

MEETING MINUTES

Port of Tacoma Commission



REGULAR MEETING

November 21, 2023 - 12:00 PM Public Session Start

Fabulich Center, Room #104: 3600 Port of Tacoma Road, Fife

The Port of Tacoma Commission met for a regular meeting on **November 21, 2023** at the Fabulich Center, 3600 Port of Tacoma Road, Fife, WA.

CALL TO ORDER | EXECUTIVE SESSION:

Commissioner Deanna Keller, Port of Tacoma President, called the meeting to order at **10:00 a.m.** Commissioners John McCarthy, Dick Marzano and Don Meyer were present, and a quorum was met. The Commission recessed into a closed **Executive Session** until **12:00 p.m.** to discuss:

- One (1) Potential Litigation Item – RCW 42.30.110(1)(i)
- One (1) Information Technology Infrastructure Security Item – RCW 42.30.110(1)(a)(ii)
- Two (2) Property Acquisition Items – RCW 42.30.110(1)(b)
- One (1) Property Leasing Item – RCW 42.30.110(1)(c)

Commissioner Kristin Ang arrived shortly thereafter, during the Executive Session.

1. RETURN TO ORDER:

Commissioner Keller returned the meeting to order at **12:01 p.m.** and stated they were in a closed Executive Session from **10:00 a.m.** until **11:54 a.m.** Commissioners Deanna Keller, Kristin Ang, John McCarthy, Dick Marzano, and Don Meyer were present at the public meeting. The public session began with the Pledge of Allegiance. Commissioner Keller acknowledged that we are situated on the traditional homelands of the Puyallup Tribe and committed to uplifting the voices, experiences, and histories of the Indigenous people of this land.

2. APPROVAL OF AGENDA: The agenda was adopted as presented by unanimous consent.

3. EXECUTIVE DIRECTOR'S REPORT – Eric Johnson

- The first advisory committee meeting for the new Maritime Skills Center in partnership with Tacoma Public Schools occurred earlier in the month. A public meeting will be held next week (11/29/23) at the Foss Waterway Seaport.
- A Joint Study Session with the Tacoma City Council will be held next Tuesday (11/28/23) on decarbonization at City's Municipal building. An update on the Fishing Wars Memorial Bridge closure will be given by the City of Tacoma staff, as well.
- The Washington Public Ports Association (WPPA) 2023 Annual Meeting will be held December 6, 7, and 8 in Vancouver, WA. He encouraged the Commission to attend.

4. PUBLIC COMMENT: None given at the meeting.

5. CONSENT AGENDA:

A. Minutes: October 24, 2023 and November 2, 2023

B. Check Certifications: Checks during the period of 10/6/23 to 11/9/23, check numbers 238387 to 238766 in the total amount of \$8,934,436.27.

MOTION by Meyer: "Approve the Consent Agenda as presented."

Motion was made by Commissioner Meyer and seconded by Commissioner Marzano.

VOTE BY ROLL CALL FROM CLERK: Motion Carried 5-0

Commissioner Ang	Aye
Commissioner Keller	Aye
Commissioner McCarthy	Aye
Commissioner Marzano	Aye
Commissioner Meyer	Aye

6. COMMISSION ACTIONS:

A. Blair Waterway – Project Authorization & Design Agreement Approval

Tony Warfield (Sr. Project Manager—Environmental & Planning) with the Port of Tacoma presented on the need for deepening the Blair Waterway navigation channel in Tacoma. Container ships are getting much larger and in order to remain competitive with international container shipping businesses, ports must be able to handle the larger ships. A feasibility study with and recommendations by the US Army Corps of Engineers was received, and now ready for the final design phase.

MOTION: "Authorize the Executive Director to enter into the Tacoma Harbor Navigation Improvement Design Agreement with the US Army Corps of Engineers and project authorization in the amount of \$5,615,000 for a total authorized amount of \$5,615,000, for work associated with the Blair Waterway Navigation Channel Deepening Design."

Motion was made by Commissioner Ang and seconded by Commissioner Meyer.

VOTE: Motion Carried 5-0

Commissioner Ang	Aye
Commissioner Keller	Aye
Commissioner McCarthy	Aye
Commissioner Marzano	Aye
Commissioner Meyer	Aye

B. Banana Yard Switch Upgrade – Project Authorization

Norm Gilbert (Engineering Project Manager II) with the Port of Tacoma presented and asked for project approval to upgrade fifteen rail switches identified by the Maintenance Track Crew. If deemed unusable, these switches could stop cargo movement.

MOTION: "Approve project authorization in the amount \$4,090,000 for a total authorized amount of \$4,290,000 for work associated with the Banana Yard Switch Upgrade project."

Motion was made by Commissioner Marzano and seconded by Commissioner Ang.

VOTE: Motion Carried 5-0

Commissioner Ang	Aye
Commissioner Keller	Aye
Commissioner McCarthy	Aye
Commissioner Marzano	Aye
Commissioner Meyer	Aye

C. Fabulich Center Bathroom Renovation – Project Authorization

Joe Caldwell (Maintenance Project Manager) & Kristina Bailey (Facilities Management Specialist) with the Port of Tacoma presented on the need for renovations of the bathrooms at the Fabulich Center, as they are outdated and not fully ADA compliant.

MOTION: “Approve project authorization in the amount of \$682,000 for the renovation of the Fabulich Center restrooms.”

Motion was made by Commissioner McCarthy and seconded by Commissioner Meyer.

VOTE: Motion Carried 5-0

Commissioner Ang	Aye
Commissioner Keller	Aye
Commissioner McCarthy	Aye
Commissioner Marzano	Aye
Commissioner Meyer	Aye

D. 11th street – Property Acquisition

Gloria Fletcher (Sr. Manager—Real Estate) presented in person and Debbie Shepack (Real Estate Director) presented virtually. The property considered for purchase is adjacent to Parcel #94, which is currently being considered as the site for the Port’s Maritime Center. This would enhance access and be included in the master planning, resulting in less overall development costs for the Maritime Center.

MOTION: “Authorize the Executive Director or his designees to:

- 1. Remove the feasibility contingency and execute documents required to complete the purchase of property located at 426 E. 11th Street, Tacoma, consisting of approximately .94 acres from 426 11th Street, LLC for \$1,210,000, and subject to the additional terms and conditions of the Purchase and Sale Agreement (as amended).**
- 2. Accept assignment of the existing lease on the Property.”**

Motion was made by Commissioner Meyer and seconded by Commissioner Marzano

VOTE: Motion Carried 5-0

Commissioner Ang	Aye
Commissioner Keller	Aye
Commissioner McCarthy	Aye
Commissioner Marzano	Aye
Commissioner Meyer	Aye

7. SPECIAL ORDER OF BUSINESS – BUDGET | PUBLIC HEARING | PUBLIC COMMENTS:

Port of Tacoma 2024 Budget

Erin Galeno (Chief Financial and Administrative Officer) for the Port of Tacoma presented the 2024 Budget and thanked staff who worked on it. The presentation included a follow-up of the study session, and addressed questions posed at the previous meeting. Questions and comments from the Commissioners were made throughout the presentation.

- Commissioner Keller stated that proper public notice was published in the Tacoma News Tribune, Tacoma Daily Index, and Eatonville Dispatch according to the requirements of RCW 53.35.020. The Public Notice identified the date and time of the public hearing and informed members of the public of the ability to submit written comment via email to comment@portoftacoma.com and that written comments received by 9:00 a.m. Pacific Time, Monday, November 20, 2023 would be distributed to commissioners.
- Notice was and is also provided that the Port of Tacoma (Homeport) budget impacts the Northwest Seaport Alliance (NWSA) budget, as the NWSA acts as the manager of the marine interests of the Homeport.

Public Hearing

The public hearing portion of the meeting **opened at 1:05 p.m.**

Washington State law requires that a public hearing be held before the Port Commission authorizes the budget in order to provide the public with an opportunity to comment. The purpose of this hearing is to take comments, if any, from the public on the proposed 2024 Budget.

Public Comments for Hearing: None given at this portion of the meeting.

The public hearing **closed at 1:06 p.m.**

A. Resolution 2023-15-PT: Tax Levy Certification

MOTION: “Approve Resolution 2023-15-PT for the Tax Levy Certification. “

Motion was made by Commissioner McCarthy and seconded by Commissioner Marzano with no discussion.

VOTE: Motion Carried 5-0

Commissioner Ang	Aye
Commissioner Keller	Aye
Commissioner McCarthy	Aye
Commissioner Marzano	Aye
Commissioner Meyer	Aye

B. Resolution 2023-16-PT: Tax Levy Ceiling

MOTION: “ Approve Resolution 2023-16-PT for the Tax Levy Ceiling.”

Motion was made by Commissioner Meyer and seconded by Commissioner McCarthy with no discussion.

VOTE: Motion Carried 5-0

Commissioner Ang	Aye
Commissioner Keller	Aye
Commissioner McCarthy	Aye
Commissioner Marzano	Aye
Commissioner Meyer	Aye

C. Resolution 2023-17-PT: Adoption of 2024 Budget

MOTION: “Approve Resolution 2023-17-PT and adopt the 2024 Budget as presented.

Motion was made by Commissioner Marzano and seconded by Commissioner Meyer with no discussion.

VOTE: Motion Carried 5-0

Commissioner Ang	Aye
Commissioner Keller	Aye
Commissioner McCarthy	Aye
Commissioner Marzano	Aye
Commissioner Meyer	Aye

D. ILA: Service Agreements with Northwest Seaport Alliance

MOTION: “Approve the ILA for Service Agreements with the Northwest Seaport Alliance.”

Motion was made by Commissioner McCarthy and seconded by Commissioner Marzano with no discussion.

VOTE: Motion Carried 5-0

Commissioner Ang	Aye
Commissioner Keller	Aye
Commissioner McCarthy	Aye
Commissioner Marzano	Aye
Commissioner Meyer	Aye

8. NEW BUSINESS:

No new business presented.

9. COMMITTEE REPORTS:

- A. Tribal Liaison Committee** – Commissioner Ang gave the committee report. They attended a consultation with the Puyallup Tribe Indians on November 9th and discussed the Maritime 253 Center, the Echo Project and the Lower Wapato Creek mitigation site. The Tribe would like to attend a trade mission with Port of Tacoma in the future. Commissioner Marzano added we are working together on environmental clean-ups, and the Council would like

to take a tour of our Port properties. They would also like to have the full Commission and Council meet. There is interest in keeping these conversations going.

10. ISSUE BRIEFINGS:

No issue briefings presented at this meeting.

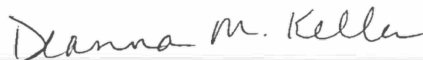
ANNOUNCEMENTS / COMMISSIONER COMMENTS:

- **Commissioner Meyer** - Stated he is very happy with the projects slated at the Port and wished everyone a Happy Thanksgiving.
 - **Commissioner Marzano** - Thanked staff for their work on budget and wished everyone a Happy Thanksgiving.
 - **Commissioner Ang** - Happy Thanksgiving to all. She learned through the Joint Municipal Action Committee meeting last Friday that the Puyallup Tribe has the Fishing Wars Memorial bridge identified as one of their critical transportation lines, which has the potential of receiving federal grant funding from the government. She wonders if there is an opportunity to have a consultation with the Tribe in the future to see if our transportation interests align and if we could work with them on our similar goals.
 - **Commissioner McCarthy** - Wished everyone a Happy Thanksgiving.
 - **Commissioner Keller** - Echoed Thanksgiving wishes.
-

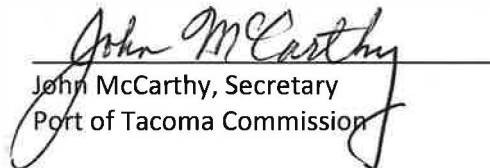
ADJOURNMENT

Commissioner Keller adjourned the meeting at **1:13 pm**.

Attest:



Deanna M. Keller, President
Port of Tacoma Commission



John McCarthy, Secretary
Port of Tacoma Commission



Helen Hickman, Clerk of the Port
Port of Tacoma