



# San Diego Unified Port District

3165 Pacific Hwy.  
San Diego, CA 92101

## Meeting Agenda Board of Port Commissioners

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**Monday, September 16, 2019**

**1:00 PM**

**Manchester Grand Hyatt  
Grand Hall A  
Lobby Level  
1 Market Place  
San Diego, CA**

**[manchestergrand.hyatt.com](http://manchestergrand.hyatt.com)**

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### Adjourned Regular Meeting

Please complete a Request to Speak form prior to the commencement of the meeting and submit it to the District Clerk.

Items under the Consent Agenda section are considered to be routine, and will be acted upon with one vote. If you wish for an item to be removed from the Consent Agenda for further discussion, please submit your request to the District Clerk prior to the commencement of the meeting.

In keeping with the Americans with Disabilities Act (ADA), the San Diego Unified Port District will make every reasonable effort to encourage participation in all its public meetings. If you require assistance or auxiliary aids in order to participate at this public meeting, please contact the Office of the District Clerk at [publicrecords@portofsandiego.org](mailto:publicrecords@portofsandiego.org) or (619) 686 6206 at least 48 hours prior to the meeting.

Any disclosable public records related to an open session item on a regular meeting agenda and distributed by the San Diego Unified Port District to all or a majority of the Board of Port Commissioners, including those records distributed less than 72 hours prior to that meeting, are available for public inspection at the Office of the District Clerk, 3165 Pacific Highway, San Diego, California during normal business hours.

For those planning to attend the Board meeting, the District is hosting the parking at the Manchester Grand Hyatt.

For the agenda online and more information about the Commissioners' names and city representation, and future Board meeting dates, please visit our website at [www.portofsandiego.org](http://www.portofsandiego.org). As a courtesy to all who attend these public meetings, please turn all cell phones to off or vibrate before entering the Board Room.

**A. Roll Call.****B. Pledge of Allegiance.****C. Closed Session Report Out.****D. Public Communications.**

*Please limit comments to 3 minutes per speaker. No actions may be taken on these items.*

**E. Board Committee Reports.**

- Accessibility Advisory Committee
- Blue Economy Planning Ad Hoc Committee

**F. Commissioners' Reports.**

*No actions may be taken on these items.*

**G. President's Report.****H. District Clerk's Announcements.****APPROVAL OF MINUTES**

[2019-0349](#) Approval of minutes for:

August 13, 2019 - CLOSED SESSION

August 13, 2019 - BPC MEETING

**CONSENT AGENDA**

1. [2019-0245](#) RESOLUTION CONSENTING TO A SPA OPERATIONS AND SUB-MANAGEMENT AGREEMENT BETWEEN HYATT CORPORATION, AS AGENT OF HST SAN DIEGO HH LP, A DELAWARE LIMITED PARTNERSHIP (DBA MANCHESTER GRAND HYATT SAN DIEGO), AND SANFORD SPAS, LLC, A FLORIDA LIMITED LIABILITY COMPANY (DBA MARILYN MONROE SPAS), FOR ONE FIVE-YEAR TERM WITH TWO FIVE-YEAR OPTIONS TO EXTEND.
2. [2019-0272](#) APPOINTMENT TO SAN DIEGO UNIFIED PORT DISTRICT PERSONNEL ADVISORY BOARD:  
A) RESOLUTION APPOINTING CASSANDRA LAWSON AS CHAIRPERSON OF THE PERSONNEL ADVISORY BOARD FROM SEPTEMBER 2, 2019, TO SEPTEMBER 1, 2020
3. [2019-0276](#) RESOLUTION SELECTING AND AUTHORIZING AN AGREEMENT WITH COUNTYWIDE MECHANICAL SYSTEMS, INC, FOR HVAC SYSTEMS FULL-SERVICE AND REPAIR SERVICES AT VARIOUS DISTRICT

FACILITIES FROM JANUARY 1, 2020 TO DECEMBER 31, 2022, IN AN AMOUNT NOT TO EXCEED \$500,000. FY 2020 EXPENDITURES ARE INCLUDED IN THE FY 2020 BUDGET. FUNDS REQUIRED FOR FUTURE FISCAL YEARS WILL BE BUDGETED IN THE APPROPRIATE FISCAL YEAR, SUBJECT TO BOARD APPROVAL UPON ADOPTION OF EACH FISCAL YEAR'S BUDGET

4.     [2019-0293](#)     SCHEDULE OF COMPENSATION  
A) ORDINANCE ESTABLISHING A SCHEDULE OF COMPENSATION FOR ALL OFFICERS AND EMPLOYEES OF THE SAN DIEGO UNIFIED PORT DISTRICT  
B) RESOLUTION AMENDING THE SAN DIEGO UNIFIED PORT DISTRICT DIRECTORY OF CLASSIFICATION SPECIFICATIONS FOR FISCAL YEAR (FY) 2019/2020
  
5.     [2019-0295](#)     RESOLUTION SELECTING AND AUTHORIZING PURCHASE AGREEMENT WITH 72 HOUR LLC DBA NATIONAL AUTO FLEET GROUP FOR THE PURCHASE OF ONE FULL SIZE POLICE SPORT UTILITY VEHICLE, TWO STANDARD POLICE PATROL SPORT UTILITY VEHICLES AND TWO STANDARD UNMARKED SPORT UTILITY VEHICLES FOR A TOTAL COST NOT TO EXCEED \$210,000. FUNDS FOR FISCAL YEAR 2020 HAVE BEEN BUDGETED.
  
6.     [2019-0298](#)     RESOLUTION AUTHORIZING ISSUANCE OF A NON-APPEALABLE COASTAL DEVELOPMENT PERMIT TO WONDERLUST EVENTS, LLC FOR THE WONDERFRONT FESTIVAL
  
7.     [2019-0339](#)     RESOLUTION ADOPTING A MEMORANDUM OF UNDERSTANDING WITH THE CITY OF NATIONAL CITY TO PROVIDE \$900,000 IN MARITIME INDUSTRIAL IMPACT FUNDS FOR A PORTION OF SECTION FIVE OF THE BAYSHORE BIKEWAY, IN ACCORDANCE WITH BOARD OF PORT COMMISSIONERS POLICY NO. 773, RESOLUTION 2018-133, AND AS MATCH TO THE CITY OF NATIONAL CITY'S SUCCESSFUL CALIFORNIA DEPARTMENT OF TRANSPORTATION ACTIVE TRANSPORTATION GRANT APPLICATION  
  
The Board will consider staff's request to continue this item to a future Board meeting.
  
8.     [2019-0300](#)     RESOLUTION SELECTING AND AUTHORIZING AGREEMENTS WITH NRC ENVIRONMENTAL SERVICES, INC., OCEAN BLUE ENVIRONMENTAL SERVICES, INC., AND PATRIOT ENVIRONMENTAL SERVICES, INC., FOR AS-NEEDED HAZARDOUS WASTE MANAGEMENT AND EMERGENCY RESPONSE SERVICES FOR AN AGGREGATE AMOUNT NOT TO EXCEED \$750,000 FOR A PERIOD OF THREE YEARS. FY 2020 EXPENDITURES ARE INCLUDED IN THE

FY 2020 BUDGET. FUNDS REQUIRED FOR FUTURE FISCAL YEARS WILL BE BUDGETED IN THE APPROPRIATE FISCAL YEAR, SUBJECT TO BOARD APPROVAL UPON ADOPTION OF EACH FISCAL YEAR'S BUDGET

9.     [2019-0362](#)     RESOLUTION CONSENTING TO A SUBLEASE BETWEEN HYATT CORPORATION, AS AGENT OF HST SAN DIEGO HH LP, A DELAWARE LIMITED PARTNERSHIP (DBA MANCHESTER GRAND HYATT SAN DIEGO), AND MOBILITIE MANAGEMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY, TO INSTALL, OPERATE, AND MAINTAIN A MULTI-CARRIER, NEUTRAL HOST DISTRIBUTED ANTENNA SYSTEM AND/OR SIMILAR SYSTEM, FOR A TEN-YEAR TERM WITH ONE TEN-YEAR OPTION TO EXTEND (SUBLEASE) AND POTENTIAL FUTURE SUBLEASE OR SUBLICENSE OF THE NETWORK TO SPECIFIC CARRIERS (AT&T, VERIZON, T-MOBILE, OR SPRINT)

The Board will consider staff's request to continue this item to a future Board meeting.

10.    [2019-0303](#)     RESOLUTION SELECTING AND AUTHORIZING AN AGREEMENT WITH ROBERT HALF INTERNATIONAL, INC. FOR TIER ONE HELP DESK SERVICES AND AS NEEDED TIER TWO DESKTOP SUPPORT SERVICES FOR A PERIOD OF THREE YEARS WITH TWO OPTIONAL RENEWAL YEARS IN AN AMOUNT NOT TO EXCEED \$600,000. fy2020 EXPENDITURES ARE BUDGETED IN THE INFORMATION TECHNOLOGY DEPARTMENT PROFESSIONAL SERVICES ACCOUNT. FUNDS REQUIRED FOR FUTURE FISCAL YEARS WILL BE BUDGETED IN THE APPROPRIATE FISCAL YEAR, SUBJECT TO BOARD APPROVAL UPON ADOPTION OF EACH FISCAL YEAR'S BUDGET.
11.    [2019-0304](#)     RESOLUTION AUTHORIZING THE GENERAL COUNSEL TO EXECUTE AMENDMENT NO. 1 TO THE AGREEMENT FOR EXPERT CONSULTANT SERVICES WITH KLEINFELDER, INC. FOR A NEW MAXIMUM AMOUNT PAYABLE OF \$275,000; AMENDMENT NO. 1 TO THE AGREEMENT FOR EXPERT CONSULTANT SERVICES WITH WINDWARD ENVIRONMENTAL, LLC FOR A NEW MAXIMUM AMOUNT PAYABLE OF \$210,000; AND AMENDMENT NO. 1 TO THE AGREEMENT FOR EXPERT CONSULTANT SERVICES WITH NEWFIELDS COMPANIES, LLC FOR A NEW MAXIMUM AMOUNT PAYABLE OF \$170,000; FY 2020 EXPENDITURES ARE BUDGETED
12.    [2019-0315](#)     RESOLUTION ADOPTING REVISION TO BOARD OF PORT COMMISSIONERS (BPC) POLICY NO. 070, AGENCY PROVIDED PASSES OR TICKETS

13. [2019-0334](#) RESOLUTION APPROVING A MEMORANDUM OF UNDERSTANDING BETWEEN THE SAN DIEGO UNIFIED PORT DISTRICT AND THE SAN DIEGO HARBOR POLICE OFFICERS ASSOCIATION
14. [2019-0216](#) RESOLUTION AUTHORIZING A SOLE SOURCE AGREEMENT TO COCHRAN INC. DBA COCHRAN MARINE, LLC FOR THE PERIOD OF SEPTEMBER 11, 2019 TO JUNE 30, 2022 TO CONTINUE CRUISE SHIP SHORE POWER CONNECTION, COMMISSIONING, AND MAINTENANCE SERVICES SUPPORTING THE PROPRIETARY SHORE POWER SYSTEM AT B STREET AND BROADWAY PIERS IN AN AMOUNT NOT TO EXCEED \$901,164. FUNDS FOR THE FIRST YEAR OF THIS EXPENDITURE OF \$246,015 ARE INCLUDED IN THE APPROVED FY 2020 BUDGET. FUNDS REQUIRED FOR FUTURE FISCAL YEARS WILL BE BUDGETED FOR IN THE APPROPRIATE YEAR SUBJECT TO BOARD APPROVAL UPON ADOPTION OF EACH FISCAL YEAR'S BUDGET

### **ACTION AGENDA**

15. [2019-0331](#) A) PRESENTATION ON THE REDEVELOPMENT OF EAST HARBOR ISLAND
- B) PRESENTATION ON TOPGOLF INTERNATIONAL, INC. AND RESOLUTION WAIVING REQUIREMENTS FOR A COMPETITIVE PROCESS IN ACCORDANCE WITH BOARD OF PORT COMMISSIONERS POLICY NO. 360 AND DIRECTING STAFF TO ENTER INTO AN EXCLUSIVE NEGOTIATING AGREEMENT WITH TOPGOLF INTERNATIONAL, INC. THROUGH DECEMBER 31, 2020
- The Board will consider staff's request to continue this item to a future Board Meeting.
16. [2019-0335](#) RESOLUTION IN ACCORDANCE WITH BOARD POLICY NO. 360, AUTHORIZING STAFF TO ISSUE A REQUEST FOR PROPOSALS FOR THE REDEVELOPMENT OF THE CROSBY STREET PIER AND ADJACENT LANDSIDE AREA SOUTH OF THE TENTH AVENUE MARINE TERMINAL OR, IN THE ALTERNATIVE, WAIVING THE REQUIREMENT FOR A COMPETITIVE PROCESS IN ACCORDANCE WITH BOARD POLICY NO. 360 AND DIRECTING STAFF TO BEGIN NEGOTIATIONS WITH AUSTAL USA IN REGARDS TO AN UNSOLICITED PROPOSAL
- The Board will consider staff's request to continue this item to a future Board meeting.
17. [2019-0200](#) PRESENTATION AND UPDATE ON SCHEMATIC DESIGN FOR HARBOR PARK AND SWEETWATER PARK AT CHULA VISTA

## BAYFRONT

18. [2019-0332](#) PRESENTATION AND DIRECTION TO STAFF ON THE PORT MASTER PLAN UPDATE (PMPU):  
A) INFORMATIONAL UPDATE ON THE PMPU DISCUSSION DRAFT, INCLUDING A SUMMARY PRESENTATION OF PUBLIC COMMENTS RECEIVED DURING A 90-DAY REVIEW PERIOD; AND  
B) STAFF RECOMMENDATIONS FOR APPROACHING REVISIONS TO THE DRAFT PORT MASTER PLAN UPDATE AND CONFIRMATION OF NEXT STEPS
19. [2019-0259](#) REVIEW AND CONSIDERATION OF DRAFT PROPOSED BOARD AGENDA FOR THE OCTOBER 8, 2019 MEETING

**OFFICER'S REPORT**

20. [2019-0344](#) MONTHLY NOTIFICATION OF CHANGE ORDERS PURSUANT TO BPC POLICY NO. 110:

None to Report

MONTHLY NOTIFICATION OF COST RECOVERY USER FEE WAIVERS GRANTED BY THE EXECUTIVE DIRECTOR PURSUANT TO BPC POLICY NO. 106:

None to Report

MONTHLY NOTIFICATION OF RENT REVIEWS CONSENTED TO ADMINISTRATIVELY PURSUANT TO BPC POLICY NO. 355 AS AMENDED ON JANUARY 10, 2017:

A) Rent Review Administrative Approval Letter with United Sportfishers of San Diego, Inc. dba H&M Landing for Rental Period Beginning 06/01/19 thru 12/31/29

MONTHLY NOTIFICATION OF ENCUMBRANCES CONSENTED TO ADMINISTRATIVELY PURSUANT TO BPC POLICY NO. 355 AS AMENDED ON JANUARY 10, 2017:

A) Encumbrance Review for Lease with LFS Development, LLC dba Intercontinental San Diego in Favor of HSBC Bank USA, N.A.

MONTHLY NOTIFICATION OF LEASE AMENDMENTS CONSENTED TO ADMINISTRATIVELY PURSUANT TO BPC POLICY NO. 355 AS AMENDED ON JANUARY 10, 2017:

None to Report

