find that the Final Map is in substantial compliance with the previously approved Tentative Map, all of the four conditions imposed by the Port as being satisfied and grant approval to the Final Map which will allow for the subdivision and condominium conversion with Portobello Complex. The recommendation was approved on passage of Resolution No. 26246.

Contract Completion, Modification of First Floor Lobby Entrance and Elevators, Building F-107 was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with John D. Wilson Construction Co. be extended through June 23, 1980 and the contract be

accepted as complete as of that date with a contract price of $72,520.95. The recommendation was approved on passage of Resolution No. 26248 for time extension and Resolution No. 26249 for accepting contract.

Building Permit Application, East Bay Regional Park District, San Leandro Bay Regional Shoreline was the subject of a memo to the Board from the Port Environmental Planner, recommending approval for the construction of certain waterside improvements at San Leandro Bay Regional Shoreline Park. The proposed work would consist of the construction of a 300-foot long timber boardwalk at the base of Arrowhead Marsh; a 2000-square foot timber fishing deck at the foot of San Leandro Channel; two boat launch ramps totaling 720 square feet, located along the west bank of Airport Channel; and refurbishing of an existing 2500-sf timber pier located at the south end of the Airport Channel. The estimated cost of the proposed work is $100,000. The environmental document associated with Shoreline Park has previously been considered by the Board. The recommendation was approved on passage of Resolution No. 26250 subject to the applicant obtaining all other required permits for the proposed work.

Assigment of KIQI Lease was the subject of a memo to the Board from the Director of Properties, recommending approval to the assignment of the lease with San Francisco Wireless Talking Machine Company to Oro Spanish Broadcasting, Inc. in connection with their lease for 13.9 acres near the Bay Bridge toll plaza used as a radio transmitter facility. The recommendation was approved on passage of Resolution No. 26239.

Purchase of C.D. Ericson Buildings was the subject of a memo to the Board from the Director of Properties, notifying the Board of two buildings constructed by the C.D. Ericson Company at the Ninth Avenue Terminal, and that Ericson has offered to leave the buildings in place and

sell them to the Port for $40,000, as their lease which expires on December 31, 1980 is not being renewed. As the buildings can be used in connection with the Ninth Avenue Terminal, it was recommended that the offer be accepted. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Contract Completion, Computer Site Preparation, Building C-517 was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, notifying the Board of the contract with C. J. Fields, Inc. and E. H. Morrill Company for the improvements to the building and that the contractor was responsible for certain delays. It was recommended that the contract time be extended without liquidated damages for a period of 31 calendar days, that liquidated damages be assessed for a period of 18 calendar days at the specified rate of $200 per calendar day for $3,600, that the contract be accepted as being complete as of August 26, 1980, and that the contractor be paid $24,753.95 as full payment for the work. The recommendation was approved on passage of Resolution No. 26257 for time extension and Resolution No. 26258 for accepting contract.

Plans and Specifications for Modernization of Crane Electrical Distribution Systems, Berths "G", "H" and "I" 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 work which consists of replacing the existing 480 volt system with a 2400 volt system. The improvements will allow for two cranes to operate concurrently on a single berth or a maximum of four cranes on three berths. The specifications include bonus payments for early completion and strong liquidated damages for work involving down time on the cranes. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 26255.

Personnel Items contained in a memo to the Board from the Personnel Department, recommended the appointment of Janette Kohr, as Youth Aide, Class "B", effective October 22, 1980, at $6.71 per hour; Alma Edwards, as Relief Telephone Operator, effective October 14, 1980, at $6.40 per hour; John M. Cole and Richard L. Willard, as Youth Aide, Class "B", effective October 8, 1980, at $6.71 per hour; Dennis L. Letteer, as Youth Aide, Class "B", effective October 14, 1980, at $6.71 per hour; Paul B. Budiao, as Youth Aide, Class "B", effective October 16, 1980, at $6.71 per hour; Katherine M. Eidson, as Legal Stenographer, effective October 20, 1980, at $1460 per month; Barbara A. Andress, as Administrative Secretary, effective October 20, 1980, at $1411 per month; and Paul Capolungo, Claude Johnson, Tony Renney, Henry Watson and Roy Whitfield, as Youth Aide, Class "C", effective October 20, 1980, at $4.87 per hour. Also recommended was a salary increase for Mr. Yan Yan Chew to salary rate "d" of his salary schedule in recognition of his registration by the State as a professional civil engineer. Further recommended was the creation of one additional position of Assistant Civil Engineer. The recommendations were approved on passage of Resolution No. 26240 for appointments, Resolution No. 26241 for salary increase 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 ratification of travel of the Port Attorney to Atlanta, Georgia, on or about October 13, 1980, to consult with City of Atlanta Contract Compliance officials; travel of Marine Commercial Representative IV Gary C. Hallin to Kansas City, Missouri, and Chicago, Illinois, on or about October 27, 1980, for marine cargo purposes; travel of Marine Commercial Representative V Ryuichiro Ishida to Chicago, Illinois, on or about October 26, 1980, for marine cargo purposes; travel of the Manager,

Cargo Marketing, to Chicago, Illinois, on or about October 28, 1980, and to various cities in Europe during the period October 30, 1980 through November 15, 1980, for cargo marketing purposes; travel of Port Principal Engineer Paul H. Sorenseon to Denver, Colorado, on or about November 9, 1980, to attend the American Society of Civil Engineers Waterways and Harbors Division Research Committee meeting; and the travel of the Senior Marine Commercial Representative to Denver, Colorado, and Sparks, Nevada, on or about November 3, 1980, for cargo marketing purposes. The recommendation was approved on passage of Resolution No. 26251.

Subrogated Claim of Howard D. Lesher and Ben R. Martin was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim in the sum of $205,000 against the Port for alleged fueling error resulting in the emergency landing by the claimants Aero-Commander in the mud flats east of the Bay Bridge Toll Plaza. As the claim does not appear to be a proper one against the Port, it was recommended that the claim be denied. The recommendation was approved on passage of Resolution No. 26252.

The following reports were noted and ordered filed:

Summary of Cash - Port Revenue and Construction Funds as of October 13, 1980.

Summary of Cash and Accounts Receivable Port Revenue Fund 770 for the Month of September 1980.

Accounts Receivable - 35 Days or More in Arrears as of October 10, 1980.

Accounts Receivable - Referred to Port Attorney as of October 10, 1980.

Summary of Claims Paid from Various Funds for the Period September 29, 1980 through October 9, 1980.

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

Ayes:	Commissioners Creque, Higgins, Rodriguez and First Vice President Smith - 4
Noes:	None
Absent:	Commissioners Berkley, Eng and President Connolly - 3

"RESOLUTION NO. 26238

RESOLUTION CONSENTING TO SUB-SUBLEASE BY CANDLESTICK WATERFRONT RESTAURANT CORPORATION TO NEW WORLD RESTAURANTS, INC."

"RESOLUTION NO. 26239

RESOLUTION CONSENTING TO ASSIGNMENT OF LEASE FROM SAN FRANCISCO WIRELESS TALKING MACHINE COMPANY TO ORO SPANISH BROADCASTING, INC."

"RESOLUTION NO. 26240

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 26241

RESOLUTION ASSIGNING YAN YAN CHEW AND FINDING HIM TO BE ENTITLED TO A CERTAIN RATE WITHIN SALARY SCHEDULE NO. 50.5 FIXED BY PORT ORDINANCE NO. 867."

"RESOLUTION NO. 26242

RESOLUTION AUTHORIZING EXECUTION OF GRANT OF EASEMENT WITH SOUTHERN PACIFIC PIPE LINES, INC."

"RESOLUTION NO. 26243

RESOLUTION AUTHORIZING EXECUTION OF GRANT OF EASEMENT AND CONVEYANCE AGREEMENT WITH SOUTHERN PACIFIC PIPE LINES, INC."

"RESOLUTION NO. 26244

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH STARR-KABL, INCORPORATED, AND DIRECTING RECORDATION THEREOF."

"RESOLUTION NO. 26245

RESOLUTION AUTHORIZING EXECUTION OF THIRD SUPPLEMENTAL AGREEMENT WITH PEABODY BARNES, INC., AND DIRECTING RECORDATION THEREOF."

"RESOLUTION NO. 26246

RESOLUTION APPROVING FINAL SUBDIVISION MAP (TRACT 4391) FOR PORTOBELLO COMPLEX, AND MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH."

"RESOLUTION NO. 26247

RESOLUTION GRANTING PERMIT TO EAST BAY REGIONAL PARK DISTRICT TO PERFORM CERTAIN DREDGING AT THE SAN LEANDRO BAY REGIONAL SHORELINE PARK."

"RESOLUTION NO. 26248

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

"RESOLUTION NO. 26249

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

"RESOLUTION NO. 26250

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

"RESOLUTION NO. 26251

RESOLUTION AUTHORIZING CERTAIN TRAVEL."

"RESOLUTION NO. 26252

RESOLUTION REJECTING SUBROGATED CLAIM OF HOWARD D. LESHER AND BEN R. MARTIN BY THE INSURANCE COMPANY OF NORTH AMERICA."

"RESOLUTION NO. 26253

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH JOE LUCERO PRINTING."

"RESOLUTION NO. 26254

RESOLUTION GRANTING PERMIT TO KAISER STEEL CORPORATION TO PERFORM CERTAIN WORK IN THE OAKLAND ESTUARY."

"RESOLUTION NO. 26255

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR MODERNIZATION OF CRANE ELECTRICAL DISTRIBUTION SYSTEM, BERTHS "G", "H", AND "I", SEVENTH STREET TERMINAL, OAKLAND, CALIFORNIA."

"RESOLUTION NO. 26256

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 26257

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH C. J. FIELDS, INC., AND E. H. MORRILL COMPANY."

"RESOLUTION NO. 26258

RESOLUTION ACCEPTING WORK PERFORMED BY C. J. FIELDS, INC., AND E. H. MORRILL COMPANY, ASSESSING LIQUIDATED DAMAGES AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

Port Ordinance No. 2337 being, "AN ORDINANCE AMENDING ITEMS NOS. 2696 AND 2696-A, SUBSECTIONS (1) AND (2), OF PORT ORDINANCE NO. 964 RELATING TO CONTAINER CRANE ASSIGNMENTS AND RENTAL RATES," and Port Ordinance No. 2338 being, "AN ORDINANCE AMENDING SECTION 5.021 OF PORT ORDINANCE NO. 867 TO CREATE ONE ADDITIONAL POSITION OF ADMINISTRATIVE SECRETARY," and Port Ordinance No. 2339 being, "AN ORDINANCE ADDING SECTIONS 10.11 AND 27 TO PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR AND USE OF FACILITIES AT METROPOLITAN OAKLAND INTERNATIONAL AIRPORT," and Port Ordinance No. 2340 being, "AN ORDINANCE ADDING SECTIONS 1.82, 1.83 AND 1.84 TO PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT," and Port Ordinance No. 2341 being, "AN ORDINANCE AMENDING SECTIONS 1 AND 2 OF 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. 2342 being, "AN ORDINANCE AMENDING SECTION 8.01, SUBSECTION (E) OR PORT ORDINANCE NO. 2199 ESTABLISHING PERSONNEL RULES AND PROCEDURES OF THE PORT OF OAKLAND," were read a second time and passed by the following vote:

Ayes:	Commissioners Creque, Higgins, Rodriguez and First Vice President Smith - 4
Noes:	None
Absent:	Commissioners Berkley, Eng and President Connolly - 3

Port Ordinance No. ____ being, "AN ORDINANCE AMENDING SECTION 8.06 OF PORT ORDINANCE NO. 867 TO CREATE ONE ADDITIONAL POSITION OF ASSISTANT CIVIL ENGINEER," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING SECTION 10.11 OF PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR AND USE OF FACILITIES AT METROPOLITAN OAKLAND INTERNATIONAL AIRPORT," were read a first time and passed to print by the following vote:

Ayes:	Commissioners Creque, Higgins, Rodriguez and First Vice President Smith - 4
Noes:	None
Absent:	Commissioners Berkley, Eng and President Connolly - 3

At the hour of 2:33 p.m. the Board entered into executive session on meet and confer matters and reconvened in open session at the hour of 2:46 p.m.

Commissioner Creque notified the Board that his Public Affairs Committee has been studying the development of a Manpower Resource Plan which would address the problems of the Oakland Community and the definitive needs of the Port tenants for a qualified work force. He further moved that the program be approved in principle and the motion be used as a statement of commitment, which motion was seconded by Commissioner Higgins and passed unanimously. The program will have the following distinct features which will set it apart from the traditional employment programs: Identifying jobs available among the Port's tenants; providing counseling to employees and their supervisors; developing a pool of qualified personnel; and providing a speedy process of assessing and matching personnel to their jobs. Commissioner Creque noted that the resource plan would become an important component in attracting expanding and new business to the City and Port of Oakland.

At the hour of 3:05 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 4, 1980, at the hour of 2:20 p.m. in the office of the Board, Room 376, 66 Jack London Square, President Connolly presiding, due written notice having been given to the members of the Board.

Commissioners present: Berkley, Creque, Eng, Higgins, Smith and President Connolly - 6

Commissioners absent: Rodriguez - 1

Also present were the Executive Director, Director of Administrative Services; Port Attorney; Chief Engineer; Assistant Chief Engineer; Director of Properties; Commercial Representative and Assistant Director of Properties; Commercial Representative Robert O'Maley; Director of Aviation; Airport Manager; Manager, General Aviation; Director of Maritime Activities; Equal Opportunity Employment Officer; Special Assistant for Public Affairs; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Richard Wigton, representing Clorox Company; Mr. Harold Mack, representing Simmons Oil Corporation; Mr. Norman Vaughn, representing Shell Oil Company; Mr. Efren Gutierrez and Mr. Eduardo Martinez, representing their architectural firm; and Mr. Nelson M. Sowell, representing Oakland Community Organization.

BOARD OF PORT COMMISSIONERS
MEETING OF NOV 18 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

The minutes of the regular meeting of October 21, 1980 were approved as submitted and ordered filed.

Lease with Clorox was the subject of a memo to the Board from the Director of Properties, recommending approval of a ground lease with Clorox for the construction of a corporate jet facility at a site near the South Airport air cargo buildings and near the World Airways hangar. The facility would be a companion complex to the recently approved KaiserAir ground lease. The principal terms of the proposed lease include a site of 285' x 410' containing approximately 116,850 square feet, with a right of first refusal on an adjacent expansion area of 87,100 square feet subject to conditions of notice and time limitations; a term of 25 years with one five-year option at an initial monthly rental of $2,044.88, with the Port providing a road, taxiway, and utilities to the premises. The monthly rental would be adjusted at five-year intervals in accordance to the percentage change in the Producer Price Index--All Commodities, at the end of the tenth year the rental would be adjusted based on the then prevailing rate of return being obtained by the Port on ground leases as applied to the appraised value of the land only. All improvements on the premises would be made by Clorox in accordance with Port approved plans and specifications and remain the property of Clorox until the expiration of the lease. Clorox would provide performance, labor, and materials bonds; be responsible for all maintenance, repair, and replacement of the premises and personal property; carry fire insurance; pay all taxes and assessments, utilities and carry certain liability insurance. Clorox could perform self-fueling if it provides its own underground fuel storage tanks or fuel trucks on the premises and if it obtains its own fuel allocation. Clorox would pay to the Port 14 cents per gallon for all fuel dispensed under their self-fueling rights with monthly adjustments in accordance with the percentage

change in the wholesale price of Chevron jet A fuel. The recommendation was approved on a motion by Commissioner Berkley, seconded and passed unanimously.

UMTA Application by BARTD for AirBART Improvements was the subject of a memo to the Board from the Executive Director, notifying the Board of the Preliminary Design and Engineering work for the Oakland Airport Transit Connector System and that the work was funded by two grants from the Urban Mass Transportation Administration. As the automatic electrically powered shuttle transit system would not be appropriate until substantial AirBART growth has occurred, it was recommended that the Board approve in principle a BARTD application, on behalf of the Port, for a $3.1 million grant from UMTA for a Phase 1 AirBART improvement, with the Port assuring the 20% local share of funds. This Phase 1 program would include upgrading of the existing AirBART bus shuttle operating on Hegenberger Road, development of an alternate route for an expanded AirBART fleet to avoid future Hegenberger congestion; specific improvements include building a bus terminal in front of the Airport, remodeling the Coliseum/Airport BART Station to create a better AirBART transfer station, building an AirBART bus fueling/storage center at the Airport, purchasing a third AirBART bus, and reserving privately-owned portions of the right-of-way for the future guideway transit system. It was noted that the BARTD has applied for the UMTA funds as it is a transit operating authority which can file the formal application on behalf of the Port of Oakland. The recommendation was approved on passage of Resolution No. 26259.

Increase in Maximum Compensation for Architectural Services on Flight Service Station was the subject of a memo to the Board from the Chief Engineer, notifying the Board of the agreement with Efren Gutierrez/Eduardo Martinez for the design of the recently completed Flight Service Station at

the Airport, and that under the agreement the maximum compensation was agreed to be $30,500 and that $5,880 of extra work has been authorized increasing the total allowable compensation to $36,380. The firm has submitted additional billings for work which they claim to have done totaling $48,567.50. Upon review of the total project and including the cost of architectural services performed by the construction contractor, it is recommended that the maximum compensation be increased to $39,500 including compensation for all extra work. Mr. Eduardo Martinez of the firm appeared before the Board to request that all of the claims for extra work be satisfied. After discussion, the Board approved the recommendation of the Chief Engineer on passage of Resolution No. 26271.

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 for the annual contract. The recommendation was approved on passage of Resolution No. 26260.

Shell Oil Onshore and Offshore Pipeline Agreements was the subject of a memo to the Board from the Director of Properties, notifying the Board of Shell Oil Company 10" pipeline to the Shell tank farm at the Oakland Airport and on to South San Francisco and Shell's 8" pipeline extending southerly to San Jose from the Airport. As a portion of the line has been out of service, Shell has been shipping petroleum products to its Derby Street bulk storage plant in Oakland via Southern Pacific pipelines to the SP airport metering station and then northerly through the Shell line to Derby Street. Shell has also been shipping products via the SP pipeline to the Airport and then transferring the product into Shell's pipeline to South San Francisco and San Jose or into the South Airport tank farm. Shell has requested the Port's

approval and consent to permit its transfer of a portion of the former Oakland to Martinez pipeline from the Oakland Airport to Simmons Terminal Corporation, the purchaser of its Derby Street bulk storage plant. Also requested was the additional installation of 1,100 lineal feet of 10" pipeline at the Airport for a connection to the SP pipeline metering station. For the portions of the 10" pipeline and 8" pipeline which Shell has retained, the offshore agreement would be amended to incorporate the changes. The Simmons Terminal Corporation would pay the Port $9,511.00 in annual rentals and Shell would pay $6,670.14 in annual rentals. The Simmons agreement would provide that the Port would receive a rental rate equal to the highest rental rate paid by Shell under any other onshore pipeline agreement with provisions in both agreements for any relocation of the lines. The request by Shell was approved on a motion by Commissioner Smith, seconded and passed unanimously.

On the Board's calendar for appropriate action, were two items dealing with the Castaway Restaurant location on the roof of the Port Building. Commissioner Eng presented and read a letter to the Board which expressed his intent to abstain from discussion or voting on the subject as he was previously affiliated with the principals who are discussing the acquisition of the site.

Purchase of Castaway Restaurant Leasehold was the subject of a memo to the Board from the Director of Properties, notifying the Board of the lease with Pacific Inter-Island Company, Ltd., a wholly-owned subsidiary of Specialty Restaurants Corporation, for the restaurant building on the roof of the Port Building which expires in 1990 with one 10-year option to extend the term. Specialty Restaurants has offered for sale its leasehold interest in the Castaway for several years and a new operator has now made a proposal for the site. It was recommended the Board approve in principle the purchase and

termination of the present Castaway Restaurant lease during 1981 at a purchase price of $400,000. The purchase would include all furniture, fixtures and equipment except chairs, dishware, glassware, cutlery, glass floats, basket lights, and the food and beverage inventory and liquor license. The proposed purchase agreement would commit the Port to acquire the leasehold interest during the 1981 calendar year and Specialty Restaurants would continue to operate the restaurant under the present lease until its leasehold interest is acquired not later than December 31, 1981. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously with Commissioner Eng abstaining.

New Lease for Proposed Chinese Restaurant was the subject of a memo to the Board from the Director of Properties, recommending approval in principal of a new lease for the restaurant building on the roof of the Port Building at Jack London Square with a new corporation to be formed by the principal investors who operate the Far East Cafe in San Francisco. The principal terms of the lease include: a site of 7,500 square feet, with a detached storage shed on top of the Port Building and the outside elevator serving the restaurant; the term of the lease would be 20 years, with a minimum monthly rental for the first and second year at $3,500, increasing to $5,000 at the beginning of the third year; at the beginning of the third year of the term the minimum monthly rental would against a percentage rental of 7% of gross receipts from all sources; the minimum monthly rental would be adjusted at five-year intervals in accordance with the percentage changes in the Consumer Price Index for Urban Wage Earners and Clerical Workers, Food Away From Home Index; the lessee would take the premises "as is" and remodel the restaurant at a cost of not less than $300,000; the lessee would provide all restaurant equipment and furnishings and would retain title to all

personal property: lessee would be responsible for all maintenance and repair to the interior of the restaurant building and to the outside elevator; the Port would maintain the structure, roof, and exterior of Port Building F-107 and the restaurant building exclusive of window glass and doors; lessee would pay all taxes and assessments, utilities, and carry certain insurance; during the sixth year of the lease term, if the lessee has not obtained gross receipts per year of at least $1,000,000 in any one of the first five years of the lease term, the Port would have the right to terminate the lease; the Port would have a similar right of termination during the 11th year of the lease term if the lessee has not obtained gross receipts per year of an amount equal to $1,000,000 as adjusted. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously, with Commissioner Eng abstaining.

Execution of Department of Boating and Waterways Loan and Operation Agreement was the subject of a memo to the Board from the Chief Engineer, recommending that the Executive Director be authorized to execute the Department of Boating and Waterways Loan Agreement for 1.5 million dollars for the Union Point Basin Marina Development Project, Embarcadero Marina, Phase V. The Agreement includes provisions for the Port's request for an additional $1.0 million loan to complete the project. The recommendation was approved on passage of Resolution No. 26265.

License Agreement from Corps of Engineers was the subject of a memo to the Board from the Director of Properties, recommending approval to enter into a five-year license agreement for a small parcel of land and water area adjacent to the Phase V portion of the Embarcadero Cove Marina. It was noted that procedures have been initiated to declare the property surplus and that the Port would then acquire the site. The recommendation was approved on

passage of Resolution No. 26264.

Buttner Sublease was the subject of a memo to the Board from the Director of Properties, recommending approval of a sublease from Edgar L. Buttner to Machinists Automotive Trade District Lodge No. 190 of Northern California for certain portions of ground lease in the Airport Business Park. The recommendation was approved on passage of Resolution No. 26262.

Jack London Village Sublease was the subject of a memo to the Board from the Director of Properties, recommending approval for James and Elizabeth Parodi to operate a wood products gift shop in the village, and for the addition of 79 square feet of storage space in Space B-150B to the Edge of the World sublease. The recommendations were approved on passage of Resolution No. 26274 and Resolution No. 26275.

Rejection of Bid, Installation of Reefer Outlets, Berth 5, Outer Harbor Terminal was the subject of a memo to the Board from the Principal Electrical/Mechanical Engineer, notifying the Board of the three bids received, and that the apparent low bidder did not list any subcontractors but intended use subcontractors. In addition, the firm was unable to document their "good faith effort" to obtain minority firm participation. It was recommended that the low bid be rejected as the contractor was not a responsible bidder, and the other two bids be rejected as excessive. It was further recommended that the Board find it in the best interests of the Port to dispense with formal bidding procedures for the work and authorize the preparation of a contract based on receipt of informal bids, as the work must be accomplished by February 1981. The recommendation was approved on passage of Resolution No. 26263.

Port of Oakland Tariff No. 2, Increases of Wharfage, Wharf Demurrage and Storage Rates was the subject of a memo to the Board from the General Manager of Marine Terminals, recommending approval to increase the tariff rates on Wharfage, Wharf Demurrage and Storage to become effective on January 1, 1981. The increase for Wharfage and Wharf Demurrage is approximately 9%. The recommendation was approved on an ordinance passed to print.

Award of Contract: Demolition of Howard Terminal Buildings E-315, E-316 and Slab and Foundation of Previously Demolished Building E-319 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 the award of the contract to Charles S. Campanella, Inc. the low bidder, at $12,800.00. The recommendation was approved on passage of Resolution No. 26266.

Approval to Amend Resolution No. 26234 to Purchase Modems Through Marine Terminals Corporation was the subject of a memo to the Board from Principal Electrical/Mechanical Engineer, recommending approval to amend previous authority to purchase certain modems from Hewlett-Packard for use with the automated management system for public marine terminals. Marine Terminals Corporation has purchased certain equipment from Hewlett-Packard and is entitled to a quantity discount if they purchase the modems and the Port will then reimburse Marine Terminals Corporation. The recommendation was approved on passage of Resolution No. 26267.

Term Life Insurance Coverage -- Port Employees was the subject of a memo to the Board from the Director of Administrative Services, notifying the Board of certain term life insurance coverage for represented and unrepresented employees and that the City employees have a similar

arrangement. It was recommended that the Port and City combine in the coverage with a single contract at .322 cents per thousand as against the previous rate of .52 cents per thousand. The recommendation was approved on an ordinance passed to print.

Personnel Items contained in a memo to the Board from the Port Employees Relations Officer, recommending the appointment of J. E. Sankey, as Accountant Auditor, effective November 3, 1980, at 1533 per month; Lloyd Simms, as Youth Aide, Class "C", effective October 23, 1980, at $4.87 per hour; John W. Hornsby, Extra Position #1, effective September 2, 1980, at $11.74 per hour; Robert Martinez, Extra Position #2 effective September 2, 1980, at $11.74 per hour; Larry Cox, Youth Aide, Class "C", effective November 3, 1980, at $4.87 per hour; Louis Jones, Janitor, effective November 10, 1980, at $1331 per month. It was also recommended that the Board create two additional positions of Youth Aide Class "AA"; and approve a maternity leave of absence for Jacqueline J. Vaughns, Duplicating Equipment Operator for sixty-three working days. The recommendation was approved on passage of Resolution No. 26272 for appointments; Resolution No. 26273 for leave of absence and 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 Supervising Civil Engineer Ronald Nelson to Denver, Colorado during the period of November 10 through 13, 1980, to attend the Built-Up Roofing Systems Institute Seminar with certain expenses to be reimbursed by the Institute. The recommendation was approved on passage of Resolution No. 26261.

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 for the annual contract. The recommendation was approved on passage of Resolution No. 26268.

Claim of Magdalene Wong was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim for damages in the current sum of $4,283.98, her alleged injuries occurring at the North 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. 26269.

Claim of Peggy Maxwell was the subject of a letter to the Board from the Port Attorney, notifying the Board of a claim in the sum of $50,000.00 for alleged damages occurring at the Sea Wolf Restaurant. 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. 26270.

Mr. Nelson M. Sowell, representing Oakland Community Organization, appeared before the Board to express his concerns that a Port initiated employment program was not providing employment that his group requested. Commissioner Higgins responded that the Port's program was in operation and that he and Commissioner Creque had meaningful meetings with representatives of OCO and that the Port's program would be a trend-setting example throughout the City of Oakland.

The Executive Director reviewed the status of requested proposals for fueling rights on the North Airport as discussed in an earlier work session. Butler Aviation had submitted the best proposal in financial and operational areas and negotiations would take place for thirty days for a proposed agreement. Western Airmotive would be notified that their proposal was not adquate with respect to the financial area for fees paid for concession rights for the fueling. It was further noted that discussions would take place with the AAR firm for secondary fueling rights as the firm is negotiating to acquire Bay Aviation.

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, 1980.

Status of Consultants Contracts in Progress as of November 1, 1980.

Summary of Cash - Port Revenue and Construction Fund as of October 27, 1980.

Summary of Claims Paid from Various Funds for the Period September 27, 1980 through October 24, 1980.

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

Ayes:	Commissioners Berkley, Creque, Eng, Higgins, Smith and President Connolly - 6
Noes:	None
Absent:	Commissioner Rodriguez - 1

"RESOLUTION NO. 26259

APPROVING IN PRINCIPLE FILING BY THE BAY AREA RAPID TRANSIT DISTRICT OF AN APPLICATION FOR A GRANT WITH THE UNITED STATES DEPARTMENT OF TRANSPORTATION AND APPROVING COMMITMENT OF MATCHING FUNDS."

"RESOLUTION NO. 26260

APPROVING SPECIFICATIONS FOR PRINTING, FOLDING AND DELIVERING THE PORT OF OAKLAND FLIGHT SELECTOR FOR THE PERIOD COMMENCING JANUARY 16, 1981 AND ENDING JANUARY 15, 1982, AND CALLING FOR BIDS THEREFOR."

"RESOLUTION NO. 26261

CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 26262

GRANTING PERMISSION TO EDGAR L. BUTTNER, TRUSTEE OF THE THIRD BUTTNER TRUST, TO SUB-SUBLET PREMISES TO MACHINISTS AUTOMOTIVE TRADES DISTRICT LODGE NO. 190 OF NORTHERN CALIFORNIA."

"RESOLUTION NO. 26263

REJECTING BIDS FOR INSTALLATION OF REEFER OUTLETS, BERTH 5, OUTER HARBOR TERMINAL, AND AUTHORIZING PERFORMANCE OF THE WORK IN THE OPEN MARKET."

"RESOLUTION NO. 26264

AUTHORIZING EXECUTION OF LICENSE AGREEMENT WITH THE UNITED STATES DEPARTMENT OF THE ARMY FOR PORT USE OF LAND AND WATER AREA IN AND NEAR THE OAKLAND INNER HARBOR TIDAL CANAL."

"RESOLUTION NO. 26265

AUTHORIZING EXECUTION OF AGREEMENT WITH THE CALIFORNIA DEPARTMENT OF BOATING AND WATERWAYS."

"RESOLUTION NO. 26266

AWARDING CONTRACT TO CHARLES S. CAMPANELLA, INC. FOR DEMOLITION OF HOWARD TERMINAL BUILDINGS E-315, E-316 AND SLAB AND FOUNDATION OF PREVIOUSLY DEMOLISHED BUILDING E-319, 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. 26267

AMENDING PORT RESOLUTION NO. 26234 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. 26268

APPROVING SPECIFICATIONS AND AUTHORITY TO ADVERTISE FOR BIDS FOR THE PRINTING AND DELIVERING THE PORT OF OAKLAND PROGRESS NEWS-NOTES."

"RESOLUTION NO. 26269

REJECTING CLAIM OF MAGDALENE WONG."

"RESOLUTION NO. 26270

REJECTING CLAIM OF PEGGY MAXWELL."

"RESOLUTION NO. 26271

AUTHORIZING INCREASE IN MAXIMUM COMPENSATION IN AGREEMENT WITH EFREN GUITERREZ/EDUARDO MARTINEZ ARCHITECTURE AND URBAN DESIGN."

"RESOLUTION NO. 26272

CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 26273

GRANTING MATERNITY LEAVE OF ABSENCE TO JACQUELINE J. VAUGHNS, DUPLICATING EQUIPMENT OPERATOR."

"RESOLUTION NO. 26274

CONSENTING TO SUBLEASE BY OAKLAND VILLAGE CORPORATION TO JAMES A. PARODI AND ELIZABETH A. PARODI."

"RESOLUTION NO. 26275

CONSENTING TO AMENDMENT OF SUBLEASE BY OAKLAND VILLAGE CORPORATION."

"RESOLUTION NO. 26276

OF CONDOLENCE UPON THE PASSING OF CHRISTOPHER C. KNAPP."

"RESOLUTION NO. 26277

OF CONDOLENCE UPON THE PASSING OF NILS O. EKLUND, JR."

Port Ordinance No. 2342 being, "AN ORDINANCE AMENDING SECTION 10.11 OF PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR AND USE OF FACILITIES AT METROPOLITAN OAKLAND INTERNATIONAL AIRPORT," and Port Ordinance No. 2344 being, "AN ORDINANCE AMENDING SECTION 8.06 OF PORT ORDINANCE NO. 867 TO CREATE ONE ADDITIONAL POSITION OF ASSISTANT CIVIL ENGINEER," were read a second time and passed by the following vote:

Ayes:	Commissioners Berkley, Creque, Eng, Higgins, Smith and President Connolly - 6
Noes:	None
Absent:	Commissioner Rodriguez - 1

Port Ordinance No. _____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO WHARFAGE RATES, WHARF DEMURRAGE AND STORAGE," and Port Ordinance No. _____ being, "AN ORDINANCE AMENDING SECTION 2 OF 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. _____ being, "AN ORDINANCE AMENDING SECTION 9.18 OF PORT ORDINANCE NO. 867 CREATING TWO ADDITIONAL POSITIONS OF YOUTH AIDE, CLASS "AA"," were read a first time and passed to print by the following vote:

Ayes:	Commissioners Berkley, Creque, Eng, Higgins, Smith and President Connolly - 6
Noes:	None
Absent:	Commissioner Rodriguez - 1

The Board entered into Executive Session at the hour of 3:15 p.m. and reconvened in open session at the hour of 4:05 p.m. at which time the meeting was adjourned on a motion duly made and seconded, in honor and out of respect to the memory of Christopher C. Knapp and Nils O. Eklund.

Secretary

REGULAR MEETING OF THE BOARD OF PORT COMMISSIONERS

OF THE

CITY OF OAKLAND

The meeting was held on Tuesday, November 18, 1980, at the hour of 2:10 p.m. in the office of the Board, Room 376, 66 Jack London Square, First Vice President Smith presiding, due written notice having been given to members of the Board.

Commissioners present: Berkeley, Creque, Eng, Higgins, Rodriguez, and First Vice President Smith - 6

Commissioners absent: President Connolly - 1

Also present were the Executive Director; Director of Administrative Services; Port Attorney; Chief Engineer; Assistant Chief Engineer; Director of Maritime Activities; Director of Aviation; Airport Manager; Manager, General Aviation; Commercial Representative and Assistant Director of Properties; Special Assistant for Public Affairs; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Paul H. Bartnek, representing Butler Aviation; Mr. Scott E. Bird, representing Bay Aviation Services, Inc.; Mr. Gary Metcalf representing the firm of AAR; and Mr. Laurence P. Corbett, the Port's Special Counsel for meet and confer matters.

The minutes of the regular meeting of November 4, 1980, were approved as submitted and ordered filed.

BOARD OF PORT COMMISSIONERS
MEETING OF DEC 2 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

At the hour of 2:11 p.m. President Connolly joined the meeting.

North Airport Secondary Fueling Rights was the subject of a memo to the Board from the Director of Properties, notifying the Board of the status of negotiations for fueling rights at the North Airport. Bay Aviation is a fixed base operator who would be a candidate for secondary fueling rights and the firm will now be acquired by the AAR Corporation. It was recommended that the Board approve in principle the acquisition of Bay Aviation by AAR Corporation, a new five-year lease for Hangars 3 and 4 with adjacent aircraft apron parking for an initial base rental of $10,500.00 per month. The base rental would be adjusted after 30 months of the lease term in accordance with the percentage change in the Consumer Price Index, and they would also pay to the Port a gallonage or percentage rental on fuel sales of at least 14 cents per gallon or 33% of the gross profit on fuel sold, whichever is greater. It was noted that negotiations with AAR will be concurrent with the negotiations with the primary fueler so that all leases can be prepared and the transfer of fueling rights can be made at the same time. Mr. Scott E. Bird, the owner of Bay Aviation, appeared before the Board to thank the Board for his success he has achieved and recommended that the Board approve the acquisition of his firm by the AAR Corporation. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Contract Completion for Furnishing and Installing Ticket Lift Counters and Cabinets to the Finger Building M-103 was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with Commercial Casework, Inc., be extended through September 30, 1980, and accepted as complete on that date, with a contract price of $42,830.00. The recommendation was approved on passage of Resolution No. 26285 for time extension and Resolution No. 26286 for accepting contract.

Dormer World Trade Corporation was the subject of a memo to the Board from the Executive Director, notifying the Board of the lease option with Tak Enomoto and Dormer World Trade Corporation for the development of the property and that under the agreement they must submit certain requirements. The option payments are current and have been made on time, and the San Francisco Bay Conservation and Development Commission permit and the Corps of Engineers permit have been submitted. On November 4, 1980 certain additional items were required; these conditions were not met; and Enomoto has requested an extension to fully meet the conditions of the option. The material submitted is being reviewed, and a report to the Board will be made at the December 2, 1980 meeting. The information was noted and ordered filed.

Lease Extension--KNEW was the subject of a memo to the Board from the Director of Properties, notifying the Board of the recent assignment of the KNEW radio station lease to Malrite Broadcasting for 8,050 square feet of space on the second floor of the Port building, which expires on August 31, 1981, with one five-year option. As the Port will probably need to expand into the KNEW premises, it was recommended that the Board approve in principle a supplemental agreement to the lease which would extend the lease for two years only, at the present rental of $3,461.50 per month. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Bay Bridge Toll Plaza Widening was the subject of a memo to the Board from the Director of Properties, notifying the Board that the State of California has a conditional right of entry to a long, narrow strip of property on the north side of the Bay Bridge toll plaza required for adding two toll plaza lanes and installing an 18th and 19th toll booth. The State has completed an appraisal of the site, and it was recommended that the Board

approve in principle the conveyance to the State of California of land required for the addition upon the payment to the Port of $6,800.00 and the execution of the necessary documents when prepared in a form acceptable to the Port Attorney. The recommendation was approved on a motion by Commissioner Smith, seconded and passed unanimously.

Proposed Preferential Assignment Agreement - Maersk Line was the subject of a memo to the Board from the Executive Director, notifying the Board that Maersk has been operating from Berth 4 under a Management Agreement with Marine Terminals Corporation. As the terminal has been developed, negotiations have taken place with Maersk for a direct agreement, and these negotiations have been concluded. It was recommended that the Board approve a five-year preferential assignment with one five-year option. The agreement will be for a berth, wharf, and yard area consisting of a 900-foot berth and a total area of approximately 22 acres, with an additional agreement for the preferential assignment of Port of Oakland Crane #X-412 presently in operation at the Berth 4 facility. Maersk will guarantee the Port a minimum annual revenue of $1,075,000.00 and will pay all Port tariff charges up to a breakpoint of $1,366,000.00 annually. Above the breakpoint in any contract year, Maersk and the Port will share equally in terminal tariff revenues. Maersk also guarantees the Port a minimum of 950 hours annually of crane use at the then prevailing Port tariff rates. Maersk will have the option of acquiring an additional contiguous yard area of approximately four acres subject to certain time limits and conditions of notice. It was noted that the commitment of Maersk to the agreement is a strong indication of their confidence in the transpacific trade and the ability of the Port to participate in this trade route. The recommendation was approved on passage of Resolution No. 26290 for crane assignment and on an ordinance passed to

print for the preferential assignment.

Far East Representation Program was the subject of a memo to the Board from the Director of Maritime Activities, notifying the Board of the part-time representatives in Korea, Taiwan and Hong Kong who assist in promoting the Port in the Far East market. It was recommended that the Board approve renewal of agreements with Peter K. P. Hall at $530.00 per month, Benson Van at $530.00 per month, and J. M. Kim at $400.00 per month, for their services. It was noted that anticipated expenses for telephone, postage, occasional secretarial service and other out-of-pocket costs will continue to be limited to a maximum of $300.00 per month per individual. It was noted that the representatives would be visiting Oakland in the coming year for a familiarization program. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously.

Representation for Relief Reservation Clerks and Relief Telephone Operators was the subject of a letter to the Board from the Secretary of the Board, notifying the Board that an appropriate election was held concerning the representation by United Public Employees Local 390 for the two classifications and that sufficient yes votes were received. It was recommended that the Board approve the recognition of Local 390 as the majority representative for the classifications. It was further noted that the classifications were added to the Clerical-Administrative Unit. The recommendation was approved on passage of Resolution No. 26289.

Personnel Items contained in a memo to the Board from the Port Employee Relations Officer, recommended the appointment of William T. Suzuki, as Assistant Mechanical-Electrical Engineer, effective November 24, 1980, at $2,041 per month; Larry W. Ervin, as Port Maintenance Leader, effective November 19, 1980, at $1,800 per month; Ortus Benschop II, as Account Clerk,

effective November 17, 1980, at $1,173 per month; Julie Latva, as Youth Aide, Class "C", effective November 4, 1980, at $.4.87 per hour; Pamela D. Winn, as Youth Aide, Class "B", effective November 5, 1980, at $6.71 per hour; and John Chatmon, as Youth Aide, Class "B", effective November 19, 1980, at $6.71 per hour. Also recommended was the creation of one additional position of Senior Account Clerk. Further recommended was a leave of absence for Diane C. Brown, Parking and Meter Checker, for seven months; a military leave of absence for Raymond A. Boyle, Senior Traffic Representative and Traffic Analyst, for two working days; a military leave of absence for Homer Z. Hoglund, Port Maintenance Foreman, for one calendar day; and a military leave of absence for Charles A. Boyd, Port Environmental Planner, for ten working days. The recommendations were approved on passage of Resolution No. 26283 for appointments; Resolution No. 26284 for leaves of absence; and on an ordinance passed to print for creation of position.

Settlement of Port Claim Against Luis U. Paranada was the subject of a letter to the Board from the Port Attorney, notifying the Board of certain damage done to Port property during an automobile accident which seriously injured the other operator involved. As Mr. Paranada's insurance is limited, it was recommended that the Port Attorney be authorized to negotiate a settlement of this claim for a sum of money not less than $2,092.71 which represents one-half of the cost of repairing the damage. The recommendation was approved on passage of Resolution No. 26279.

U.S.-London Case (1981), Civil Aeronautics Board Docket 37937 was the subject of a letter to the Board from the Port Attorney, notifying the Board of the case and that World Airways was selected to serve Baltimore and London, with TWA selected to serve Pittsburg and London. The U.S.-United Kingdom amended bilateral agreement gives the UK the right to preempt the U.S.

second 1981 choice and select Baltimore as its first new gateway for a British carrier. This does not appear likely since the British government has recently licensed Laker Airways for new London service to Tampa. This service will provide the Oakland-London passenger with a much more direct single carrier service and hopefully will increase World's Oakland-Baltimore passenger volume to the extent that nonstop Oakland service can be provided by the carrier. 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 November 10, 1980.

Summary of Cash and Accounts Receivable Port Revenue Fund 770 for the Month of October 1980.

Accounts Receivable - 35 Days or More in Arrears as of November 10, 1980.

Accounts Receivable - Referred to Port Attorney as of November 10, 1980.

Summary of Claims Paid from Various Funds for the Period October 21, 1980 through November 6, 1980.

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

Ayes:	Commissioners Berkley, Creque, Eng, Higgins, Rodriguez, Smith and President Connolly - 7
Noes:	None
Absent:	None

"RESOLUTION NO. 26278

RESOLUTION CONGRATULATING AND WELCOMING TO OAKLAND THE NEW OWNERS OF THE OAKLAND A'S."

"RESOLUTION NO. 26279

RESOLUTION AUTHORIZING COMPROMISE OF CLAIM AGAINST LUIS U. PARANADA, JR."

"RESOLUTION NO. 26280

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

"RESOLUTION NO. 26281

RESOLUTION GRANTING McDANIEL & SNEAD, INC. PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 26282

RESOLUTION GRANTING BRENT'S X-MAS TREES PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 26283

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 26284

RESOLUTION CONCERNING CERTAIN LEAVES OF ABSENCE."

"RESOLUTION NO. 26285

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH COMMERCIAL CASEWORK, INC."

"RESOLUTION NO. 26286

RESOLUTION ACCEPTING WORK PERFORMED BY COMMERCIAL CASEWORK, INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 26287

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH TRAVIS AIRCRAFT SERVICES, INC."

"RESOLUTION NO. 26288

RESOLUTION AUTHORIZING EXECUTION OF CERTAIN LICENSE AND CONCESSION AGREEMENTS."

"RESOLUTION NO. 26289

RESOLUTION GRANTING FORMAL RECOGNITION TO UNITED PUBLIC EMPLOYEES LOCAL 390, AFL-CIO, AS MAJORITY REPRESENTATIVE OF THE RELIEF RESERVATION CLERK AND RELIEF TELEPHONE OPERATOR CLASSIFICATIONS OF PORT EMPLOYEES AS AN ADDENDUM TO THE CLERICAL-ADMINISTRATIVE UNIT."

"RESOLUTION NO. 26290

RESOLUTION AUTHORIZING EXECUTION OF CONTAINER CRANE NON-EXCLUSIVE PREFERENTIAL ASSIGNMENT AGREEMENT WITH MAERSK LINE PACIFIC."

"RESOLUTION NO. 26291

RESOLUTION AUTHORIZING DEVELOPMENT AND IMPLEMENTATION OF AN EMPLOYMENT RESOURCES DEVELOPMENT PLAN."

Port Ordinance No. 2345 being, "AN ORDINANCE AMENDING SECTION 2 OF 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. 2346 being, "AN ORDINANCE AMENDING SECTION 9.18 OF PORT ORDINANCE NO. 867 CREATING TWO ADDITIONAL POSITIONS OF YOUTH AIDE, CLASS "AA", and Port Ordinance No. 2347 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 REATING TO WHARFAGE RATES, WHARF DEMURRAGE AND STORAGE," were read a second time and passed by the following vote:

Ayes:	Commissioners Berkley, Creque, Eng, Higgins, Rodriguez, Smith and President Connolly - 7
Noes:	None
Absent:	None

Port Ordinance No. ____ being, "AN ORDINANCE AMENDING SECTION 7.042 OF PORT ORDINANCE NO. 867 CREATING ONE ADDITIONAL POSITION OF SENIOR ACCOUNT CLERK," and Port Ordinance No. ____ being, "AN ORDINANCE AUTHORIZING THE EXECUTION OF A NONEXCLUSIVE CONTAINERSHIP TERMINAL PREFERENTIAL ASSIGNMENT AGREEMENT WITH MAERSK LINE PACIFIC," were read a first time and passed to print by the following vote:

Ayes:	Commissioners Berkley, Creque, Eng, Higgins, Rodriguez, Smith and President Connolly - 7
Noes:	None:
Absent:	None

At the hour of 2:30 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. 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 2, 1980 at the hour of 2:25 p.m. in the office of the Board, Room 376, 66 Jack London Square, President Connolly presiding, due written notice having been given to members of the Board.

Commissioners present: Berkley, Creque, Higgins, Rodriguez, Smith and President Connolly - 6

Commissioners absent: Eng - 1

Also present were the Executive Director; Director of Administrative Services; Port Attorney; Chief Engineer; Assistant Chief Engineer; Director of Aviation; Airport Manager; Manager, General Aviation; Director of Maritime Activities; Director of Properties; Commerical Representative Robert O'Malley; Director of Management Planning; Special Assistant for Public Affairs; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Scott E. Bird, representing Bay Aviation; and Mr. Richard P. Stark, representing Stark-Rath Printing Company.

The minutes of the regular meeting of November 18, 1980 were approved as submitted and ordered filed.

BOARD OF PORT COMMISSIONERS
MEETING OF DEC 16 1980
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

Airlines Rates and Charges was the subject of a memo to the Board from the Executive Director, notifying the Board of the negotiations with the airline negotiating committee to establish the rates and charges for the forthcoming year and that the committee has concluded negotiations. It was recommended that the Board approve the following rates: Landing Fee, $.760 per thousand pounds; Training Landing Fee, $.380 per thousand pounds; Type I, Ticketing Space, $22.897 per foot per year; Type II, Holdroom Space, $20.607 per foot per year, with a Second Level Surcharge of $6.390 per foot per year; Type III Baggage Makeup Area, $18.318 per foot per year. It was noted that with certain new service possibilities and other increased rates, the opportunity exists for one hundred percent terminal cost center recovery during the coming year. The recommendation was approved on an ordinance passed to print.

Increase in Airport Terminal Use Fee was the subject of a memo to the Board from the Director of Aviation, recommending approval to increase the charge for the use of the terminal from $.80 to $1.00 per passenger enplaned or deplaned. The fee is primarily used for transient air carriers such as charter and travel club operators. Also recommended was the removal of a provision exempting deplaning and enplaning passengers in a 120-minute period. The recommendation was approved on an ordinance passed to print.

Airport Sterile Concourse Security Enforcement Fees was the subject of a memo to the Board from the Director of Aviation, recommending approval to establish a rate of $.23 per enplaning passenger using the sterile concourse security enforcement facilities. The recommendation was approved on an ordinance passed to print.

Assignment of License Agreements--AAR was the subject of a memo to the Board from the Director of Properties, recommending approval to assign two agreements with Bay Aviation to AAR Jet Center, Inc. The first agreement covers Hangars 3 and 4 with adjacent aircraft apron areas at a total rental of $7,390.07 per month, and the second license agreement covers Hangar 5 with adjacent aircraft apron areas at a total rental of $4,469.64 per month. Both agreements will be reviewed upon conclusion of negotiations concerning primary fueling on the North Airport. The recommendation was approved on passage of Resolution No. 26292.

Award of Contract for Printing, Folding and Delivering the Port of Oakland Flight Selector for the Period January 16, 1981 through January 15, 1982 was the subject of a memo to the Board from the Manager, Purchasing Department, notifying the Board of the one bid received and recommending the award of the contract. Mr. Richard P. Stark, President of Stark-Rath Printing, appeared before the Board to state that he did not receive the bid package and was unable to bid on the job. After discussion, the bid was rejected on passage of Resolution No. 26306 and the job was to be readvertised for bids.

Jack London Village Subleases was the subject of a memo to the Board from the Director of Properties, recommending approval for Elise and George Clark to operate a "miniatures shop" in the Village and for the assignment of Lorenzo's restaurant sublease from Lorenzo Picchi to John Baiocchi. The recommendations were approved on passage of Resolution No. 26293 for new sublease and Resolution No. 26294 for assignment.

License Agreement Renewal--Silveira was the subject of a memo to the Board from the Director of Properties, recommending approval to renew his agreement for 149,387 sf of predominantly water area at the foot of Fifth Avenue used for a marina, for a new monthly rental of $2,617.40. A portion of the area is leased to Kaiser, and they allow the Port to rent this area to Silveira, with the Port charging Silveira the difference between the rental rate the Port is receiving from Kaiser and the rate Silveira is paying on the balance of his premises. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Agreement for Structural Engineering Design Review in Connection with Construction of Howard Terminal Cranes was the subject of a memo to the Board from the Principal Electrical/Mechanical Engineer, recommending approval to enter into an agreement with T.Y. Lin International to provide structural engineering assistance during construction of the Howard Terminal cranes. The services will consist of providing structural engineering consultation, observing construction as directed by the Chief Engineer, reviewing "shop drawings," assisting in preparing change orders, preparing progress reports, assisting in final inspection and preparation of a final report at the end of construction. The firm will be paid on a per hour basis at the engineers' published rates for services, with a maximum total compensation not to exceed $73,000.00, with certain additional work available at the discretion of the Executive Director. The crane manufacturer will reimburse the firm for travel and subsistence expenses for necessary trips to the crane manufacturer's plant in Japan. The recommendation was approved on passage of Resolution No. 26303 finding the work to be professional in nature, and on a motion by Commissioner Rodriguez, seconded and passed unanmiously for preparation of the contract.

Agreement for Mechanical Engineering Design Review in Connection with Construction of Howard Terminal 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 International Engineers to provide mechanical engineering assistance during construction of the Howard Terminal cranes. The firm will be paid on a per hour basis at the engineers' published rates for services, with a maximum total compensation not to exceed $54,000.00, with certain additional work available at the discretion of the Executive Director. The crane manufacturer will reimburse the firm for necessary trips to the crane manufacturer's plant in Japan. The recommendation was approved on passage of Resolution No. 26295 finding the services to be professional in nature, and on a motion by Commissioner Rodriguez, seconded and passed unanmiously for preparation of the contract.

Tariff Changes - Crane Maintenance Rates Berth 2/3; Wharfage Language Clarification was the subject of a memo to the Board from the General Manager, Marine Terminals Department, recommending approval to increase the crane maintenance charges for crane #710, located at Berths 2/3, from $80.00 per hour to $95.00 per hour. Also recommended was approval to clarify the language in the tariff concerning "footwear". The recommendations were approved on an ordinance passed to print.

Plans and Specifications, Construction of Depressed Ramp, Loading Dock, and Canopy at Building C-226, Outer Harbor Terminal was the subject of a memo to the Board from Principal Engineer Paul H. Sorensen, recommending their approval and authority to advertise for bids for the improvements to the building. The project is categorically exempt and an environmental impact report is not required. The recommendation was approved on passage of Resolution No. 26296.

Rejection of Bids for a Contract for Printing and Delivering the Progress News-Notes to the Port of Oakland for the Period of January 1, 1981 through December 31, 1981 was the subject of a memo to the Board from the Manager, Purchasing Department, notifying the Board of the two bids received and that both bids did not meet the Port's bid security requirements and recommending that the bids be rejected and the work be readvertised for bids. The recommendation was approved on passage of Resolution No. 26306.

Personnel Items contained in a memo to the Board from the Employee Relations Officer, recommended the appointments of Clifford R. King, Joseph K. Wong, Barry B. Barron, Enrique P. Zamora and Yan Yan Chew, as Civil Engineer, effective December 3, 1980, at $2340; Gerald M. Serventi and Donald Chan, as Civil Engineer, effective December 3, 1980, at $2460 per month; Jane Kirksey, as Senior Account Clerk, effective December 3, 1980, at $1348 per month; Gloria F. Ramirez, as Youth Aide, Class "C", effective November 19, 1980, at $4.87 per hour; and Rita Thomas, as Youth Aide, Class "C", effective November 24, 1980, at $4.87 per hour. Also recommended was the creation of one additional position of Assistant Mechanical and Electrical Engineer and one additional position of Senior Programmer. Further recommended was a salary decrease for William H. Birkinshaw, Assistant Civil Engineer, to salary rate "c" of his schedule as he has been reassigned from field work. Additionally recommended was a salary amendment increase to $3.35 per hour for the position of Youth Aide, Class "D"; and an extension of 35 calendar days for Samuel S. Rasheed's leave of absence without pay to allow for full recovery of certain injuries sustained. The recommendations were approved on passage of Resolution No. 26297 for appointments; Resolution No. 26298 for Birkinshaw's salary decrease;

Resolution No. 26299 for leave of absence; 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 approval for the travel of the Manager, Cargo Marketing Department, to Chicago, Illinois, on or about December 8, 1980, for cargo marketing purposes. The recommendation was approved on passage of Resolution No. 26304.

Claims of Lauri Karava, Paula Karava, Jussi Karava, Seija Kemppi, Gouko Kemppi, Aune Kanervisto, Martti Kanervisto, Louis Faringhy, Howard K. Lesher, Stephen G. Hansen, and Dimetrics, Inc. was the subject of a letter to the Board from the Port Attorney, notifying the Board of claims in the respective sums of $100,000, $100,000, $100,000, $100,000, $50,000, $100,000, $50,000, $100,000, $400,000, $100,000, and $100,000 for damages occurring from an airplane malfunction after take-off from Oakland Airport. It was recommended that the claim be rejected in order to facilitate the handling of this matter by the Port's appropriate insurance carrier. The recommendation was approved on passage of Resolution No. 26305.

Claim of William Lee Owston was the subject of a letter to the Board from the Port Attorney, notifying the Board of the claim in the sum of $702,300 for alleged damages occurring while Mr. Owston was performing certain work on the property occupied by Seabreeze Yacht Center. 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. 26300.

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, 1980.

Status of Consultant Contracts in Progress as of December 1, 1980.

Summary of Cash - Port Revenue and Construction Fund as of November 21, 1980.

Summary of Claims Paid from Various Funds for the Period November 3, 1980 through November 18, 1980.

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

Ayes:	Commissioners Berkley, Creque, Higgins, Rodriguez, Smith and President Connolly - 6
Noes:	None
Absent:	Commissioner Eng - 1

"RESOLUTION NO. 26292

RESOLUTION CONSENTING TO ASSIGNMENT OF LICENSE AND CONCESSION AGREEMENTS FROM BAY AVIATION SERVICES, INC. TO AAR JET CENTER, INC."

"RESOLUTION NO. 26293

RESOLUTION CONSENTING TO SUBLEASE BY OAKLAND VILLAGE CORPORATION TO ELISE M. CLARK AND GEORGE W. CLARK."

"RESOLUTION NO. 26294

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

"RESOLUTION NO. 26295

RESOLUTION FINDING AND DETERMINING THAT A PROPOSED AGREEMENT WITH MC KAY INTERNATIONAL ENGINEERS FOR MECHANICAL ENGINEERING CONSULTATION SERVICES IN CONNECTION WITH THE PROPOSED CONSTRUCTION OF CHARLES P. HOWARD TERMINAL CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES AND MAY BE MADE WITHOUT COMPETITIVE BIDDING."

"RESOLUTION NO. 26296

RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF DEPRESSED RAMP, LOADING DOCK, AND CANOPY AT BUILDING C-226, OUTER HARBOR TERMINAL, OAKLAND, CALIFORNIA, AND CALLING FOR BIDS, THEREFOR."

"RESOLUTION NO. 26297

RESOLUTION CONCERNING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 26298

RESOLUTION ASSIGNING WILLIAM H. BIRKINSHAW AND FINDING HIM TO BE ENTITLED TO A CERTAIN RATE WITHIN SALARY SCHEDULE NO. 50.5 FIXED BY PORT ORDINANCE NO. 867."

"RESOLUTION NO. 26299

RESOLUTION RATIFYING GRANTING OF LEAVE OF ABSENCE TO SAMUEL S. RASHEED, TARIFF AND TRAFFIC CLERK."

"RESOLUTION NO. 26300

RESOLUTION REJECTING CLAIM OF WILLIAM LEE OWSTON."

"RESOLUTION NO. 26301

RESOLUTION AUTHORIZING EXECUTION OF LICENSE AND CONCESSION AGREEMENT WITH D. PHILBRICK."

"RESOLUTION NO. 26302

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH AIR CALIFORNIA."

"RESOLUTION NO. 26303

RESOLUTION FINDING AND DETERMINING THAT A PROPOSED AGREEMENT WITH T. Y. LIN INTERNATIONAL FOR STRUCTURAL ENGINEERING DESIGN REVIEW IN CONNECTION WITH CONSTRUCTION OF CONTAINER CRANES FOR THE CHARLES P. HOWARD CONTAINER TERMINAL CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES AND MAY BE MADE WITHOUT COMPETITIVE BIDDING."

"RESOLUTION NO. 26304

RESOLUTION CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 26305

RESOLUTION REJECTING CLAIMS OF LAURI KARAVA, PAULA KARAVA, JUSSI KARAVA, SEIJA KEMPPI, GOUKO KEMPPI, AUNE KANERVISTO, MARTTI KANERVISTO, LOUIS FARINGHY, HOWARD K. LESHER, STEPHEN G. HANSEN, AND DIMETRICS, INC."

"RESOLUTION NO. 26306

RESOLUTION REJECTING BIDS FOR PRINTING AND DELIVERING PORT OF OAKLAND PROGRESS NEWS-NOTES FOR THE PERIOD COMMENCING JANUARY 1, 1981 AND ENDING DECEMBER 31, 1981."

"RESOLUTION NO. 26307

RESOLUTION REJECTING BID FOR PRINTING, FOLDING AND DELIVERING THE PORT OF OAKLAND FLIGHT SELECTOR FOR THE PERIOD COMMENCING JANUARY 16, 1981 AND ENDING JANUARY 15, 1982."

Port Ordinance No. 2348 being, "AN ORDINANCE AMENDING SECTION 7.042 OF PORT ORDINANCE NO. 867 CREATING ONE ADDITIONAL POSITION OF SENIOR ACCOUNT CLERK," was read a second time and passed by the following vote:

Ayes:	Commissioners Berkley, Creque, Higgins, Rodriguez, Smith and President Connolly - 6
Noes:	None
Absent:	Commissioner Eng - 1

Port Ordinance No. ____ being, "AN ORDINANCE AMENDING SECTIONS 2, 3, 10, 10.3, 10.5 AND 10.12 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. 964 RELATING TO WHARFAGE RATES AND CONTAINER CRANE ASSIGNMENTS AND RENTAL RATES," and Port Ordinance No. ____ being, "AN ORDINANCE AMENDING SECTIONS 7.16 AND

8.10 OF PORT ORDINANCE NO. 867 TO CREATE ONE ADDITIONAL POSITION EACH OF SENIOR PROGRAMMER AND ASSISTANT MECHANICAL AND ELECTRICAL ENGINEER, AND AMENDING SECTION 9.18 OF PORT ORDINANCE NO. 867 TO CHANGE THE SALARY OF YOUTH AIDE, CLASS "D"," were read a first time and passed to print by the following vote:

Ayes:	Commissioners Berkley, Creque, Higgins, Rodriguez, Smith and President Connolly - 6
Noes:	None
Absent:	Commissioner Eng - 1

At the hour of 2:56 p.m. the Board enter into executive session on legal matters and reconvened in open session at the hour of 3:45 p.m.

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

Ayes:	Commissioners Creque, Higgins, Rodriguez, Smith and President Connolly - 5
Noes:	None
Abstained:	Commissioner Berkley - 1
Absent:	Commissioner Eng - 1

"RESOLUTION NO. 26308

RESOLUTION PROVIDING FOR AGREEMENT BETWEEN THE PORT AS OPTIONOR AND DORMER WORLD TRADE CORPORATION AND TAK ENOMOTO AS OPTIONEE TO AMEND LEASE OPTION AGREEMENT TO PROVIDE ADDITIONAL TIME FOR OPTIONEE'S SATISFACTION OF CONDITIONS PRECEDENT TO EXERCISE OF OPTION."

Port Ordinance No. ____ being, "AN ORDINANCE AMENDING SECTION 5.011 OF PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF THE DEPUTY EXECUTIVE DIRECTOR OF THE PORT DEPARTMENT," was read a first time and passed to print by the following vote:

Ayes: Commissioners Berkley, Creque, Higgins, Rodriguez, Smith and President Connolly - 6

Noes: None

Absent: Commissioner Eng - 1

At the hour of 3:50 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, December 16, 1980, at the hour of 2:18 p.m. in the office of the Board, Room 376, 66 Jack London Square, President Connolly presiding, due written notice having been given to members of the Board.

Commissioners present: Berkley, Creque, Eng, Higgins, Rodriguez and President Connolly - 6

Commissioners absent: Smith - 1

Also present were the Executive Director; Director of Administrative Services; Port Attorney; Chief Engineer; Assistant Chief Engineer; Director of Maritime Activities; Manager, Cargo Marketing; General Manager, Marine Terminals; Manager, Traffic Management Department; Director of Aviation; Airport Manager; Manager, General Aviation; Director of Properties Assistant Director of Properties and Commerical Representative; Commercial Representative Robert O'Maley; Equal Opportunity Officer; Port Principal Engineer Keith Quan; Special Assistant for Public Affairs; Director of Public Relations and Advertising; and Secretary of the Board.

Visitors attending the meeting included Mr. Laurence Corbett, the Port's Labor Relations Consultant; Mr. William E. McDonnell, representing his restaurant firm; Mr. Gary Metcalf, representing AAR Jet Center, Inc.; Mr. Robert Hartsock, representing Pacific Drydock and Repair Company; Mr. Gene C. Johnson, representing Minority Contractor's Association; Mr. Robert Potter, representing D & J Electric; Mr. Robert Mitchell, representing Tucknott Electric Company; Mr. Tim Parrott, representing Western Airmotive; Mr. Edward Nelle, Jr., representing Butler Aviation.

BOARD OF PORT COMMISSIONERS
MEETING OF JAN 6 1981
APPROVED AS SUBMITTED AND ORDERED FILED
SECRETARY

The minutes of the regular meeting of December 2, 1980, were approved as submitted and ordered filed.

At the hour of 2:19 p.m. the Board held a public hearing on the Dormer World Trade Corporation's application for a fill and dredge permit. The work will include the removal of approximately 600 lineal feet of deteriorated rip-rap to a depth of -4 feet below MLLW and its replacement with approximately 5,000 cubic yards of new rip-rap. The proposed work will be done on land and water area which they proposed to lease from the Port and intend to develop into a World Trade Center. The estimated cost of the proposed work is $20,000.00. The Environmental Document associated with the project has previously been considered by the Board. There was no further testimony, the report was considered and the hearing was closed at the hour of 2:20 p.m. The application was approved on passage of Resolution No. 26337, subject to all rip-rap within 300 feet of the proposed food operations being installed according to Alameda County Health Care Services Agency standards for rodent control; the applicant obtaining all other required permits for the proposed work; excavated materials being disposed of in accordance with the required permits; and no work on the application commencing until a final lease agreement is executed.

Ms. Marsha Andrade, of the Port's Equal Opportunity Office, introduced participants of the Port's High School Intern Program to the Board. It was noted that this is the third group of high school honor students to participate in the program.

Contract Completion, Painting of Aviation Refueling Trucks was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, notifying the Board of the contract with Hines Painting and that the contractor exceeded the contract time. It was recommended that the contract be extended through October 29, 1980, the contractor be assessed $1,600.00 in liquidated damages, the contract be accepted as complete as of November 14, 1980, and the contractor be paid $26,500.00. The recommendation was approved on passage of Resolution No. 26309 for time extension and Resolution No. 26310 for accepting contract.

Contract Completion, Providing and Installing Furnishings in the Second Floor Addition to the Finger Building, M-103 was the subject of a memo to the Board from Port Principal Engineer Roy A. Clark, recommending that the contract with Contract Design Associates, Inc., be accepted as complete as of October 8, 1980, with a contract price of $177,167.00. The recommendation was approved on passage of Resolution No. 26311.

Specifications and Authority to Advertise for Bids for a Contract for Printing, Folding and Delivering the Port of Oakland Flight Selector for the Period January 16, 1981 through December 15,1981 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 annual contract. It was noted that the specifications were rewritten to allow for more prospective bidders to participate in the bidding. The recommendation was approved on passage of Resolution No. 26312.

Equitec Lease was the subject of a memo to the Board from the Director of Properties, notifying the Board of the negotiations which have taken place with Equitec 79 Real Estate Investors for a site on Oakport Street in the Oakland Airport Business Park. The negotiations have been completed,

and it was recommended that the Board approve a ground lease for the construction of a 12-story office building on the property at a cost of approximately $23,500,000. The principal terms of the lease include a site of approximately 9.5 acres for a term of 66 years. The initial minimum monthly rental would be $20,680.00, which would commence when construction of the office building is completed, when the improvements are first occupied, or 16 months after the lease becomes effective. On the first of the month following four months after the date of the lease becomes effective, the lessee will pay $124,079.00 as prepaid rent for the following 12-month construction period. The minimum monthly rental would be against a percentage rental of 8% of gross receipts from all sources, including office space and parking stalls. Subleases of less than 15,000 square feet could be made without prior Port approval. Subleases of 15,000 square feet or more would be submitted in advance to the Executive Director of the Port for his prior approval as to the sublease rental provisions. This approval is to insure that major sublease space will be initially based upon 85% of the estimated current market rental value. The initial minimum monthly rental would be adjusted annually to 75% of the average total monthly rental paid to the Port in the previous year. The premises would be used for the rental of office space and for incidental uses thereto. Banking and restaurant uses would be permitted with Port approval. The lessee would take the premises "as is" and construct one office building containing approximately 268,580 gross square feet. All improvements to the premises would become the property of the Port at the termination of the lease. The lessee would provide all equipment and furnishings and would retain title to all personal property. The lessee would be responsible for all maintenance, repair, and replacement of the premises and equipment. Also included in the recommendation was review of the attached environmental

document and subsequent findings that the project would not have a significant adverse effect on the environment. The recommendation was approved on passage of Resolution No. 26315 for review of Negative Declaration and on an ordinance passed to print for the lease.

Conceptual Design Approval, Office Building Development, Equitec 79 Real Estate Investors, Oakport Street and Hassler Way was the subject of a memo to the Board from the Port Environmental Planner, recommending approval of the conceptual design plans for their 12-story office building encompassing 268,580 square feet of gross floor area and 13,000 square feet of leasable commercial space at the ground floor level and 219,450 square feet of leasable office space above. The proposed development would include paved parking areas for 996 cars, outdoor lighting, and associated landscaping, including planting and a pedestrain public and vehicular access along the Elmhurst Channel, with completion scheduled for mid-August 1982. The building will be known as the Oakland Executive Center. The estimated cost of the project is $24,000,000.00. The environmental document associated with the project appeared earlier on the Board's agenda. The recommendation was approved on passage of Resolution No. 26316.

New Restaurant Lease--McDonnell was the subject of a memo to the Board from the Director of Properties, notifying the Board of negotiations with William and Timothy McDonnell for a ground lease on the site of the present fire station at the foot of Broadway and Jack London Square. The McDonnells now operate Tarantino's Restaurant at Fisherman's Wharf in San Francisco and The Spinnaker in Sausalito. Negotiations have been concluded, and it was recommended that the Board approve in principle a ground lease for a new restaurant. Principal provisions of the proposed lease include a building site of approximately 12,430 square feet located at the foot of

Broadway and Jack London Square, with the site to be available for the lessee in January, 1982. The term of the lease would be 50 years with no options, at an initial minimum monthly rental of $3,000.00. The initial rental would commence when construction of the restaurant building is completed, when the restaurant opens for business, or 12 months after the lessee is notified that the site is available for construction and all permits have been received. During the construction period, a construction rental of $1,500.00 per month would be paid. The minimum monthly rental would be against a percentage rental of 3% of gross receipts from all sources, including food and beverage sales, during the first 5 years of full minimum rental, and 3-1/2% of gross receipts during the remaining term of the lease. In addition, during the 6th year through the 10th year of full minimum rental, the lessee would pay the difference between 3% and 3-1/2% of gross receipts received during the initial 5 years of full minimum rental. The initial minimum monthly rental would be adjusted at five-year intervals in accordance with percentage changes in the Consumer Price Index for Urban Wage Earners and Clerical Workers, Food Away From Home, San Francisco-Oakland. At the end of the first 5 years of the lease term, the minimum monthly rental adjustment could not exceed an increase of 25% over the inital minimum monthly rental. At the end of the 10th year of the term, there would be no upper limitation in the minimum monthly rental adjustment, with the same formula in effect through the remaining 5 year intervals. The Port will demolish and remove the existing Bow and Bell Restaurant building and pile foundation and the existing fire station building and fireboat slip and will secure and stabilize the bank and construct the public walkway. The lessee would take the premises as a graded building site and construct a two-story restaurant building as large as possible on the site. The lessee would provide all restaurant equipment and furnishings,

provide performance and labor and materials bonds, and carry certain insurance. The lessee would be responsible for all maintenance, repair, and replacement of the premises and equipment; pay all taxes and assessments, including possessory interest taxes; and would pay for all utilities. The lessee would carry public liability and property damage insurance and obtain all licenses and permits. Commissioner Rodriguez noted that the McDonnell family operated the restaurant under a family corporation and that it was unnecessary to apply the Port's minority equity participation policy to the proposed new restaurant. He further asked that the McDonnells be motivated to minority participation in the areas of subcontractors, vendors, training programs, and work forces. Mr. William McDonnell responded that their minority participation efforts would be in this area. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Bonner Lease was the subject of a memo to the Board from the Director of Properties, notifying the Board of certain negotiations with C. J. Bonner Corporation for a ground lease of a 3.7-acre site on Oakport Street in the Oakland Airport Business Park for the development of the 225-unit medium-priced motel and a coffee shop-style restaurant. Negotiations have been concluded, and it was recommended that the Board approve in principle a lease for the project. The principal terms of the lease option and lease include: an option to lease the site for a 12-month period with option payments of $4,700 per month; a $25,000 deposit would be provided which the Port would retain if the option is not exercised, but which would apply to the lease deposit if option is exercised; a lease term of 50 years with no options; premises would be developed with a 225-unit motel and a coffee shop-style restaurant containing approximately 4,000 sf; construction rental would be

$4,700 per month; initial minimum rental would be $9,400 per month commencing upon completion of the motel and issuance of certificate of occupancy, or the motel opened for business, or 12 months after lease becomes effective; minimum rental would be against an initial percentage rental of 7.77% of gross room receipts; when the restaurant opens and so long as it continues in operation, the percentage rental on room receipts would be reduced to 5-1/2% and the percentage rental on the restaurant would be 2-1/2% of gross receipts from restaurant operations; the minimum rental would be adjusted at 3-year intervals in accordance with percentage changes in the Consumer Price Index--All Items or to 75% of the average monthly rental paid to the port in the 12-month period immediately preceding the rental adjustment; the premises would be accepted in their "as is" condition except that the sign on the property would be removed at no cost to the lessee; the lessee would be responsible for all maintenance, repair and replacement; the lessee would maintain a fund for replacement and renovation with 1% of gross room receipts to be placed in the fund during the 1st year of operation, 2% of gross room receipts during the 2nd year, and 3% of gross room receipts during the 3rd and all subsequent years; the fund would be used for capital expenditures in categories approved by the Port; the lessee would annually submit to the Port a 5-year plan of proposed capital expenditures to keep the motel in first-class condition; and the lessee would undertake a major renovation of the premises in the 25th year of the lease term. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Commissioner Higgins asked staff to study the possibilities of adding provisions to proposed leases dealing with participation in the Port's Employment Resourse and Training Program. The Port Attorney replied that this could be done.

Amendment to City Agreement Authorizing Caltrans to Modify Certain Drainage Work on Doolittle Drive was the subject of a memo to the Board from the Chief Engineer, notifying the Board of an agreement between the Port and the City for a project by Caltrans to improve Swan Way in the Airport, widen Doolittle Drive between Swan Way and Hegenberger Road, and install new traffic signals at the intersection at Doolittle Drive and Swan Way; and that the Port is preparing plans and specifications for the construction of the portion of Swan Way between Doolittle Drive and Pardee Drive. Part of this work is to construct a new storm drainage line and outfall into Airport Channel, and it was recommended that the Port authorize an amendment to the agreement with Caltrans whereby they will modify their storm drain to accommodate the Port's storm runoff. The estimated cost of the modification is $107,800.00. The recommendation was approved on passage of Resolution No. 26317.

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 wharehouse space in Building H-101 and H-109 with adjacent land area, for a new total monthly rental of $3,638.00 per month. The site is used for their glass importing and distribution business. The recommendation was approved on a motion by Commissioner Creque, seconded and passed unanimously.

Lease Assignment--Merritt Ship Repair was the subject of a memo to the Board from the Director of Properties, recommending approval to the assignment of the 8.29 acre ground lease on the Estuary at the Lake Merritt Channel to Pacific Dry Dock and Repair Company. Both companies are subsidiaries of Crowley Maritime Corporation, and Merritt will be dissolved to permit better efficiency and utilization of equipment and personnel. The recommendation was approved on passage of Resolution No. 26318.

Assignment of KNEW Lease was the subject of a memo to the Board from the Director of Properties, recommending approval for Malrite of Ohio to assign the KNEW lease to Malrite of California, a wholly-owned subsidiary formed to run the California operation. The recommendation was approved on passage of Resolution No. 26319.

Approval of Agreement with Mobil Oil Company for Removal of Underground Petroleum Product, Outer Harbor was the subject of a memo to the Board from the Chief Engineer, notifying the Board of certain underground petroleum products on the site of the former Mobil Oil Corporation yard now developed into a container yard and that Mobil warranted that the premises were in reasonably usable condition. Mobil disagrees with the Port's contention that Mobil is the source of the petroleum products. An agreement has been negotiated providing for removal of the underground products, and it was recommended that the Board approve the agreement. Basic points of the agreement are: a scope and purpose for speedily removing the petroleum products without either party waiving or releasing rights; Mobil at its cost is to have a workable extraction system designed in accordance with the criteria and standards approved by the appropriate regulatory agencies; Mobil is to promptly install the extraction system and supervise installation at no expense to the Port; Mobil and the Port will share all operational expenses incurred and income received in the removal of petroleum products from the sanitary sewer and storm drains after August 15, 1980, and until a new system is installed. The Port is to operate the extraction system when it is installed and Mobil and the Port are to share operational expenses and income. Completion of extraction occurs upon regulatory agencies' approval. Either party may terminate the agreement upon 30 days' notice if the net costs of operation exceeds the greater of $75,000.00 or one-half the operation's cost

as projected by the design consultant. The recommendation was approved on passage of Resolution No. 26320.

Relocation of Midwest Office was the subject of a memo to the Board from the Director of Maritime Activities, notifying the Board that it is desirable to relocate the Port's Midwest office from the downtown area to a suburban site which is more convenient to O'Hare Airport and highway systems. It was recommended that the Board approve the renting of a 469 square foot office in the Arlington Place Corporate Center at an annual rate of $11.75 per square foot. The recommendation was approved on a motion by Commissioner Rodriguez, seconded and passed unanimously.

Award of Contract for Installation of Reefer Outlets, Berth 5, Outer Harbor Terminal was the subject of a memo to the Board from the Principal Electrical/Mechanical Engineer, notifying the Board of informal bids received for the work and that the low bidder, D & J Electric, Inc., did not make "good faith efforts" to locate minority subcontractors. It was recommended that the Board award the contract to the second lowest bidder, Tucknott Electric Company at $164,389.00. Mr. Robert Potter, representing D & J Electric, appeared before the Board to state that his firm did perform "good faith efforts" to locate minority subcontractors. Mr. Gene C. Johnson, representing Minority Contractors Association appeared before the Board to state that the staff's recommendation was correct and that the contract should be awarded to Tucknott Electric Company. After discussion, the recommendation was approved on passage of Resolution No. 26321.

Agreement for Electrical Engineering Design Review in Connection with Construction of Howard Terminal Cranes was the subject of a memo to the Board from the Principal Electrical/Mechanical Engineer, recommending approval to enter into an agreement with Rogers Engineering Company to provide

electrical engineering assistance during construction of Howard Terminal cranes. The firm will be paid a maximum total compensation not to exceed $23,500.00, with certain additional compensation available at the discretion of the Executive Director. Travel subsistence expenses for possible trips to the crane manufacturer's plant in Japan will be reimbursed by the crane manufacturer. The recommendation was approved on passage of Resolution No. 26322 finding the services to be professional in nature and on a motion by Commissioner Rodriguez, seconded and passed unanimously for preparation of the contract.

Interstate Commerce Commission Rule Making Proceedings, Rail TOFC/COFC Deregulation and Railroad Transportation Contracts was the subject of a memo to the Board from the Manager, Traffic Management Department, notifying the Board of certain proceedings before the Interstate Commerce Commission and recommending approval for the Port Attorney to file certain comments with the ICC dealing with their intent to deregulate all intermodal traffic and the railroads new authority to contract directly with shippers for transportation services. The recommendation was approved on passage of Resolution No. 26313.

Howard Terminal Relocation Payment was the subject of a memo to the Board from the Director of Properties, recommending approval to pay a final relocation payment of $188,853.51 to Metal Purchasing Company in connection with their relocation from Howard Terminals. The recommendation was approved on passage of Resolution No. 26323.

Award of Contract for Modernization of Crane Electrical Distribution System, Berths G, H & I was the subject of a memo to the Board from the Principal Electrical/Mechanical Engineer, notifying the Board of the three bids received and recommending the award of the contract to Scott-Buttner

Corporation, the low bidder at $798,098.00. The recommendation was approved on passage of Resolution No. 26314.

Increase in Rates-Kaiser Health Plan was the subject of a memo to the Board from the Employee Relations Officer, notifying the Board that Kaiser Foundation Health Plan, Inc., has increased their rates. It was recommended that the Board approve the increase which will now be $39.51 for the subscriber; $79.02 for first dependent; and $114.03 for all other dependents. The recommendation was approved on passage of Resolution No. 26324 for agreement with Kaiser, and on an ordinance passed to print for the Port's contribution for employees.

Personnel Items contained in a memo to the Board from the Port Employees Relations Officer, recommended the appointments of John W. Hornsby, as Assistant Purchasing Manager, effective November 26, 1980, at $1915 per month; Dorothy L. Carter, as Relief Telephone Operator, effective December 10, 1980, at $7.25 per hour; Nelson M. Sowell, Youth Aide, Class "B", effective December 8, 1980, at $6.71 per hour; April L. Johnson, Delilah L. Williams, Renee H. Fontno, Debra L. Knighton, Tanya M. Grey, Lisa M. Mason, and Lorrie A. Powell, as Youth Aide, Class "D", effective December 10, 1980, at $3.10 per hour. Also recommended was a salary increase for Assistant Electrical/Mechanical Engineer, Yale H. Lee, to salary rate "e" of his schedule in recognition of his registration by the State as a professional engineer. Further recommended was a salary decrease for Rufino Olay, Assistant Civil Engineer, to salary "c" of his schedule as he is no longer performing field work; and approval of a leave of absence for William E. West, Commerical Representative IV, for 33 working days for personal reasons. The recommendations were approved on passage of Resolution No. 26325 for appointments; Resolution No. 26326 for salary assignments; and Resolution No.

26327 for leave of absence.

Travel Authorization contained in a memo to the Board from the Executive Director, recommended the travel of the Executive Director to Long Boat Key, Florida, on or about January 7, 1981 to attend the Board of Directors Meeting of the Airport Operators Council International. The recommendation was approved on passage of Resolution No. 26328.

Specifications and Authority to Advertise for Bids for a Contract for Printing and Delivering the Progress-News Notes to the Port of Oakland for the Period January 1, 1981 through December 31, 1981 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 annual contract. It was noted that the specifications were rewritten to allow for more prospective bidders to bid on the work. The recommendation was approved on passage of Resolution No. 26329.

McIntosh v. Andreason; Port of Oakland, et al., Alameda County Superior Court Action No. 492 144 0 was the subject of a letter to the Board from the Port Attorney, notifying the Board of the accident in the airport channel during a boat race sponsored by a former Port tenant, Harold Andreason, and that the Port was dismissed as a defendant after the payment of $300,000.00 on behalf of Harold Andreason and the City and the Port of Oakland by Andreason's carrier, American Fidelity Insurance, and Harbor Insurance Company paid an additional $100,000.00 on behalf of the Port. The information was noted and ordered filed.

The following reports were noted and ordered filed:

Summary of Cash - Port Revenue and Construction Fund as of December 8, 1980.

Summary of Cash and Accounts Receivable Port Revenue Fund 770 for the Month of November 1980.

Accounts Receivable - 35 Days or More in Arrears as of December 10, 1980.

Accounts Receivable - Referred to Port Attorney as of December 10, 1980.

Summary of Claims Paid from Various Funds for the Period November 18, 1980 through December 3, 1980.

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

Ayes:	Commissioners Berkley, Creque, Eng, Higgins, Rodriguez and President Connolly - 6
Noes:	None
Absent:	Commissioner Smith - 1

"RESOLUTION NO. 26309

RESOLUTION EXTENDING TIME FOR PERFORMANCE OF CONTRACT WITH HINES PAINTING."

"RESOLUTION NO. 26310

RESOLUTION ACCEPTING WORK PERFORMED BY HINES PAINTING ASSESSING LIQUIDATED DAMAGES AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 26311

RESOLUTION ACCEPTING WORK PERFORMED BY CONTRACT DESIGN ASSOCIATES, INC. AND AUTHORIZING RECORDATION OF NOTICE OF COMPLETION."

"RESOLUTION NO. 26312

RESOLUTION APPROVING SPECIFICATIONS AND AUTHORITY TO ADVERTISE FOR BIDS FOR THE PRINTING, FOLDING AND DELIVERING THE PORT OF OAKLAND FLIGHT SELECTOR."

"RESOLUTION NO. 26313

RESOLUTION AUTHORIZING THE PORT ATTORNEY TO PROTEST INTERSTATE COMMERCE COMMISSION'S (ICC) PROPOSED RULE MAKING TO DEREGULATE ALL INTERMODAL TRAFFIC."

"RESOLUTION NO. 26314

RESOLUTION AWARDING CONTRACT TO SCOTT-BUTTNER CORP. FOR MODERNIZATION OF CRANE ELECTRICAL DISTRIBUTION SYSTEM, BERTHS "G", "H", AND "I", 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. 26315

RESOLUTION CERTIFYING REVIEW, CONSIDERATION AND ADOPTION OF NEGATIVE DECLARATION FOR OAKLAND EXECUTIVE CENTER AND MAKING CERTAIN FINDINGS AND DETERMINATIONS IN CONNECTION THEREWITH."

"RESOLUTION NO. 26316

RESOLUTION GRANTING CONCEPTUAL APPROVAL TO PROPOSED OAKLAND EXECUTIVE CENTER SUBMITTED BY EQUITEC 79 REAL ESTATE INVESTORS."

"RESOLUTION NO. 26317

RESOLUTION AUTHORIZING AMENDMENT TO AGREEMENT WITH CITY OF OAKLAND TO PROVIDE FOR ADDITIONAL DRAINAGE WORKS ON DOOLITTLE DRIVE."

"RESOLUTION NO. 26318

RESOLUTION CONSENTING TO ASSIGNMENT OF LEASE WITH MERRITT SHIP REPAIR CO."

"RESOLUTION NO. 26319

RESOLUTION CONSENTING TO ASSIGNMENT OF LEASE FROM MALRITE OF OHIO, INC. TO MALRITE OF CALIFORNIA, INC."

"RESOLUTION NO. 26320

RESOLUTION APPROVING AND AUTHORIZING EXECUTION OF SETTLEMENT AGREEMENT WITH MOBIL OIL CORPORATION, INC. FOR REMOVAL OF SUBSURFACE PETROLEUM PRODUCT."

"RESOLUTION NO. 26321

RESOLUTION AWARDING CONTRACT TO TUCKNOTT ELECTRIC COMPANY, INC. FOR INSTALLATION OF REEFER OUTLETS, BERTH 5, OUTER HARBOR TERMINAL; FIXING THE AMOUNT OF BONDS TO BE PROVIDED IN CONNECTION THEREWITH; REJECTING OTHER BIDS; AND DIRECTING RETURN OF BID BONDS TO BIDDERS."

"RESOLUTION NO. 26322

RESOLUTION FINDING AND DETERMINING THAT A PROPOSED AGREEMENT WITH ROGERS ENGINEERING COMPANY FOR ELECTRICAL ENGINEERING DESIGN REVIEW IN CONNECTION WITH CONSTRUCTION OF CONTAINER CRANES FOR THE CHARLES P. HOWARD CONTAINER TERMINAL CONSTITUTES PROFESSIONAL OR SPECIALIZED SERVICES AND MAY BE MADE WITHOUT COMPETITIVE BIDDING."

"RESOLUTION NO. 26323

RESOLUTION APPROVING AND AUTHORIZING RELOCATION PAYMENTS TO METAL PURCHASING COMPANY OF CALIFORNIA."

"RESOLUTION NO. 26324

RESOLUTION AUTHORIZING EXECUTION OF GROUP MEDICAL AND HOSPITAL SERVICE AGREEMENT AMENDMENT WITH KAISER FOUNDATION HEALTH PLAN, INC."

"RESOLUTION NO. 26325

RESOLUTION RATIFYING CERTAIN APPOINTMENTS."

"RESOLUTION NO. 26326

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

"RESOLUTION NO. 26327

RESOLUTION GRANTING LEAVE OF ABSENCE TO WILLIAM E. WEST, COMMERICAL REPRESENTATIVE IV."

"RESOLUTION NO. 26328

RESOLUTION CONCERNING CERTAIN TRAVEL."

"RESOLUTION NO. 26229

RESOLUTION APPROVING SPECIFICATIONS AND AUTHORITY TO ADVERTISE FOR BIDS FOR THE PRINTING AND DELIVERING THE PORT OF OAKLAND PROGRESS NEWS-NOTES."

"RESOLUTION NO. 26330

RESOLUTION AUTHORIZING EXECUTION OF FIRST SUPPLEMENTAL AGREEMENT WITH CALIFORNIA AIR CHARTER."

"RESOLUTION NO. 26331

RESOLUTION GRANTING BARCLAY'S SEAFOOD RESTAURANT PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 26332

RESOLUTION GRANTING EUTECTIC + CASTOLIN PERMISSION TO PERFORM CERTAIN WORK."

"RESOLUTION NO. 26333

RESOLUTION APPROVING APPRAISAL OF THE FAIR MARKET VALUE OF IMPROVED REAL PROPERTY OWNED BY WILLIAM J. CRYER AND SONS, ESTABLISHING JUST COMPENSATION THEREFOR AND DIRECTING THE EXECUTIVE DIRECTOR TO MAKE A CONDITIONAL OFFER TO ACQUIRE SAID REAL PROPERTY."

"RESOLUTION NO. 26334

RESOLUTION APPROVING APPRAISAL OF THE FAIR MARKET VALUE OF REAL PROPERTY OWNED BY CON AGRA MONTANA, INC., ESTABLISHING JUST COMPENSATION THEREFOR AND DIRECTING THE EXECUTIVE DIRECTOR TO MAKE A CONDITIONAL OFFER TO ACQUIRE SAID REAL PROPERTY."

"RESOLUTION NO. 26335

RESOLUTION AUTHORIZING ACCEPTANCE OF BILL OF SALE FOR ACQUISITION OF CERTAIN PERSONAL PROPERTY FROM WESTERN TUBE AND CONDUIT CORPORATION, MAKING AN APPROPRIATION THEREFOR AND FINDING CERTAIN FACTS IN CONNECTION THEREWITH."

"RESOLUTION NO. 26336

RESOLUTION AUTHORIZING ACCEPTANCE OF BILL OF SALE FOR ACQUISITION OF CERTAIN PERSONAL PROPERTY FROM C. D. ERICSON COMPANY, INC., MAKING AN APPROPRIATION THEREFOR AND FINDING CERTAIN FACTS IN CONNECTION THEREWITH."

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

Ayes:	Commissioners Creque, Eng, Higgins, Rodriguez and President Connolly - 5
Noes:	None
Abstained:	Commissioner Berkley - 1
Absent:	Commissioner Smith - 1

"RESOLUTION NO. 26337

RESOLUTION GRANTING, SUBJECT TO CONDITIONS, PERMIT TO DORMER WORLD TRADE CORPORATION TO FILL AND DREDGE AND PERFORM OTHER WORK IN THE OAKLAND ESTUARY."

Port Ordinance No. 2350 being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 964 RELATING TO WHARFAGE RATES AND CONTAINER CRANE ASSIGNMENTS AND RENTAL RATES," and Port Ordinance No. 2351 being, "AN ORDINANCE AMENDING SECTIONS 7.16 AND 8.10 OF PORT ORDINANCE NO. 867 TO CREATE ONE ADDITIONAL POSITION EACH OF SENIOR PROGRAMMER AND ASSISTANT MECHANICAL AND ELECTRICAL ENGINEER, AND AMENDING SECTION 9.18 OF PORT ORDINANCE NO. 867 TO CHANGE THE SALARY OF YOUTH AIDE, CLASS "D"," and Port Ordinance No. 2352 being, "AN ORDINANCE AMENDING SECTIONS 2, 3, 10, 10.3, 10.5 AND 10.12 OF PORT ORDINANCE NO. 1149 RELATING TO CHARGES FOR USE OF FACILITIES AT METROPOLITAN OAKLAND INTERNATIONAL AIRPORT," and Port Ordinance No. 2353 being, "AN ORDINANCE AMENDING SECTION 5.011 OF PORT ORDINANCE NO. 867 FIXING THE COMPENSATION OF THE DEPUTY EXECUTIVE DIRECTOR OF THE PORT DEPARTMENT," were read a second time and passed by the following vote:

Ayes:	Commissioners Berkley, Creque, Eng, Higgins, Rodriguez and President Connolly - 6
Noes:	None
Absent:	Commissioner Smith - 1

Port Ordinance No. ____ being, "AN ORDINANCE AUTHORIZING THE EXECUTION OF A LEASE WITH EQUITEC 79 REAL ESTATE INVESTORS," and Port Ordinance No. ____ being, "AN ORDINANCE APPROVING AND AUTHORIZING THE EXECUTION OF A THIRD SUPPLEMENTAL AGREEMENT WITH DOBBS HOUSES, INC. AND DIRECTING RECORDATION THEREOF", 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," were read a first time and passed to print by the following vote:

Ayes:	Commissioners Berkley, Creque, Eng, Higgins, Rodriguez and President Connolly - 6
Noes:	None
Absent:	Commissioner Smith - 1

Following the business meeting, the Board heard presentations from Western Airmotive, and Butler Aviation Corporation concerning the proposed Primary Fueling Lease at the North Airport. The presentations dealt with advertising and promotion programs, minority equity participation, employment opportunities and other benefits to the Port and community.

At the hour of 4:30 p.m., the Board entered into executive session on personal matters and reconvened in open session at the hour of 5:02 p.m., during which time Commissioner Rodriguez was excused from the meeting. The following resolution was introduced and passed separately by the following vote:

Ayes:	Commissioners Berkley, Creque, Eng, Higgins and President Connolly - 5
Noes:	None
Absent:	Commissioners Rodriguez and Smith - 2

"RESOLUTION NO. 26338

RESOLUTION APPOINTING JAMES J. O'BRIEN TO THE POSITION OF DEPUTY EXECUTIVE DIRECTOR."

Port Ordinance No. _____ being, "AN ORDINANCE AMENDING PORT ORDINANCE NO. 2340 FIXING THE COMPENSATION OF CERTAIN OFFICERS AND EMPLOYEES OF THE PORT DEPARTMENT, and Port Ordinance No. _____ being, "AN ORDINANCE ADDING SECTIONS 1.85 AND 1.86 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, Creque, Eng, Higgins and President Connolly - 5
Noes:	None
Absent:	Commissioners Rodriguez and Smith - 2

At the hour of 5:03 p.m. on a motion duly made and seconded the meeting was adjourned.

Secretary