

PORT OF BREMERTON
BOARD OF COMMISSIONERS
REGULAR BUSINESS MEETING

A G E N D A

March 14, 2023
10:00 AM

Bill Mahan Conference Room
Port Administration Offices
Bremerton Nat'l Airport Terminal Bldg
8850 SW State Hwy 3, Bremerton

The Port of Bremerton Board of Commissioners have resumed in-person meetings but are maintaining the option for the public to participate remotely as well. The public is invited to view and/or participate in the hybrid meeting by attending in person or through one of the following options:

- To stream online only (via BKAT feed, with no interaction possible):
<https://bremerton.vod.castus.tv/vod/?live=ch1&nav=live>
- To join the online Zoom meeting: <https://us02web.zoom.us/j/3359030010>
- For audio only; dial 1.253.215.8782; Meeting ID: 335 903 0010

Call to Order

Pledge of Allegiance

Approval of Agenda

Consent Items

All matters listed under Consent Items have been distributed to each member of the Commission for reading and study, are considered to be routine, and will be enacted by one motion of the Commission with no separate discussion. If separate discussion is desired, that item may be removed from the Consent Items and placed under Action Items by request.

- A. Minutes of the regular business meeting and executive session of March 28, 2023.
- B. Payment of checks #901751 and #E01378 and #84712 through #84741 and #E01379 through #E01391 from the General Fund for \$189,983.10.

Information Items

1. Recognition of Marina Operations Manager Kathy Garcia for her Boating Industry Magazine "2022 Women Making Waves" Award
2. Financial Review and Capital Projects Update

Citizen Comments: *Open to the public for comment. Speakers are asked to keep their comments to less than 3 minutes. Please feel free to submit further comments in writing to the Clerk of the Board (gingerw@portofbremerton.org).*

Action Items

1. Final Acceptance of Gateway Signage Project #02-17-0263 with Henderson Partners, LLC

Staff Reports

Commission Reports / New Business

Executive Session *(if necessary)*

Adjournment

Regular business and other meetings that may be attended by members of the Board

<u><i>Date</i></u>	<u><i>Time</i></u>	<u><i>Meeting</i></u>
<i>03/14</i>	<i>10:00 am</i>	<i>*Commission Regular Meeting</i>
<i>03/16</i>	<i>10:00 am</i>	<i>Kitsap Regional Coordinating Council (KRCC) Executive Committee</i>
<i>03/16</i>	<i>3:00 pm</i>	<i>KRCC TransPOL</i>
<i>03/23</i>	<i>10:00 am</i>	<i>Puget Sound Regional Council (PSRC) Executive Board</i>
<i>03/23</i>	<i>11:45 am</i>	<i>PSRC Executive Committee</i>
<i>03/28</i>	<i>6:00 pm</i>	<i>*Commission Regular Meeting</i>

Meetings are subject to change or cancellation

**Denotes events in which two (2) or more Commissioners may attend*

PORT OF BREMERTON
BOARD OF COMMISSIONERS
REGULAR BUSINESS MEETING

MINUTES

February 28, 2023
6:00 PM

Bill Mahan Conference Room
Port Administration Offices
Bremerton Nat'l Airport Terminal Bldg
8850 SW State Hwy 3, Bremerton
Remote Option via Zoom

Commissioners and Staff Present

Commissioners

Axel Strakeljahn
Gary Anderson
Cary Bozeman

Staff Members

Jim Rothlin
Arne Bakker
Jeremiah Wiley
James Weaver
James Goodman
Monroe Whitman IV
Ginger Waye
Stephanie Frame
Anne Montgomery, Atty

Call to Order

President Strakeljahn called the meeting to order at 6:00 p.m. and led the Pledge of Allegiance.

Approval of Agenda

It was moved by BOZEMAN, seconded by ANDERSON to:

Approve the Agenda as presented.

MOTION CARRIES, 3-0

Consent Items

- A. Minutes of the regular business meeting and executive session of February 14, 2023.
- B. Payment of checks #901730 through #901731 and #901732 and #901733 through #901734 and #901735 and #84645 through #84670 and #E01350 through #E01365 from the General Fund for \$415,463.84.
Payment of checks #901736 through #901739 and #E01366 and #E01367 and #901741 and #84671 through #84690 and #E01368 from the General Fund for \$57,991.80.

It was moved by STRAKELJAHN, seconded by BOZEMAN to:

Approve the Consent Items as presented.

MOTION CARRIES, 3-0

Information Items

1. Solar Farm Presentation – EDF Renewables

CEO Jim Rothlin introduced Colin Nackerman and John Karamanlis of EDF Renewables. Mr. Nackerman provided background on EDF and discussed their desire to potentially partner with Puget Sound Energy (PSE) and Port of Bremerton. They are looking to the Port for public land to lease for 25+ years for the purpose of building a solar project for PSE. There was discussion on the wide array of County and community benefits that solar provides.

Mr. Nackerman addressed questions and comments from the Board and Mr. Karamanlis addressed how the solar project will meet Federal Aviation Administration (FAA) requirements. The Board expressed their support for the project.

Citizen Comments - None

Action Items

1. Lady Washington Tall Ship Temporary Moorage Use Agreement

Presented by James Weaver, Director of Marine Facilities

Following presentation and discussion, including comments from Lady Washington Captain Katherine Pogue;

It was moved by ANDERSON, seconded by BOZEMAN to:

Approve the agreement with the Lady Washington Tall Ship for provision of temporary moorage on Port Orchard or Bremerton Breakwaters and authorize the CEO to execute the agreement.

MOTION CARRIES, 3-0

2. Amendment #1 to the Agreement between Suquamish Indian Tribe and Port of Bremerton

Presented by James Weaver, Director of Marine Facilities

Following presentation and discussion;

It was moved by BOZEMAN, seconded by ANDERSON to:

Approve Amendment 1 to the 2005 Agreement between Port of Bremerton and Suquamish Indian Tribe and authorize the Commission President to execute the Amendment.

MOTION CARRIES, 3-0

3. Bid Award to Signature Roof Service, Inc., for Roof Replacements of 5695 and 5737 Imperial Way SW
Presented by James Goodman, Director of Facilities & Real Estate

Following presentation and discussion;

It was moved by STRAKELJAHN, seconded by BOZEMAN to:

Approve the construction contract award of the 5695 Imperial Way (OVIP #6) and 5737 Imperial Way (OVIP #3) Roof Replacements to Signature Roof Services, LLC, in the amount of \$272,999.45 and authorize the CEO to execute the contract and issue notice to proceed.

MOTION CARRIES, 3-0

Staff Reports

Jim Rothlin, Chief Executive Officer

- Provided detail on the Port's participation in the NW Aviation Conference & Trade Show at Washington State Fairgrounds.
- Discussed the articles and features in the Port's recently distributed winter newsletter.
- Met with Pacific Northwest Waterways Association (PNWA) to coordinate the schedule for the upcoming Washington DC trip related to federal funding requests for the Port Orchard Marina breakwater replacement. The Port's lobbyist, Desimone Consulting Group, will also be there to assist.
- Reported on his recent Washington Public Ports Association (WPPA) Executive Committee meeting.

Commission Reports / New Business

Commissioner Bozeman

- Received a Peninsula Regional Transportation Planning Organization (PRTPO) slideshow of projects and noted the State's current efforts on culvert replacements and that the SR3 freight corridor project has been pushed out a couple of years.

Commissioner Anderson

- Provided detail on PRTPO and noted the leadership qualities of Bek Ashby, Executive Board Chair.

Commissioner Strakeljahn

- Will be chairing the upcoming Central Puget Sound Economic Development District (CPSEDD) Board meeting.

Executive Session

President Strakeljahn recessed the meeting at 7:00 p.m. and reconvened into executive session for approximately 20 minutes to consider the price and terms at which real estate may

be leased or sold when public discussions could disadvantage the Port's negotiations [RCW 42.30.110(1)(c)].

At 7:20 p.m. the regular meeting was reconvened.

Adjournment

There being no further business before the Board, the meeting was adjourned at 7:20 p.m.

Submitted,

Approved,

Jim Rothlin
Chief Executive Officer
March 9, 2023

Cary Bozeman
Commission Secretary
March 14, 2023

PORT OF BREMERTON
BOARD OF COMMISSIONERS
EXECUTIVE SESSION

MINUTES

February 28, 2023
7:00 PM

CEO Office
Port Administration Offices
Bremerton Nat'l Airport Terminal Bldg
8850 SW State Hwy 3, Bremerton

Call to Order

President Strakeljahn called the executive session to order at 7:00 p.m., February 28, 2023.

Commissioners and Staff Present

Commissioners

Axel Strakeljahn
Gary Anderson
Cary Bozeman

Staff Members

Jim Rothlin
Arne Bakker
Jeremiah Wiley
Anne Montgomery, Atty

Item #1: To consider the price and terms at which real estate may be leased or sold when public discussions could disadvantage the Port's negotiations [RCW 42.30.110(1)(c)]

With no further business to come before the Board, the meeting was adjourned into regular session at 7:20 p.m.

Submitted,

Approved,

Jim Rothlin
Chief Executive Officer
March 9, 2023

Cary Bozeman
Commission Secretary
March 14, 2023

PORT OF BREMERTON

AGENDA SUMMARY

Agenda Item No: Action Item #1
Subject: Final Acceptance Gateway Signage, Project #02-17-0263
Exhibits: NONE
Prepared By: Arne Bakker, Chief Operations Officer
Meeting Date: March 14, 2023

Summary:

Port Commission approved Port staff to proceed with the call for bids for the North and South Gateway signs to provide Port of Bremerton gateway signage, identity, and branding to both the North and South entry points of the Port property along State Highway 3. The project was awarded to Henderson Partners in the amount of \$275,519.25 and is for the following items:

- Site preparation
- North and South Monument Signs
- Fencing Improvements
- Electrical Services Extension
- Landscaping and site restoration

There were a total of three change orders in this project.

CO1 to add landscaping fabric to restrict weed growth to save on long term maintenance costs, new fencing, hydroseeding and the addition of an access gate for maintenance staff.

CO2 to reconnect power source due to a WSDOT requirement which needed additional trenching to run a line from the new power source.

CO3 PSE required additional conduit and electrical wiring and weatherhead to be mounted on the pole.

During the week of February 6, 2023, PSE was able to complete their work and install the electrical meter and provide permanent power to the sign. The City of Bremerton has completed their final inspections on March 7, 2023.

Port staff has inspected the property and accepts the project as final.

Fiscal Impact:

Bid Award Henderson Partners:	\$275,519.95
CO 1:	\$9,754.30
CO 2:	\$16,139.87
CO 3:	\$8,483.64
Total Cost of Construction:	\$309,897.76
Over Budget:	\$34,377.81
Additional Funding:	
• 2023 Capital SR 3 Beautification Budget:	\$34,377.81
TOTAL:	\$0

Strategic Purpose:

This action conforms with the Port's strategic plan in Goal 5: Continue to maintain the Port's strong connection with the community and support its unique quality of life.

Recommendation:

Staff recommends accepting as final the construction contract with Henderson Partners, LLC., in the amount of \$309,897.76. The Port will release retainage once all applicable documentation is received.

Motion for Consideration:

Move to accept as final the construction contract with Henderson Partners, LLC, in the amount of \$309,897.76. The Port will release retainage once all applicable documentation is received.