



**PORT TAMPA BAY  
MONTHLY BUSINESS MEETING  
NOVEMBER 17, 2020 - 9:30 AM**

A.	<b>THIS MEETING WILL BE CONDUCTED AS A HYBRID VIRTUAL MEETING - FOR MORE INFORMATION, PLEASE VISIT <a href="http://WWW.PORTTB.COM">WWW.PORTTB.COM</a></b>	<b>3</b>
	Invocation - Pledge	
	Resolution Recognizing The Honorable Sandra L. Murman	
	Presentation: City of Tampa - Channelside District CRA (Channelside Drive) Improvements Project - Mr. Vik Bhide	
	Public Comment	
B.	<b>Minutes and Financial Statement</b>	<b>4</b>
	Receipt of the Minutes of the October 20, 2020 Board Meeting	
	Presentation of Cargo and Cruise Quarterly Report	
	Presentation and Receipt of the Financial Statement for One Month Ending October 31, 2020	
C.	<b>Consent Agenda</b>	
	1. <b>Approval of EPC Minor Work Permit No. 69422 - Submerged Lands Rule Variance for Private Residential Dock at 6315 Lake Sunrise Drive, Apollo Beach, Florida</b>	<b>16</b>
	2. <b>Approval of Consent to Assignment of Ground Lease from Eugene and Paulette Eichenholtz to Benjamin and Kimberly Sverdlow</b>	<b>19</b>
	3. <b>Approval of Submerged Lands Easement to Hillsborough County for Replacement of Existing Phillips Lane Bridge Over Kitchen Branch Creek</b>	<b>21</b>
	4. <b>Approval of TECO Utility Easement to Service TPSI Terminals, LLC Premises for Its Vapor Recovery Unit</b>	<b>23</b>
D.	<b>Regular Agenda</b>	<b>26</b>
	1. <b>Approval of the Funding of Contract with Hillsborough County Sheriff's Office to Provide Law Enforcement Services to Port Tampa Bay in FY2021</b>	<b>27</b>
	2. <b>Approval of Contract Renewal with Florida Blue - Employee Health Insurance Group Provider</b>	<b>28</b>

3.	<b>Approval of Site Improvements Permit and Easements with City of Tampa for Underground 54-inch Sanitary Force Main and 48-inch Reclaimed Water Line</b>	<b>29</b>
4.	<b>Approval of Joint Participation Agreement (JPA) with City of Tampa for Construction of Port Tampa Bay's Guy N. Verger Boulevard Roadway Improvements</b>	<b>31</b>
5.	<b>Approval of Lease Agreement with Taylor Perry Warehouse &amp; Distribution, LLC</b>	<b>33</b>
6.	<del><b>Approval of License Agreement with Tampa Bay Pilots Association</b></del> <b>WITHDRAWN</b>	<b>36</b>
7.	<b>Approval of Lease Agreement with Bronco Transport, Inc.</b>	<b>38</b>
E.	<b>Receipt of Reports</b>	<b>47</b>
1.	<b>Report of Legal Fees</b>	<b>48</b>
2.	<b>Report of Monthly Aged Receivables</b>	<b>49</b>
3.	<b>Report of Contract Status</b>	<b>54</b>
4.	<b>Report of Work Permits</b>	<b>56</b>
5.	<b>Report of Expenditures Between \$50,000 and \$100,000</b>	<b>58</b>
F.	<b>Executive Director Report</b>	<b>59</b>
G.	<b>Presentations</b>	
H.	<b>New Business/Commissioners' Comments</b>	
	<b>Port President/CEO Annual Performance Evaluation</b>	
I.	<b>Future Proposed Projects</b>	<b>60</b>
J.	<b>Calendar of Events</b>	<b>61</b>
K.	<b>Date of Next Meeting</b>	
	<b>Tuesday, December 15, 2020</b>	
	<i>Visit <a href="http://www.porttb.com">www.porttb.com</a> for further information.</i>	
L.	<b>Adjournment</b>	

**A. INVOCATION AND PLEDGE**

**RESOLUTION RECOGNIZING THE  
HONORABLE SANDRA L. MURMAN**

**PRESENTATION: CITY OF TAMPA –  
CHANNELSIDE DISTRICT CRA  
(CHANNELSIDE DRIVE) IMPROVEMENTS  
PROJECT – MR. VIK BHIDE**

**PUBLIC COMMENT**

**B. APPROVAL OF MINUTES**

**RECEIPT OF THE MINUTES OF THE  
OCTOBER 20, 2020 BOARD MEETING**

**PRESENTATION OF THE CARGO AND  
CRUISE QUARTERLY REPORT**

**PRESENTATION AND APPROVAL OF  
FINANCIAL STATEMENT**

**C. APPROVAL OF CONSENT AGENDA**

**PORT TAMPA BAY  
Business Meeting  
October 20, 2020  
9:30 am by Communications Media Technology  
On the Zoom Platform**

Chairman Stephen W. Swindal called the Port Tampa Bay (PTB) Business Meeting to order at 9:30 a.m. Chairman Swindal thanked Board members, PTB staff and public for attending and listening to this virtual Zoom webinar meeting and asked Mr. Charles Klug, PTB Principal Counsel, to provide a brief statement on this virtual meeting and the public comment process.

Mr. Klug stated that Port Tampa Bay had published a CORRECTED PUBLIC NOTICE of this meeting in the *Tampa Bay Times* on Wednesday, October 7, 2020, as well as posted the notice on the PTB website and bulletin board. The Corrected Public Notice stated that the Board meeting of the Tampa Port Authority previously scheduled to be held in the Board Room in the Joseph Garcia International Building, 1101 Channelside Drive, Tampa, Florida 33602 at 9:30 a.m. would be conducted by COMMUNICATIONS MEDIA TECHNOLOGY using the Zoom platform pursuant to Executive Orders 20-52, 20-69, 20-112, 20-150, 20-179, 20-193, and 20-246 issued by Governor DeSantis, pursuant to Section 120.54(5)(b)2., Florida Statutes.

Mr. Klug continued that the Board Room was closed to the public in response to the COVID-19 pandemic. However, anyone who had registered to make a public comment may do so when called upon after the Call to Order. Mr. Klug continued that this would be the only time during this Zoom platform meeting that public comment would be heard. Mr. Klug also noted that a copy of the agenda and supporting documents were posted on the PTB website at [www.porttb.com](http://www.porttb.com).

**A. INVOCATION – PLEDGE**

Chaplain Steve Finnesy lead the invocation and the Pledge of Allegiance.

Chairman Swindal then called on each Board member to establish attendance and the following Board members verbally acknowledged their virtual presence via the Zoom platform: Mr. Stephen W. Swindal, Chairman; Mr. Chad W. Harrod, Vice Chairman; Mr. Patrick H. Allman, Secretary/Treasurer; The Honorable Sandra Murman, Commissioner; Mr. Hung T. Mai, P.E, Commissioner; and The Honorable Mayor Jane Castor, Commissioner. Mr. Ted Conner, Commissioner, was absent.

The following PTB senior management staff members were in attendance via the Zoom platform: Mr. Paul Anderson, Port President/CEO; Mr. Charles Klug, Principal Counsel; Mr. Raul Alfonso, Executive Vice President and Chief Commercial Officer; Mr. David Delac, Chief Financial Officer; Mr. Ram Kancharla, Vice President of Planning and Economic Development; Mr. Bruce Laurion, Vice President of Engineering; Mr. Wade Elliott, Vice President of Business Development; Mr. Lane Ramsfield, Vice President of Real Estate; Ms. Joanne Toledo, Vice President of Human Resources; Mr. Clay Hollis, Chief of Staff; and Mr. Mark Dubina, Vice President of Security.

**~~PRESENTATION: CITY OF TAMPA – CHANNELSIDE DISTRICT CRA (CHANNELSIDE DRIVE) IMPROVEMENTS PROJECT – MR. VIK BHIDE~~**

Chairman Swindal announced that the scheduled City of Tampa presentation had been postponed.

**PUBLIC COMMENT**

Mr. Mark Siebenaller spoke in favor of the City of Tampa's Channelside Drive Improvements Project.

**PUBLIC COMMENTS (cont'd)**

Mr. Jeff Jankiewicz registered to speak on Channelside Drive Improvements Project however, due to unforeseen technical issues, he was unable to present comments.

Mr. Bill Kuzmick, President of the PTMIA, commented on the Channelside Drive improvements project stating that there were alternatives to achieving the efforts of the City of Tampa without changing the traffic flow to the working waterfront.

**B. APPROVAL OF MINUTES OF THE SEPTEMBER 15, 2020 BOARD MEETING; AUGUST 20, 2020 FY2021 BUDGET WORKSHOP; SEPTEMBER 9, 2020 TENTATIVE MILLAGE RATE AND FY2021 BUDGET PUBLIC HEARING; AND SEPTEMBER 23, 2020 FINAL MILLAGE RATE AND FY2021 BUDGET PUBIC HEARING**

Commissioner Murman, seconded by Commissioner Mai, moved to approve and receive all of the minutes as presented. The motion carried, via roll call, six to zero with Commissioner Conner being absent.

Mayor Castor stated that the City of Tampa (City) had been working on the Channelside Drive renovation plan for the past two years. The City provided that information to the Channelside area residents, the PTB, the Community Redevelopment Area, Strategic Property Partners, The Florida Aquarium, and Florida Department of Transportation, with everyone working together. Mayor Castor stated that PTB asked to postpone the so it could have a consultant investigate how the road should be developed and the plan was placed on hold in October of 2019. Mayor Castor continued that PTB staff had some minor adjustments to the City's renderings in April of this year. The City started to move forward and there was continual pushback. Mayor Castor noted that the City had incorporated nearly every change that the PTB staff had requested, with the exception of the through southern southbound lane, even adding a turn lane into southbound into the garage. Mayor Castor continued that Channelside Drive was turning into a residential roadway, which is going to continue, so the City has to develop Channelside Drove as a residential roadway with all the needed traffic requirements.

Mayor Castor then noted that the City was working with PTB and that she had spoken with Mr. Anderson the night prior to this meeting and agreed to pull the City's proposed presentation on Channelside Drive from today's meeting for a one-month postponement. Mayor Castor also commented that she hoped that month would not be used to try to change the design of Channelside Drive again, but that it be used to develop more efficient ways to load and unload passengers on PTB property. Mayor Castor then stated that the City could not develop a roadway based on the specific days that are utilized for a special event. Mayor Castor continued that she wanted everyone to understand that the City had worked very closely with PTB staff and that the City was trying to develop the Channelside Drive in the best interest of everyone. And everyone in the area is in agreement with the design with the exceptions of PTB and the southbound lane. Mayor Castor concluded that this was the reason there was no presentation as scheduled.

Chairman Swindal stated that he respectfully disagreed with some of Mayor Castor's characterization of the negotiations and that everybody in that area was in favor of the Channelside plan. Chairman Swindal noted that he appreciated deeply the ability to continue talks and hopefully achieve a positive resolution this time next month.

**PRESENTATION AND APPROVAL OF THE FINANCIAL STATEMENT OF TWELVE MONTHS ENDING SEPTEMBER 30, 2020**

Mr. David Delac presented the financial statement and reviewed specific line items.

Commissioner Murman commended staff for their efforts and noted PTB's strength in diversification.

There being no further comments, Commissioner Murman, seconded by Commissioner Mai, moved to approve the Financial Statement of Twelve Months Ending September 30, 2020. The motion carried, via roll call, six to zero with Commissioner Conner being absent.

**C. APPROVAL OF THE CONSENT AGENDA**

- 1. Approval of Contract renewal with the Hartford Life Insurance Company – Provider of Basic Term Life and Accidental Death and Dismemberment Group Insurance**
- 2. Approval of Submerged Lands Lease with Innovative Design Leaders Corp.**
- 3. Approval of TECO Utility Relocation for Berth 211 Uplands Improvements – Project No. 19-01217**
- 4. Approval of Worker's Compensation Insurance Coverage**
- 5. Approval of EPC Minor Work Permit 68316 – Submerged Lands Rule Variance for Ripa Private Residential Dock at 198 Blanca Ave., Tampa, Florida**

Mr. Klug noted that item C-5 should be pulled for a separate vote as Commissioner Harrod had a conflict due to a business interest with the proposed applicant. There being no further comments, Commissioner Murman, seconded by Commissioner Harrod, moved to approve consent agenda items C-1 through C-4 as presented. The motion carried, via roll call, six to zero with Commissioner Conner being absent.

Without any additional comments, Commissioner Murman, seconded by Commissioner Mai, moved to approve consent agenda item C-5 as presented. The motion carried five to zero, via roll call, with Commissioner Harrod recusing and Commissioner Conner being absent.

**D. REGULAR AGENDA**

- 1. Approval of Agreement with National Stormwater Trust, Inc. (NST) for Offsite Stormwater Treatment for Eastport Development**

Mr. Bruce Laurion outlined the item as presented in the write-up included in the agenda.

In response to Commissioner Harrod's question regarding if there were any terms to the credits, Mr. Laurion stated that the credits that would be purchased would be for the particular project, referenced in the agenda item, and there would not be any additional work that PTB would be required to do on Stormwater. NST would assume all responsibilities for the stormwater treatment as well as the maintenance and repair of the systems for the length of the term of PTB's agreement with them, which would initially be for 10 years with options for additional 10-year terms.

Mayor Castor exited the virtual webinar.

There being no further comments, Commissioner Murman, seconded by Commissioner Harrod, moved to authorize the Port President/CEO, or his designee, to execute an Offsite Storm Water Treatment Agreement with National Stormwater Trust, Inc. as described in the Agenda Item, at an initial 20% down in the amount of \$349,125, subject to final review by Port counsel. The motion carried five to zero, via roll call, with Mayor Castor and Commissioner Conner being absent.

**2. Approval of Contract Extensions with Van Scoyoc Associates, Inc. and Alcalde & Fay, Ltd., Inc. for Federal Government Relations Consultant Services**

Mr. Clay Hollis outlined the item as presented in the write-up included in the agenda.

Commissioner Mai noted that the federal government relations consultants were very well-known in Washington D.C. and they work tirelessly to help PTB.

There being no further comments, Commissioner Murman, seconded by Commissioner Harrod, moved to authorize the Port President/CEO, or his designee, to exercise the first one-year extension options to the federal government relations consultant services contracts with both Van Scoyoc Associates, Inc. and Alcalde & Fay, Ltd., Inc. from November 1, 2020, through October 31, 2020, per the terms described in this agenda item and for an amount not to exceed \$90,000 for each firm, subject to review by Port counsel. The motion carried five to zero, via roll call, with Mayor Castor and Commissioner Conner being absent.

**3. Approval Port Tampa Bay Maritime Domain Awareness and Anomaly Detection System Upgrade**

Mr. Mark Dubina outlined the item as presented in the write-up included in the agenda.

In response to Commissioner Mai's question regarding if the field cameras had been updated to digital, Mr. Dubina stated that there may be some analog cameras that are still remaining but that those cameras were not used everyday and were mostly interior cameras. Mr. Dubina noted that as the analog cameras reached the end of their useful life, they would be replaced with digital cameras.

There being no further comments, Commissioner Murman, seconded by Commissioner Mai, moved to authorize the Port President/CEO, or his designee, to enter into an agreement with ARES to expend up to \$225,000 for the upgrade and maintenance of the PTB CommandBridge system. PTB will be reimbursed up to \$168,750 in FSTED security grant funds administered by FDOT following completion of the project, resulting in a final PTB expenditure in an amount of up to \$56,250 (the 25% required matching contribution); all subject to review by Port counsel. The motion carried five to zero, via roll call, with Mayor Castor and Commissioner Conner being absent.

**E. RECEIPT OF REPORTS**

- 1. Report of Legal Fees by Project**
- 2. Report of Aged Account Receivables**
- 3. Report of Contract Status**
- 4. Report of Work Permits**
- 5. Report of Expenditures Between \$50,000 and \$100,000**

Commissioner Mai praised the PTB Accounts Receivable staff for their remarkable rent collections. Commissioner Murman followed with similar approval comments.

There being no further comments, Commissioner Murman, seconded by Commissioner Mai, moved to receive the reports as presented. The motion carried five to zero, via roll call, with Mayor Castor and Commissioner Conner being absent.

#### **F. EXECUTIVE DIRECTOR REPORT**

Mr. Anderson noted that he had received a message from Mayor Castor that there had been an incident that required her attention, which is why she had to step away from this meeting earlier. Mr. Anderson continued that Mayor Castor apologized and would try to return, if possible.

Mr. Anderson provided an update on the impact Coronavirus has had at the port noting that staff had been trying to stay vigilant and that there were no active cases among PTB employees. Recently, Governor DeSantis marked Florida's progress battling the pandemic by opening up to Phase 3, further removing restrictions on business operations. PTB's internal working group has stayed in constant contact responding through sound updates to PTB's internal policies, with the most recent addition being the TAD safe temperature monitoring bracelets, which staff wears when they are in the office. The TAD bracelets got a significant amount of positive media coverage for the innovative nature of the product as well as PTB's constant focus on providing a safe working environment. The bracelet checks the wearer's temperature every 15 minutes and gives a green, yellow or red signal based on the reading. This is a quick way for employees to monitor their own temperature and help stop the spread of the Coronavirus. Mr. Anderson continued that the TAD device was a smooth and seamless addition to many other protocols around cleaning, sanitizing and keeping staff healthy. The TAD devices were included in a wellness bag like has been given to staff a couple of times throughout the pandemic.

Mr. Anderson reported that on Sunday, September 13, 2020 the Captain and crew of the COSCO *Malaysia* container ship received a distress call and rescued four sailors in the Gulf of Mexico. The container ship was headed to Port Tampa Bay from Mobile, Alabama when it encountered a sailboat in distress as a result of the severe weather caused by Tropical Storm Sally. Mr. Anderson continued that PTB is thankful the COSCO *Malaysia* and her crew were able to save the sailors and bring them to safety.

Mr. Anderson reported that on October 9, 2020 Port Tampa Bay's 6<sup>th</sup> Annual Charity Golf Tournament was held and it was a huge success. While some circumstances were necessarily shifted due to the pandemic, that didn't stop PTB's partners from joining in for a great day on the course in support of two incredible maritime causes. Sixty-two teams were able to raise a net amount of \$81,021, which means the Tampa Bay Maritime Scholarship Foundation and the Tampa Port Ministries Seafarer's Center will each receive \$40,510. These funds will benefit countless students and seafarers who are or will be in the maritime industry. Mr. Anderson thanked sponsors for their generous support of these impactful charities as their support enables these organizations to continue their work with seafarers and maritime students in the Tampa Bay area. Mr. Anderson noted that many sponsors and participants have already indicated they are very excited to see what next year's event will bring. Mr. Anderson congratulated the PTB Engineering department and many volunteers for making this event the success that it has become.

Mr. Anderson stated that as we have all experienced, most of the annual events that staff travels to had been switched to virtual format. However, these events still lend themselves to PTB participation and this month Mr. Anderson noted that he brought his perspective to a unique audience and a critical area - cybersecurity. Former Speaker Tom Feeney, President of the Associated Industries of Florida, invited Mr. Anderson to speak on a panel alongside other business executives on the importance of cybersecurity in today's economy. This issue demands constant attention and PTB's information technology and security professionals are a critical piece to PTB's defense against unwanted attacks. Mr. Anderson continued that he was a strong believer in PTB's proactive cybersecurity initiatives, and he was proud to share his insight on the importance of organizational buy-in. Critical infrastructure, like Port Tampa Bay, is a constant target

of attacks. Mr. Anderson noted that he receives weekly reports on those attempts, which serve as a reminder to maintain vigilance, communication, and training on how to defend PTB's cyber infrastructure. The event was widely attended by professionals in the defense and information technology fields and featured great presentations from key political and business leaders, as well as a robust discussion from Mr. Anderson's panel.

Mr. Anderson noted that he also presented at the American Association of Port Authorities' (AAPA) annual conference. This year's conference was a significant event, not only because of the virtual format, but because the changes that Mr. Anderson helped organize in this national trade organization's bylaws were formally adopted. After many months at the helm of the bylaws review committee, Mr. Anderson was proud to introduce a new streamlined document to the full membership of the AAPA. With a greatly reduced board, Mr. Anderson stated that his position as one of the two at-large board members is even more significant. He also stated that he was looking forward to continuing his work with this organization. AAPA's annual convention would be coming to Florida in two years and Mr. Anderson noted that he was glad to bring in CEO of Visit Florida, Dana Young, to help introduce this upcoming event to all of this year's attendees.

Mr. Anderson stated that PTB was supporting another good cause. October is Breast Cancer Awareness month and PTB worked with Moffitt Cancer Center in its Miles for Moffitt campaign. Instead of a big race or large event, this campaign encouraged all participants to join in and exercise in their neighborhood on October 24, 2020 by walking, running, cycling, and even a virtual yoga class, and post their activity with the Miles for Moffitt hashtag. PTB was well on its way to meeting its fundraising goal and Mr. Anderson noted that he was always impressed with the level of support these causes generate with PTB staff.

#### **G. PRESENTATIONS**

There was no presentation.

#### **H. NEW BUSINESS / COMMISSIONERS' COMMENTS**

Chairman Swindal called roll to allow each Commissioner an opportunity for additional comments.

Chairman Swindal and Commissioners Harrod and Murman had no comments.

Commissioner Allman stated that the Channelside Drive improvements project had been around for approximately two years as pedestrian improvements on Channelside Drive and that recently the project noted lane eliminations on Channelside Drive. Commissioner Allman continued that the PTB Board and port community had not been briefed on the proposed lane closures. A scheduled presentation on the agenda of the CRA meeting in January of 2020 was pulled from the agenda and was noted as pedestrian improvements. Commissioner Allman stated that he was disturbed at Mayor Castor's earlier comments that indicated the City of Tampa would not consider another design change to its proposed lane-dieting plan. Commissioner Allman also stated that he thought there would be negotiations between PTB senior staff and the Mayor's office yet he did not hear that to be the case from Mayor Castor during her comments earlier in this meeting.

Commissioner Allman moved to authorize the Port President/CEO to take any action necessary to protect the interest of the Cruise business if the City of Tampa (City) proceeds with its lane-dieting plan on Channelside Drive. Commissioner Allman clarified that his motion includes legal action as well.

Chairman Swindal noted that Mr. Anderson had a discussion with Mayor Castor the evening prior to this meeting and asked Mr. Anderson to comment on that discussion.

Mr. Anderson noted that he and Mayor Castor had a good conversation regarding the ongoing discussions between the City and PTB staff on the City's proposed Channelside Drive project. Mr. Anderson continued that Mayor Castor had expressed that she felt these discussions had been ongoing for over a year and Mr. Anderson explained some of PTB's positions and that there may have been miscommunications at some levels that he wanted to clarify with the Mayor. Mr. Anderson continued that he did ask the City and PTB staff be afforded another month to try to work together and find solutions to some of PTB's biggest concerns, mainly the lane reduction.

Mr. Anderson noted that there may be some other ways to achieve the goals that both the City and PTB are looking for to critically support PTB's cruise business, which has been on Channelside Drive for 35 years. Mr. Anderson continued that there are over 70 multi-ship cruise days that discharge passengers and that PTB staff shared its concerns with the City and will continue to work collaboratively with the City.

Mr. Anderson stated that PTB would work diligently with the City to achieve the goals of the City and PTB. Mr. Anderson also stated that PTB staff had made it extremely clear that PTB was in agreement with almost everything the City was trying to do, including the widening of sidewalks, medians, etc. that are included in the proposed plan. However, that PTB was still very concerned about the reduction of the Southbound lanes. Mr. Anderson further stated that PTB's consultant, HDR Engineering (HDR), prepared a model that showed the proposed lane reductions would result in backups on Adamo Drive as far back as the Ikea store during multi-ship cruise days.

Mr. Anderson expressed his appreciation that Mayor Castor and the City staff agreed to continue working on this issue for one more month and noted that PTB staff would do everything to try to accomplish a successful resolution.

In response to Commissioner Harrod's question regarding a video that was mentioned during Mr. Kuzmick's public comments earlier during this meeting, Mr. Anderson noted that a drone video was taken on January of 2020 as part of the HDR cruise study on the impacts along Channelside Drive during a multi-ship cruise day. Mr. Anderson noted that Mr. Kuzmick had seen that video and PTB staff also shared the video with the City as well as other port stakeholders. PTB had planned to share the video, as referenced by Commissioner Allman, at a CRA meeting. However, the City requested PTB not show the video since PTB and the City were still working on this issue and the meeting was to focus on pedestrian traffic, not vehicle traffic. Mr. Anderson noted that there had not been another opportunity to share that video since then and noted that PTB staff would make the video available to the PTB Board members and indicated that the video could also be shared at a future meeting.

After Mr. Anderson's update, Commissioner Allman withdrew his motion.

Commissioner Mai agreed with Commissioner Allman's comments and noted that lane reduction was not acceptable.

## **I. FUTURE PROPOSED PROJECTS**

Mr. Anderson noted the listed projects and encouraged vendors to go to the website and bid.

**J. CALENDAR OF EVENTS**

Mr. Anderson announced the following event.

**NOVEMBER 13, 2020: PORT TAMPA BAYSLAM IV – *Benefitting Tampa Port Ministries and Tampa Bay Maritime Scholarship Foundation. Registration information available @ [www.porttb.com/bayslam](http://www.porttb.com/bayslam).***

**K. NEXT MEETINGS**

Chairman Swindal announced the next regular business meeting would be on November 17, 2020 at 9:30 am and that the format of that meeting would be posted online at [www.porttb.com](http://www.porttb.com).

**L. ADJOURNMENT**

There being no further business, the meeting adjourned at 10:31 am.

ATTEST:

\_\_\_\_\_  
Stephen W. Swindal, Chairman

\_\_\_\_\_  
Patrick H. Allman, Secretary/Treasurer

**PORT TAMPA BAY BUSINESS MEETING**

**OCTOBER 20, 2020 – 9:30 a.m.**

**By Communications Media Technology using the Zoom platform**

**PUBLIC COMMENT**  
**SIGN-IN SHEET**

**Public Comments may be made at the beginning of the Business Meeting, and/or prior to each Agenda Item.** Please specify if you plan to speak at the beginning of the meeting and/or prior to an Agenda Item and list the agenda item number.

**To make comments at beginning of meeting:**

**NOTE: If you wish to speak at the beginning of the meeting AND before a regular item, please sign in both places.**

<b><u>NAME / ADDRESS</u></b>	<b><u>TOPIC / AGENDA ITEM NUMBER(S)</u></b>
Mark Siebenaller 912 Channelside Drive, Unit 2804 Tampa, FL 33602	Channelside Drive
Bill Kuzmick President, PTMIA	Channelside Drive
Jeff Jankiewicz 912 Channelside Drive, Unit 2408 Tampa, FL 33602	Channelside Drive
<b><u>No comments due to technical issues.</u></b>	

**To make comments on specific agenda items:**

<b><u>NAME / ADDRESS</u></b>	<b><u>AGENDA ITEM NUMBER(S)</u></b>

**PLEASE NOTE:** Members of the public wishing to make a statement have three (3) minutes to address the Board of Commissioners. Prepared written statements may be submitted to the recording secretary. Persons addressing the Board shall step up to the speaker’s lectern and state their names and addresses.

Port Tampa Bay				
<b>Port Tampa Bay Public Berths</b>				
<b>FY20 VS FY19 1st - 4th Quarters (Oct-Sept)</b>				
<b>BULK CARGO</b>				
	<b>FY20</b>	<b>FY19</b>	<b>Inc(Dec)</b>	<b>%</b>
<b>COMMODITY</b>	<b>NET TONS</b>	<b>NET TONS</b>		
<b>DRY BULK CARGO</b>				
CEMENT, BULK	742,065	653,424	88,641	14%
GRANITE ROCK, BULK	765,682	645,206	120,476	19%
LIMESTONE	2,632,916	2,449,126	183,790	8%
PRILLED SULPHUR	591,898	449,667	142,231	32%
PHOSPHATIC CHEMICAL, BULK	422,814	575,535	(152,721)	-27%
<i>Other Dry Bulk Commodities</i>	<i>1,036,737</i>	<i>564,615</i>	<i>472,122</i>	<i>84%</i>
<b>Total Dry Bulk Cargo:</b>	<b>6,192,112</b>	<b>5,337,573</b>	<b>854,539</b>	<b>16%</b>
<b>LIQUID BULK CARGO</b>				
AMMONIA, ANHYDROUS	460,322	440,225	20,097	5%
CONCENTRATE & CITRUS JUICE	38,068	83,646	(45,578)	-54%
PETROLEUM PRODUCTS	7,441,255	8,072,638	(631,383)	-8%
SULPHUR, LIQUID	388,515	651,958	(263,443)	-40%
SULPHURIC ACID	128,541	108,553	19,988	18%
<i>Other Liquid Bulk Commodities</i>	<i>240,233</i>	<i>238,515</i>	<i>1,718</i>	<i>1%</i>
<b>Total Liquid Bulk Cargo:</b>	<b>8,696,934</b>	<b>9,595,535</b>	<b>(898,601)</b>	<b>-9%</b>
<b>TOTAL BULK CARGO:</b>	<b>14,889,046</b>	<b>14,933,108</b>	<b>(44,062)</b>	<b>0%</b>
<b>GENERAL CARGO</b>				
	<b>FY20</b>	<b>FY19</b>	<b>Inc(Dec)</b>	<b>%</b>
<b>Commodity</b>	<b>NET TONS</b>	<b>NET TONS</b>		
Containerized	609,014	660,652	(51,638)	-8%
Scrap Metal	449,798	441,968	7,830	2%
Steel Products	199,374	195,673	3,701	2%
<i>Other General Cargo Commodities</i>	<i>60,717</i>	<i>16,463</i>	<i>44,254</i>	<i>269%</i>
<b>TOTAL GENERAL CARGO:</b>	<b>1,318,903</b>	<b>1,314,756</b>	<b>4,147</b>	<b>0%</b>
<b>TOTAL BULK AND GENERAL:</b>	<b>16,207,949</b>	<b>16,247,864</b>	<b>(39,915)</b>	<b>0%</b>
<b>TEUS (includes empties)</b>	<b>141,030</b>	<b>105,663</b>	<b>35,367</b>	<b>33%</b>
<b>Passengers</b>	<b>507,920</b>	<b>1,149,289</b>	<b>(641,369)</b>	<b>-56%</b>
<b>No. of Cruise Ship Sailings</b>	<b>112</b>	<b>246</b>	<b>(134)</b>	<b>-54%</b>

Data as of 11/9/2020

Subject to Change by ETA Date

Port Tampa Bay				
<b>Total Port Berths</b>				
<b>FY20 VS FY19 1st - 4th Quarters (Oct-Sept)</b>				
<b>BULK CARGO</b>				
	FY20	FY19	Inc(Dec)	%
COMMODITY	NET TONS	NET TONS		
<b>DRY BULK CARGO</b>				
CEMENT, BULK	779,214	667,212	112,002	17%
COAL	248,310	540,554	(292,244)	-54%
GRANITE ROCK, BULK	765,682	645,206	120,476	19%
LIMESTONE	2,632,916	2,449,126	183,790	8%
PRILLED SULPHUR	591,898	449,667	142,231	32%
PHOSPHATE, ROCK/CHEMICAL	5,531,035	5,973,052	(442,017)	-7%
<i>Other Dry Bulk Commodities</i>	1,868,630	1,363,990	504,640	37%
<b>Total Dry Bulk Cargo:</b>	<b>12,417,685</b>	<b>12,088,807</b>	<b>328,878</b>	<b>3%</b>
<b>LIQUID BULK CARGO</b>				
AMMONIA, ANHYDROUS	1,155,385	1,179,464	(24,079)	-2%
CONCENTRATE & CITRUS JUICE	38,068	83,646	(45,578)	-54%
PETROLEUM PRODUCTS	14,906,075	16,552,138	(1,646,063)	-10%
SULPHUR, LIQUID	2,397,374	2,600,257	(202,883)	-8%
SULPHURIC ACID	128,541	108,553	19,988	18%
<i>Other Liquid Bulk Commodities</i>	353,867	424,671	(70,804)	-17%
<b>Total Liquid Bulk Cargo:</b>	<b>18,979,310</b>	<b>20,948,729</b>	<b>(1,969,419)</b>	<b>-9%</b>
<b>TOTAL BULK CARGO:</b>	<b>31,396,995</b>	<b>33,037,536</b>	<b>(1,640,541)</b>	<b>-5%</b>
<b>GENERAL CARGO</b>				
	FY20	FY19	Inc(Dec)	%
Commodity	NET TONS	NET TONS		
Containerized	609,014	660,652	(51,638)	-8%
Scrap Metal	571,828	517,397	54,431	11%
Steel Products	203,677	213,505	(9,828)	-5%
<i>Other General Cargo Commodities</i>	69,522	33,881	35,641	105%
<b>TOTAL GENERAL CARGO:</b>	<b>1,454,041</b>	<b>1,425,435</b>	<b>28,606</b>	<b>2%</b>
<b>TOTAL BULK AND GENERAL:</b>	<b>32,851,036</b>	<b>34,462,971</b>	<b>(1,611,935)</b>	<b>-5%</b>
<b>VESSELS</b>				
Barge	825	841	(16)	-2%
Cruise	112	246	(134)	-54%
Tug	869	897	(28)	-3%
Vessel	1,046	1,108	(62)	-6%
<b>TOTAL VESSELS:</b>	<b>2,852</b>	<b>3,092</b>	<b>(240)</b>	<b>-7.8%</b>
<b>TEUS (includes empties)</b>	<b>141,030</b>	<b>105,663</b>	<b>35,367</b>	<b>33%</b>
<b>Passengers</b>	<b>507,920</b>	<b>1,149,289</b>	<b>(641,369)</b>	<b>-56%</b>
<b>No. of Cruise Ship Sailings</b>	<b>112</b>	<b>246</b>	<b>(134)</b>	<b>-54%</b>

Includes all port berths; foreign and domestic cargo

Vessel includes training vessels, repair/idle vessels, cruise ships in repair and in transit

11/9/2020

Subject to Change

**Port Tampa Bay**  
**Budgetary Comparative Statement of Revenues and Expenses**  
**For the one (1) month ending October 2020**

	Budget	Actual	Favorable (Unfavorable)	%
<b>Description</b>				
Port Usage Fees	2,128,450	2,279,814	151,364	7.1%
Rentals	1,506,718	1,534,880	28,162	1.9%
Other Operating	81,563	69,732	(11,831)	-14.5%
<b>Operating Revenue</b>	<b>3,716,731</b>	<b>3,884,426</b>	<b>167,695</b>	<b>4.5%</b>
Personnel	938,715	903,824	34,891	3.7%
Promotional	181,473	139,586	41,887	23.1%
Administrative	1,344,605	1,054,793	289,812	21.6%
<b>Operating Expense</b>	<b>2,464,793</b>	<b>2,098,203</b>	<b>366,590</b>	<b>14.9%</b>
<b>Operating Income</b>	<b>1,251,938</b>	<b>1,786,223</b>	<b>534,285</b>	<b>42.7%</b>
	34%	46%		
Interest Income	20,000	9,912	(10,088)	-50.4%
Interest Expense	(375,800)	(376,426)	(626)	0.2%
Ad Valorem Tax Receipts	-	11	11	0.0%
Other, net	28,503	35,089	6,586	23.1%
<b>Non-Operating</b>	<b>(327,297)</b>	<b>(331,414)</b>	<b>(4,117)</b>	<b>1.3%</b>
<b>Net Income</b>	<b>924,641</b>	<b>1,454,809</b>	<b>530,168</b>	<b>57.3%</b>

**SUBJECT: EPC MINOR WORK PERMIT NO. 69422 - SUBMERGED LANDS RULE VARIANCE FOR PRIVATE RESIDENTIAL DOCK AT 6315 LAKE SUNRISE DRIVE, APOLLO BEACH, FLORIDA**

**BACKGROUND:**

Thomas Brewer (Applicant) currently owns property located on a canal at 6315 Lake Sunrise Drive, Apollo Beach, Florida. Around 2000, Port Tampa Bay (PTB) previously issued PTB MWP No. 00-354 issued to Mr. Bob White, a former property owner of this upland property, for an approximately 544 square foot dock structure with a non-covered boatlift. Around 2006, a former property owner added a 40 square foot piece of decking on the waterward side of the dock structure's terminal platform and a personal watercraft (PWC)/jet-ski lift without a permit. In 2019, the Applicant constructed a 378 square foot roof over the boatlift.

This site location falls within the designated Tidal Urban Classification of Lands area which states the preempted area must not exceed ten square feet of jurisdictional lands for each linear foot of shoreline owned by the Applicant along the affected waterbody (10:1 ratio), as set forth in PTB's Submerged Lands Management Rules (Rules). The Environmental Protection Commission of Hillsborough County (EPC) and Port Tampa Bay (PTB) entered into an Interlocal Agreement (Agreement) which delegates the processing and issuance of certain minor work permits to EPC.

**FACTS/COMMENTS:**

The Applicant submitted Minor Work Permit (MWP) Application No. 69422 to EPC for the after-the-fact construction of a 14-foot wide by 27-foot long roof over the boatlift and adding a 4-foot by 10-foot section of decking on the existing dock structure. The applicant's shoreline length is approximately 80 linear feet. The Applicant is requesting to bring this overall dock structure into compliance with allowance of the approximately 795 square foot existing dock structure with roof. The dock encumbers approximately 1,241 square feet of preempted area, mainly due to the docks configuration. As such, the existing docking facility exceeds the preempted area by approximately 441 square feet.

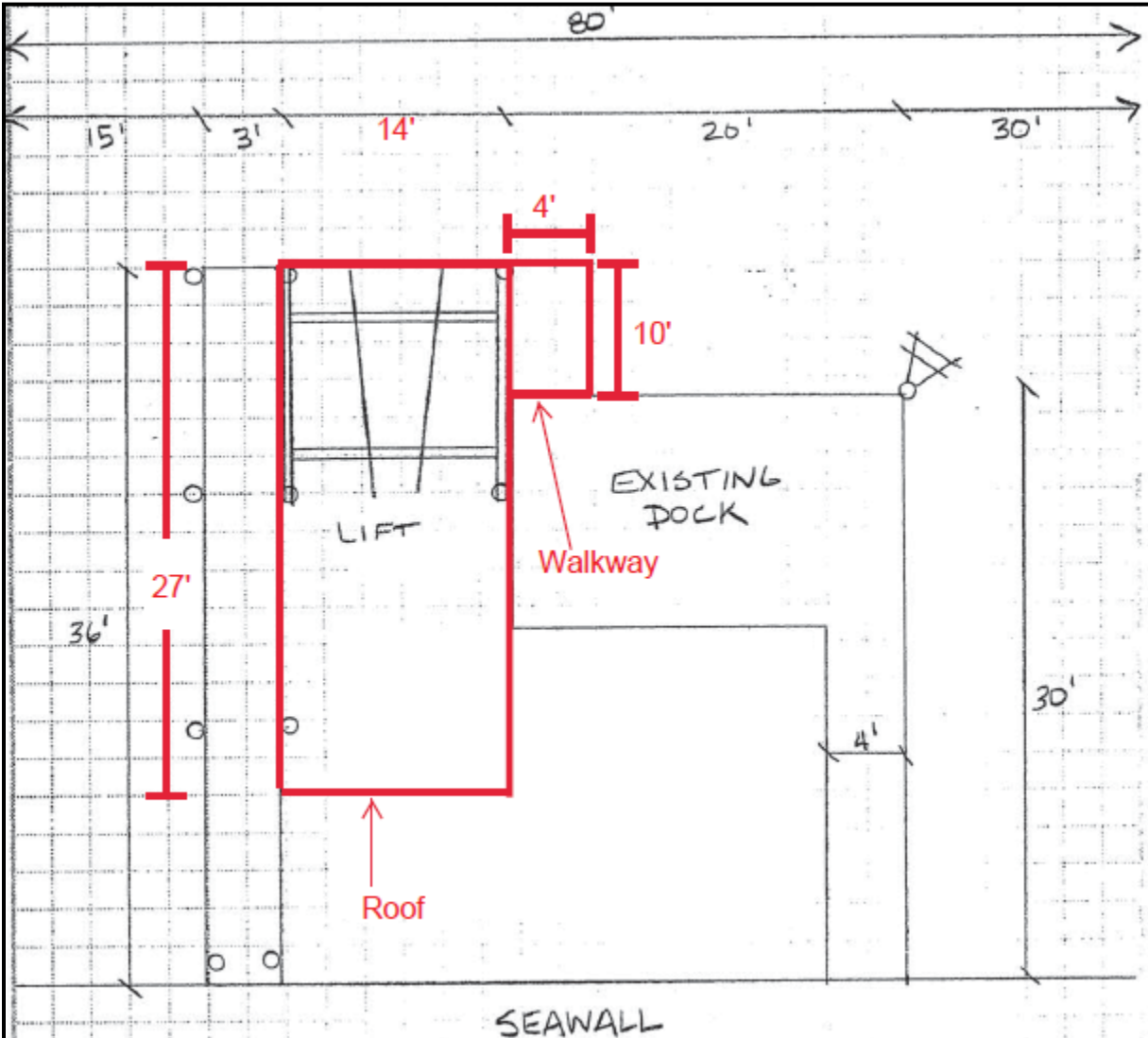
PTB's Rules regulate the allowable size for private residential marine structures and include a variance procedure if certain conditions are met, as long as the proposal is not contrary to the spirit and intent of the Rules and the variance requested arises from a unique and peculiar submerged lands or riparian property. The adjacent property owner at 1001 Bal Harbour Dr., Apollo Beach, Mongeon Trustee, has provided an Affidavit of No Objection.

This application would bring the Dock into compliance with PTB's Rules. EPC and PTB staff have reviewed the application and recommend approval of the variance.

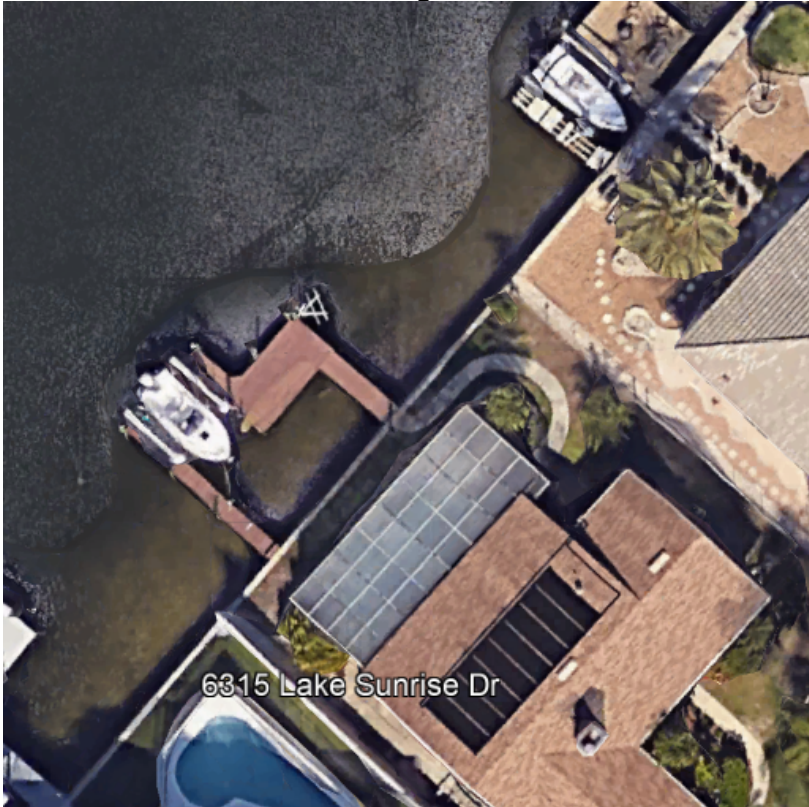
**RECOMMENDATION:**

Authorize the Port President/CEO, or his designee, to grant this Port Tampa Bay Submerged Lands Management Rules variance to Mr. Brewer, subject to review by Port counsel.

Board Meeting  
November 17, 2020  
Environmental 241306



Previous Owner - Dock Configuration



Current Owner/Applicant – Dock Configuration



**SUBJECT: CONSENT TO ASSIGNMENT OF GROUND LEASE FROM EUGENE AND PAULETTE EICHENHOLTZ TO BENJAMIN AND KIMBERLY SVERDLOW**

**BACKGROUND:**

Eugene and Paulette Eichenholtz (Eichenholtz) owns Lot 8 in Block 1 of the Lagomar Subdivision (Eichenholtz Property). Eichenholtz leases approximately 8,900 square feet of adjacent uplands (Premises) from Port Tampa Bay (PTB) pursuant to a ground lease that expires on April 30, 2047 (Lease) for the purpose of constructing and using a wooden walkway across the Premises for access to the bay. Eichenholtz is selling the Eichenholtz Property to Benjamin and Kimberly Sverdlow and has requested PTB's consent to the assignment of Lease.

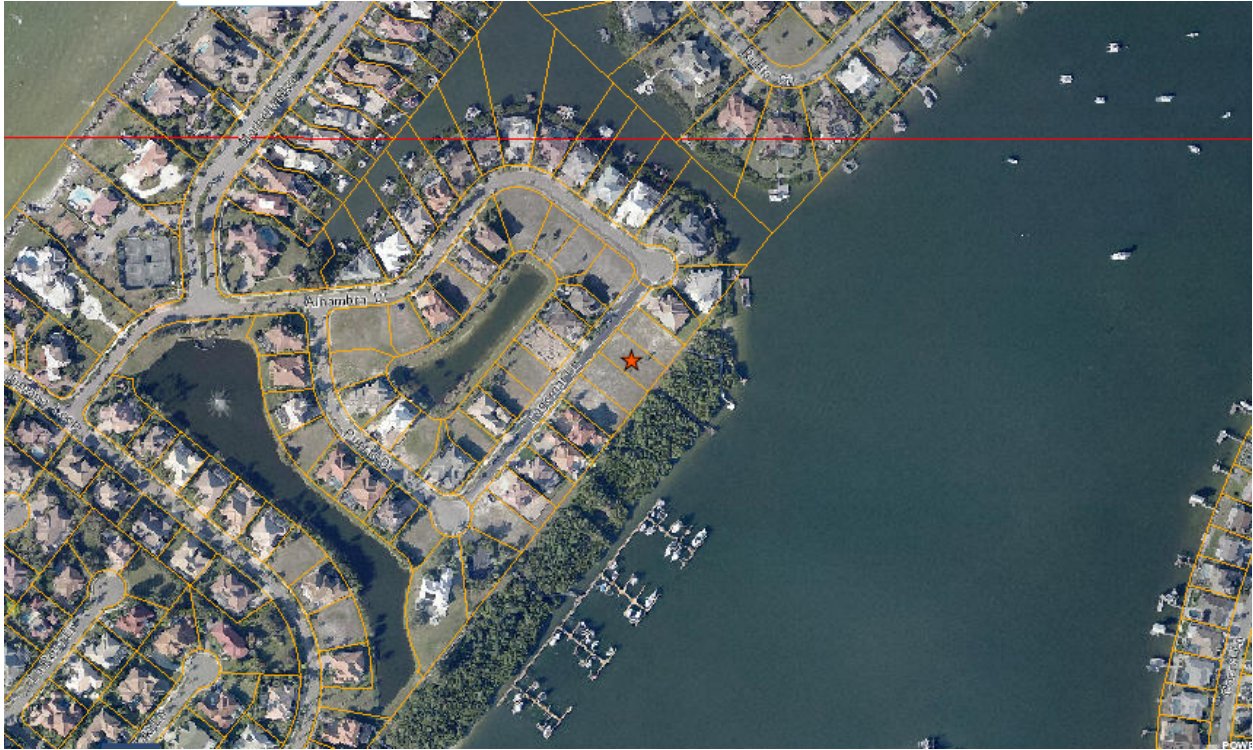
**FACTS/COMMENTS:**

Benjamin and Kimberly Sverdlow would assume all liabilities and obligations of Eichenholtz as assignee of the Ground Lease. Eichenholtz is current on all obligations. No other lease terms would be changed. No public hearing is required.

**RECOMMENDATION:**

Authorize the Port President/CEO, or his designee, to execute a Consent to Assignment of Ground Lease from Eugene and Paulette Eichenholtz to Benjamin and Kimberly Sverdlow, in accordance with the terms in this agenda item, subject to review by Port counsel.

Board Meeting  
November 17, 2020  
Real Estate #263628



**SUBJECT: SUBMERGED LANDS EASEMENT TO HILLSBOROUGH COUNTY FOR REPLACEMENT OF EXISTING PHILLIPS LANE BRIDGE OVER KITCHEN BRANCH CREEK**

**BACKGROUND:**

Hillsborough County's Capital Programs Department (County) (Applicant) has applied for marine construction Minor Work Permit (MWP) No. 20-031 from Port Tampa Bay (PTB) for the removal of the existing Phillips Lane Bridge (Existing Bridge No. 104320/New Assigned Bridge No. 104997) over Kitchen Branch Creek and construction of a replacement bridge.

**FACTS/COMMENTS:**

The County has requested a non-exclusive submerged lands easement (Easement) from PTB for the purpose of constructing, repairing, replacing and maintaining the existing Phillips Lane Bridge over Kitchen Branch Creek. The Easement would be a public easement with a term of forty (40) years with a forty year extension option. No public hearing was required.

**RECOMMENDATION:**

Authorize the President/CEO, or his designee, to execute a Submerged Lands Easement with Hillsborough County in accordance with the terms set forth above, subject to review by Port counsel.

Board Meeting  
November 17, 2020  
Real Estate 263624

KITCHEN BRANCH CREEK – MWP NO. 20-031



**SUBJECT: TECO UTILITY EASEMENT TO SERVICE TPSI TERMINALS, LLC PREMISES FOR ITS VAPOR RECOVERY UNIT**

**BACKGROUND:**

TPSI Terminals, LLC (TPSI) has been a tenant of Port Tampa Bay (PTB) since 1998. TPSI entered into an amended and restated ground lease with PTB effective September 1, 2007, for the use of approximately 15.89 acres of land on Hooker's Point (Premises) for the operation of its petroleum terminal facility, with an initial term of twenty (20) years with two (2) ten (10) year lease extension options. On May 19, 2020, PTB approved a Site Improvements Permit for TPSI for installation of a \$900,000 Vapor Recovery Unit at the Premises.

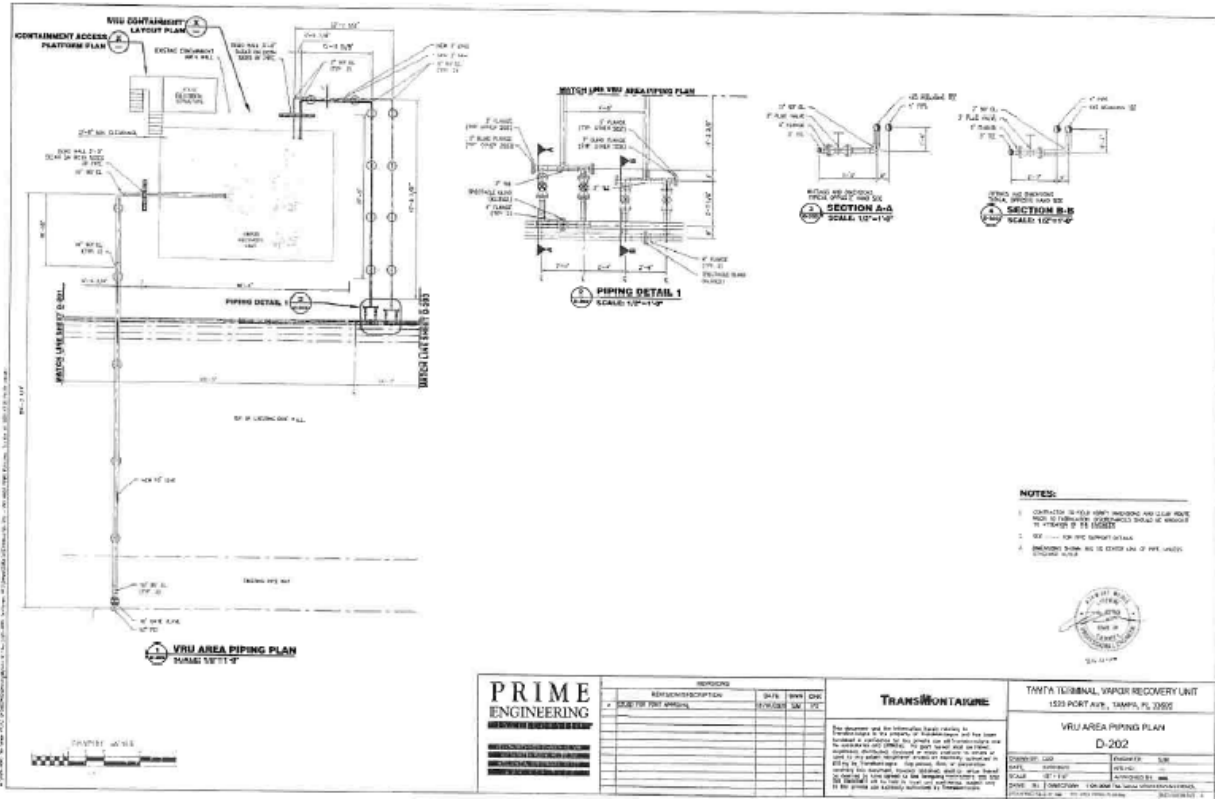
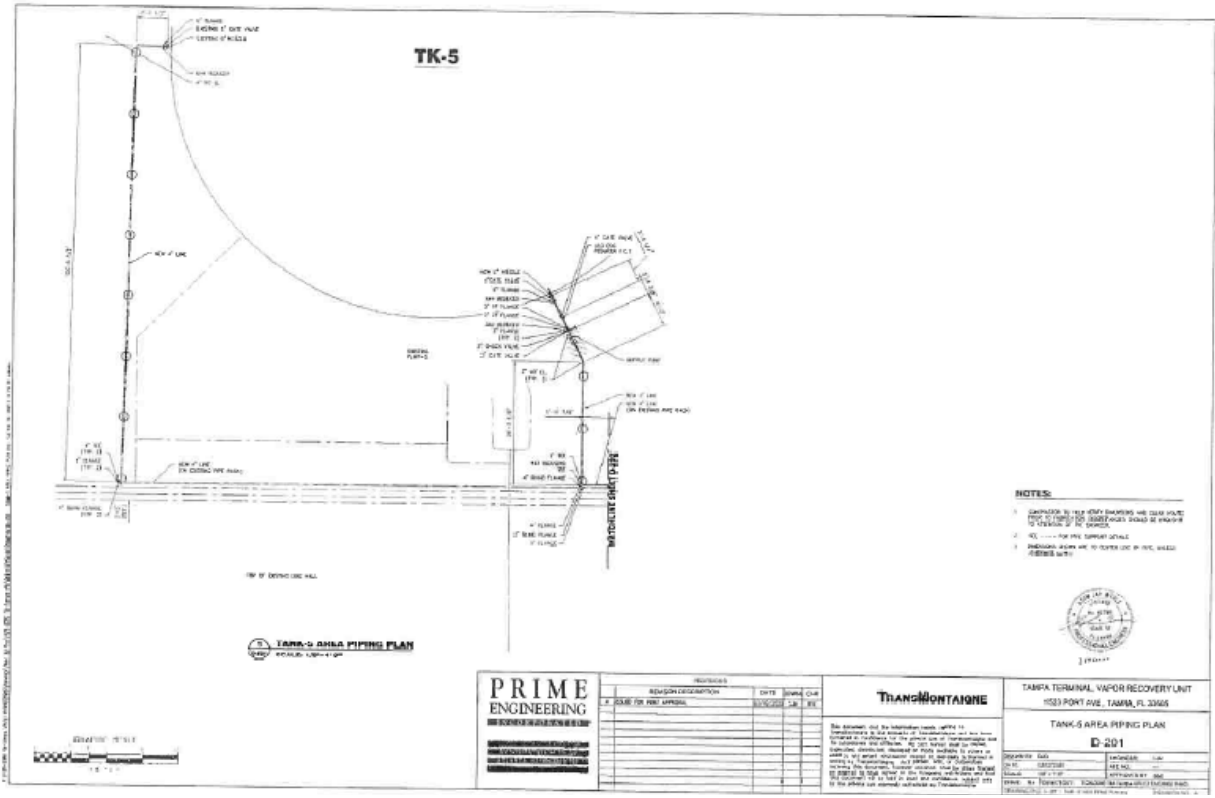
**FACTS/COMMENTS:**

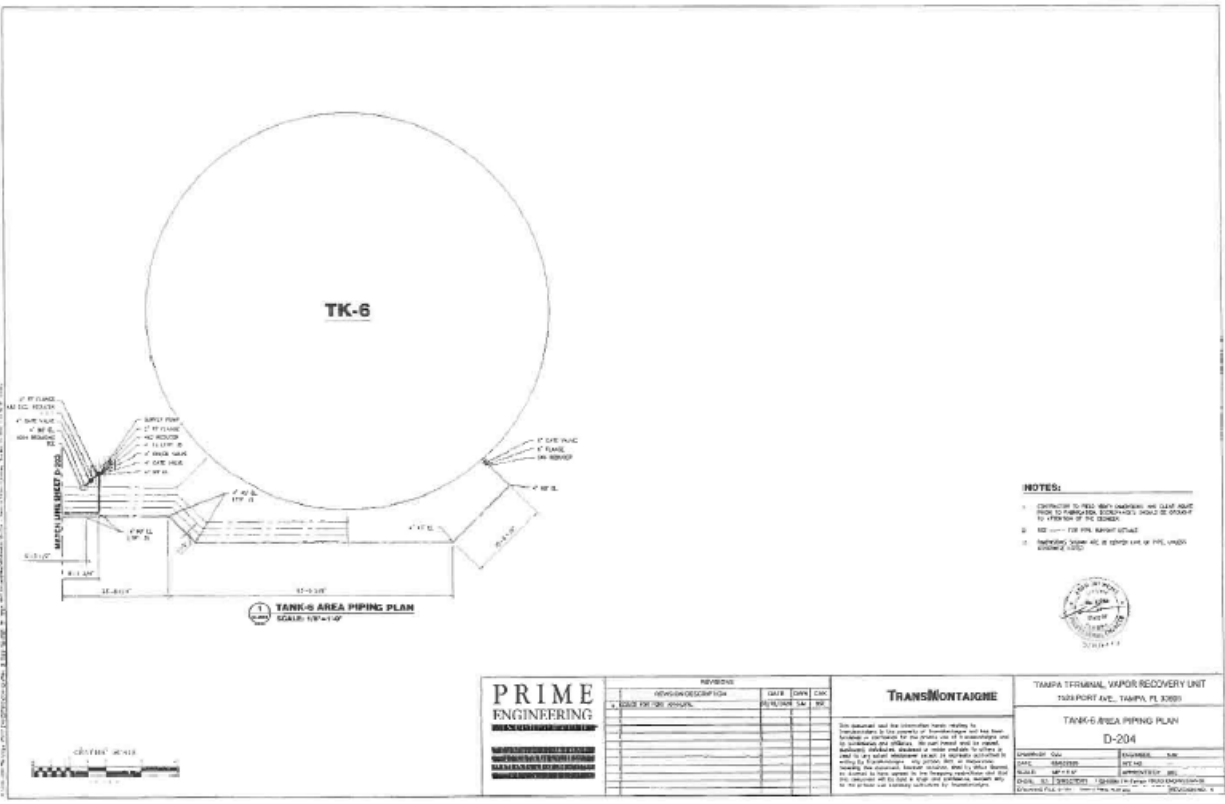
The TPSI Site Improvements Permit application did not request any utility easements. However, TPSI is now requesting approval of a utility easement for Tampa Electric Company's relocated power supply and transformer for the Vapor Recovery Unit. PTB staff has reviewed the proposed location and use of the utility easement and determined that it is acceptable.

**RECOMMENDATION:**

Authorize the Port President/CEO, or his designee, to execute a utility easement with TECO for power to TPSI Terminals, LLC's Vapor Recovery Unit as described in the agenda item, subject to review by Port counsel.

Board Meeting  
November 17, 2020  
Engineering #263653v1





- NOTES:**
1. CONTRACTOR TO VERIFY ALL PIPING, VALVES, AND INSTRUMENTS ARE CORRECTLY INSTALLED AND OPERATING AS SHOWN ON THIS DRAWING.
  2. SEE TANK AREA PIPING INSTRUMENT LIST FOR INSTRUMENT SCHEDULE.
  3. INSTRUMENT SCHEDULE IS TO BE USED IN CONJUNCTION WITH THIS DRAWING.



**PRIME ENGINEERING**

REVISION	DATE	BY	CHK
1. ISSUE FOR PERMIT	05/19/20	SA	RS

**TRANSMONTAIGNE**

TAMPA TERMINAL VAPOR RECOVERY UNIT  
 1300 PORT AVENUE, TAMPA, FL 33601

TANK-6 AREA PIPING PLAN  
 D-204

DESIGNED BY: SA	CHECKED BY: RS
DRAWN BY: SA	DATE: 05/19/20
SCALE: AS SHOWN	PROJECT NO.: 1300010000
DWG. NO.: D-204	ISSUE NO.: 1

## **D. REGULAR AGENDA**

**SUBJECT: FUNDING OF CONTRACT WITH HILLSBOROUGH COUNTY  
SHERIFF'S OFFICE TO PROVIDE LAW ENFORCEMENT SERVICES  
TO PORT TAMPA BAY IN FY 2021**

**BACKGROUND:**

At its September 20, 2016 and December 20, 2016 meetings, Port Tampa Bay's (PTB) Board authorized the extension of the six (6) year contract with the Hillsborough County Sheriff's Office (HCSO), originally approved in November 2010, to provide law enforcement services at Port Tampa Bay. PTB entered into a new contract (Contract) with the HCSO for a term of six (6) years from October 1, 2016 through September 30, 2022. The Contract requires annual adjustments for expenses, including an annual 3% increase for personnel and operational costs.

**FACTS/COMMENTS:**

The HCSO has provided an update of costs for FY 2021 in the amount of \$2,400,146, which includes costs associated with personnel, motor vehicle maintenance, operational support, training and equipment replacement. These cost are identified in the agreed upon contract. Operational support costs include Marine Unit operations at the Port, a Port Unit K-9 Deputy, latent investigations, forensics, evidence, public safety radio services and aviation services.

Funding for this item was included in the PTB FY 2021 approved Operating budget.

**RECOMMENDATION:**

Authorize the funding of the contract with the Hillsborough County Sheriff's Office for law enforcement services for FY 2021 at an amount not to exceed \$2,400,146.

**SUBJECT: CONTRACT RENEWAL WITH FLORIDA BLUE – EMPLOYEE HEALTH INSURANCE GROUP PROVIDER**

**BACKGROUND:**

On October 15, 2019, the Port Tampa Bay (PTB) Board of Commissioners approved the award of the Employee Group Health Insurance to Florida Blue to provide health insurance coverage to employees and their dependents for an initial term of one year with two (2) one (1) year renewal options. The initial contract year expires December 31, 2020.

**FACTS/COMMENTS:**

Health Insurance premium rates are not guaranteed after the first year of the contract as these rates are determined by claims experience and utilization during the previous year of the contract. Changes to co-payments for outpatient hospital and physician services in order to provide higher coverage for these services was requested and included for the new plan year. These changes also contributed to the final renewal. PTB's 2021 renewal, which includes changes to outpatient hospital and physician services, will increase rates an average of 10.29%. This increase is in line with other group plan renewals of similar size. The cost of this benefit is shared by PTB and the employees.

PTB staff recommends approval of the first year contract renewal option with Florida Blue for employee health insurance for the policy year January 1, 2021 through December 31, 2021 at an estimated cost of \$3,277,000 per year based on current elections. Funding for this renewal was included in the FY2021 Operating budget.

**RECOMMENDATION:**

Authorize the Port President/CEO, or his designee, to exercise the first one (1) year renewal option with Florida Blue effective January 1, 2021 through December 31, 2021, with estimated premiums of approximately \$3,277,000 per year, all subject to review by Port counsel.

Board Meeting  
November 17, 2020  
Human Resources #263173

**SUBJECT: SITE IMPROVEMENTS PERMITS AND EASEMENTS WITH CITY OF TAMPA FOR UNDERGROUND 54-INCH SANITARY FORCE MAIN AND 48-INCH RECLAIMED WATER LINE**

**BACKGROUND:**

Port Tampa Bay's (PTB) policy on Site Improvements Permits (SIP) provides guidelines for tenants and non-tenants of PTB to obtain permission of PTB before constructing any site improvements on PTB property. The policy requires that all improvements or modifications on PTB property that have an estimated construction cost in excess of \$200,000.00 or involve the granting of easements must have the approval of the PTB's Board of Commissioners.

**FACTS/COMMENTS:**

The City of Tampa (COT) plans to replace the Harbour Island Force Main and proposes to install 13,000 linear feet of underground 54-inch sanitary force main and 5,200 linear feet of 48-inch reclaimed water main. The route of the force main would run from S. Franklin Street near Old Water Street to the Howard F. Curren Advanced Wastewater Treatment Plant (H.F. Curren Plant), which crosses approximately 8,400 feet of PTB property. The route of the reclaimed water main would run from S. 20<sup>th</sup> Street, just south of Hemlock Street to a stub-out point on the west side of Guy N. Verger Boulevard and east side of HFCAWTP, which crosses approximately 4,400 feet of PTB property.

The 54-inch force main would cross PTB property under Ybor Channel, and resurface on the east side of Berth 251 at Port Ybor, then continue east along King Road, then turn south along the west side of the CSX railroad tracks on Hendry property, then east on Ocean View Place then south along the west side of S. 20<sup>th</sup> Street and cross PTB property again as it continues south along the west side of Guy N. Verger Boulevard to its final destination at the H.F. Curren Plant.

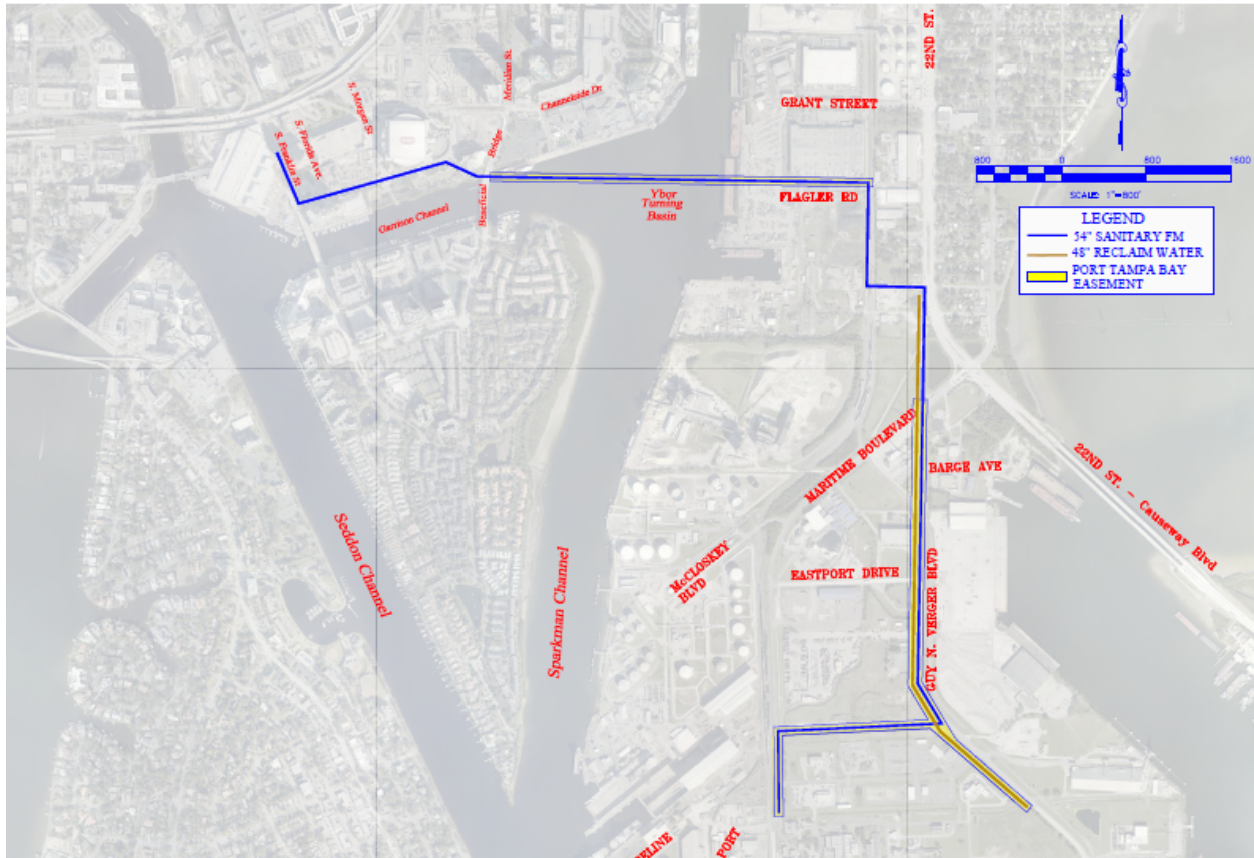
The COT has engaged Kimmins Contracting Corporation as its Construction Manager for the project, and has submitted a SIP application and requested underground utility easements from PTB for the installation of the pipelines on PTB property. The COT estimates the entire project will cost approximately \$77-million, including \$55-million for the portion of the project crossing PTB property.

Staff requests approval to grant the Site Improvement Permit and the utility easements needed for the two underground pipelines crossing PTB property.

**RECOMMENDATION:**

Authorize staff to issue the Site Improvements Permit and execute the pipeline easements to the City of Tampa for the installation of its 54-inch sanitary sewer force main and 48-inch reclaimed water main, subject to final review by Port counsel.

Board Meeting  
November 17, 2020  
Engineering #241260v1



**SUBJECT: JOINT PARTICIPATION AGREEMENT (JPA) WITH CITY OF TAMPA FOR CONSTRUCTION OF PORT TAMPA BAY'S GUY N. VERGER BOULEVARD ROADWAY IMPROVEMENTS**

**BACKGROUND:**

The Port Tampa Bay (PTB) FY20/21 Capital Improvement Program includes a project to rebuild Guy N. Verger Boulevard from Eastport Drive to the port exit security gate at Maritime Boulevard. Currently, the asphalt pavement is deteriorated and rutted and will be changed to 12-inch thick concrete that will stand up to the heavy truck traffic that uses the road to exit the port.

The project was originally planned for FY19/20, but was intentionally delay so that it would be completed at the same time that the City of Tampa (COT) installs its underground 54-inch sanitary force main and 48-inch reclaimed water main within the same location of the roadway improvement.

**FACTS/COMMENTS:**

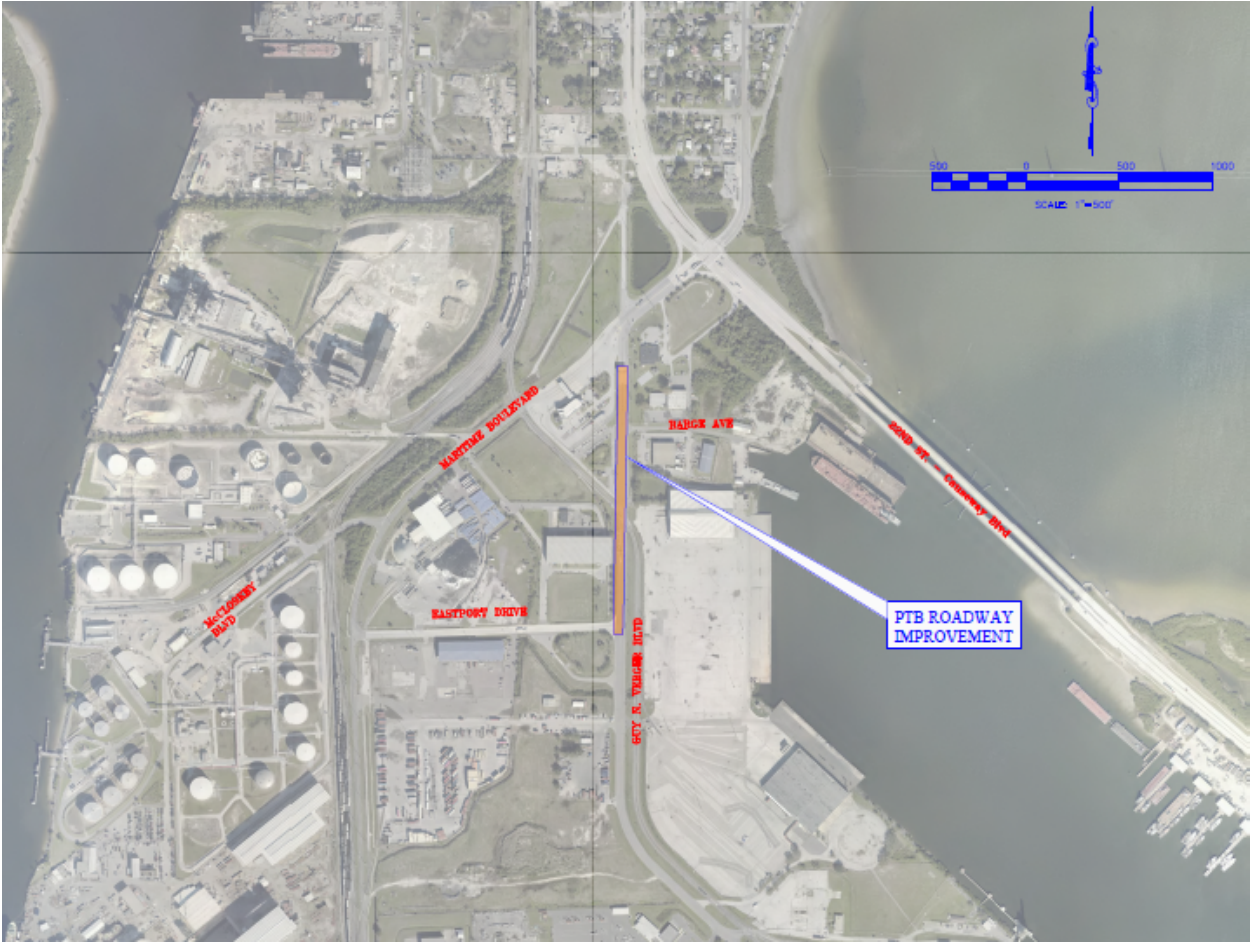
Staff recommends PTB execute a joint participation agreement (JPA) with the City of Tampa wherein the COT will construct PTB's Guy N. Verger Roadway Improvements with its Construction Manager, Kimmins Contracting Corporation (Kimmins), which is constructing the COT's force main and reclaimed water main project as referenced in the previous Agenda Item.

Staff negotiated a Guaranteed Maximum Price (GMP) of \$2,623,045.16 with Kimmins for the Guy N. Verger Boulevard roadway improvements. In addition, staff recommends a \$76,954.84 contingency to accommodate costs of any unforeseen conditions that may arise during the project. Thus, PTB's total cost of the JPA is a not to exceed amount of \$2.7 million.

Funds for this project were included in the FY21 Capital Budget.

**RECOMMENDATION:**

Authorize the Port President/CEO, or his designee, to execute a Joint Participation Agreement with the City of Tampa to construct the Port Tampa Bay's Guy N. Verger Boulevard Roadway Improvement as described in the Agenda Item, at a total cost not to exceed \$2.7 million, subject to final review by Port counsel.



**SUBJECT: LEASE AGREEMENT WITH TAYLOR PERRY WAREHOUSE & DISTRIBUTION, LLC**

**BACKGROUND:**

On November 19, 2019 Port Tampa Bay's (PTB) Board of Commissioners approved a lease agreement with Online Transport Intl., LLC (Online) for a lease of approximately 93,500 square feet of warehouse space to be constructed on approximately 11.3 acres of land on Hooker's Point. Online has further negotiated the terms of the proposed lease agreement with PTB staff including changing the tenant from Online to a related entity named Taylor Perry Warehouse & Distribution, LLC (Taylor Perry) with a guaranty from Online the lease obligations of Taylor Perry. Also through design review and analysis of their business plan, the parties desires to construct a smaller warehouse, approximately 77,000 square feet on 8.02 acres of land, in approximately the same location on Hooker's Point.

**FACTS/COMMENTS:**

Taylor Perry and PTB staff have agreed to the following revision of terms for the lease agreement:

**Premises:** Approximately 8.02 acres of vacant land and the construction of approximately 77,000 square feet of warehouse space located at Hooker's Point as depicted in Exhibit "A".

**Use:** Distribution and trans-load warehouse facility.

**Improvements:**

PTB would construct building and site improvements similar to that depicted in Exhibit "A". PTB would be responsible for all design, permits and construction, subject to Taylor Perry's requirements. The final cost or "upset limit" would be reduced to \$13,000,000.00. In the event the final costs exceed the upset limit, the amount of cost overrun would be paid by Taylor Perry.

**Entity/Guarantor:**

PTB would enter a lease agreement with Taylor Perry Warehouse & Distribution, LLC and Online Transport Intl LLC would provide a guaranty of all lease obligations of Taylor Perry.

**Other:** The remaining terms approved by the board on November 19, 2019 would remain unchanged. These include the annual minimum financial guarantee (MFG) of 7.5% of development costs, the base rent, percentage rent of 5%

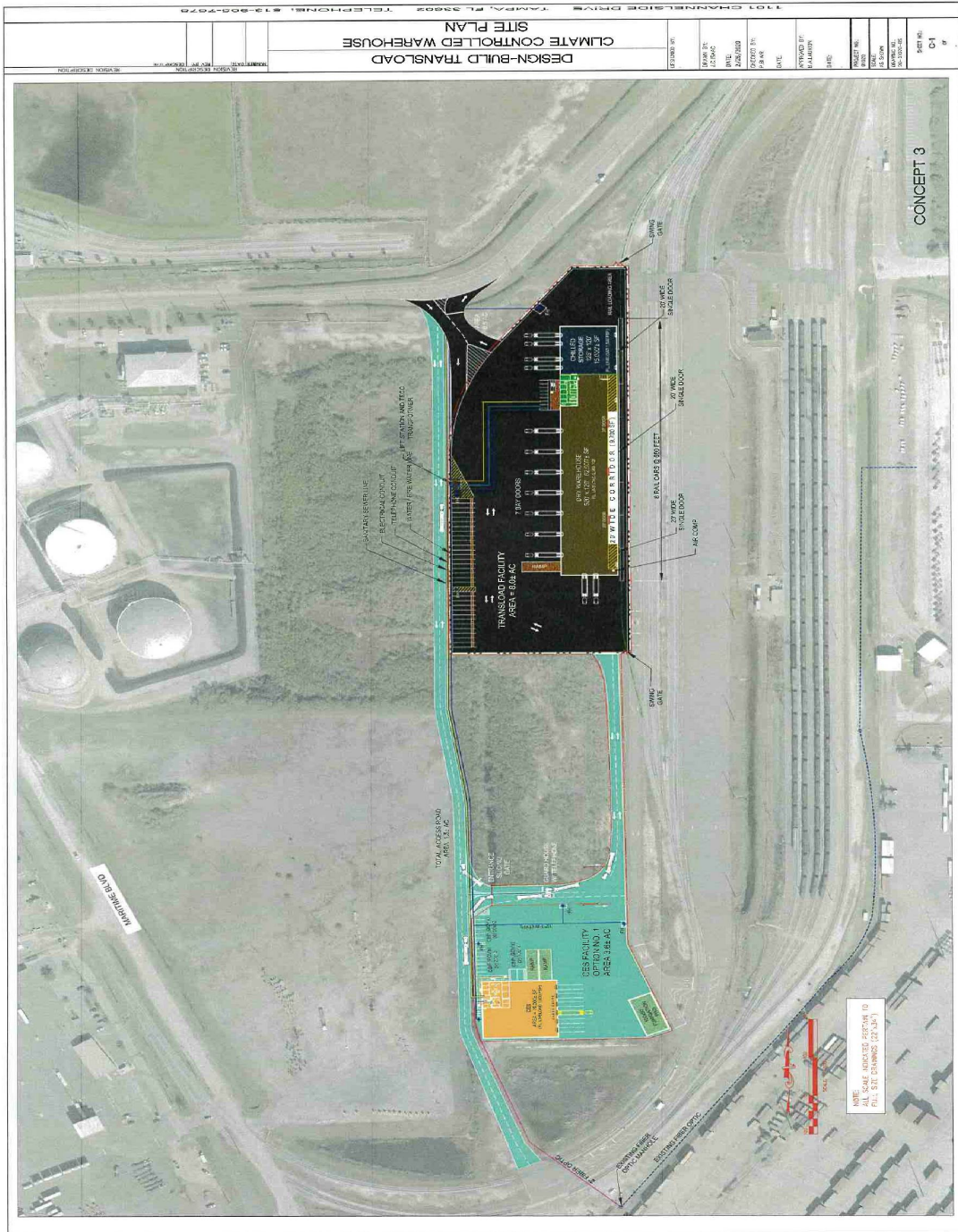
of gross revenues, the initial lease term of twenty years with four, 5-year lease extension options, responsibility of Taylor Perry to pay real estate taxes and utilities, maintain the premises and insurance, and comply with applicable rules and regulations

**RECOMMENDATION:**

Authorize the Port President/CEO, or his designee, to execute a Lease Agreement with Taylor Perry Warehouse & Distribution with a lease guaranty by Online Transport Intl, LLC, in accordance with the terms outlined in this agenda item, subject to review by Port counsel.

Board Meeting  
November 17, 2020  
Real Estate 263657

Exhibit "A"



**SUBJECT: LICENSE AGREEMENT WITH TAMPA BAY PILOTS ASSOCIATION**

**BACKGROUND:**

The Tampa Bay Pilots Association (Tampa Bay Pilots) provides harbor pilotage services for the ports of Tampa, St. Petersburg and Manatee. The Tampa Bay Pilots needs a parking and shuttle boat mooring area for the transport of harbor pilots to Egmont Key.

**FACTS/COMMENTS:**

Port Tampa Bay (PTB) staff and the Tampa Bay Pilots Association (Tampa Bay Pilots) have negotiated the following:

**Premises:** Approximately 0.62 of an acre of land as outlined on Exhibit "A".

**Use:** The Premises would be used solely for the temporary parking of employee vehicles and the temporary storage and mooring of shuttle boats owned by the Tampa Bay Pilots.

**Term:** The Initial Term would be up to two (2) years.

**Rent:** Year 1: Rent would be \$18,600.00 annually or \$1,550.00 monthly  
Year 2: Rent would be \$21,000.00 annually or \$1,750.00 monthly

**Improvements:**

PTB would provide all design, permitting and construction services subject to the consent of the Florida Department of Transportation. The proposed improvements would include a spudded barge and gangway for access. The barge and gangway would be supplied by the Tampa Bay Pilots. PTB would install temporary mooring pilings and a parking area. The estimated cost of improvements is \$200,000.00.

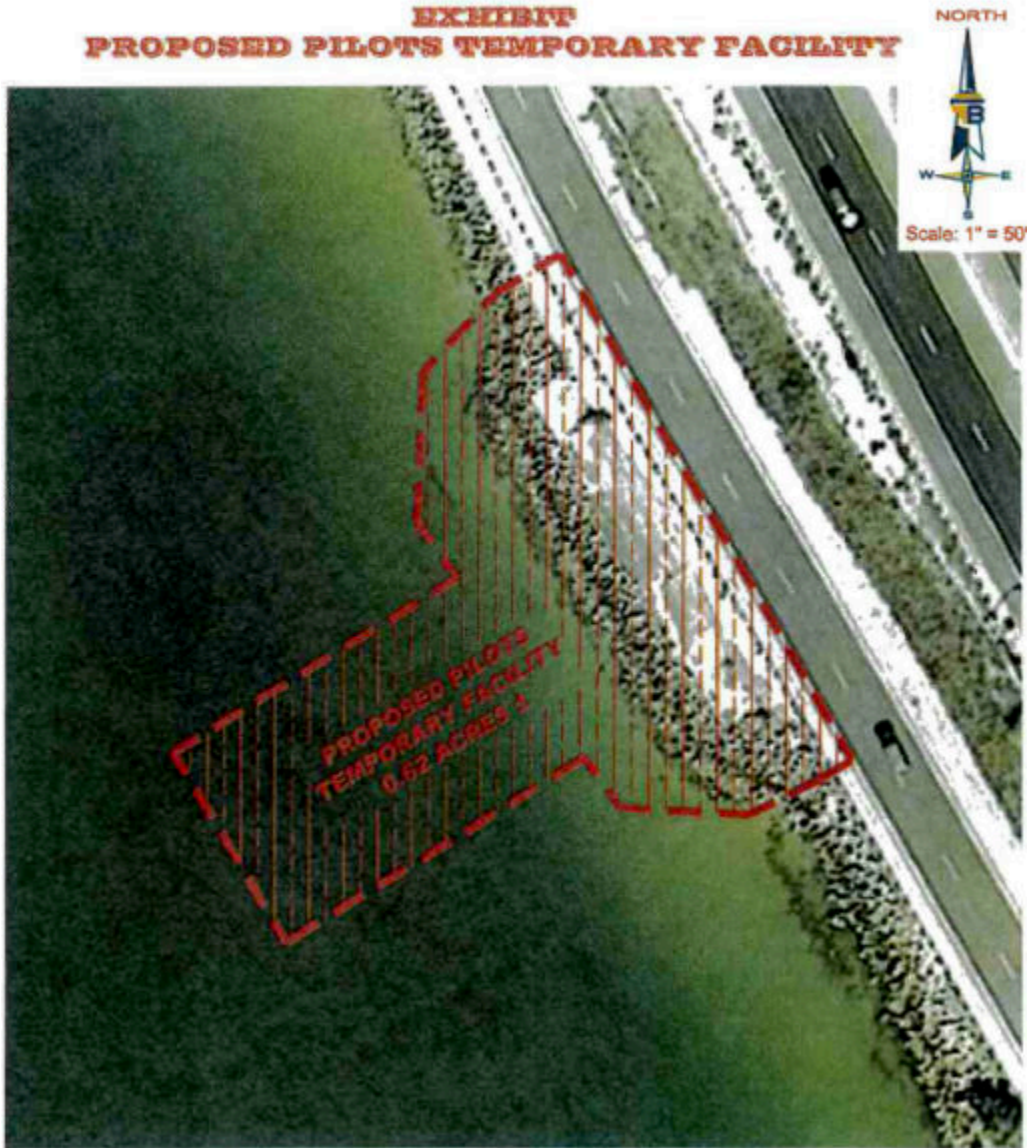
**Other:** The Tampa Bay Pilots would be responsible for all utilities, real estate taxes, site improvements, insurance, maintenance of the Premises, and compliance with seaport security, environmental and all other regulations and laws.

**RECOMMENDATION:**

Authorize the Port President/CEO, or his designee, to execute a License Agreement with Tampa Bay Pilots Association, in accordance with the terms set forth in this agenda item, subject to review by Port counsel.

Board Meeting  
November 17, 2020  
Real Estate 263648

EXHIBIT "A"  
SKETCH OF THE PROPERTY



**SUBJECT: LEASE AGREEMENT WITH BRONCO TRANSPORT, INC.****BACKGROUND:**

Bronco Transport, Inc. (Bronco) provides transportation and logistical support services to Port Tampa Bay (PTB) customers and local businesses in Florida, Georgia, South Carolina and Alabama. Bronco currently leases a modular office trailer on approximately 0.2 acres and approximately 1.89 acres of vacant land for its semi-tractor trailers, chassis and shipping container storage, located on Hooker's Point. The current lease term expires November 30, 2020 and Bronco has requested to extend the lease for a period of five (5) years.

**FACTS/COMMENTS:**

PTB staff and Bronco have negotiated the following proposed lease terms:

**Premises:** Approximately 2.09 acres of land located on Hooker's Point, as shown on Exhibit "A".

**Use:** Approximately 0.2 acres would be used solely for Bronco's modular office trailer for administrative offices and approximately 1.89 acres would be solely used to park and/or store its semi-tractor trailers, chassis and shipping containers, as shown on Exhibit "A".

**Term:** Five (5) years commencing December 1, 2020 and ending November 30, 2025.

**Rent:** Lease Year 1: Rent would be \$55,000.00/yr. or \$4,583.33/mo.

Lease Years 2 - 5: Rent would increase 2.5% each year.

**Early Termination/Relocation:**

Bronco and PTB would each have the right to terminate the Lease by providing ninety (90) days' written notice to other party. PTB would have the separate right, but not the obligation, to re-locate Bronco to another roughly equivalent leasehold location on PTB property on Hookers Point, if available.

**Other:** Bronco accepts the Premises "AS-IS". All appropriate environmental restrictions would be applied to the Lease, including, without limitation, odor and emissions. Bronco would be responsible for all utilities, real estate taxes, site improvements, insurance, and maintenance of the Premises. In addition, Bronco shall comply with all seaport security laws and all other applicable regulations and laws.

**Public**

**Hearing:** PTB held a public hearing on this matter on November 3, 2020 and there were no public comments.

**RECOMMENDATION:**

Authorize the Port President/CEO, or his designee, to execute a Lease Agreement with Bronco Transport, Inc., in accordance with the terms set forth in this agenda item, subject to review by Port counsel.

Board Meeting  
November 17, 2020  
Real Estate 263570

EXHIBIT "A"





PORT TAMPA BAY

1101 Channelside Drive  
Tampa, Florida 33602

# Memorandum

To: A. Paul Anderson  
President and CEO

CC: Charles Klug  
Raul Alfonso

From: Heather Eblin-Crowe

Date: November 3, 2020

Subject: Bronco Transport, Inc. - Lease Agreement - Public Hearing

This public hearing was held in accordance with procedures specified in Chapter 95-488, Laws of Florida. The subject public hearing was held before me on Tuesday, November 3, 2020 at 10:01 a.m. Attached is the transcription of the hearing along with copies of all exhibits.

Heather Eblin-Crowe  
Hearing Officer

Date 11/04/2020

I hereby concur with the Hearing Officer's statement and recommend the President and CEO request approval by the Tampa Port Authority Board of Commissioners to approve the Lease Agreement with Bronco Transport, Inc.

Craig Roberts  
Real Estate Project Manager

Date 11/4/2020

Attachments

**PUBLIC HEARING TRANSCRIPT**  
**November 3, 2020 at 10:01 a.m.**  
**Bronco Transport, Inc. - Lease Agreement**

**ATTENDEES**

Craig Roberts - Port Tampa Bay  
Catherine Phillips - Port Tampa Bay  
Barbara Baity - Port Tampa Bay

**HEARING OFFICER**

Heather Eblin-Crowe

1 **MS. EBLIN-CROWE:**  
2

3 Good morning. Today is Tuesday, November 3, 2020 and this public hearing is  
4 called to order at 10:01 a.m. This hearing is held under the authority and pursuant to  
5 Chapter 95-488 of the Laws of Florida. The purpose of the hearing is to hear comments  
6 from the general public and interested parties regarding the following:  
7

8 **LEASE AGREEMENT WITH BRONCO TRANSPORT, INC.**  
9

10 My name is Heather Crowe and I am employed by the Tampa Port Authority, doing  
11 business as Port Tampa Bay, and have been appointed by its Board of Commissioners  
12 to serve as a hearing officer at public hearings such as the one we are conducting today.  
13 Sitting beside me is Craig Roberts, Real Estate Project Manager, who will assist me in  
14 this hearing.  
15

16 **MR. ROBERTS:**  
17

18 Bronco Transport, Inc. provides transportation and logistical support services to  
19 Port Tampa Bay customers and local businesses in Florida, Georgia, South Carolina and  
20 Alabama. Bronco currently leases a modular office trailer on approximately 0.2 acres and  
21 approximately 1.89 acres of vacant land for its semi-tractor trailers, chassis and shipping  
22 container storage, located on Hooker's Point. The current lease term of their agreement  
23 expires November 30, 2020 and Bronco has requested to extend the lease period for five  
24 years. Bronco and Port Tampa Bay staff have agreed to the following terms.  
25

26 The premises would consist of approximately 2.09 acres of land on Hooker's Point,  
27 as depicted in Exhibit No. 2. Bronco would use approximately 0.2 acres for a modular  
28 office trailer for administrative offices, and approximately 1.9 acres would be used to park  
29 and/or store its semi-tractor trailers, chassis and shipping containers.  
30

31 The lease term would be five years commencing December 1, 2020 and ending  
32 November 30, 2025.  
33

34 The rent for Lease Year 1 would be \$55,000.00 annually or \$4,583.33 monthly.  
35 Rent for Lease Years 2 through 5 would increase 2.5% each year. Bronco and Port  
36 Tampa Bay would have the right to terminate the Lease by providing ninety days written  
37 notice to the other party. Port Tampa Bay would have the right to re-locate Bronco.  
38

39 Bronco would accept the premises "AS-IS". All appropriate environmental  
40 restrictions would be applied to the Lease, including, without limitation, odor and  
41 emissions. Bronco would be responsible for all utilities, real estate taxes, site  
42 improvements, insurance, and maintenance of premises. In addition, Bronco shall  
43 comply with all seaport security laws and all other applicable regulations and laws.

1 At this time, I would like to offer into the record Exhibit No. 1, which is the legal ad  
2 that appeared in the October 11, 2020 issue of the Tampa Bay Times advising of this  
3 public hearing and Exhibit No. 2, which is an aerial view depicting the premises. These  
4 are the only exhibits to be offered into the record.

5  
6 That is all.

7  
8 **MS. CROWE:**

9  
10 Thank you Mr. Roberts. I will accept these exhibits and they will be entered into  
11 the record as presented.


12 At this time we will take comments concerning this issue.

13  
14 Are there any comments? Hearing none.

15  
16 A transcript will be made and furnished to the Port Authority Staff. The Staff will  
17 make a recommendation to our Board of Commissioners, which will meet on November  
18 17, 2020. The Staff recommendation will be available on November 10, 2020. If there is  
19 nothing else to come before this hearing, I declare this hearing closed at 10:05 a.m.

20  
21 I, Heather Eblin-Crowe, have read and approve the form of the attached transcript  
22 of the November 3, 2020 Public Hearing for the Lease Agreement with Bronco Transport,  
23 Inc.

24  
25  
26 Dated this 4th day of November, 2020.

27  
28  
29   
30 \_\_\_\_\_  
31 Heather Eblin-Crowe  
32 Public Hearing Officer

## Exhibit No. 1

**PORT TAMPA BAY  
NOTICE OF PUBLIC HEARING**

Notice is hereby given of a public hearing to be held at 10:00 a.m., November 3, 2020, before the Tampa Port Authority, d/b/a Port Tampa Bay at its offices located at 1101 Channelside Drive, Tampa, Florida 33602, to hear public comments regarding the following:

**LEASE AGREEMENT WITH BRONCO TRANSPORT, INC.**

Additional information regarding the project is available online at [www.tampaport.com](http://www.tampaport.com). All written comments and objections directed toward the foregoing matter should be filed by 12:00 noon on November 2, 2020 with Port Tampa Bay, Real Estate Department, attention Catherine Phillips, at 1101 Channelside Drive, Tampa, Florida 33602 or by email to [cphillips@tampaport.com](mailto:cphillips@tampaport.com). Oral comments and objections may be presented at the hearing.

Participants and attendees will be required to wear a face mask and maintain social distancing at all times while entering the building and attending the Public Hearing.

Please note that while it is anticipated that this Public Hearing will take place at the location provided above; due to the COVID-19 pandemic and to protect the public and follow of the CDC guidelines regarding social distancing, this meeting may be held telephonically, virtually, or at another location in the event the above location is not available. Please check the Port Tampa Bay website at [porttb.com](http://porttb.com) for the latest information.

In accordance with the federal Americans with Disabilities Act and Section 286.26, Florida Statutes, persons with disabilities requiring reasonable accommodation to participate in this hearing should call (813) 905-5151 or email: [cphillips@tampaport.com](mailto:cphillips@tampaport.com) not later than 48 hours prior to the hearing.

ANY PERSON WHO DECIDES TO APPEAL ANY DECISION OF THE PORT TAMPA BAY WITH RESPECT TO ANY MATTER CONSIDERED AT THIS PUBLIC HEARING WILL NEED A RECORD OF THE PROCEEDINGS AND, FOR SUCH A PURPOSE, MAY NEED TO HIRE A COURT REPORTER TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

0000115456

10/11/2020

# SIGN-IN SHEET

## PUBLIC HEARING FOR

### BRONCO TRANSPORT, INC. - LEASE AGREEMENT

Tuesday, November 3, 2020 @ 10:00 A.M.

#### PLEASE PRINT THE FOLLOWING INFORMATION

	YOUR NAME (Please print)	COMPANY NAME (Please print full company name)	COMPLETE COMPANY ADDRESS (Please print full company address)	Do you plan to comment?
1.				
2.				
3.				
4.				
5.				
6.				
7.				
8.				
9.				
10.				

## **E. RECEIPT OF REPORTS**

**1. REPORT OF LEGAL FEES**

**2. REPORT OF AGED ACCOUNTS RECEIVABLES**

**3. REPORT OF CONTRACT STATUS**

**4. REPORT OF PERMITS**

**5. REPORT OF EXPENDITURES BETWEEN  
\$50,000 - \$100,000**



## LEGAL FEES REPORT

<b>MONTH ENDING: <u>OCTOBER 31, 2020</u></b>			
	<b>Invoices</b>	<b>FY21 Budget</b>	<b>Budget Balance</b>
			<b>Beginning Bal: \$ 172,500.00</b>
Admiralty / Maritime / FMC	Ø	10,000.00	10,000.00
Bankruptcy	Ø	15,000.00	15,000.00
Construction	Ø	20,000.00	20,000.00
Employment / Labor	Ø	25,000.00	25,000.00
Environmental	3,527.50	20,000.00	16,472.50
General Support / Litigation	Ø	30,000.00	30,000.00
Hearing Master	Ø	2,500.00	2,500.00
Personal Injury	357.50	30,000.00	29,642.50
Real Estate / Land Use	5,479.11	20,000.00	14,520.89
		<b>172,500.00</b>	<b>163,135.89</b>
Budget Reduction		<b>-22,500.00</b>	<b>-22,500.00</b>
	<b>9,364.11</b>	<b>150,000.00</b>	<b>140,635.89</b>

**TAMPA PORT AUTHORITY**  
**Monthly Aged Receivables**  
**October 31, 2020**

Customer Number	Customer Name	Current	31 - 60 Days	61 - 90 Days	91 & Over	Customer Balance
<b>Port Fees</b>						
T163	ACE STEVEDORING CO INC	494.04	-	-	-	494.04
S036	ALTAMAR SHIPPING	240.00	240.00	-	-	480.00
T012	AMALIE OIL COMPANY	8,849.41	-	-	-	8,849.41
A415	AMERICAN VICTORY MARINERS	36.90	14.76	11.07	-	62.73
D054	ANCHOR SANDBLASTING AND COATINGS, INC	200.00	-	-	-	200.00
A512	BEYEL BROTHERS INC	-	-	867.00	-	867.00
T201	BUCKEYE TERMINALS, LLC	73,738.60	-	-	-	73,738.60
T003	CARGILL INC	5,792.91	-	-	-	5,792.91
D049	CARGILL SALT	(6.80)	-	-	-	(6.80)
T198	CEMEX CONSTRUCTION MATERIALS FLORIDA, LLC	36,800.84	-	-	-	36,800.84
T014	CENTRAL FLORIDA PIPELINE LLC	280,239.76	-	-	-	280,239.76
Q414	CENTURY METALS & SUPPLIES INC	798.34	-	-	-	798.34
Q439	CITROSUCO NORTH AMERICA, INC.	26,610.80	-	-	-	26,610.80
T109	CITRUS PRODUCTS	23,491.43	-	-	-	23,491.43
D047	CITY OF TAMPA	1,600.00	-	-	-	1,600.00
D048	CITY OF TAMPA TRANSPORTATION/STORMWATER SERVICES	180.00	-	-	-	180.00
T196	CROPLAND SERVICES, INC.	401.47	-	-	-	401.47
M044	CSX TRANSPORTATION	87,640.22	-	-	-	87,640.22
A423	DANN OCEAN TOWING, INC	16.00	116.00	-	-	132.00
D063	DAVIS INDUSTRIAL	-	40.00	-	-	40.00
Q081	DONGKUK INTERNATIONAL INC	1,101.57	-	-	-	1,101.57
Q032	DUFERCO STEEL, INC	171.66	-	-	-	171.66
S064	DV CONTAINER SERVICES	70.00	-	-	-	70.00
D062	FEDERAL MARINE TERMINALS	20.00	-	-	-	20.00
A031	FILLETTE GREEN & CO, INC	-	1,274.00	-	-	1,274.00
Q097	FRONTIER LOGISTICS SERVICES	2,010.01	-	3,411.36	-	5,421.37
A429	GAC SHIPPING (USA) INC	45,973.97	96.00	-	-	46,069.97
T185	GAETANO CACCIATORE INC	29,058.23	-	-	-	29,058.23
A540	GLENORE LTD	2,750.00	-	-	-	2,750.00
S043	GLOBAL DISTRIBUTION INC	(10.00)	20.00	-	-	10.00
T108	GRIFFIN INDUSTRIES	1,919.08	-	-	-	1,919.08
A264	GULF MARINE REPAIR INC	10,150.50	-	-	-	10,150.50
T063	GULF SULPHUR SERVICES	9,656.22	-	-	-	9,656.22

49

**TAMPA PORT AUTHORITY**  
**Monthly Aged Receivables**  
**October 31, 2020**

Customer Number	Customer Name	Current	31 - 60 Days	61 - 90 Days	91 & Over	Customer Balance
A306	INCHCAPE SHIPPING SERVICES	60,514.54	-	-	-	60,514.54
A078	INTERNATIONAL SHIP REPAIR	180.00	-	-	-	180.00
A350	KIMMINS CONTRACTING	40.00	-	-	-	40.00
A003	KIRBY OFFSHORE MARINE	7,596.41	-	-	-	7,596.41
Q170	KURT ORBAN PARTNERS	-	-	-	566.94	566.94
A248	LA CARRIERS, LLC	1,787.68	-	-	-	1,787.68
D065	LAKELAND PAVING COMPANY	220.00	-	520.00	-	740.00
T308	LOGISTEC GULF COAST LLC	25,410.45	-	-	-	25,410.45
T328	MAJESTIC STEEL USA	5,660.09	-	7,422.83	-	13,082.92
S049	MARDOT LOGISTICS INC	780.00	-	-	-	780.00
A360	MARTIN GAS MARINE	7,788.16	553.00	-	-	8,341.16
T135	MARTIN MARIETTA AGGREGATES	29,482.29	-	-	-	29,482.29
T134	MARTIN OPERATING PARTNERSHIP	5,344.19	-	-	-	5,344.19
A016	MARTIN PRODUCT SALES LLC	348.53	-	-	-	348.53
Q364	MARUBENI ITOCHU STEEL AMERICA INC (TX)	2,796.49	-	-	-	2,796.49
Q402	MASTER PIPE DISTRIBUTION	691.67	-	-	-	691.67
A465	MASTER, OWNER & OPERATORS	94,226.66	-	-	-	94,226.66
T199	MEDITERRANEAN SHIPPING CO./CHARLESTON	73,835.91	73,535.50	-	-	147,371.41
Q339	MEDTRADE INC	23,306.07	-	-	-	23,306.07
S070	MERCURY TRANSPORTATION DBA WORLD LOGISTICS USA	110.00	-	-	-	110.00
S067	MKD LOGISTICS LLC	650.00	-	-	-	650.00
A430	MORAN SHIPPING AGENCIES	2,905.82	-	-	-	2,905.82
A053	MORAN TOWING CORPORATION	15,638.20	-	-	204.19	15,842.39
T002	MOSAIC CROP NUTRITION, LLC	539.46	834.87	-	-	1,374.33
T011	MURPHY OIL USA INC	50,409.61	4,344.36	7,365.49	-	62,119.46
A486	NORTH AMERICAN GENERAL AGENTS	8,047.20	-	-	-	8,047.20
A071	NORTON LILLY INTERNATIONAL	68,929.46	-	-	-	68,929.46
A439	NOVA INTERNATIONAL SHIPPING	5,548.61	-	-	-	5,548.61
S050	ONLINE TRANSPORT INT'L - OTI	1,400.00	700.00	-	-	2,100.00
Q351	OPTIMA STEEL INTERNATIONAL, LLC	538.90	-	-	-	538.90
A341	ORION MARINE CONSTRUCTION	-	444.92	-	-	444.92
A069	OSG AMERICA INC	-	-	-	53.79	53.79
T064	PASCO TERMINALS INC	195,331.50	-	-	-	195,331.50
T205	PLAINS LPG SERVICES, L.P.	1,466.82	62.65	62.65	-	1,592.12

**TAMPA PORT AUTHORITY**  
**Monthly Aged Receivables**  
**October 31, 2020**

Customer Number	Customer Name	Current	31 - 60 Days	61 - 90 Days	91 & Over	Customer Balance
T318	PORT LOGISTICS TERMINAL OPERATIONS LLC	706.08	20.00	-	57.44	783.52
T006	PORTS AMERICA	6,208.24	-	-	126.75	6,334.99
T182	PORTS AMERICA	136,094.97	64.99	306.32	949.84	137,416.12
A283	PRO TRANSPORT INC, TAMPA	160.00	50.00	-	-	210.00
T292	PURAGLOBE FLORIDA LLC	738.00	-	-	-	738.00
A064	SAVAGE & SON, AR	251,561.05	-	-	-	251,561.05
A531	SAVAGE MARINE MANAGEMENT COMPANY, LLC	13,094.20	-	-	-	13,094.20
A065	SEA & LAND SHIPPING	33,997.56	-	-	-	33,997.56
A400	SEABULK TANKERS INC	215.28	-	-	-	215.28
Q202	SEAH STEEL AMERICA	5,716.91	-	-	-	5,716.91
S061	SOUTH BAY DISTRIBUTION CO. INC.	220.00	150.00	-	-	370.00
S069	SOUTHERN CARTAGE, INC	390.00	10.00	20.00	-	420.00
S042	SOUTHERN WASTE SERVICES INC	30.00	30.00	-	-	60.00
T021	TAMPA PORT SERVICES, LLC	11,706.21	8,146.05	6,406.15	-	26,258.41
Q191	TERNIUM INTERNATIONAL USA CORP.	449.90	365.23	62.82	-	877.95
T173	TITAN FLORIDA LLC	657.88	-	-	-	657.88
Q007	TOYOTA TSUSHO AMERICA	-	-	2,971.86	-	2,971.86
T150	TRADEMARK METALS RECYCLING FKA ONESTEEL	59,968.39	-	-	-	59,968.39
A251	TRADEMARK METALS RECYCLING LLC	20.00	-	-	-	20.00
A497	TRANS-ATLANTIC AGENCIES INC	105,600.42	-	-	-	105,600.42
T197	TRANSFLO TERMINAL SERVICES, INC.	89,934.99	-	-	-	89,934.99
T020	TRANSMONTAIGNE INC	98,008.80	-	-	-	98,008.80
S021	TRX SOUTHEAST (TAMPA #770)	350.00	150.00	-	-	500.00
T311	TTI Holdings, Inc.	388.74	389.34	25,916.03	-	26,694.11
Q163	UNIVERSAL STEEL PRODUCTS INC	2,328.57	-	-	-	2,328.57
M084	VANE BROTHERS	603.00	-	-	-	603.00
T119	VULCAN MATERIALS COMPANY	100,526.24	1,870.12	732.74	378.14	103,507.24
Q435	WEST COAST METALS	43.70	-	-	-	43.70
A538	WORK CAT TRANS GULF LLC	28,659.80	14,856.39	-	-	43,516.19
A532	WORLD FUEL SERVICES, INC.	2,132.20	-	-	-	2,132.20
T056	YARA NORTH AMERICA INC	9,494.51	-	-	-	9,494.51
T171	ZIM ISRAELI NAVIGATION COMPANY	20,015.86	-	-	-	20,015.86
<b>Subtotal Port Fees</b>		<b>\$ 2,321,541.38</b>	<b>\$ 108,378.18</b>	<b>\$ 56,076.32</b>	<b>\$ 2,337.09</b>	<b>\$ 2,488,332.97</b>

**TAMPA PORT AUTHORITY**  
**Monthly Aged Receivables**  
**October 31, 2020**

Customer Number	Customer Name	Current	31 - 60 Days	61 - 90 Days	91 & Over	Customer Balance
<b><u>Lease Charges</u></b>						
L219	AMERICAN VICTORY SHIP MEMORIAL MUSEUM	1,000.00	-	-	-	1,000.00
L296	BATSON-COOK CO.	-	20.00	-	-	20.00
L399	CEMEX CONSTRUCTION MATERIALS FLORIDA LLC	22,185.52	-	-	-	22,185.52
WTC05	CLARK REPORTING SERVICE INC	751.68	-	-	-	751.68
L044	DIVERSIFIED MARINE TECH	16,338.37	-	-	-	16,338.37
L404	INTEGRAL ENERGY, LLC	26,808.56	147,336.30	-	-	174,144.86
L308	LOGISTEC GULF COAST LLC	1,645.02	5,609.39	-	-	7,254.41
L328	MAJESTIC STEEL USA	440.00	-	-	-	440.00
L057	MARITRANS OPERATING CO LP	-	112.68	-	-	112.68
L324	NEXLUBE OPERATING, LLC	6,480.00	-	-	-	6,480.00
L291	ONLINE TRANSPORT INT'L LLC	33,284.67	53,838.86	-	-	87,123.53
L292	PURAGLOBE FLORIDA LLC	31,089.89	-	-	-	31,089.89
L329	SESCO CEMENT FLORIDA LLC	35,500.00	-	-	-	35,500.00
L235	STARSHIP CRUISE LINE	(79.80)	-	-	-	(79.80)
L067	TAMPA BAY PIPELINE COMPANY	-	-	79.86	-	79.86
L190	TAMPA SHIP LLC	6,500.00	-	-	-	6,500.00
L239	TITAN FLORIDA LLC	30,073.26	-	-	-	30,073.26
L146	VULCAN MATERIALS	499.74	-	-	-	499.74
<b>Subtotal Lease Charges</b>		<b>\$ 212,516.91</b>	<b>\$ 206,917.23</b>	<b>\$ 79.86</b>	<b>\$ -</b>	<b>\$ 419,514.00</b>

**TAMPA PORT AUTHORITY**  
**Monthly Aged Receivables**  
**October 31, 2020**

Customer Number	Customer Name	Current	31 - 60 Days	61 - 90 Days	91 & Over	Customer Balance
<b><u>License Renewals</u></b>						
B152	AMBASSADOR GROUP OF NORTH AMERICA LLC	-	-	-	350.00	350.00
A470	AMERICAN MARINE AGENCIES	-	-	-	250.00	250.00
B105	EMBASSY LIMOUSINE & SEDAN SERVICE INC	-	-	-	350.00	350.00
V057	FLORIDA COCA COLA	-	-	-	250.00	250.00
C052	HAPPY'S PRODUCE	-	-	-	250.00	250.00
A496	INTERCRUISES SHORESIDE & PORT SERVICES	-	-	-	500.00	500.00
B207	Motorcoach Class A Transportation, Inc.	-	-	-	350.00	350.00
B190	NETWORK MOBILITY SOLUTIONS, LLC	-	-	-	350.00	350.00
C006	OCEANWIDE TRADING INC	-	-	-	250.00	250.00
B091	OLYMPUS LIMOUSINE INC	-	-	-	350.00	350.00
A407	SHIP SUPPLY OF FLORIDA, INC	-	-	-	250.00	250.00
V106	TAHITIAN INN	-	-	-	350.00	350.00
T166	TAMPA ELECTRIC COMPANY	-	-	-	500.00	500.00
V066	TAMPA HOTEL,LLC/DBA/HOLIDAY INN EXPRESS	-	-	-	350.00	350.00
V078	WASTE SERVICES OF FLORIDA INC	-	-	-	250.00	250.00
<b>Subtotal License Renewals</b>		<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 4,950.00</b>	<b>\$ 4,950.00</b>
<b><u>Accounts in Litigation/Renegotiation/Bankruptcy</u></b>						
R003	CLEAR BLUE SPECIALTY INSURANCE CO	423.80	-	-	-	423.80
R006	INFINITY AUTO INSURANCE COMPANY	1,827.60	-	-	-	1,827.60
R005	LINKS INSURANCE SERVICES, INC	1,980.00	-	-	-	1,980.00
L257	NEW PORT TAMPA PROPERTY, LLC	-	-	-	10,000.00	10,000.00
R001	OWNERS OF M/V GIOVANNI TOPIC	-	43,742.33	-	-	43,742.33
A417	SULPHUR CARRIERS	70.74	70.74	70.74	8,158.72	8,370.94
R004	SZURA INSURANCE	180.00	-	-	-	180.00
A034	UNITED OCEAN SHIPPING	2,035.38	6,492.82	1,327.54	81,536.19	91,391.93
<b>Subtotal Accounts in Litigation/Renegotiation/Bankruptcy</b>		<b>\$ 6,517.52</b>	<b>\$ 50,305.89</b>	<b>\$ 1,398.28</b>	<b>\$ 99,694.91</b>	<b>\$ 157,916.60</b>
<b>Total Aged Receivables as of October 31, 2020</b>		<b>\$ 2,540,575.81</b>	<b>\$ 365,601.30</b>	<b>\$ 57,554.46</b>	<b>\$ 106,982.00</b>	<b>\$ 3,070,713.57</b>

**TAMPA PORT AUTHORITY**  
**MONTHLY CONTRACT STATUS REPORT**  
**10/31/20**

Project	Contractor	Contract Financial Record #	Original Bd App Date	Amt Approved Including Amendments	Costs Incurred to Date	Percent Complete
<b>OPERATING AND NON-CAPITAL CONTRACTS:</b>						
Secured Data Center Facility Lease	Protected Trust/IF&D Data Suites (year 7)	14-28	09/20/16	\$ 70,320	<b>5,860</b>	8.3%
Software Licensing - iSeaports	Harbour Mastery, Inc.	15-06	10/21/14	\$ 65,000	<b>38,595</b>	59.4%
Security System Maintenance & Repair	GSA Security	20-03	12/15/15	\$ 377,000	<b>258,247</b>	68.5%
SBE Uniformed Security Guard Service	Martinez & Company (year 2)	19-21	06/18/19	\$ 270,000	<b>50,542</b>	18.7%
Real Estate Consulting Services	CBRE, Inc.	16-17	08/16/16	\$ 175,000	<b>30,635</b>	17.5%
Government Relations Consultant Services	Van Scoyoc & Associates	20-33	09/17/19	\$ 90,000	<b>82,500</b>	91.7%
Insurance Consultants	Interisk	16-24	07/19/16	\$ 90,000	<b>47,479</b>	52.8%
State Legislative Services	Advocacy Group at Cardenas Partners (year 3)	21-29	08/20/19	\$ 60,000	<b>5,000</b>	8.3%
Elevator/Escalator Maintenance & Repair Services	ThyssenKrupp Elevator	20-27	08/16/16	\$ 427,084	<b>352,087</b>	82.4%
Website Development & Website Hosting Services	GSL Solutions	20-35	09/17/19	\$ 45,000	<b>12,075</b>	26.8%
Video Production Services	Shooting Stars Post Inc	17-30	17/18/17	\$ 75,000	<b>60,588</b>	80.8%
Software Licensing - Concur	Carahsoft Technology Corp	20-05	05/15/18	\$ 190,465	-	0.0%
Law Enforcement Services	Hillsborough County Sheriff's Office	20-31	11/19/19	\$ 2,382,219	<b>741,359</b>	31.1%
Workers Compensation Insurance	PGIT (Preferred Governmental Insurance Trust)(year 4)	20-05	08/21/18	\$ 87,330	-	0.0%
Grounds Maintenance	TCC Enterprise Inc	09-06	08/21/18	\$ 81,508	<b>58,076</b>	71.3%
Janitorial Services	ASK Solutions; All Southern Cleaning	19-08	09/20/16	\$ 446,000	<b>385,770</b>	86.5%
HVAC Monitoring, Routine Service & Repair	Tampa Bay Trane	20-12	09/02/14	\$ 84,200	<b>69,485</b>	82.5%
Consulting Services	HCP Associates	20-14	10/15/2019	\$ 120,000	<b>118,988</b>	99.2%
Uniformed Security Guard Services	G4S Security Solutions (Year 1)	19-15	11/13/2018	\$ 2,800,000	<b>2,234,478</b>	79.8%
Grounds Maintenance	Williams Landscape Management (year 2)	20-18	09/17/19	\$ 247,500	<b>243,750</b>	98.5%
Government Relations Consultant Services	Alcalde & Fay	20-25	09/17/19	\$ 90,000	<b>7,500</b>	8.3%
Copier Leases (8 copiers)	Sharp Business Systems	19-11	10/16/18	\$ 60,000	<b>37,450</b>	62.4%
State Legislative Services	Capital City Consulting, LLC	19-30	08/20/19	\$ 60,000	<b>60,000</b>	100.0%
I.T. Consultant	Tribridge	20-23	09/18/18	\$ 85,000	<b>51,600</b>	60.7%
Janitorial Services	Xtremely Clean	20-08	10/15/19	\$ 428,688	<b>377,411</b>	88.0%
Insurance Consultants	McGriff, Seibels & William, Inc	20-24	06/18/19	\$ 45,000	<b>1,971</b>	4.4%
Medical Insurance	Florida Blue	20-37	10/15/19	\$ 2,800,000	<b>2,375,467</b>	84.8%
<b>OPERATING AND NON-CAPITAL CONTRACTS:</b>				<b>\$ 11,752,315</b>	<b>\$ 7,706,912</b>	
<b>CONTINUING ANNUAL CONTRACTS:</b>						
Disaster Recovery services	Belfor USA Group (Year 1)	18-22	04/17/18	\$ 30,000	\$ -	0.0%
Professional Service Contracts	Various	19-01-02	07/24/17	\$ 6,450,000	\$ 4,109,327	63.7%
Professional Service Contracts	Various	20-01-02	09/17/19	\$ 7,829,087	\$ 4,908,415	62.7%
Professional Service Contracts	Various	21-01-02	09/15/20	\$ 6,100,000	\$ -	0.0%
<b>CONTINUING ANNUAL CONTRACTS:</b>				<b>\$ 20,409,087</b>	<b>\$ 9,017,742</b>	

**TAMPA PORT AUTHORITY**  
**MONTHLY CONTRACT STATUS REPORT**  
10/31/20

Project	Contractor	Contract Financial Record #	Original Bd App Date	Amt Approved Including Amendments	Costs Incurred to Date	Percent Complete
<b>CONSTRUCTION AND CAPITAL CONTRACTS:</b>						
Terminal 3 - roof replacement	R.F. Lusa & Sons Sheetmetal, Inc.	17-14	02/21/17	\$ 675,252	\$ 556,440	82.4%
Eastport Fill And Phase 2 Expansion Engineering Services	Moffatt & Nichol	17-18	09/19/17	\$ 1,507,800	\$ 679,800	45.1%
Navigational Improvements	Orion Marine Construction	20-04	08/20/19	\$ 2,500,000	\$ 2,330,121	93.2%
Unit Price Dredging	Orion Marine Construction	20-31	09/17/19	\$ 1,250,000	\$ 769,845	61.6%
Phase 1 Terminal 2 & 6 - Baggage claim areas & CBP	Gilbane Building Company	19-10	12/18/18	\$ 5,329,508	\$ 5,281,091	99.1%
Berth 211 Upands Improvements	Pepper Construction	19-16	03/19/19	\$ 19,646,396	\$ 13,858,285	70.5%
Hookers Point Rail - Crossing Arms Relocation	Cemex	19-20	06/18/19	\$ 34,000	\$ -	0.0%
Portwide Roadway Improvements - Emergency Access Road	Ajax Paving Industries of FL	19-29	08/20/19	\$ 1,542,395	\$ 726,575	47.1%
Port Redwing Railroad Extension	STX Corporation	20-16	02/18/20	\$ 4,257,909	\$ 495,828	11.6%
Berth 214 - Phase 2	Phillips and Jordan	20-20	02/18/20	\$ 4,506,725	\$ 3,448,856	76.5%
Big Bend Channel Aids to Navigation	Tampa Bay Marine, Inc	20-50	06/16/20	\$ 1,239,274	\$ 95,724	7.7%
Port Redwing Berth 302 Access Road	QGS Development, Inc	20-51	06/16/20	\$ 1,239,740	\$ 158,480	12.8%
TECO Utility Relocation for Berth 211	TECO	20-22	06/18/19	\$ 150,000	\$ 99,978	66.7%
<b>CONSTRUCTION AND CAPITAL CONTRACTS:</b>				<u>\$ 46,129,000</u>	<u>\$ 29,902,705</u>	
<b>GRAND TOTAL:</b>				<u>\$ 78,290,402</u>	<u>\$ 46,627,359</u>	

**PERMIT REPORT**  
10/1/2020 – 10/31/2020

**PERMITS ISSUED**

20-040	Andalucia Master Association (Sorg) – Slip D-12	Non-covered boatlift/finger pier extension/Apollo Beach Canal/Apollo Beach
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**REVISIONS**

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**VIOLATIONS**

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\*Indicates that permit was issued After-The-Fact

**PENDING APPLICATIONS SUMMARY**

<b>Appl.#</b>	<b>M/ S</b>	<b>Applicant</b>	<b>Proposed Work</b>
15-015 Rev #1	S	RMC Brothers	Modify Existing Dock-Extend 5-Finger Pier Lengths & Add "T" Terminal Platform to Pier - Restaurant Docking Facility Expansion <b>w/ required New SSLs Lease</b>
07-149 Revision 1	S	Tampa Bay Marina, Inc	Modify Dock Plan for Construction of 117 Boat Sips & 93 Boat Lifts. No Dredging.
18-020 Rev #1	M	MCI Metro Access Transmission Service d/b/a Verizon	HDD boring with a 2 inch HDPE conduit for fiber optic cable utility project @US 301, south of Saffold Road <b>w/ Existing SSLs Esmt.</b>
19-014 Rev #1	M	KBC Enterprise, Inc.	Replace dock for Restaurant @1112 Apollo Beach Blvd., Apollo Beach <b>w/ potential Modified SSLs Lease needed</b>
19-022	M	Florida Oil Services, Inc.	Remove Existing Dock & Construct 2 new Docks with 18 Transient Slips for upland Restaurant patrons <b>w/ New SSLs Lease on Alafia River</b>
19-045	M	Vaniza Atiq LLC	Repair Seawall
20-001	M	Innovative Design Leaders Corp.	2 Accessory Docks & Pile Supported Concrete Loading Ramp/Pier for New Riverview Boat Storage (upland) Facility @ 10531 Moody Rd, Riverview on Alafia River <b>w/ Proposed SSLs Lease</b>
20-003	M	Southern Light, LLC	Sub-aqueous fiber optic cable Memorial Hwy. @ Dick Creek <b>w/ possible SSLs Esmt.</b>
20-004	M	Southern Light, LLC	Sub-aqueous fiber optic cable Memorial Hwy. @ Rocky Creek <b>w/ possible SSLs Esmt.</b>
20-006	M	Southern Light, LLC	Sub-aqueous fiber optic cable Hillsborough Ave. @ Double Branch Creek-E. Xing <b>w/ possible SSLs Esmt.</b>
20-007	M	Southern Light, LLC	Sub-aqueous fiber optic cable Hillsborough Ave. @ Double Branch Creek-W. Xing <b>w/ possible SSLs Esmt.</b>
20-010	S	Port Tampa Bay	Bulkhead wall, fill, dredge Berth 214
20-012	M	Saad & Barbara Hakky	Multi-Slip Dock & boatlift for New Multi-Family Residential Development on Hillsborough River (COT-SSLs)
20-015	M	Brett Emes	Maintenance dredging-Lot 57 Len-Little Harbor
20-017	M	Robert Wilson	Dock @ 6111 Lagomar Ln-Andalucia Lot <b>w/ Lease Required?</b>
20-019	M	Bridgeview Estates/Richard Rasmussen	Catwalk/Finger Pier & Non-Covered Boat Lift Addition to Existing Multi-Family Res. Community Dock
20-022	M	Southern Light, LLC	Sub-aqueous fiber optic cable SR 60/CCCswy @ Old Tampa Bay-flushing cut Xing <b>w/ possible SSLs Esmt</b>
20-023	M	Southern Light, LLC	Sub-aqueous fiber optic cable Fowler Ave @ Hillsborough River Xing <b>w/ possible SSLs Esmt (COTT)</b>
20-025	M	City of Tampa Mobility Dept	Repairs to Cass St. bridge and subaqueous/HDD cable utility line @ Hillsborough River

<b>Appl.#</b>	<b>M/ S</b>	<b>Applicant</b>	<b>Proposed Work</b>
20-026	M	City of Tampa Mobility Dept	Repairs to Brorein St. bridge and subaqueous/HDD cable utility line @ Hillsborough River
20-028	M	NR Rocky Point Property	Remove/replace private multi-family residential multi-slip dock for Island Club @ 3015 Rocky Point Dr., Tampa <b>w/ proposed SSLs Esmt Modification</b>
20-031	M	Hillsborough County Capital Programs Dept	Replace Phillips Lane Bridge (Bridge #104320) over Kitchen Branch <b>w/ Proposed SSLs Esmt.</b>
20-032	M	Southern Light, LLC	Directional Bore Utility Cable @ McIntosh Rd. Crossing Hollomans Branch Creek – <b>SSLs Esmt. Required?</b>
20-035	M	William Lethgo	Hold/Closed/Mira Bay Lot
20-037	M	David Seitz	Hold/Mira Bay Lot Dock Proposed
20-038	M	Paul Holmberg	Replace Seawall & New Boat Ramp @ 2805 Gulf City Rd., Ruskin – LMR/ARPA/CBAP
20-040	M	Andalucia Master Assoc./Richard Pungello	Add Boat Lift & Finger Pier Extension 2 Marina Slip D-12
20-041	M	Southern Light, LLC	Sub-aqueous HDD fiber optic cable utility line – US HWY 301 @ Hillsborough River (Unincorp. HC) <b>w/ SSLs Esmt Required?</b>
20-042	M	Port Tampa Bay	Install two 3-pile clusters for the mooring of a barge @ a temporary facility for Tampa Bay Pilots
20-043	M	TECO Peoples Gas	Replace gas main 2 <sup>nd</sup> Street east ROW Crossing Marsh Branch/Ruskin Inlet <b>w/ proposed SSLs Esmt.</b>
20-044	M	City of Tampa Wastewater Dept.	Subaqueous Crossing
20-045	M	Southern Light LLC	Subaqueous bore, Tampa By-pass Canal – Plant City to SR 60
20-046	M	Kelly Kowall – My Warrior's Place	Add Boatlift to East Dock @ 101 NW 22 <sup>nd</sup> Street, Ruskin/ LMR/ARPA/CBAP
20-047	M	Elizabeth Tavis	Install pilings/dock and railings @3931 SE 24 <sup>th</sup> Street-Ruskin/ LMR/ARPA/CBAP
20-048	M	Jacqueline Sathe	Rip-rap/dock/lift @2307 7 <sup>th</sup> Street SW-Ruskin / LMR/ARPA/CBAP
20-049	M	Southern Light LLC	Fiber optic cable-11210 US HWY 41S Gibsonton
20-050	M	Bal Harbour Chateaux Condos/Greg Coker	Install new dock-4 8" boatlift pilings-1008 Apollo Beach Blvd., Apollo Beach
20-051	M	David Hudson	Replace dock and boatlift-1017 River Drive-Ruskin, FL
20-052	M	Tampa Bay Water (Robert McConnell)	Install single piling for permanently mounting a continuous water quality monitoring sonde @ 603 Big Bend Road-TECO Big Bend Site-Gibsonton

**EXPENDITURES**  
Between \$50,000 - \$100,000  
10/01/2020 - 10/31/2020

COMPANY	DESCRIPTION	AMOUNT	FUNDING	ADDITIONAL INFORMATION
Computer Sciences Corp	I.T. Consulting Services	\$ 51,589.90	Operating	I.T. Consulting Services

Board Meeting  
November 17, 2020  
ID149166

**F. EXECUTIVE DIRECTOR REPORT**

**G. PRESENTATIONS**

**H. NEW BUSINESS/COMMISSIONERS'  
COMMENTS**

**PORT PRESIDENT/CEO ANNUAL  
PERFORMANCE EVALUATION**

**I. FUTURE PROPOSED PROJECTS**

**PORT TAMPA BAY - LIST OF FUTURE PROPOSED PROJECTS  
NOVEMBER 2020**

Procurement Number	Project Name	Current Contractor/ Consultant	Estimated Proposal/Bid Release	Estimated Board Approval
ITB 002-21	Two (2) STS Container Cranes	New ITB	TBD	TBD
RFQ 001-21	Mechanical, Electrical & Plumbing Engineering Consultant Services	Hall Engineering	Nov 2020	Feb 2021
ITB 001-21	Unit Price Marine Repair & Improvements	Orion Marine Construction	Dec 2020	Jan 2021
RFQ 001-20	Engineering Services for Berth 214 Uplands Development	New RFQ	Jan 2021	Mar 2021
RFQ 008-20	Transload Climate Controlled Warehouse	New RFQ	TBD	TBD

NOTE: This list contains possible future projects. Be advised these projects may be cancelled, delayed, or revised as required by PTB. Recently added projects are reflected in **bold**.

**J. CALENDAR OF EVENTS**

**K. DATE OF NEXT MEETING**

**TUESDAY, DECEMBER 15, 2020, 9:30 AM**

*VISIT [WWW.PORTTAMPABAY.COM](http://WWW.PORTTAMPABAY.COM) FOR FURTHER INFORMATION*

**L. ADJOURNMENT**