

**BOARD OF COMMISSIONERS
THE FABULICH CENTER, ROOM 104
3600 PORT OF TACOMA ROAD, TACOMA, WASHINGTON**

COMMISSIONERS PRESENT:

1. Dick Marzano, President
2. Don Meyer, Vice President
3. Clare Petrich, Secretary
4. Don Johnson, 1st Assistant Secretary
5. Connie Bacon, 2nd Assistant Secretary

STAFF PRESENT:

1. John Wolfe, CEO
2. Carolyn Lake, Port Counsel
3. Judi Doremus, Executive Assistant/Clerk of the Port
4. Sara Cederberg, Sr. Manager, Air Quality
5. Scott Hooton, Environmental Project Manager II
6. David Myers, Engineering Project Manager II
7. Jason Jordan, Director, Environmental Programs/Planning
8. Scott Francis, Director, Real Estate
9. Dakota Chamberlain, Chief Facilities Operations Officer
10. Tara Mattina, Director, Communications
11. Rod Koon, Sr. Manager, Communications

11:00 AM: EXECUTIVE SESSION

1. CALL TO ORDER:

Commissioner Marzano called the meeting to order at 11:05 am and then recessed into Executive Session for approximately one hour.

2. RECESS INTO EXECUTIVE SESSION:

- A. One (1) Litigation Item-RCW 42.30.110 (1)(i)

12:00 NOON: COMMISSION MEETING

1. RETURN TO ORDER:

- A. Flag Salute

2. CONSENT AGENDA:

- A. Minutes of August 17, 2017

“Approve the above Consent Agenda”.

Motion was made by Commissioner Meyer, seconded by Commissioner Johnson:

VOTE: MOTION CARRIED 5-0

*Commissioner Marzano announced that Public Comment will be taken at the beginning of Commission Meetings rather than at the end starting in October, 2017.

3. STAKEHOLDER UPDATES:

A. COMMUNITIES IN SCHOOLS ART DEDICATION:

Students were tasked to build a piece of art about what they love about Tacoma. Vincent (Vinny) Berg dedicated his project to the Port of Tacoma. He presented his glass etching of the Port to the Commissioners.

B. UNIVERSITY OF WASHINGTON TACOMA ENDOWMENT ANNUAL UPDATE:

1. Dr. Joel Baker updated the Commission on the activities of Urban Waters.
2. Technologic job training: RAIN and Urban Waters are working with UW Tacoma and other schools to continue to grow STEM (science, technology, engineering and math) programs.
3. Medical technology is the up and coming employment area.
4. Private vs. public funding: Most is still governmental funding. Relationship with private entities: Research mostly affects local governmental agencies. Intersection with private entities is in the area of technology.

4. ACTION AGENDA:

A. RESOLUTION 2017-06-PT: SURPLUS WHIRLEY CRANE PARTS:

Motion was made by Commissioner Johnson, seconded by Commissioner Bacon:

“Adopt Resolution 2017-16-PT, declaring the storeroom inventory parts associated with the Whirley Cranes as surplus inventory and authorize the CEO to dispose of these items in the most effective and efficient manner.”

Discussion Included:

1. RCW requires the Port go through a formal surplus process.
2. The resolution gives flexibility to dispose of the parts in the most cost effective manner.

VOTE: MOTION CARRIED 5-0

B. SECOND READING: RESOLUTION 2017-04-PT: GREENHOUSE GAS REDUCTION TARGETS:

Motion was made by Commissioner Petrich, seconded by Commissioner Meyer:

“Adopt Resolution 2017-04-PT, the Greenhouse Gas Reduction policy that will update the Port of Tacoma’s greenhouse gas reduction targets and define the scope and boundary of which emissions sources are included:

By 2030:

- 50% below 2005 levels (scope 1, 2, & 3 emissions)

By 2050:

- Carbon Neutral (scope 1 & 2 emissions)
- 80% below 2005 levels (scope 3 emissions).”

Discussion Included:

1. The goals will remain as previously presented (80% below the 2005 levels by 2050), but staff will work toward a carbon neutral status (100%).
2. Case studies were reviewed and prior Commission questions were addressed. Implementation actions were also reviewed.
3. Commission requests statistics be given in daily rather than yearly measurements.
4. The final 20% - Comprehensive study will be done over next six months. Staff can update Commission after that study. Staff would like to build goals that they feel they can achieve and exceed. The Port doesn’t control all aspects, and needs the cooperation of tenants and customers to achieve these goals.
5. This essentially puts a dome over the port, and no matter how much the port grows the emissions will not increase.
6. This resolution applies to Port-owned properties. A similar resolution will also be brought to the NWSA, who manages many Port-owned properties. The Port of Seattle also adopted a similar resolution earlier this year. The implementation tasks will come before the body who is managing properties.
7. Long-term leases: Discussed how the Port can influence terminal operators to adopt green practices.

PUBLIC COMMENT:

Noah Davis: Stated that while it is important to adopt this strategy, the implementation is most important. He suggested that the Commission look at diesel emissions, ocean going vessels, types of businesses for leases, use of biofuels and electric cargo moving equipment. He also suggested that the Port use electric cranes and electric vehicles for staff. He feels there needs to be strong conditions for this strategy. The Clean Truck Program doesn’t have a mandate. He wants to see the Port have power to mandate environmental conditions in leases. All ships should be plugging in while in port. Staff needs to ask about potential tenant emissions during the lease negotiation process. When considering adding industries, staff must first determine what they would be emitting. He asked what the emissions are from the paper recycling company. Staff did not have that information on hand.

Karen Goggins, CHB: Commended the Commissioners for taking this step. More resources need to be directed to these goals to meet targets. They would like to see comparative data on what other ports are doing in this area. The Port has the opportunity to demonstrate real action and timely reporting. There need to be clear mandates that can be enforced.

Nicki Walters: Ports of LA/LB have a zero emission goal by 2023. She doesn’t like our timeline of 2050. She requests that we define the difference between carbon neutral and zero emissions.

VOTE: MOTION CARRIED 4-1

Commissioner Bacon	Nay
Commissioner Meyer	Yay
Commissioner Johnson	Yay
Commissioner Marzano	Yay
Commissioner Petrich	Yay

C. SECOND READING: FIBRES INTERNATIONAL, INC. LEASE:

Motion was made by Commissioner Johnson, seconded by Commissioner Petrich:

“Authorize the Chief Executive Officer or his designee to enter into a five-year lease with Fibres International, Inc. for the premises located at 401 Alexander Avenue, Tacoma, WA.”

Discussion Included:

1. Fibres International is compliant with our anti-idling policy and signs have been posted.
2. This lease results in the retention of two to three jobs, as well as trucking jobs.
3. Market adjustment prior to extension: Port will have the opportunity to adjust the rent.

PUBLIC COMMENT:

Noah Davis: Asked about emissions of the facility. Staff responded that the company is already operating on a month-to-month lease, and with the change to a five-year lease there will be no additional emissions.

VOTE: MOTION CARRIED 5-0

D. PARCEL 14 BOUNDARY LINE/UTILITY EASEMENTS AND ADJUSTMENTS:

Motion was made by Commissioner Johnson, seconded by Commissioner Meyer:

“Authorize the Chief Executive Officer or his designee to approve and execute boundary line adjustments for parcels located on the Port of Tacoma Parcel 14 located at 5200 12th Street East in Tacoma, WA.”

Discussion Included:

1. Parcel H is out of the lease and has been identified as necessary for the completion of SR-167.
2. These actions are being taken to meet Prologis' building permit requirements. The City of Tacoma does not allow building across parcel lines.
3. The Commission asked why this property has so many separate parcels. Each building and storm pond is on a separate parcel, Drainage District #23 is on a separate parcel and future mitigation sites are on separate parcels.
4. Prologis is leasing Parcels A, B, C, D, E, F, G, L and M.

VOTE: MOTION CARRIED 5-0

E. ILA: CITY OF TACOMA FOR 11TH STREET BRIDGE STUDY:

Motion was made by Commissioner Petrich, seconded by Commissioner Johnson:

"Authorize the CEO to enter into a new ILA with the City of Tacoma for a contribution to the 11th Street Bridge and Viaduct Study in the amount \$25,000."

Discussion Included:

1. Staff is not yet at the planning stage; they are looking at the asset and evaluating options, including possibly moving the bridge and viaduct further east so it does not bisect a terminal, as it does today.
2. The bridge has been closed for three years. This reduces safety evacuation and truck mobility.
3. Public outreach will commence after this initial high-level study. The City is contributing \$110,000. They are asking the Port to contribute \$25,000.
4. Completion of the study is anticipated in late February/early March 2018.
5. Commission asks that we look at the option of expanding the Lincoln Avenue Bridge.
6. Commission thanked the City of Tacoma for their involvement in this project.
7. The bridge was originally owned by Washington State. It was turned over to the City with the work on SR-509. It was built in 1910.

VOTE: MOTION CARRIED 5-0

5. GENERAL BUSINESS:

A. STORMWATER UPDATE:

Discussion Included:

1. Sources of zinc and ways to reduce its effects were discussed.
2. Staff has actively worked with 35 of 105 tenants to find low-cost ways of cleaning up their sites.
3. Commission requests a briefing on what is being done for stormwater on the local, state level and federal levels.
4. Staff will be returning in December with a further update.

B. COMMUNITY NEWS, EVENTS AND RECOGNITIONS:

Discussion Included:

CEO Wolfe acknowledged the recent tragic loss of one of our partners with ILWU 23. It is a reminder that the environment we work in on the waterfront can be dangerous. Our heartfelt prayers and thoughts go out to his family.

6. PUBLIC AND COMMISSIONER COMMENT:

PUBLIC COMMENT:

Nikie Walters: Stated that she wants Commissioners to understand and learn how to not put limitations on environmental improvements that can be made. 2050 is not a good timeline for meeting air emissions goals. She sees around the world what is being done. We need to work towards a better future. There are many passionate people in our community who are willing to work with the Commission.

Noah Davis: (1) Port of Tacoma vs NWSA: This port must maintain its authority over its property. (2) Subarea planning: Stated that the Port opposes interim regulations. He supports interim regulations. The port did not take a public stance on this at a public meeting. (3) LNG: People are still angry about the Port's support for this project. (4) In-house legal counsel: He feels that the Commission should have its own in-house legal counsel.

David Bluhm: He would like to talk at a table rather than to and at each other. He doesn't feel the Commission is working in the public's best interest. A lot of the work should never have been in the Tideflats to begin with. Let's make the next 100 years cleaner. Build out and not up. He stated that he has been an addict of oil his whole life because we have not have other options.

Kathy Hewitt: Regarding what happened last month, she stated that she was taken aback by what she heard regarding the Arkema clean-up project. The fact that the Port built a wall and it's unclear if it will work worries her. Fibres International is on the Superfund site, which is not completely cleaned up yet. She is frustrated by the cycle of building and polluting. The land in the Tideflats needs a rest. She doesn't want any more expansion.

Carol Kindt: States that she spent two weeks in meetings in Tacoma. Nobody enjoys having to keep repeating their message. We live in an area that can no longer sustain fossil fuel. We do not want any expansion of construction at the PSE site. The PSCAA has not issued a permit due to an incomplete application.

Paul Wagner: Native Americans would've made the Tideflats look very different without the toxins. He is here for the love of future children. He asked that the Commission think about what has happened to the environment through their actions. Capitalism will kill our environment. The Salish Sea does not belong to your corporations.

Kyle Jolibois: Stated that his group has been working for a few years, starting with the methanol project. Mr. Wolfe recently received a leadership award; he doesn't feel it is fitting. He doesn't want the port to expand. When he crosses the bridge the air quality changes. Recently he was down at TOTE protesting and said he was almost arrested. He asked that the Commission stand up for citizens they represent.

Nanette Reetz: Stated she is a NE Tacoma resident. She feels that they are under siege. She feels the Op-Ed by

Commissioners Petrich and Johnson is an embarrassment. She doesn't feel that the Commission has done their due diligence. She feels that the LNG project puts the citizens at risk and is putting corporate profits over the environment. She doesn't feel there is a process to adequately look at poisons put into air from this project.

Dakota Case: Regarding the Puyallup Tribe Land Claim Settlement: He feels that the Port has violated this agreement with runoff into the Puyallup River. Stop the LNG facility. Do a complete EIS. Consumers of LNG frack gas. We are to be consulted with for anything affecting our lands. We already said we don't want this project. Respect that we are hosting you on our land.

Marilyn Kimberlees: She has been to many meetings. She stated that Commissioners have a job to do. In the past their job was to increase profits. Clearly the tide has turned and concern over climate change is more important. We can no longer just look at expansion. Puyallup Indians should be at the table for subarea planning. Insist that the PSE project be put on hold. She feels this is another doomed to fail project and will increase climate change.

Claudia Riedener: Stated that she came here today in an electric vehicle. She stated that the Commission is tying the community to 50 years of fracked gas. You are making decisions that will affect the future when none of you will be here. Regarding the TNT article, she states it felt like it was regurgitated by PSE information. She stated that if PSE contributed to any Commission political campaigns then those Commissioners must recuse themselves from decisions regarding PSE. There is division in the community. She has not seen improvements in transparency.

Lyle Conway: Thanked the Commission for allowing citizens to speak. You know all the numbers on the PSE project. He believes that if the Commission's family lived near fracking fields they would not support this. He has watched fishing numbers decrease drastically. This is making a huge carbon footprint that can't be erased. He doesn't feel like the Tideflats can be cleaned up.

Kathy Lawhon: Stated that she feels PSE has bought and paid for the local media, so their group doesn't get any media. She is concerned about their rights to get information out to people and that bots are blocking things on Facebook. She feels that PSE is a lawless corporation and is working without permits. With a natural disaster or accident the Port would be liable.

Tracy Widman, Local 23: Wants a 1:1 conversation. It is stated that there is a debate going on regarding LNG versus diesel. Some sides say LNG is cleaner and some say it is not. She feels this is propaganda; there is not a debate. She feels science is saying LNG is not cleaner. When ignited it may be cleaner, but with fracking it is not cleaner. Fracking is destroying our aquifers with the leaking of methane. LNG is a dying industry. It doesn't make any sense.

LaDonna Robertson: Stated that the Australian company, Macquarie Group, is trying to drop their shares of PSE. She suggested that we buy PSE and kick this whole thing to the curb.

COMMISSIONER COMMENT:

Commissioner Petrich: Thanked all for coming and speaking today. A reference was made to the award given to John Wolfe for his leadership. She was very happy to be in Long Beach to represent the Managing Members when John was honored with the Connie Award. The work he has done and this industry has done to bring in trade is tremendous. Trade is one of the earliest ways people had to communicate with each other. Containerization is the main way people trade throughout the world. She is very proud of the work that John has done.

Commissioner Marzano: Again reminded the audience that public comment will be moved to the front of the meeting starting next month.


7. ADJOURNMENT:

There being no further business, President Marzano adjourned the meeting at 2:45 pm.


Richard P. Marzano, President
Port of Tacoma Commission

ATTEST:


Clare Petrich, Secretary
Port of Tacoma Commission


Judi Doremus, Clerk of the Port
Port of Tacoma