



**PORT TAMPA BAY
MONTHLY BUSINESS MEETING
AUGUST 18, 2015 - 8:30 AM**

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Monday, August 31, 2015, 10:00 am - FY 2016 Budget Workshop

Wednesday, September 9, 2015, 5:01 pm - Tentative Millage Rate and FY 2016 Budget Public Hearing

Tuesday, September 22, 2015, 5:01 pm - Final Millage Rate and FY 2016 Budget Public Hearing

- K. **Date of Next Meeting - Tuesday, September 15, 2015, 9:30 am**
- L. **Adjournment**

A. INVOCATION AND PLEDGE

PUBLIC COMMENT

B. APPROVAL OF MINUTES

**PRESENTATION OF CARGO AND CRUISE
QUARTERLY REPORT**

**PRESENTATION AND APPROVAL OF
FINANCIAL STATEMENT**

C. APPROVAL OF CONSENT AGENDA

**PORT TAMPA BAY
Business Meeting
July 21, 2015**

The Port Tampa Bay (PTB) Business Meeting was called to order at 11:00 a.m. with the following Board members present: Mr. Stephen W. Swindal, Chairman; Mr. Carl Lindell, Jr., Vice Chairman; Mr. Patrick H. Allman, Secretary/Treasurer; Ms. Sandra Murman, Commissioner; Mr. John B. Grandoff III, Commissioner; Mayor Bob Buckhorn, Commissioner; and Mr. Gregory Celestan, Commissioner.

The following PTB senior management staff members were present: Mr. Paul Anderson, Port President and Chief Executive Officer; Mr. Raul Alfonso, Executive Vice President and Chief Commercial Officer; Mr. Charles Klug, Chief Legal Officer; Mr. Mike Macaluso, Chief Financial Officer; Mr. John Thorington, Vice President of Government Affairs and Board Coordination; Mr. Bruce Laurion, Vice President of Engineering; Mr. Wade Elliott, Vice President of Marketing; Mr. Lane Ramsfield, Vice President of Real Estate; Mr. Karl Strauch, Vice President of Brand Development and Regional Alliances; Ms. Donna Wysong, Vice President of Legal Affairs; and Mr. Ed Miyagishima, Senior Advisor to Port President/CEO.

The public attendance sheet is Attachment 1.

A. INVOCATION – PLEDGE

Chaplain Steve Finnesy gave the invocation and led the Pledge of Allegiance.

B. PUBLIC COMMENT

There were no public comments.

APPROVAL OF MINUTES OF THE JUNE 16, 2015 BOARD MEETING

Mayor Buckhorn, seconded by Commissioner Murman, moved to approve and receive the Minutes of the June 16, 2015 Board Meeting. The motion carried unanimously.

APPROVAL OF THE FINANCIAL STATEMENT OF NINE MONTHS ENDING JUNE 30, 2015

Mr. Mike Macaluso presented the statement and reviewed specific line items.

Mr. Anderson noted that he and PTB staff went through a vigorous and robust revenue projection review with customers and tenants. PTB had increased projections in the previous fiscal year by ten percent, which were exceeded and tracked well above Gross Domestic Product (GDP). The revenue increase projected for this fiscal year was five percent, which is also above projected GDP. Mr. Anderson continued that PTB was being aggressive on revenue projections.

There being no further comments, Commissioner Murman, seconded by Mayor Buckhorn, moved to approve the Financial Statement of Nine Months ending June 30, 2015. The motion carried unanimously.

C. APPROVAL OF CONSENT AGENDA

- 1. Approval of the License Agreement with Great Lakes Dredge & Dock Company, LLC**
- 2. Approval of the Contract Renewal with Interisk Corporation – Provider of Insurance Consultant Services**
- 3. Approval of The Florida Aquarium, Inc. Month to Month Lease Agreement**

Commissioner Murman, seconded by Mayor Buckhorn, moved to approve the consent agenda as presented. The motion carried unanimously.

D. REGULAR AGENDA

- 1. Approval of Lease Agreement with Seabulk Towing, Inc.**

Chairman Swindal stated he would abstain from voting on this item due to his company being a competitor of Seabulk Towing, Inc. (Seabulk).

Mr. Lane Ramsfield outlined the item as presented in the write-up included in the agenda.

In response to Commissioner Lindell, Mr. Ramsfield stated that Seabulk had recently installed some improvements, including building upgrades and some waterside improvements on the docks.

In response to Commissioner Allman, Mr. Ramsfield noted that the rental rate would increase from \$45,000 to \$52,000.

There being no further questions, Commissioner Murman, seconded by Mayor Buckhorn, moved to authorize the Port President/CEO or his designee to execute a Lease Agreement with Seabulk Towing, Inc., subject to the terms described in the agenda item and review by the Chief Legal Officer. The motion carried six to zero, with Chairman Swindal abstaining.

- 2. Approval of the Award of Contract for the Port Tampa Bay Directory, Map and Magazine**

Mr. Karl Strauch outlined the item as presented in the write-up included in the agenda.

There being no comments, Commissioner Murman, seconded by Mayor Buckhorn, moved to authorize the Port President/CEO or his designee to negotiate and execute a contract with Clements Publishing Company for the production of the Port Tampa Bay directory, map and magazine, subject to review by the Chief Legal Officer. The motion carried unanimously.

3. Approval of Tentative Millage Rate for Fiscal Year (FY) 2016

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

Commissioner Murman stated that she had consistently advocated for reducing the millage rate and praised Mr. Macaluso for a positive financial report, which reflected PTB being fiscally responsible while maintaining an aggressive capital program.

In response to Chairman Swindal, Mr. Macaluso stated that the projected tax dollars to be received this year would be \$11.2 million while the projected tax dollars with the proposed millage rate for FY 2016 would be \$10.9 million.

In response to Commissioner Lindell, Mr. Macaluso stated that the maximum rate PTB can impose per its Enabling Act was .50 mills per \$1,000 valuation. However current legislation states the maximum millage rate, through the calculation process, would be .3067 per \$1,000 valuation. Commissioner Lindell noted that the proposed millage rate was nearly half of the maximum allowable rate.

There being no further comments, Commissioner Murman, seconded by Commissioner Allman, moved to authorize the Port President/CEO or his designee to submit the tentative millage rate of \$0.1550 per \$1,000 property valuation to the Hillsborough County Property Appraiser. Final approval of the FY2016 millage rate will be subject to Board approval subsequent to the public hearings to be held in September of 2015. The motion carried unanimously.

4. Approval of the Award of Contract for Port Redwing Improvements Phase IV (Concrete Paving and Access Road); PTB Project No. 15-01914-03, ITB no. B-011-15)

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

In response to Commissioner Murman's recommendation, Mr. Laurion stated that the contract did not contain an incentive clause but does have a liquidated damage clause. Mr. Anderson noted that good strategic planning had enabled PTB to stay ahead of encountering immediate service needs. Mr. Anderson thanked Commissioner Murman for her recommendation and indicated that PTB would consider an incentive clause for certain projects in the future.

In response to Commissioner Lindell, Mr. Laurion explained that PTB had received funding from Florida's Seaport Bond program for three strategic projects, the Port Redwing Improvements Development project, the East Port Development project, and the Hookers Point Development project. PTB would not be liable for the bonds.

Commissioner Allman made brief comments regarding PTB's good planning for the project. Mr. Anderson noted that this project would allow heavier moves over the bulkheads, which would allow increased tonnage revenues.

There being no further comments, Commissioner Murman, seconded by Commissioner Allman, moved to authorize the Port President/CEO or his designee to execute Contract No. 15-

01914-03 with QGS Development, Inc. for Port Redwing Improvements Phase IV in an amount not to exceed \$1,590,000, which includes a ten percent contingency fund to remedy any unforeseen conditions, all subject to review by the Chief Legal Officer. The motion carried unanimously.

5. Approval of the Purchase of Port Security and Operations Vehicles

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

In response to Commissioner Lindell, Mr. Dubina noted that staff had consulted with the Hillsborough County Sheriff's Office (HCSO) about leasing vehicles. HCSO had completed a detailed study and determined that leasing vehicles was not economical and efficient.

There being no further comments, Commissioner Murman, seconded by Commissioner Lindell, moved to authorize the Port President/CEO, or his designee, to spend a maximum of \$255,000 for the purchase of up to seven port security/operations vehicles with related emergency equipment, subject to review by the Chief Legal Officer. The motion carried unanimously.

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**

Mayor Buckhorn, seconded by Commissioner Lindell, moved to receive the reports as presented. The motion carried unanimously.

F. PRESENTATIONS

State lobbyists, Ms. Jan Gorrie of Ballard Partners, Inc. and Mr. Justin Day, of The Advocacy Group at Cardenas Partners, LLC (TAGCP), presented a brief state legislative update. Ms. Gorrie noted the unusual legislative session, including the early dismissal in the House, with fewer bills introduced and fewer bills passed than previous sessions.

Ms. Gorrie noted the strong teamwork between PTB and the state lobbying team, and commented on the outpouring of support from the local delegation as well as other legislative members. After the legislature put together a \$78 billion budget, the Governor vetoed a large amount of funding, which included items that circumvented the Florida Seaport Transportation and Economic Development (FSTED) process. However, funding for Florida ports remained at over \$100 million.

Ms. Gorrie stated that the future economic outlook estimates have delivered a five percent increase in the recurring amount of general revenue with less than \$200 million in nonrecurring funding.

Mr. Justin Day stated that there was a proposed increase in FSTED funding from a minimum of \$15 million to \$25 million, which received support from the House and Senate yet

did not pass amid the early session dismissal. Mr. Day continued that the proposed increase could be resubmitted at the next regular session in January 2016. After several previous attempts, Representative Lake Ray's freight logistics bill passed this year. The bill defines what a freight logistics zone is and allows those zones to be eligible for priority and state funding in the future. Mr. Day noted that the Transportation and Ports Subcommittee was the first committee in Florida's history with "Port" in the name. Port issues will be presented through that committee, which is another indication of the support ports are getting from Tallahassee.

Mr. Day concluded by noting the 2016 Legislative Session would begin in January and that the Hillsborough Delegation would meet on September 25, 2015.

In response to Commissioner Allman, Ms. Gorrie stated that the Governor had not vetoed any Port Tampa Bay projects.

Commissioner Murman noted the importance of Mr. Anderson's positive legislative relationships. Commissioner Murman referenced the FSTED process and suggested the Board and staff determine the next capital projects to so as to begin the process for funding through FSTED.

Mr. Anderson thanked Commissioner Murman for her supportive remarks and also Ms. Gorrie and Mr. Day for their presentation. Mr. Anderson continued that PTB pursued projects of sound need with strong return on investment that will benefit future generations. Every grant is 50% matched by PTB through its ability to throw off net operating income, forming a 50/50 partnership between PTB and FDOT.

Ms. Gorrie referenced the Governor's strong support of seaports.

Ms. Lois Moore, federal lobbyist from Alcalde and Fay, gave a brief federal legislative update noting past, present and projected funding for Operations and Maintenance of the federally maintained channels as well as the status of various needs, such as the dredge material disposal facility.

In response to Commissioner Celestan, Ms. Moore stated that there may be some significant additional discretionary dredging-related funding available to ports in FY 16 as there was in FY 14.

Lois Moore's presentation is [Attachment 2](#).

G. EXECUTIVE DIRECTOR REPORT

Mr. Anderson reported that PTB had recently hosted the Commandant of the U.S. Coast Guard, Admiral Paul Zukunft, who was joined by Coast Guard Captain of the Port/Commander of Coast Guard Sector St. Petersburg, Captain Greg Case, in a tour through the Port Security Operations Center. The guests were also briefed on PTB's cybersecurity efforts. The next day PTB hosted the commissioning of the U.S. Coast Guard Cutter *Richard Dixon*.

Mr. Anderson announced PTB's recent StormReady designation by the National Weather Service. The StormReady program recognized communities or organizations that have protocols in place to mitigate weather disasters and promote protection of life and property. Port Tampa Bay is the first port in the nation to receive the StormReady certification.

Mr. Anderson thanked the Tampa Bay Harbor Safety and Security Committee for its efforts in assisting PTB in receiving this designation. Mr. Anderson also thanked Mr. Ted Baron of the National Weather Service.

Port Tampa Bay hosted Mr. Bryan Koon, Director, Division of Emergency Management for the State of Florida, on a tour of the port as part of an ongoing commitment to safety and preparedness. Mr. Anderson continued that the tour highlighted the critical role of PTB to Florida's economy, including its role as the energy gateway supplying 43% of the state's fuel.

On Friday, July 17, 2015, the Friends of the Riverwalk announced three concepts for monuments to be placed along the riverfront. Mayor Buckhorn and Commissioner Murman participated in unveiling the concepts, including the cigar industry and its importance to Tampa, the connection of Henry Plant's railroad to the Port, and World War II. The World War II focus was on MacDill AFB but also included strong acknowledgement of the tremendous role local shipyards played in building ships for the U.S. war effort.

H. NEW BUSINESS / COMMISSIONERS' COMMENTS

Commissioner Allman recommended staff discuss how to exempt Channelside and cruise customers from paying the higher-rate parking fees during special events, such as hockey games and concerts, when negotiating the next lease with the third-party parking garage management.

I. FUTURE PROPOSED PROJECTS

Mr. Anderson noted the list of upcoming projects and the proposed dates.

J. CALENDAR OF EVENTS

Monday, August 31, 2015 10:00 am – FY 2016 Budget Workshop

Wednesday, September 9, 2015, 5:01 pm – Tentative Millage Rate and FY 2016 Budget Public Hearing

Tuesday, September 22, 2015, 5:01 pm – Final Millage Rate and FY 2016 Budget Public Hearing

K. NEXT MEETING

Chairman Swindal announced that the next Board meeting was scheduled for Tuesday, August 18, 2015 at 9:30 am.

L. ADJOURNMENT

There being no further business, the meeting adjourned at 12:08 p.m.

ATTEST:

Stephen Swindal, Chairman

Patrick H. Allman, Secretary/Treasurer

PORT TAMPA BAY BUSINESS MEETING

JULY 21, 2015 – 11:00 a.m.

PUBLIC ATTENDANCE SIGN-IN SHEET**NAME****BUSINESS**

Bruce Tanberg	Parsons Brinckerhoff
Tan Garcia	Bullard Partners
Dennis Martin	PTB
Randy McClave	Intern
Steve Finnerty	Scafares Center
Thompson Lykes	Lykes Ins.
WESLEY MORSE	PTB
EMILIO F. SALBARRIA	PTB
SHAWN BROWN	PTB
Parke Wright IV	CUBA
Rick Davis	NOAA/NWS
DOUG WRAY	Ports America
Whitney Stevens	Adaman
John Muller	FLAQ
DANIELLE JOHNSON	ISL
Kristen Chittenden	Henry Marine

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Additional spaces on next page.

PORT TAMPA BAY BUSINESS MEETING

JULY 21, 2015 - 11:00 a.m.

PUBLIC ATTENDANCE SIGN-IN SHEET

NAME

BUSINESS

Arthur Savage

A.A. Savage & Son

Yvette Hammett

Tribune

SAL KASS

Ports America

Tom Reis

Scheda Ecological Assess¹²

Zack Hoover

RSA Consulting

Edward Briggs

RSA Consulting

Bill Kuzmick

Port Hand / A.V.C.

MARC DANIEL

D&E

COURTNEY PALERMO

AMERISAFETY

Stephen Koll

ILHA


Sharon Mangione

Ronan & Partners, Inc.

ALCALDE & FAY
GOVERNMENT & PUBLIC AFFAIRS CONSULTANTS

**TAMPA PORT AUTHORITY
REPORT ON FEDERAL ACTIVITIES**

July 21st, 2015




2111 Wilson Boulevard, 8th Floor
Arlington, Virginia 22201
www.Alcalde-Fay.com

**Federal Allocations: Tampa Harbor
Operations & Maintenance (O&M)**

FY 2015	
December 2014	Enacted \$10,000,000
FY 2016	
February 2015	Budgeted \$9,500,000
May 2015	Approved by House of Representatives
May 2015	Approved by Senate Appropriations Committee

Additional Funding for O&M

- Additional discretionary funding provided by the FY 2016 Energy and Water Appropriations bills.
- Provides a cushion, should Tampa Harbor have additional needs
- Additional funds in the FY 2014 Omnibus Act enabled \$3 million in additional funds for Tampa Harbor.



ALCALDE & FAY

**Tampa Harbor Total O&M Funding
2008-2016**

Fiscal Year	Tampa Harbor O&M
2016	* \$9,500,000
2015	\$10,000,000
2014	\$13,300,000
2013	\$16,455,000
2012	\$12,260,630
2011	\$5,250,000
2010	\$5,813,000
2009	\$4,702,000
2008	\$4,129,000

*pending final congressional approval

ALCALDE & FAY

Ongoing Work with Army Corps of Engineers

- Maintenance of Tampa Harbor
- Dredge Material Disposal Facility DMDF
 - \$15 million allocated
 - Completion Date: July 28
 - To accommodate disposal needs for next 20 years
- Options for Channel Dredging / Port Redwing
- Tampa Harbor General Reevaluation Report



Other Federal Legislation

- Trade Promotion Authority (TPA)
 - Enacted June 29
- Multi-modal Transportation Legislation/Highways, Railroads, Ports
 - Improvements to the National Freight Network
- Development of Implementing Guidance, WRRDA 2014
- Port Security Grant Program
 - \$100 million in House & Senate FY 2016 DHS Appropriations Bills
- National Infrastructure Investment Grants (TIGER)
 - \$100 million in House FY 2016 DOT Appropriations Bill; \$500 million in Senate Bill
- Port Performance Act
 - S. 1298 requires Annual Report on throughput capacity at top 25 Ports



Port Tampa Bay
Port Tampa Bay Berths
Year to Date (Oct-Jun)
FY15 VS FY14

BULK CARGO				
	FY15	FY14	Inc(Dec)	%
COMMODITY	NET TONS	NET TONS		
DRY BULK CARGO				
CEMENT, BULK	140,715	65,257	75,458	116%
CITRUS PELLETS	35,125	42,988	(7,863)	-18%
GRANITE ROCK, BULK	460,530	447,202	13,328	3%
LIMESTONE	1,621,895	1,200,567	421,328	35%
PHOSPHATIC CHEMICAL, BULK	994,153	901,972	92,181	10%
<i>Other Dry Bulk Commodities</i>	<i>168,147</i>	<i>140,338</i>	<i>27,809</i>	<i>20%</i>
Total Dry Bulk Cargo:	3,420,565	2,798,324	622,241	22%
LIQUID BULK CARGO				
AMMONIA, ANHYDROUS	315,533	351,862	(36,329)	-10%
CONCENTRATE & JUICE	85,742	59,313	26,429	45%
PETROLEUM PRODUCTS	5,317,226	4,859,654	457,572	9%
SULPHUR, LIQUID	932,126	641,299	290,827	45%
SULPHURIC ACID	42,669	12,402	30,267	244%
<i>Other Liquid Bulk Commodities</i>	<i>131,754</i>	<i>58,603</i>	<i>73,151</i>	<i>125%</i>
Total Liquid Bulk Cargo:	6,825,050	5,983,133	841,917	14%
TOTAL BULK CARGO:	10,245,615	8,781,457	1,464,158	17%
GENERAL CARGO				
	FY15	FY14	Inc(Dec)	%
Commodity	NET TONS	NET TONS		
Containerized	371,529	310,175	61,354	20%
Scrap Metal	159,120	303,484	(144,364)	-48%
Steel Products	271,623	160,504	111,119	69%
Vehicles ¹ (in tons)	3,186	3,182	4	0%
<i>Other General Cargo Commodities</i>	<i>4,124</i>	<i>7,972</i>	<i>(3,848)</i>	<i>-48%</i>
TOTAL GENERAL CARGO:	809,582	785,317	24,265	3%
TOTAL BULK AND GENERAL:	11,055,197	9,566,774	1,488,423	16%
TEUS² (includes empties)	40,462	34,528	5,934	17%
Passengers³	764,910	753,217	11,693	2%
No. of Sailings	186	171	15	9%

Notes:

¹Does not include tractors, trailers or ferry vehicles

²Port Authority Berths only-includes empties

³ Includes embark/disembark/intransit passengers

Data as of 8-10-15
Subject to Change
by ETA Date

Port Tampa Bay
TOTAL PORT
Year to Date (Oct-Jun)
FY15 VS FY14

BULK CARGO				
	FY15	FY14	Inc(Dec)	%
COMMODITY	NET TONS	NET TONS		
DRY BULK CARGO				
CEMENT, BULK	140,715	65,257	75,458	116%
CITRUS PELLETS	59,736	94,431	(34,695)	-37%
COAL	2,076,696	1,969,977	106,719	5%
GRANITE ROCK, BULK	460,530	447,202	13,328	3%
LIMESTONE	1,689,193	1,200,567	488,626	41%
PHOSPHATE, ROCK/CHEMICAL	6,041,414	5,783,606	257,808	4%
<i>Other Dry Bulk Commodities</i>	739,849	849,643	(109,794)	-13%
Total Dry Bulk Cargo:	11,208,133	10,410,683	797,450	8%
LIQUID BULK CARGO				
AMMONIA, ANHYDROUS	1,296,603	1,402,105	(105,502)	-8%
CONCENTRATE & JUICE	85,742	59,313	26,429	45%
PETROLEUM PRODUCTS	12,321,854	11,722,169	599,685	5%
SULPHUR, LIQUID	2,240,588	2,159,474	81,114	4%
SULPHURIC ACID	42,669	12,402	30,267	244%
<i>Other Liquid Bulk Commodities</i>	202,312	146,382	55,930	38%
Total Liquid Bulk Cargo:	16,189,768	15,501,845	687,923	4%
TOTAL BULK CARGO:	27,397,901	25,912,528	1,485,373	6%
GENERAL CARGO				
	FY15	FY14	Inc(Dec)	%
Commodity	NET TONS	NET TONS		
Containerized	371,543	310,175	61,368	20%
Scrap Metal	210,601	321,650	(111,049)	-35%
Steel Products	271,623	160,504	111,119	69%
Vehicles ¹ (in tons)	3,186	3,182	4	0%
<i>Other General Cargo Commodities</i>	78,288	70,930	7,358	10%
TOTAL GENERAL CARGO:	935,241	866,441	68,800	8%
TOTAL BULK AND GENERAL:	28,333,142	26,778,969	1,554,173	6%
TEUS² (includes empties)	40,462	34,528	5,934	17%
VESSELS				
Barge	742	818	(76)	-9%
Cruise	187	173	14	8%
Tug	719	796	(77)	-10%
Vessel	726	638	88	14%
Total:	2,374	2,425	(51)	-2%

¹Does not include tractors, trailers or ferry vehicles
Includes all port berths; foreign and domestic cargo
Vessel includes training vessels, repair/idle vessels
Data as of 8-10-15
Subject to Change

Tampa Port Authority
Budgetary Comparative Statement of Revenue and Expenses
with Debt Service Coverage
For the Periods Ending July 2014 and 2015

YTD Jul 2014 Actual	YTD Jul 2015 Actual	Favorable (Unfavorable)	% Favorable (Unfavorable)		YTD Jul 2015 Budget	YTD Jul 2015 Actual	Favorable (Unfavorable)	% Favorable (Unfavorable)
				-----Operating revenue-----				
\$ 31,336,105	\$ 34,000,385	\$ 2,664,280	8.5%	Port usage fees	32,827,974	\$ 34,000,385	\$ 1,172,411	3.6%
9,431,794	9,662,472	230,678	2.4%	Rentals	9,367,142	9,662,472	295,330	3.2%
656,105	655,943	(162)	(0.0%)	Other operating	667,296	655,943	(11,353)	(1.7%)
41,424,004	44,318,800	2,894,796	7.0%	-----Total operating revenue-----	42,862,412	44,318,800	1,456,388	3.4%
				-----Operating expense-----				
10,255,126	10,641,580	(386,454)	(3.8%)	Personnel	10,802,002	10,641,580	160,422	1.5%
808,684	1,026,139	(217,455)	(26.9%)	Promotional	1,206,465	1,026,139	180,326	14.9%
11,816,789	11,155,239	661,550	5.6%	Administrative	12,159,353	11,155,239	1,004,114	8.3%
22,880,599	22,822,958	57,641	0.3%	-----Total operating expense-----	24,167,820	22,822,958	1,344,862	5.6%
18,543,405	21,495,842	2,952,438	15.9%	-----Operating income----- *	18,694,592	21,495,842	2,801,250	15.0%
				--Other non-operating revenue/(expense)--				
499,977	601,008	101,032	20.2%	Interest income	358,716	601,008	242,292	67.5%
(4,378,384)	(4,053,152)	325,232	7.4%	Interest expense	(4,039,667)	(4,053,152)	(13,485)	(0.3%)
10,812,931	10,931,776	118,845	1.1%	Ad valorem tax receipts	10,760,165	10,931,776	171,611	1.6%
(442,055)	(259,962)	182,093	(41.2%)	Other, net	(529,125)	(259,962)	269,163	50.9%
6,492,468	7,219,669	727,201	11.2%	-----Net non-operating revenue-----	6,550,089	7,219,669	669,580	10.2%
25,035,873	28,715,512	3,679,639	14.7%	Net income, excluding grant revenue*	25,244,681	28,715,512	3,470,831	13.7%
				-----Grants-----				
10,338,251	16,558,234	6,219,984	60.2%	Capital/Non-Operating Grants	11,500,000	16,558,234	5,058,234	44.0%
10,338,251	16,558,234	6,219,984	60.2%	-----Total Grants-----	11,500,000	16,558,234	5,058,234	44.0%
\$ 35,374,124	\$ 45,273,746	\$ 9,899,622	28.0%	Net income, including grant revenue*	\$ 36,744,681	\$ 45,273,746	\$ 8,529,065	23.2%

*Before depreciation/amortization

-----Debt Service Coverage-----
(based on preceding 12-month period)

\$ 20,605,452	\$ 26,986,213	\$ 6,380,761	30.97%	Total available for debt service
\$ 15,181,331	\$ 14,535,654	\$ 645,677	4.25%	Combined debt service, parity bonds
1.36	1.86			Bond coverage, parity bonds
\$ 15,181,331	\$ 14,537,454	\$ 643,877	4.24%	Combined debt service, parity & junior
1.36	1.86			Bond coverage, parity & junior bonds

SUBJECT: SUBMERGED LANDS RULE VARIANCE: DISTANCE OF REPLACEMENT SEAWALL CAP AND TOE WALL INSTALLATION FROM THE EXISTING BULKHEAD FOR MOSAIC FERTILIZER, LLC; PORT TAMPA BAY APPLICATION # 15-005

BACKGROUND:

Minor Work Permit Application No. 15-005, submitted by applicant Mosaic Fertilizer, LLC, proposes repairs and rehabilitation to the existing irregular scallop-shaped bulkhead for vessel operations at its two private berths for the facility located at Big Bend Terminal, 12839 Wyandotte Road, Gibsonton. To repair a small section of the bulkhead, a 60 linear foot sheet pile toe wall will be installed. The entire 1,658 linear foot bulkhead top will be rehabilitated by constructing a 20-inch wide by 12-foot tall concrete cap, including the installation of twenty-two (22) fenders, ten (10) safety ladders, and the re-installation of Mosaic's tidal gauge. Due to the irregular shaped existing bulkhead that must remain to preserve the shoreline and protect the upland facility, the face-to-face distance varies between 8 inches to 2 feet 6 inches and approximately 3 feet for the toe wall. All other aspects of the proposed construction meet Port Tampa Bay guidelines.

FACTS/COMMENTS:

Guidelines governing the allowable distance of shoreline protection structures are detailed in the Tampa Port Authority Enabling Act and Submerged Lands Management Rules. The Rules provide for granting a variance if conditions are met which assure that the proposal is not contrary to the spirit and intent of the rules, arises from a unique and peculiar condition to the riparian upland property and adjacent submerged land, and granting the variance will not adversely impact resources within the affected waterbody.

The proposed project has received a recommendation of approval by the Environmental Protection Commission (EPC) of Hillsborough County and no objections were received from adjacent property owners. The applicant has also filed marine construction permit applications with the U.S. Army Corps of Engineers and the Florida Department of Environmental Protection.

RECOMMENDATION:

Authorize the President/CEO or his designee to execute Minor Work Permit No. 15-005, subject to review by the Chief Legal Officer.



**SUBJECT: CONTRACT RENEWALS WITH THE ADVOCACY GROUP AT
CARDENAS PARTNERS, LLC AND BALLARD PARTNERS, INC. FOR
STATE LEGISLATIVE SERVICES**

BACKGROUND:

On August 20, 2013, the Port Tampa Bay (PTB) Board of Commissioners approved the award for state comprehensive legislative consulting services contract to The Advocacy Group at Cardenas Partners, LLC (Advocacy Group) and also to Ballard Partners, Inc. (Ballard Partners). The original contract for each firm was approved for one (1) year with two (2) one-year renewal options. On August 18, 2014, the PTB Board approved the first renewal term for each firm for the period of September 10, 2014 through September 9, 2015 in an amount not to exceed \$60,000 per firm.

FACTS/COMMENTS:

Advocacy Group and Ballard Partners collaborated effectively on various issues during the 2015 Florida legislative session. Both firms provided timely feedback and insight on legislation of interest to PTB throughout the 2015 legislative process, and also worked in conjunction with the Florida Ports Council on issues of statewide importance to Florida's network of seaports.

PTB staff recommends exercising the second and final one-year contract renewal option with Advocacy Group and with Ballard Partners for the period of September 10, 2015 through September 9, 2016. The fees associated with services for state comprehensive legislative consulting services will remain at the original contracted amount of \$60,000 per year per firm, which includes all expenses except as specifically authorized by PTB on special assignments. Both consultants have maintained their Small Business Enterprise participation goals of twenty-five (25%) and nine percent (9%) respectively.

Funding for the renewals has been included in the approved FY 15 Operating budget and will be included in the proposed FY 16 Operating budget.

RECOMMENDATION:

Authorize the Port President/CEO or his designee to exercise the second and final one-year renewal option for state legislative consultant services, from September 10, 2015 through September 9, 2016, with The Advocacy Group at Cardenas Partners, LLC for an amount not to exceed \$60,000, and also with Ballard Partners, Inc. for the same term and an amount not to exceed \$60,000, subject to review by the Chief Legal Officer.

SUBJECT: CONTRACT RENEWAL WITH CHERRY BEKAERT, LLP – PROVIDER OF FINANCIAL AUDIT AND RELATED SERVICES

BACKGROUND:

According to Section 11.45, Florida Statutes, and Section 11 of Port Tampa Bay's (PTB) Enabling Act, PTB and Tampa Bay International Terminals (TBIT), a component unit of PTB, are required to have an annual independent audit of their financial records.

On July 17, 2012, PTB's Board of Commissioners approved the award of the financial audit and related services contract to Cherry Bekaert, LLP (Cherry Bekaert). The original contract term was September 1, 2012 through August 31, 2013 with four (4) consecutive one-year renewal options. Fees are negotiated prior to the beginning of each contract year and brought before the Board for approval. The PTB Board approved fees for the second renewal period of September 1, 2014 through August 31, 2015 in the amount of \$62,300 for financial audit services and an additional amount not to exceed \$30,000 for ancillary financial and accounting services.

FACTS/COMMENTS:

Cherry Bekaert has satisfactorily performed the audit services required by PTB and TBIT. An additional component of this contract is the performance of ancillary financial and accounting services on an as-needed basis, such as the performance or provision of accounting and financial advice with regards to various business transactions into which PTB may enter. While funds for this ancillary work were authorized for the prior periods of the contract and not used, there is a possibility of requiring such work during the third renewal period of September 1, 2015 through August 31, 2016.

Therefore, PTB staff recommends authorizing the third renewal period (fourth year) of the contract with Cherry Bekaert for the period September 1, 2015 through August 31, 2016. The fees associated with services to be performed under the contract will not exceed \$65,000 for financial audit services for both PTB and TBIT, with an additional \$30,000 for ancillary financial and accounting services. Cherry Bekaert has maintained ten-percent (10%) Small Business Enterprise (SBE) participation pursuant to its contract.

Funding for this contract renewal has been included in the FY2015 Operating Budget and will be included in the FY2016 Operating Budget.

RECOMMENDATION:

Authorize the Port President/CEO or his designee to exercise the third one-year renewal option with Cherry Bekaert, LLP as the provider of financial audit and related services from September 1, 2015 to August 31, 2016, for an amount not to exceed \$65,000 for financial audit services for both PTB and TBIT, and an additional amount not to exceed \$30,000 for ancillary financial and accounting services, subject to review by the Chief Legal Officer.

Board Meeting
August 18, 2015
Finance 195826

**SUBJECT: CONTRACT RENEWAL WITH PUBLIC FINANCIAL MANAGEMENT (PFM)
FOR FINANCIAL ADVISORY SERVICES**

BACKGROUND:

On August 20, 2013, Port Tampa Bay's (PTB) Board of Commissioners approved the award of PTB's independent financial advisory services contract to Public Financial Management, Inc. (PFM). The scope of services includes, but is not limited to, financial advisory services related to the issuance of debt instruments, the ongoing management of PTB's debt and investment portfolios, and the analysis of financial opportunities and constraints for any transactions in which PTB may be involved. One important aspect of this contract is that the consultant must be completely independent from bond underwriters, securities dealers, brokerage firms and banks engaged in tax-exempt financing. The contract was for one (1) year with two (2) one-year optional renewals. The first renewal expires September, 30, 2015.

FACTS/COMMENTS:

PFM has satisfactorily provided PTB with financial advisory services throughout the contract. Included among PFM's services was the refinancing of the Series 2005A Revenue Refunding Bonds with a direct placement bank loan which resulted in lower debt service costs to PTB advisory services relating to annual credit reviews with the three (3) major credit rating agencies, two (2) of which resulted in affirmation of PTB's credit ratings and a ratings outlook of Stable and one which resulted in an upgrade in PTB's ratings outlook to Positive. PFM also coordinated the closings of the two (2) Florida Department of Transportation (FDOT) State Infrastructure Bank (SIB) loans and worked closely with the FDOT and PTB Bond Counsel to secure these loans as Junior Lien Debt.

As a result, PTB staff recommends exercising the second and final renewal period of the contract with PFM for the period October 1, 2015 through September 30, 2016. The fees associated with services for general financial advice will remain at the original contracted amount of \$60,000. Fees associated with the issuance or refunding of bonds, the placement and/or pricing of interest rate swaps or other derivative products and for investment advisory services will also be paid in accordance with the contract. Pursuant to its contract, PFM maintains a Small Business Enterprise participation goal of ten percent (10%).

Funding for this contract renewal will be included in the FY2016 Operating Budget.

RECOMMENDATION:

Authorize the Port President/CEO or his designee to exercise the second and final one-year renewal option with PFM as the provider of financial advisory services, from October 1, 2015 through September 30, 2016, at a cost not to exceed \$60,000 per contract year, subject to review by the Chief Legal Officer. Other services may be provided under the contract and will be paid at the rates shown in the contract, subject to review by the Chief Legal Officer.

Board Meeting
August 18, 2015
Finance Department 195888

SUBJECT: CONTRACT RENEWAL WITH DIRECT ASSIGNMENT BENEFIT PLANS, INC. – PROVIDER OF EMPLOYEE DENTAL PLAN (DENTAL DECISIONS) AND APPROVAL OF FUNDING FOR FY 2016

BACKGROUND:

On September 17, 2013, the Port Tampa Bay (PTB) Board of Commissioners approved the Dental Decisions employee dental plan as administered by Direct Assignment Benefit Plans, Inc. (Direct Assignment) to continue as the provider of employee dental benefits. The original contract term was for the period October 1, 2013 through September 30, 2014 with two (2) consecutive one-year renewal options.

The Interlocal Agreement between Hillsborough County Board of County Commissioners (BOCC) and PTB allows for participation in the Hillsborough County Group Benefits Program. In FY 2013, PTB employees were afforded the opportunity to enroll in the BOCC contracted Humana Dental Plan, a fully insured plan. Each dental plan has significant strengths and each includes coverages which specifically meets the needs of employees and eligible dependents. In order to provide PTB employees with maximum flexibility of the plans and their respective features, employees have the choice of either plan at the same cost.

FACTS/COMMENTS:

The Dental Decisions dental plan as administered by Direct Assignment satisfactorily performed the required provider services, has provided timely customer service and reimbursement, and has kept the plan actuarially sound and in compliance with Section 112.08 of the Florida Statutes for those employees who chose this plan. Therefore, staff recommends exercising the second (2) year renewal option of the current contract with Direct Assignment for the period October 1, 2015 through September 30, 2016.

The Humana Dental Plan has also provided the employees who chose this plan with timely service and satisfactory customer support. The Humana Dental Plan contract does not expire until 2018 so no action regarding the renewal of this contract is required at this time. Total annual premiums for all employee dental benefits, including both plans, are not-to-exceed \$80,000 per year, which is the same premium that has been paid for the last four (4) years.

Funds for this contract will be included in the FY 2016 Operating Expense budget.

RECOMMENDATION:

Authorize the Port President/ CEO or his designee to extend the contract with Direct Assignment Benefit Plans, Inc. to continue the Dental Decisions employee dental plan for the second-year renewal period October 1, 2015 through September 30, 2016. Also, approve the funding for the total premiums for both Dental Decisions and Humana Dental Plan benefits at a not-to-exceed amount of \$80,000 for FY 2016, subject to review by the Chief Legal Officer.

Board Meeting
August 18, 2015
Human Resources 195747v1

SUBJECT: FLORIDA STEVEDORING INC. STEVEDORE LICENSE APPLICATION**BACKGROUND:**

Pursuant to Section L, Item L10, Rules and Regulations Governing Licensing Procedures of the Port of Tampa Tariff No. 13 (Tariff), Florida Stevedoring Inc. filed an application with Port Tampa Bay (PTB) for a stevedore license to perform such services within the Hillsborough County Port District. The application was accompanied with the necessary fees and submittals.

FACTS/COMMENTS:

Florida Stevedoring Inc.'s primary interest is to perform stevedoring operations within the Hillsborough County Port District. Florida Stevedoring Inc. has met all requirements set forth in Section L of the Tariff, including providing evidence that the applicant is maintaining the required types and amounts of insurance, and is prepared to perform the services for which the license is to be issued.

In accordance with Section L of the Tariff, a legal advertisement was published in the July 3, 2015 issue of the Tampa Bay Times and a public hearing was held on July 31, 2015 regarding Florida Stevedoring Inc.'s license application, and there were no comments. The application and a transcript of the public hearing and public comments are attached.


RECOMMENDATION:

Authorize the Port President/CEO or his designee to issue a stevedore license to Florida Stevedoring Inc.

Memorandum

To: A. Paul Anderson, President & CEO

CC: Charles Klug, Raul Alfonso

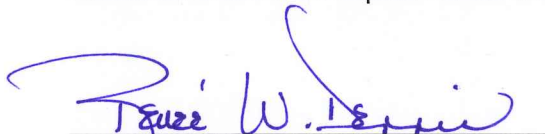
From: Reneé W. Dennis 

Date: July 31, 2015

Subject: Public Hearing – Florida Stevedoring Inc. - Stevedore License Application


25

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 July 31, 2015 at 10:01 a.m. Attached is the transcription of the hearing along with copies of all exhibits.



Reneé W. Dennis
Hearing OfficerDate July 31, 2015

I hereby concur with the Hearing Officer's statement and recommend the President & CEO request approval by the Tampa Port Authority Board of Commissioners to approve a Stevedore License Application for Gulf Coast Bulk Equipment, Inc.



Michael Macaluso
Chief Financial OfficerDate August 11, 2015

Attachments

PUBLIC HEARING TRANSCRIPT

July 31, 2015

10:01 a.m.

Florida Stevedoring Inc.
Stevedore License Application

ATTENDEES

26

Reneé W. Dennis - PTB

Cecelia Sealy - PTB

Mike Macaluso - PTB

Greg Lovelace - PTB

HEARING OFFICER

Reneé W. Dennis

1 **Reneé Dennis:**

2
3 This public hearing of Port Tampa Bay is called to order at 10:01 a.m. on Friday, July 31,
4 2015. Today's hearing is held under the authority and pursuant to Chapter 95-488 of the Laws
5 of Florida. The purpose of the hearing is to hear comments from the general public and
6 interested parties regarding the following:

7
8 The application submitted by Florida Stevedoring Inc. for a license to operate as
9 Stevedore in accordance with Section L, Item L00, Port of Tampa Tariff No. 13.

10
11 My name is Reneé Dennis. I am employed by Port Tampa Bay and have been appointed
12 by the Board of Commissioners of the Tampa Port Authority to serve as a hearing officer at
13 public meetings such as the one we are conducting today.

14
15 I will now enter into the record Exhibit No. 1 which is the Florida Stevedoring Inc. license
16 application to operate as a stevedore within the port district in accordance with Section L, Item 27
17 L00, Port of Tampa Tariff No. 13.

18
19 I will now enter into the record Exhibit No. 2 which is the legal advertisement published
20 Friday, July 3, 2015 in the Tampa Bay Times, advising of this public hearing.

21
22 These are the two exhibits that will be entered into the record.

23
24 Florida Stevedoring Inc.'s primary interests are to perform stevedoring operations within
25 the Hillsborough County Port District.

26
27 At this time we will take public comments concerning this issue.

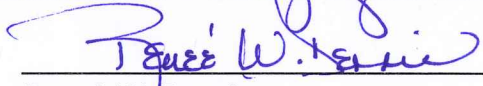
28
29 Are there any comments?

30
31 Hearing none, Thank you. A transcript will be made and furnished to Port Tampa Bay
32 staff, who will then forward the transcript and recommendation to the Board of Commissioners at
33 their August 18, 2015 regular business meeting. The staff recommendation will be available on
34 Friday, July 24, 2015 after 4:00 p.m.

35
36 If there is nothing else to come before this hearing, I declare this hearing closed at 10:03
37 a.m.

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I, Reneé W. Dennis, have read and approve the form of the attached transcript of the July 31, 2015, public hearing for the Florida Stevedoring Inc. license application.

Dated this 31st day of July, 2015.


Reneé W. Dennis

MAY 08 2015

TAMPA PORT AUTHORITY
License Application

RISK MANAGER

In accordance with Chapter 95-488, Laws of Florida, as amended, the provisions of Section L, Port of Tampa Terminal Tariff No. 14, as amended ("Tariff"), application is hereby made for a license authorizing the Applicant to operate as (please indicate the license you are applying for from the list below)

- | | |
|---|---|
| <input type="checkbox"/> Bunkering | <input type="checkbox"/> Security Firm |
| <input type="checkbox"/> Ground Transportation | <input type="checkbox"/> Ship Chandler |
| <input type="checkbox"/> Line Handling | <input type="checkbox"/> Steamship Agent |
| <input type="checkbox"/> Marine Terminal Operator | <input type="checkbox"/> Steamship Agent, Franchise |
| <input type="checkbox"/> Mobile Food, Merchandise and/or Service Vendor | <input checked="" type="checkbox"/> Stevedore |
| <input type="checkbox"/> Oil Waste Removal and/or Sanitary Removal | <input type="checkbox"/> Tugboat/Towing (harbor) |
| | <input type="checkbox"/> Water Taxi |

Applicant: Please attach all current documentation (applicable licenses, certificates, letters of adequacy, etc.) from the federal, state and/or local regulating authorities authorizing you to operate the service you wish to provide.

29

1. Applicant: Florida Stevedoring Inc.
Registered Name (Applicant must attach copies of documents filed with the State of Florida)

2. Form of business, i.e. sole proprietorship, partnership, corporation, other (please describe):

Cargo Handlers and Stevedoring Services

Date Established: July 30, 1970 DUNS: N/A EIN: 59-1401273

3. Registered Address: 2541 SW - 27th Avenue
Miami, Florida 33133

4. Billing Address, if different: _____

5. Telephone: (305) 373-4765, ext. # 404 Fax: (305) 371-6874

6. Email: jorovi@farovi.com Website: www.floridastevedoring.com

7. Name, address and title of principal officers:

Jorge P. Rovirosa	Executive Vice President	305-373-4765, ext. # 403
Name	Position	Telephone
jorovi@farovi.com	2541 SW - 27th Avenue, Miami, Florida	33133
e-mail	Address	
Frank V. Rovirosa	Vice President Operations	305-373-4765, ext. # 405
Name	Position	Telephone
frankv@farovi.com	2541 SW - 27th Avenue, Miami, Florida	33133
e-mail	Address	

Issued By: Tampa Port Authority
P.O. Box 4102 Tampa, FL 33601

8. Ground Transportation companies must provide year/make/model and VIN number for all vehicles serving the cruise terminals. If more than five (5) vehicles are to be registered the information must be emailed in spreadsheet form.

9. State in detail the types of business you intend to conduct on Tampa Port Authority property or on private property in the Port district. (If additional space is needed please attach necessary pages to application.)

Cargo Handling & Stevedoring Services

10. In support of this application, and to establish proof of Applicant's readiness, willingness and ability to perform under the requested license, please provide documentary evidence of:

- (a) Financial capability including but not limited to annual report and financial statements (at a minimum, income statements, balance sheets and cash flow sheets) for the past three (3) years (if applicable) and any issued this year. If annual reports or financial statements are not available, please provide a certified copy of the applicant's or principal owner(s) Federal income tax returns for the past three (3) years.
- (b) The applicant's articles of incorporation, articles of organization, partnership registration statement or statement of qualification, as applicable, and a statement that the entity is authorized to do business in the State of Florida.
- (c) Experience in proposed field of operation and current location(s) of operation (include a resumé for each officer, director, member, partner, shareholder, principal or employee active in the management of the Applicant).
- (d) Ownership or availability of equipment essential to performance of proffered service. Attach list of equipment to be used in the performance of this service (if applicable).
- (e) Safety policies and procedures in place for the service you wish to provide. If your service has potential of environmental impact, attach procedures in place to correct.
- (f) A Certificate of Insurance form properly prepared by your insurance agency. The Certificate of Insurance must be issued in compliance with the licensee's insurance requirements as set forth in Section L20 of this Tariff.

Liability coverages are to cover the interests of the Tampa Port Authority as being insured for the operations of the licensee for all coverage's other than the Workers' Compensation and Employers' Liability insurance. A formal Certificate of Insurance is to be delivered to the Tampa Port Authority prior to the use of any license issued.

- (g) For Franchise Steamship Agency Licensee only: \$100,000 bond, letter of credit, or cash deposit.

11. Current licenses

City Miami License # Acct.No.:48211 (see attached)
County Miami-Dade County License # 5427018
State _____ License # _____

12. References:

Bank: Wells Fargo, Regional Commercial Banking Office
200 South Biscayne Blvd., Annex Building, First Floor
Address: Mail Code: MAC Z6204-018 City: Miami State: FL Zip: 33131
Phone: 305-789-4714 Officer: Benny Gonzalez Account #: 2692303234594

Three Trade References including address, phone number and account number:
GDZ -18001 Old Cutler Rd, Suite #562, Palmetto Bay, FL 33157-Tel.: 305-256-4600
BV Oil, P.O. Box #66568, Doral, FLR 33166 -Tel.: 305-593-0705
Kelly Tractor, 8255 NW -58th Street, Miami, FL 33166 -Tel.:305-592-5379

31

The above information is provided for the purpose of extending credit to our company as provided in your Port Charges Tariff. We understand that any port usage invoice not paid within 30 days from date of invoice shall incur late charges of 1 1/2 % for each 30 day period the invoice remains unpaid. To the best of our knowledge and belief, the information is accurate and may be relied upon in making your credit decision. We authorize our bank and suppliers to furnish you any information necessary to complete your evaluation of our credit history.

Applicant agrees, in the event this application is approved and license granted, to abide by all State, Local and Port Authority rules and regulations now in effect or hereafter established, including, without limitation, the tariff. By signing and submitting this application, Applicant certifies that all information provided in this application is true and correct and further, understands that providing false or misleading information on this application may result in the application being denied, or in instances of renewal, revoked.

Applicant acknowledges that this application is subject to the Florida Public Records Act, Chapter 119, Florida Statutes, as may be amended. Applicant hereby waives any and all claims for any damages resulting to the Applicant from any disclosure or publication in any manner of any material or information acquired by Tampa Port Authority during the application process or during any inquiries, investigations, or public hearings. The individual executing this application personally warrants that s/he has the full binding authority to execute this application on behalf of the Applicant.

SIGNED _____

Jorge P. Roviroso

Print name

Executive Vice President

Title or Position

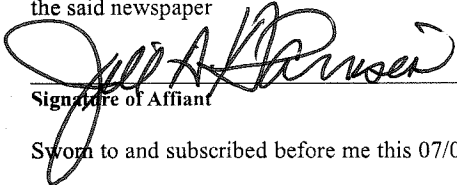
DATE: May 4th, 2015

Tampa Bay Times
Published Daily

STATE OF FLORIDA } ss
COUNTY OF Hillsborough County

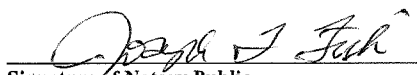
Before the undersigned authority personally appeared **Jill Harrison** who on oath says that he/she is **Legal Clerk** of the **Tampa Bay Times** a daily newspaper printed in St. Petersburg, in Pinellas County, Florida; that the attached copy of advertisement, being a Legal Notice in the matter **RE: Public Hearing- Stev** was published in **Tampa Bay Times: 7/3/15**. in said newspaper in the issues of **Baylink Hillsborough**

Affiant further says the said **Tampa Bay Times** is a newspaper published in Hillsborough County, Florida and that the said newspaper has heretofore been continuously published in said Hillsborough County, Florida, each day and has been entered as a second class mail matter at the post office in said Hillsborough County, Florida for a period of one year next preceding the first publication of the attached copy of advertisement, and affiant further says that he/she neither paid not promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper




Signature of Affiant

Sworn to and subscribed before me this 07/03/2015.



Signature of Notary Public

Personally known or produced identification
Type of identification produced _____

 JOSEPH F. FISH
NOTARY PUBLIC
STATE OF FLORIDA
Comm# FF116052
Expires 6/23/2018

**PORT TAMPA BAY
NOTICE OF PUBLIC HEARING**

Notice is hereby given the Tampa Port Authority d/b/a Port Tampa Bay will hold a public hearing at 10:00 a.m., Friday, July 31, 2015, at its offices located at 1101 Channelside Drive, Tampa, Florida, to hear public comments concerning the following:

The application submitted by **Florida Stevedoring Inc.** for a license to operate as a Stevedore in accordance with Section L, Item LOO, Port of Tampa Tariff No. 13.

All written comments and objections directed toward the foregoing matter should be filed with Port Tampa Bay Director of Cargo & Cruise Marketing at 1101 Channelside Drive, Tampa, Florida 33602 by noon on Friday, July 24, 2015. Oral comments and objections may be presented at the hearing.

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) 905-7678 or fax (813) 905-5109 not later than 48 hours prior to the hearing.

ANY PERSON WHO DECIDES TO APPEAL ANY DECISION OF THE TAMPA PORT AUTHORITY d/b/a PORT TAMPA BAY WITH RESPECT TO ANY MATTER CONSIDERED AT THIS PUBLIC HEARING WILL NEED A RECORD OF THE PROCEEDINGS AND, FOR SUCH 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. (154473) 7/03/2015

SUBJECT: ADDITIONAL FUNDING FOR PORT SIREN WARNING SYSTEM IMPROVEMENTS, CONTRACT NO. 14-03313

BACKGROUND:

In December 2014 Port Tampa Bay (PTB) awarded a contract to Flores and Harper Construction, Inc. (Flores) in amount not to exceed \$677,428 for upgrading the Port Siren Warning System. PTB received a \$425,000 federal security grant for the project.

The siren system provides notification of the release of certain hazardous materials within the Port, including anhydrous ammonia. The improvements replaced existing siren arrays and installed new control stations at four (4) locations within the Port (two Mosaic ammonia terminals, Yara's ammonia terminal and the City Of Tampa Wastewater Treatment Plant). Additionally, the City of Tampa Fire Station Nos. 6 and 17 received updated transceiver equipment and siren arrays, and the Hillsborough County Emergency Operations Center and PTB's Security Operations Center received updated master control stations.

The system was designed using connectivity through each user's computer system firewall and using the internet. The back-up to the system is a two-way radio system. Flores completed all of the hardware installation last summer, however, the system has experienced certain connectivity problems. Staff engaged an IT/network engineering consultant who evaluated the system and recommended installing a closed communication system for the equipment that uses a proxim microwave base and four proxim microwave subscribers.

FACTS/COMMENTS:

Staff estimates the cost of the improvements will not exceed \$90,000 and asks that additional funding in this amount be authorized for the project. Funds for this project are available in the FY 2015 Capital Program.

RECOMMENDATION:

Approve additional funds in the amount of \$90,000 for the Port Siren Warning System, Contract No. 14-03313, to improve the reliability of the system using a closed communication system described above.

D. REGULAR AGENDA

SUBJECT: RENEWAL OF SECURITY SERVICES CONTRACT WITH MARTINEZ & COMPANY, INC.

BACKGROUND:

On April 16, 2013, the Port Tampa Bay (PTB) Board of Commissioners approved the award of the Small Business Enterprise (SBE) Set-Aside port security services contract to Martinez & Company, Inc. (Martinez). The original term of the contract was for one year, with two consecutive one year renewal options, at a cost not to exceed \$150,000 per year. The first renewal option expires August 31, 2015.

FACTS/COMMENTS:

Martinez is the primary provider of security services in the Port Redwing area and has provided commendable security guard services for PTB. Martinez has been responsive to PTB's needs and has provided properly trained personnel. Staff recommends the contract with Martinez be extended for the second and final one (1) year renewal option at the current contract rate and terms.

Funding for this renewal has been included in the approved FY 2015 and the proposed FY 2016 Operating Budget.

RECOMMENDATION:

Authorize the Port President/CEO or his designee to execute the second and final renewal of the contract with Martinez & Company, Inc. from September 1, 2015 through August 31, 2016 at a cost not to exceed \$150,000, subject to review by the Chief Legal Officer.

**SUBJECT: AWARD OF CONTRACT FOR PORT REDWING IMPROVEMENTS
PHASE V (UNDERGROUND UTILITY INSTALLATION); PTB PROJECT
NO. 15-01914-04, ITB NO. B-012-15**

BACKGROUND:

Earlier this year the Port Tampa Bay (PTB) Board approved a 5-acre lease at the western end of Port Redwing for Gulf Coast Bulk Equipment Inc., for use as a bulk terminal for importing prilled Sulphur at Berth 300/301, and a 5-acre lease for Tampa Tank, Inc., for use as a steel fabrication facility to load out to barges using Berth 300/301. PTB's FY 2015 Capital Program includes a project to install utilities (power and communications conduits) to the western end of Port Redwing Road. These improvements would be used by existing tenants as well as any future tenants at Port Redwing.

PTB staff has developed a scope of work for this project which includes the underground installation of 6-inch and 4-inch conduits for Tampa Electric Company (TECO) power supply, and two 4-inch conduits for communications and the PTB's fiber-optic security system. TECO is furnishing all the material for its 6-inch and 4-inch power supply. This project was bid as a Small Business Enterprise (SBE) set-aside project.

FACTS/COMMENTS:

PTB staff advertised an SBE Set-aside bid on July 3, 2015, in the Tampa Tribune, Tampa Bay Times, LaGaceta, and Florida Sentinel Bulletin, as well as on Onvia-Demand Star (e-procurement database system). Seven (7) firms attended the mandatory pre-bid conference on July 10, 2015 and the following listed firms submitted bids on July 31, 2015:

<u>Bidder</u>	<u>(Office Location)</u>	<u>Base Bid Amount</u>	<u>SBE %</u>
1)	Himes Electrical Service, Inc. (Lutz)	\$414,450.00	100%
2)	Expert Construction Managers, Inc. (Brandon)	\$423,126.00	100%
3)	Burgess Civil, LLC (Tampa)	\$700,000.00	100%

Himes Electrical Service, Inc. (Himes) is the apparent low responsive and responsible bidder for the project. Himes is a state licensed electrical contractor and a registered Small Business Enterprise (SBE) firm with PTB. The firm has experience installing underground electrical conduit and wiring. Sarasota County gave Himes an excellent reference for the utility work it provided on Sarasota Center Boulevard. Himes also provided excellent work for the Port when it installed the cargo yard lighting at the Berth 213 container terminal.

Staff recommends that the Board award a contract to Himes Electrical Service, Inc. for Port Redwing Improvements Phase V and authorize the expenditure of funds for the project in an amount not to exceed \$455,895.00, which includes a ten percent (10%) contingency for remedying any unforeseen conditions that may arise during construction.

This project has 50:50 matching funds from the Florida Seaport Bond Program and funding has been included in the proposed FY 16 Capital Budget.

RECOMMENDATION:

Authorize the Port President/CEO or his designee to execute Contract No.15-01914-04 with Himes Electrical Service, Inc. for Port Redwing Improvements Phase V (underground utility installation) in an amount not to exceed \$455,895.00, which includes a ten percent (10%) contingency fund to remedy any unforeseen conditions, subject to review by the Chief Legal Officer.

Board Meeting
August 18, 2015
Engineering #19599v2



SUBJECT: CONTRACT AWARD FOR GROUNDS MAINTENANCE SERVICES FOR PORT TAMPA BAY PROPERTIES

BACKGROUND:

Port Tampa Bay (PTB) currently has a three year grounds maintenance contract with Great Bay Landscape Services, Inc. which expires September 30, 2015. The grounds maintenance contract includes the labor, materials and general maintenance of grounds of approximately 400 acres of PTB properties, including trees, fields, and ditches, roadside and other miscellaneous areas.

FACTS/COMMENTS:

PTB staff advertised an Invitation to Bid on June 26, 2015 in the Tampa Tribune, Tampa Bay Times, La Gaceta and Florida Sentinel as well as electronically on Demand Star. Eleven (11) firms attended the mandatory pre-bid conference and site tour on July 7, 2015 and the following listed firms submitted bids on July 23, 2015:

<u>BIDDER (Location)</u>	<u>BID AMOUNT</u>	<u>SBE%</u>
1. Williams Landscape Management Co., Inc. (Tampa, FL)	\$185,000.00	100%
2. South Shore Landscape and Lawn, Inc. (Riverview, FL)	\$228,000.00	9%
3. Cardinal Landscaping Services of Tampa, Inc. (Tampa, FL)	\$288,000.00	100%
4. Great Bay Landscape Services, Inc. (Tampa, FL)	\$294,000.00	100%

Staff has reviewed the qualifications and experience of Williams Landscape Management Company, Inc., (Williams) and determined it is the apparent low responsive and responsible bidder for this contract. The firm maintains valid licenses and certifications to perform the work required. Williams received excellent references from Hillsborough County Schools and Prince Contracting (FDOT contractor). In addition, Williams is a PTB registered Small Business Enterprise firm.

Staff recommends awarding the contract to Williams with funding for the first year of services not to exceed \$203,500 which includes a ten percent (10%) contingency for unforeseen conditions and any additional Port property that may be added to the contract. Funds for the contract are included in the FY2016 Operating Budget.

RECOMMENDATION:

Authorize the Port President/CEO or his designee to enter into a one year contract with two one-year renewal options with Williams Landscape Management Company, Inc. to provide grounds maintenance services for one (1) year starting October 1, 2015 and ending September 30, 2016, in an amount not to exceed \$203,500 as described above, subject to review by the Chief Legal Officer.

SUBJECT: RANKING OF FIRMS AND AWARD OF BOND COUNSEL SERVICES CONTRACT

BACKGROUND:

Port Tampa Bay (PTB) retains a bond counsel consultant to represent PTB on all legal matters in connection with financings, re-financings, bond refundings, derivative transactions, loans and other services related to the ongoing management of PTB's debt. The current three year contract with Bryant Miller Olive P.A. (BMO) expires on September 30, 2015.

FACTS/COMMENTS:

PTB staff issued a Request for Qualifications (RFQ) on May 22, 2015 in the Tampa Tribune, Tampa Bay Times, the Florida Sentinel Bulletin and the La Gaceta as well as on Onvia-DemandStar (e-procurement distribution system). Three firms participated in the non-mandatory pre-qualification teleconference held on June 2, 2015 and four firms submitted responsive proposals on June 25, 2015.

The evaluation committee (committee) consisted of Wayne Mori, PTB's General Ledger Supervisor; Marissa Wortman, Sr. Managing Consultant, Public Financial Management (PTB's independent financial advisors); and Scott Knight, Associate General Counsel, Tampa International Airport. The committee met on July 22, 2015 and ranked the firms based on qualifications and experience of the firm and key personnel, extent of firm's engagements, specific approach to be used by the firm, overall responsiveness to the RFQ (including references) and volume of work previously performed for PTB.

"Volume of work" adds points to the scores of those firm which have recently performed work for PTB. Firms having no previous work from PTB receive no points; hence their relative competitive position is slightly enhanced, as the scoring objective is to have the fewest number of points. In this case the incumbent firm, Bryant Miller Olive, incurred "volume of work" points, resulting in a slightly higher score in this category.

Even with the volume of work component factored into the ranking, there was a very clear separation between BMO and Holland & Knight, the second ranked firm. As a result, the evaluation committee unanimously decided interviews were not required. The ranking is listed below:

Bryant Miller Olive, P. A.
Holland & Knight, P.A.
Greenberg Traurig, P.A.
Broad and Cassel, P.A.

The committee recommends awarding the contract to provide bond counsel services for PTB to BMO for the initial contract period of October 1, 2015 through September 30, 2016 with two (2) one (1) year renewal options. The following stipulations will be included in the contract:

1. Services rendered under the contract, with the exception of fees and costs associated with the issuance or refunding of bonds, will be provided on a per assignment basis at the discretion of and with the prior approval of PTB. Fees for such services will not exceed \$60,000. Payment under this contract will be

based upon invoices or statements submitted by the firm to PTB sufficiently documented to itemize and report all compensation and expenses claimed.

2. Fees and costs associated with the issuance or refunding of bonds will be paid at a rate not to exceed \$1.00 per \$1,000 bond for New Money Bonds, \$1.25 per bond per \$1,000 Principal Amount of Bonds for Refunding Bonds and \$3.00 per \$1,000 Principal Amount of Bonds issued for Industrial Revenue Bonds. The rates per bond would also apply to any swap transactions or other such derivatives and to any bank loans or similar transactions.

RECOMMENDATION:

Authorize the Port President/CEO or his designee to enter into negotiations and execute a contract with Bryant Miller Olive P.A. for bond counsel services for one (1) year starting October 1, 2015 and ending September 30, 2016. Services rendered under the contract, other than fees associated with the issuance or refunding of bonds, will not exceed \$60,000 per contract year. Services associated with the issuance or refunding of bonds, derivative transactions or loans will not exceed the rates shown above. The contract would be subject to review by the Chief Legal Officer.

Board Meeting
August 18, 2015
Finance 196010v2

**BOND COUNSEL SERVICES
EVALUATION SUMMARY
RFQ NO. Q-001-15**

	Firm Names			
Committee Member	Broad & Cassel	Bryant Miller Olive	Greenburg Traurig	Holland & Knight
Evaluator #1	3.6	1.5	2.3	2.5
Evaluator #2	3.7	1.3	2.8	1.8
Evaluator #3	3.6	1.3	2.1	2.5
Total	10.8	4.0	7.2	6.7
Ranking	4	1	3	2

Ranking Scale: #1 is the best score, #2 second best, #3 third best.....

Ranking Directions: Each evaluator shall rank each respondent independently for each category based on the above referenced ranking scale.

BOND COUNSEL SERVICES RFQ NO. Q-001-15 PROPOSAL EVALUATION

	Evaluation Criteria	Weight	Firm Names			
			Broad & Cassel	Bryant Miller Olive	Greenburg Traurig	Holland & Knight
1	<p>Qualifications and Experience of the Responding Firm:</p> <ul style="list-style-type: none"> • Responding <u>firm's</u> demonstrated experience, particularly the firm's municipal finance experience serving as Bond Counsel in municipalities in the State of Florida. • Responding <u>firm's</u> experience as Bond Counsel for other Port Authorities. • Responding <u>firm's</u> local availability / accessibility. 	25%	4	1	3	2
2	<p>Qualifications and Experience of Key Personnel:</p> <ul style="list-style-type: none"> • Years of experience and qualifications of the <u>Key Personnel</u> who will perform and manage the PTB's contract work. • Years of experience of <u>Key Personnel</u> in performing and/or managing Bond Counsel work for other municipalities and, in particular, other Port Authorities. • Local availability / accessibility of <u>Key Personnel</u> who will perform and / or manage PTB's contract work. 	25%	4	1	2	3
3	<p>Extent of Responding Firm's Engagements:</p> <ul style="list-style-type: none"> • Responding Firm's experience with tax exempt and/or taxable financings with emphasis on the variety / scope of the type of transactions, i.e., new issues, refundings, derivatives, bank loans, SIB loans, commercial paper, etc. 	20%	4	1	2	3
4	<p>Specific Approach to be Used by Responding Firm:</p> <ul style="list-style-type: none"> • Specific methodology that will be used to provide Bond Counsel Services to PTB, i.e., initial meeting, subsequent meetings and frequency, ongoing review, etc. 	15%	4	3	2	1
5	<p>Respondent's Overall Responsiveness:</p> <ul style="list-style-type: none"> • Response meets the requirements as stated in Section A; Paragraph 3.0 and Section B; Paragraphs 1.2 - 1.3. • Response is organized, tabbed and presented in exactly the order requested and includes only the data requested. Specific emphasis is placed on Questionnaire Responses (Form 6) including references and the Respondent's approach to the scope of services to be performed. 	10%	1	1	3	4
6	<p>Value of Work:</p> <ul style="list-style-type: none"> • Considers the dollar amount of fee previously paid to the Respondent by PTB within the past three (3) years. 	5%	1	4	1	1
Total:		100%	3.6	1.5	2.3	2.5

Ranking Scale: #1 is the highest score, #2 second highest, #3 third highest..... 44

Ranking Directions: Each evaluator shall rank each respondent independently for each category

based on the above referenced ranking scale.

Evaluator Printed Name: Evaluator #1

Evaluator Signature: (On File)

Date: 07/22/15

BOND COUNSEL SERVICES RFQ NO. Q-001-15 PROPOSAL EVALUATION

	Evaluation Criteria	Weight	Firm Names			
			Broad & Cassel	Bryant Miller Olive	Greenburg Traurig	Holland & Knight
1	<p>Qualifications and Experience of the Responding Firm:</p> <ul style="list-style-type: none"> Responding firm's demonstrated experience, particularly the firm's municipal finance experience serving as Bond Counsel in municipalities in the State of Florida. Responding firm's experience as Bond Counsel for other Port Authorities. Responding firm's local availability / accessibility. 	25%	4	1	3	2
2	<p>Qualifications and Experience of Key Personnel:</p> <ul style="list-style-type: none"> Years of experience and qualifications of the Key Personnel who will perform and manage the PTB's contract work. Years of experience of Key Personnel in performing and/or managing Bond Counsel work for other municipalities and, in particular, other Port Authorities. Local availability / accessibility of Key Personnel who will perform and / or manage PTB's contract work. 	25%	4	1	3	2
3	<p>Extent of Responding Firm's Engagements:</p> <ul style="list-style-type: none"> Responding Firm's experience with tax exempt and/or taxable financings with emphasis on the variety / scope of the type of transactions, i.e., new issues, refundings, derivatives, bank loans, SIB loans, commercial paper, etc. 	20%	4	1	3	1
4	<p>Specific Approach to be Used by Responding Firm:</p> <ul style="list-style-type: none"> Specific methodology that will be used to provide Bond Counsel Services to PTB, i.e., initial meeting, subsequent meetings and frequency, ongoing review, etc. 	15%	4	1	3	2
5	<p>Respondent's Overall Responsiveness:</p> <ul style="list-style-type: none"> Response meets the requirements as stated in Section A; Paragraph 3.0 and Section B; Paragraphs 1.2 - 1.3. Response is organized, tabbed and presented in exactly the order requested and includes only the data requested. Specific emphasis is placed on Questionnaire Responses (Form 6) including references and the Respondent's approach to the scope of services to be performed. 	10%	2	2	2	2
6	<p>Value of Work:</p> <ul style="list-style-type: none"> Considers the dollar amount of fee previously paid to the Respondent by PTB within the past three (3) years. 	5%	1	4	1	1
Total:		100%	3.7	1.3	2.8	1.8

Ranking Scale: #1 is the highest score, #2 second highest, #3 third highest.... 45

Ranking Directions: Each evaluator shall rank each respondent independently for each category

based on the above referenced ranking scale.

Evaluator Printed Name: Evaluator #2

Evaluator Signature: (On File)

Date: 07/22/15

BOND COUNSEL SERVICES RFQ NO. Q-001-15 PROPOSAL EVALUATION

	Evaluation Criteria	Weight	Firm Names			
			Broad & Cassel	Bryant Miller Olive	Greenburg Traurig	Holland & Knight
1	<p>Qualifications and Experience of the Responding Firm:</p> <ul style="list-style-type: none"> Responding firm's demonstrated experience, particularly the firm's municipal finance experience serving as Bond Counsel in municipalities in the State of Florida. Responding firm's experience as Bond Counsel for other Port Authorities. Responding firm's local availability / accessibility. 	25%	4	1	2	3
2	<p>Qualifications and Experience of Key Personnel:</p> <ul style="list-style-type: none"> Years of experience and qualifications of the Key Personnel who will perform and manage the PTB's contract work. Years of experience of Key Personnel in performing and/or managing Bond Counsel work for other municipalities and, in particular, other Port Authorities. Local availability / accessibility of Key Personnel who will perform and / or manage PTB's contract work. 	25%	4	1	2	3
3	<p>Extent of Responding Firm's Engagements:</p> <ul style="list-style-type: none"> Responding Firm's experience with tax exempt and/or taxable financings with emphasis on the variety / scope of the type of transactions, i.e., new issues, refundings, derivatives, bank loans, SIB loans, commercial paper, etc. 	20%	4	1	3	2
4	<p>Specific Approach to be Used by Responding Firm:</p> <ul style="list-style-type: none"> Specific methodology that will be used to provide Bond Counsel Services to PTB, i.e., initial meeting, subsequent meetings and frequency, ongoing review, etc. 	15%	2	2	1	2
5	<p>Respondent's Overall Responsiveness:</p> <ul style="list-style-type: none"> Response meets the requirements as stated in Section A; Paragraph 3.0 and Section B; Paragraphs 1.2 - 1.3. Response is organized, tabbed and presented in exactly the order requested and includes only the data requested. Specific emphasis is placed on Questionnaire Responses (Form 6) including references and the Respondent's approach to the scope of services to be performed. 	10%	4	1	3	2
6	<p>Value of Work:</p> <ul style="list-style-type: none"> Considers the dollar amount of fee previously paid to the Respondent by PTB within the past three (3) years. 	5%	1	4	1	1
Total:		100%	3.6	1.3	2.1	2.5

Ranking Scale: #1 is the highest score, #2 second highest, #3 third highest..... 46

Ranking Directions: Each evaluator shall rank each respondent independently for each category

based on the above referenced ranking scale.

Evaluator Printed Name: Evaluator #3

Evaluator Signature: (On File)

Date: 07/22/15

SUBJECT: LEASE AGREEMENT WITH PORT LOGISTICS TAMPA BAY I, INC.**BACKGROUND:**

Port Logistics Tampa Bay I, Inc. (Port Logistics) has negotiated with Port Tampa Bay (PTB) staff to lease approximately 13.7 acres of land along Berth 219 on Hookers Point for the construction and operation of a state of the art temperature controlled facility for the handling of domestic and international refrigerated commodities. Port Logistics has partnered with Canton Port Services to operate the facility.

FACTS/COMMENTS:

Port Logistics and PTB staff have negotiated the following terms and conditions:

Premises:

Approx. 13.7 acres of land located at Hookers Point adjacent to Berth 219.

Use:

Construction and Operation of a temperature controlled facility for loading and unloading of containers and pallets for domestic and international frozen and refrigerated commodities.

Term:

An initial term of 27 years consisting of a Pre-Development Period of 4 months, a Development Period of 12 months, and an Operational Period of 25 years and 8 months. Port Logistics would also have two extension options of 10 and 5 years respectively.

Rent:

Rent would be based on the following schedule:

Pre-Development Period (4 months)	No Rent
Development Period (12 months)	\$12,500/acre or \$171,250 per year
Operational Period Year 1	\$25,000/acre or \$342,500 per year
Operational Period Year 2 through the end of the Initial Term	Prior Year's Rent increased by CPI with a 3% cap

1 st Extension Option (10 years)	Rent based upon Fair Market Value of Premises per an MAI Appraisal
2 nd Extension Option (5 years)	Prior Year's Rent increased by CPI with a 3% cap

Minimum Annual Guaranty:

Port Logistics would agree to the following Minimum Annual Guaranty (MAG) for the movement of pallets through the facility (one way) each Operational Period Year commencing Operational Period 1, billed at the then current rate for commodity products in each applicable Operational Period year:

<u>Operational Period Years</u>	<u>MAG</u>
1 and 2:	100,000 pallets/year
3 through 5:	125,000 pallets/year
6 through 10	150,000 pallets/year
11 through 15	175,000 pallets/year
16 through the end of the initial Term:	200,000 pallets/year
First Extension Option	200,000 pallets/year
Second Extension Option	200,000 pallets/year

In the event Port Logistics failed to meet its MAG during any applicable Operational Period Year, it would pay to PTB \$3.50 per pallet for each pallet below the applicable MAG for such year.

Improvements:

PTB would finance and contract for the construction of a state of the art refrigerated warehouse consisting of approximately 130,000 sq. ft., based upon a design approved by Port Logistics, and related site work and utilities, not to exceed \$14,600,000 (Upset Limit Amount) utilizing the existing Construction Management Agreement with Batson-Cook as part of PTB's container initiative. Port Logistics would make an equity contribution of up to \$2.5 million for the purchase and installation of a refrigeration system that would become a fixture in the refrigerated warehouse and remain in the facility after the termination or expiration of the lease. Port Logistics would also lease or acquire a state of the art racking system for the facility. Port Logistics would be responsible for any improvement costs over the Upset Limit Amount.

Loan Terms:

Port Logistics would pay PTB the debt service on the loan at an agreed upon cost of capital of 5% amortized over 25 years, plus any applicable tax thereon. In the event the total development costs exceed the \$14,600,000 Upset Limit Amount, upon mutual agreement, the loan payments would increase by an amount equal to the payment calculation of an amortized loan at a rate of five percent (5%), with a 25 year term. The loan payments would begin upon the commencement of the Development Period and would be paid to PTB quarterly.

Pre-Development Period:

Port Logistics would have the right to terminate prior to the expiration of the Pre-Development Period; however, it would be responsible for one-half of the pre-construction expenses incurred by PTB. A principal of Port Logistics would provide a personal guaranty to PTB, within ten days from the execution of the lease, for Port Logistics' obligation to pay for one-half of the pre-construction expenses.

Security Deposit and Performance Bond:

Port Logistics would provide a security deposit in the amount of 6 months' Operational Period Rent within ten days from the execution of the lease. In addition, Port Logistics would provide a performance bond or other security satisfactory to PTB to guaranty payment of the first 2 years of loan payments.

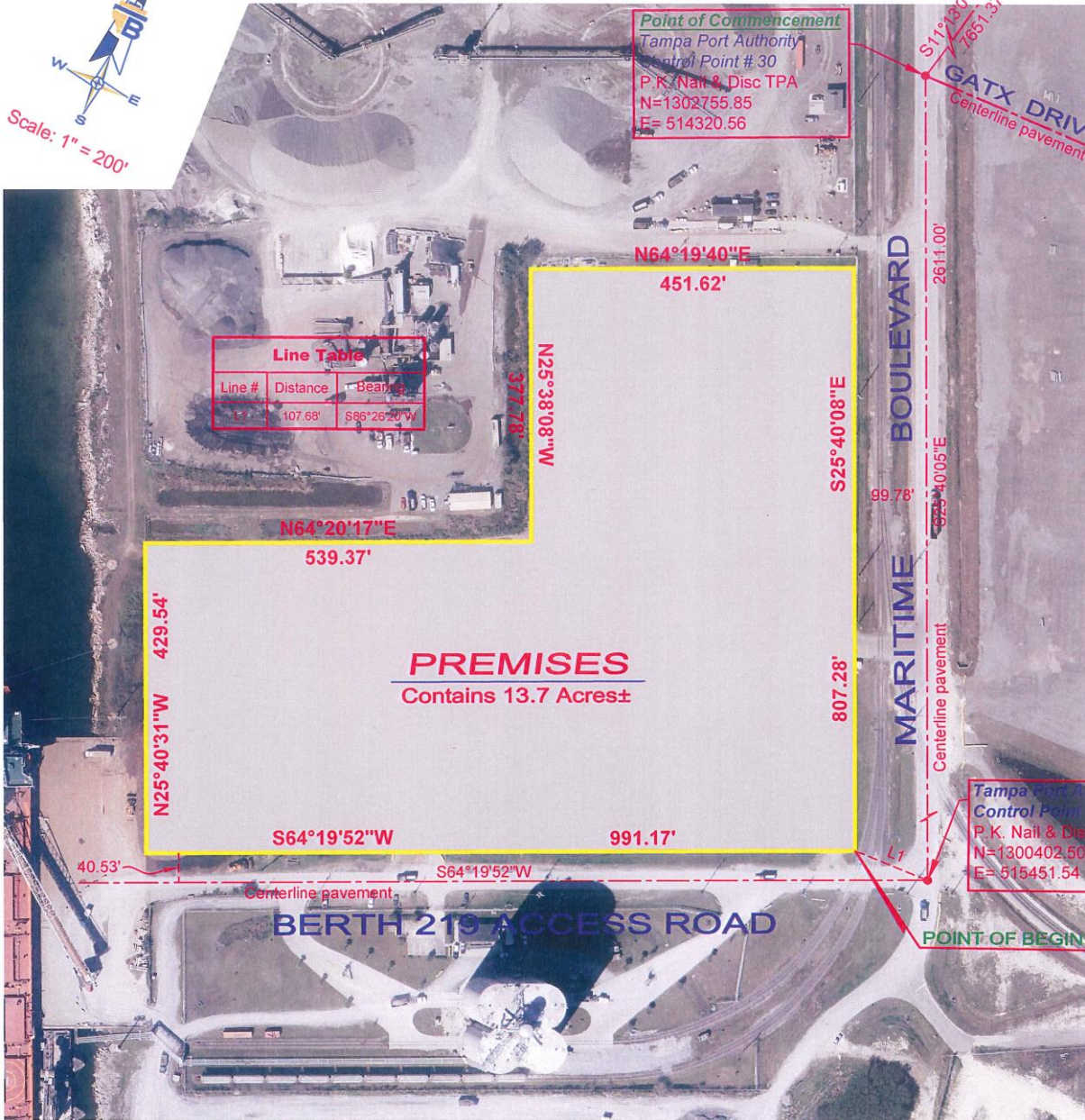
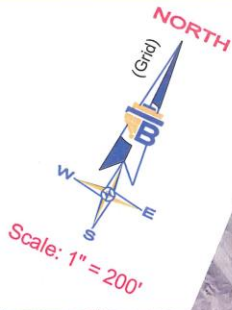
Other:

Port Logistics would be responsible for all real estate taxes, site improvements, insurance, maintenance of the Premises, and compliance with all seaport security laws and regulations, environmental laws and regulations, and all other applicable regulations and laws. A Public Hearing is scheduled for August 14, 2015.

RECOMMENDATION:

Authorize the Port President/CEO or his designee to execute a lease agreement with Port Logistics Tampa Bay I, Inc., in accordance with the terms set forth above, subject to review by the Chief Legal Officer.


ATTACHMENT "A"
AERIAL OVERLAY OF PREMISES FOR
PORT LOGISTICS TAMPA BAY I, INC.



MEMORANDUM

To: A. Paul Anderson, President and CEO

cc: Charles E. Klug
Raul Alfonso

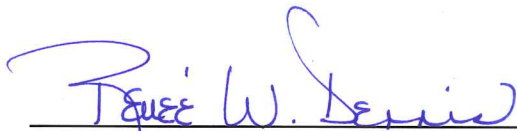
From: Reneé W. Dennis 

Date: August 14, 2015

Subject: Public Hearing – Port Logistics Tampa Bay I, Inc. Lease Agreement

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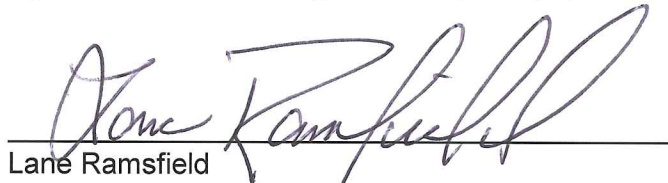
This public hearing was held in accordance with procedures specified in Chapter 95-488, Laws of Florida. The subject public hearing was held before me on August 14, 2015 at 10:02 a.m. Attached is the transcription of the hearing along with a copy of the exhibit.



Reneé W. Dennis
Hearing Officer

Date: August 14, 2015

I hereby concur with the Hearing Officer's statement and recommend the President and Chief Executive Officer request the Tampa Port Authority Board of Commissioners approve the Lease Agreement with Port Logistics Tampa Bay I, Inc.



Lane Ramsfield
Vice President of Real Estate

Date: 8.14.15

Attachments

PUBLIC HEARING TRANSCRIPT

Friday, August 14, 2015 - 10:02 a.m.

Port Logistics Tampa Bay I, Inc.
Lease Agreement

ATTENDEES

Matt Walsh, Port Logistics Tampa Bay I, Inc.

Rick Sharp, Canton Port Services

Charles E. Klug, PTB

Lane Ramsfield, PTB

Bob Callahan, PTB

John Thorington, PTB

Jose De Jesus, PTB

Lynn Reece, PTB

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HEARING OFFICER

Reneé W. Dennis, CP-FRP

Certified Paralegal / Florida Registered Paralegal

1 **Reneé Dennis:** Good morning. This public hearing of the Tampa Port Authority d/b/a Port
2 Tampa Bay is called to order at 10:02 a.m. on Friday, August 14, 2015. Today's hearing is held
3 under the authority and pursuant to Chapter 95-488 of the Laws of Florida. The purpose of today's
4 hearing is to hear comments from the general public and interest parties regarding the following:

5
6 **Lease Agreement with Port Logistics Tampa Bay I, Inc.**

7
8 My name is Reneé Dennis. I am employed by Port Tampa Bay and have been appointed by the
9 Tampa Port Authority Board of Commissioners to serve as a hearing officer at public hearings
10 such as the one we are conducting today.

11
12 I will now enter into the record Exhibit No. 1 which is the legal advertisement published Friday,
13 July 24, 2015 in the Tampa Bay Times advising of this public hearing.

14
15 Lane Ramsfield, Vice President of Real Estate, will now introduce the topic.

16
17 **Lane Ramsfield:** Port Logistics Tampa Bay I, Inc. has negotiated with Port Tampa Bay staff
18 to lease approximately 13.7 acres of land along Berth 219 on Hookers Point for the construction
19 and operation of a state of the art temperature controlled facility for the handling of domestic and
20 international refrigerated commodities. Port Logistics has partnered with Canton Port Services to
21 operate the facility.

22
23 Port Logistics and Port Tampa Bay staff have negotiated the following terms and conditions:

24
25 The Premises: The Premises will consist of approximately 13.7 acres of land located at Hookers
26 Point adjacent to Berth 219.

27
28 The Use: Construction and Operation of a temperature controlled facility for loading and
29 unloading of containers and pallets for domestic and international frozen and refrigerated
30 commodities.

31
32 The Term: The lease will be for an initial term of 27 years consisting of a Pre-Development
33 Period of 4 months, a Development Period of 12 months, and an Operational Period of 25 years
34 and 8 months. Port Logistics would also have two extension options of 10 and 5 years
35 respectively.

36
37 The Rent: Rent would be based on the following schedule:

- 38
- 39 • Pre-Development Period of 4 months – no rent
 - 40 • Development Period of 12 months – \$12,500 per acre or \$171,250 per year
 - 41 • Operational Period Year 1 – \$25,000 per acre or \$342,500 per year
 - 42 • Operational Period Year 2 through the end of the Initial Term – Prior Year's Rent increase
43 by CPI with a 3% cap
 - 44 • First Extension Option of 10 years – Rent based upon Fair Market Value of Premises per
45 an MAI Appraisal
 - 46 • Second Extension Option of 5 years – Prior Year's Rent increased by CPI with a 3% cap

47 The Minimum Annual Guaranty: Port Logistics would agree to the following Minimum Annual
48 Guaranty (MAG) for the movement of pallets through the facility, one way, each Operational

1 Period Year commencing Operational Period 1, billed at the then current rate for commodity
2 products in each applicable Operational Period year:

- 3
- 4 • For Operational Period Years 1 and 2 the Minimum Annual Guaranty would be 100,000
5 pallets per year
- 6 • For Operational Period Years 3 through 5 the Minimum Annual Guaranty would be
7 125,000 pallets per year
- 8 • For Operational Period Years 6 through 10 the Minimum Annual Guaranty would be
9 150,000 pallets per year
- 10 • For Operational Period Years 16 through the end of the Initial Term the Minimum Annual
11 Guaranty would be 200,000 pallets per year
- 12 • For the First Extension Option the Minimum Annual Guaranty would be 200,000 pallets
13 per year
- 14 • For the Second Extension Option the Minimum Annual Guaranty would be 200,000 pallets
15 per year
- 16

17 In the event Port Logistics failed to meet its Minimum Annual Guaranty during any applicable
18 Operational Period Year, it would pay to PTB \$3.50 per pallet for each pallet below the applicable
19 Minimum Annual Guaranty for such year.

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20
21 The Improvements: PTB would finance and contract for the construction of a state of the art
22 refrigerated warehouse consisting of approximately 130,000 sq. ft., based upon a design
23 approved by Port Logistics, and related site work and utilities, not to exceed \$14.6 million (Upset
24 Limit Amount) utilizing the existing Construction Management Agreement with Batson-Cook as
25 part of PTB's container initiative. Port Logistics would make an equity contribution of up to \$2.5
26 million for the purchase and installation of a refrigerated system that would become a fixture in
27 the refrigerated warehouse and remain in the facility after the termination or expiration of the
28 lease. Port Logistics would also lease or acquire a state of the art racking system for the
29 facility. Port Logistics would be responsible for any improvement costs over the Upset Limit
30 Amount.

31
32 Loan Terms: Port Logistics would pay PTB the debt service on the loan at an agreed upon cost
33 of capital of 5% amortized over 25 years, plus any applicable tax thereon. In the event the total
34 development costs exceed the \$14.6 million Upset Limit Amount, upon mutual agreement, the
35 loan payments would increase by an amount equal to the payment calculation of an amortized
36 loan at a rate of 5% with a 25 year term. The loan payments would begin upon the
37 commencement of the Development Period and would be paid to PTB quarterly.

38
39 Pre-Development Period: Port Logistics would have the right to terminate prior to the expiration
40 of the Pre-Development Period; however, it would be responsible for one-half of the pre-
41 construction expenses incurred by PTB. A principal of Port Logistics would provide a personal
42 guaranty to PTB, within ten days from the execution of the lease, for Port Logistics' obligation to
43 pay for one-half of the pre-construction expenses.

44
45 Security Deposit and Performance Bond: Port Logistics would provide a security deposit in the
46 amount of 6 months' Operational Period Rent within ten days from the execution of the lease. In
47 addition, Port Logistics would provide a performance bond or other security satisfactory to PTB
48 to guaranty payment of the first two years of loan payments.

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Other Issues: Port Logistics would be responsible for all real estate taxes, site improvements, insurance, maintenance of the Premises, and compliance with all seaport security laws and regulations, environmental laws and regulations, and all other application regulations and laws.

Reneé Dennis: At this time we will take public comments concerning this issue. Are there any comments? Hearing none. Thank you.

A transcript will be made and furnished to the Port Tampa Bay staff, who will then forward the transcript and recommendation to the Board of Commissioners for their review at the August 18, 2015 regular business meeting. The staff recommendation will be available on Friday, August 14, 2015 after 3:00 p.m.

If there is nothing else to come before this hearing, I declare this hearing closed at 10:10 a.m.

I, Reneé W. Dennis, have read and approve the form of the attached transcript of the August 14, 2015 public hearing for Port Logistics Tampa Bay I, Inc. Lease Agreement.

Dated this 14th day of August, 2015.



Reneé W. Dennis, Hearing Officer

###

Tampa Bay Times
Published Daily

STATE OF FLORIDA } ss
COUNTY OF Hillsborough County

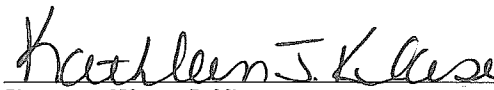
Before the undersigned authority personally appeared **Johnnie Murry** who on oath says that he/she is **Legal Clerk of the Tampa Bay Times** a daily newspaper printed in St. Petersburg, in Pinellas County, Florida; that the attached copy of advertisement, being a Legal Notice in the matter **RE: Port Logistics-Tpa** was published in **Tampa Bay Times: 7/24/15**. in said newspaper in the issues of **Baylink Hillsborough**

Affiant further says the said **Tampa Bay Times** is a newspaper published in Hillsborough County, Florida and that the said newspaper has heretofore been continuously published in said Hillsborough County, Florida, each day and has been entered as a second class mail matter at the post office in said Hillsborough County, Florida for a period of one year next preceding the first publication of the attached copy of advertisement, and affiant further says that he/she neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper



Signature of Affiant

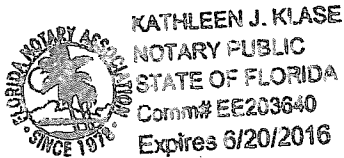
Sworn to and subscribed before me this 07/24/2015.



Signature of Notary Public

Personally known or produced identification

Type of identification produced _____



**PORT TAMPA BAY
NOTICE OF PUBLIC HEARING**

Notice is given of a public hearing to be held at 10:00 a.m., Friday, August 14, 2015, before the Tampa Port Authority d/b/a Port Tampa Bay at its offices located at 1101 Channelside Drive, Tampa, Florida, at which hearing the public's views will be heard to consider the following:

GROUND LEASE AGREEMENT WITH PORT LOGISTICS TAMPA BAY I, INC. - TAMPA

All written comments and objections directed toward the foregoing matter should be filed with Port Tampa Bay, Vice President of Real Estate, at 1101 Channelside Drive, Tampa, Florida 33602 by 12:00 noon on Thursday, August 13, 2015. Oral comments and objections may be presented at the hearing.

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) 905-7678 or fax (813) 905-5109 not later than 48 hours prior to the hearing.

ANY PERSON WHO DECIDES TO APPEAL ANY DECISION OF THE TAMPA PORT AUTHORITY D/B/A PORT TAMPA BAY WITH RESPECT TO ANY MATTER CONSIDERED AT THIS PUBLIC HEARING WILL NEED A RECORD OF THE PROCEEDINGS AND, FOR SUCH 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. (164677) 7/24/2015

SIGN-IN SHEET

PUBLIC HEARING – 10:00 A.M., FRIDAY, AUGUST 14, 2015
 GROUND LEASE AGREEMENT WITH PORT LOGISTICS TAMPA BAY I, INC.

NAME	COMPANY	ADDRESS	COMMENTS Y/N
MAT WALSHE	Port Logistics	1800 Pembroke St Orlando, FL	N
Rick Sharp	Canton Port Services	12886 Ln Costa Jacksonville, FL	N
LAME RANSFIELD	PTB	TAMPA, FL	N
Jose De Jesus	PTB	TAMPA, FL	N
Bob Callahan	PTB		N
Jose Clark	PTB		N

E. RECEIPT OF REPORTS

- 1. REPORT OF LEGAL FEES BY PROJECT**
- 2. REPORT OF AGED ACCOUNTS RECEIVABLES**
- 3. REPORT OF CONTRACT STATUS**
- 4. REPORT OF PERMITS**
- 5. REPORT OF EXPENDITURES BETWEEN \$50,000 - \$100,000**

FY2015 – LEGAL FEES AND EXPENSES REPORT THROUGH JULY 31, 2015

YEAR-TO-DATE LEGAL FEES AND EXPENSES

	<u>FY 2015 Budget</u>	<u>FY 2015 Actual</u>
General Support / Litigation	\$219,000.00	\$ 9,283.68
General Real Estate / Land Use	\$ 60,000.00	\$ 30,628.65
General Employment / Labor	\$ 35,000.00	\$ 27,954.80
General Construction Services	\$ 38,000.00	\$ 5,555.00
General Environmental	\$ 15,000.00	\$ 24,900.60
General Bankruptcy Services	\$ 9,000.00	\$ 0.00
General Admiralty / Maritime / Tariff	\$ 24,000.00	\$ 2,829.33
YEAR-TO-DATE FY 2014-15	<u>\$400,000.00</u>	<u>\$ 101,152.06</u>
[Under/Over – Budget \$298,847.94]		

LITIGATION AND GENERAL LEGAL SUPPORT

<u>Outside Counsel / Matter</u>	<u>July</u>	<u>Cumulative FY To Date</u>
Bryant Miller Olive - General		
Gray Robinson - General		\$ 665.00
- Channelside Bay Mall [14] - SM [24]	\$ 180.00	\$ 910.00
Manson Bolves - General		
Trenam Kemker - General		
Mechanik Nuccio - Special General		\$ 750.00
Smith Katzenstein Jenkins - CBM		\$ 315.00
<u>Special General</u> Hamilton Miller & Birthisel - Ins – RC	\$ 2,267.50	\$ 6,783.68

GENERAL REAL ESTATE / LAND USE LEGAL SUPPORT

<u>Outside Counsel / Matter</u>	<u>July</u>	<u>Cumulative FY To Date</u>
Gray Robinson		
- General		
- New Channelside Dev [21]		
- Channelside Bay Mall [16]		
- DRI [15]		\$ 6,136.00
- CBP Development [31]		\$ 292.50
Mechanik Nuccio		
- General		
P&M Consulting Group		
- General DRI		\$ 125.00
- SouthBay		\$ 5,295.45
- Channelside		\$ 150.00
- Port Redwing		\$ 300.00
Smolker Bartlett		
- General		
Trenam Kemker		
- General		
- Lease Review		\$ 14,672.50
Hobby & Hobby		
- General		\$ 2,030.20

GENERAL LABOR / EMPLOYMENT LEGAL SUPPORT

<u>Outside Counsel / Matter</u>	<u>July</u>	<u>Cumulative FY To Date</u>
Broad and Cassel		
- General	\$ 925.00	\$ 11,722.80
Gray Robinson		
- General		
- Emp Ben [22]		\$ 6,657.00
Mandelbaum Fitzsimmons		
- General		\$ 3,675.00
- Employment [EC]		\$ 5,575.00
Thompson Sizemore		
- General	\$ 325.00	\$ 325.00

GENERAL CONSTRUCTION SERVICES LEGAL SUPPORT

<u>Outside Counsel / Matter</u>	<u>July</u>	<u>Cumulative FY To Date</u>
Broad and Cassel - General		
Gray Robinson - General		
Richard Harrison PA - General		
Trenam Kemker - General		
- Special Construction	\$	\$ 2,905.00
- GFL Construction	\$ 800.00	\$ 2,125.00

GENERAL ENVIRONMENTAL LEGAL SUPPORT

<u>Outside Counsel / Matter</u>	<u>July</u>	<u>Cumulative FY To Date</u>
Broad and Cassel - General		
Enola Brown PA - General		
- Port Redwing		\$ 4,232.50
- South Bay		\$ 8,497.50
- Hanson Pipe		\$ 1,275.00
Lash & Wilcox - General		
Manson Bolves - General		\$ 5,507.70
- General Lofley		\$ 5,387.90

GENERAL BANKRUPTCY LEGAL SUPPORT

<u>Outside Counsel / Matter</u>	<u>July</u>	<u>Cumulative FY To Date</u>
Broad and Cassel - General		
Gray Robinson - General		
McIntyre-Panzarella-Thanasides - General		

GENERAL ADMIRALTY / MARITIME LEGAL SUPPORT

<u>Outside Counsel / Matter</u>	<u>July</u>	<u>Cumulative FY To Date</u>
Robert Birthisel, PA - General		
Mandelbaum Fitzsimmons - General		
Quarles & Brady - General		
Venable LLC - General	\$ 245.00	\$ 1,854.33

Board Meeting
August 18, 2015
Legal #196237v1

TAMPA PORT AUTHORITY
Monthly Aged Receivables
July 31, 2015

Customer Number	Customer Name	Current	31 - 60 Days	61 - 90 Days	91 & Over	Customer Balance
Port Fees:						
S036	ALTAMAR SHIPPING	64.00	104.00	-	-	168.00
Q023	ALTAMAR SHIPPING SERVICE	1,094.76	1,898.07	-	-	2,992.83
T012	AMALIE OIL COMPANY	4,591.89	-	-	-	4,591.89
A470	AMERICAN MARINE AGENCIES	527.64	4,025.70	-	-	4,553.34
A415	AMERICAN VICTORY MARINERS	81.18	-	-	-	81.18
Q228	ArcelorMittal International America	4,032.08	5,304.30	-	-	9,336.38
Q212	ATLANTIC RO-RO CARRIERS, INC.	3,453.38	-	-	-	3,453.38
A512	BEYEL BROTHERS INC	223.50	-	-	-	223.50
A012	BOUCHARD TRANSPORT CO	8,768.45	-	-	-	8,768.45
S041	BRONCO TRANSPORT	344.00	-	-	-	344.00
T201	BUCKEYE TERMINALS, LLC	17,593.68	12,740.26	-	-	30,333.94
T003	CARGILL INC	3,899.46	-	-	-	3,899.46
T151	CARGILL SALT	22,504.94	-	-	-	22,504.94
S025	CARGILL SALT DIVISION	(488.08)	-	-	-	(488.08)
T131	CARNIVAL CRUISE LINES	269,235.78	-	-	-	269,235.78
M071	Carter's Contracting Services, Inc.	39.76	-	-	-	39.76
T198	CEMEX CONSTRUCTION MATERIALS FLORIDA, LLC	4,846.61	-	-	-	4,846.61
T141	CEMEX INC	-	-	-	6,741.00	6,741.00
T014	CENTRAL FLORIDA PIPELINE LLC	207,245.94	-	-	-	207,245.94
T109	CITRUS PRODUCTS	1,856.00	-	-	-	1,856.00
D047	CITY OF TAMPA	1,220.00	-	-	-	1,220.00
Q003	COUTINHO & FERROSTAAL	36.21	-	-	-	36.21
D004	CTL DISTRIBUTION INC	-	40.00	-	-	40.00
A423	DANN OCEAN TOWING, INC	69.75	-	-	-	69.75
Q116	DONGBU USA INC	-	-	-	852.78	852.78
Q081	DONGKUK INTERNATIONAL INC	1,007.42	-	-	-	1,007.42
Q032	DUFERCO STEEL, INC	123.98	3,867.26	-	-	3,991.24
T037	EASTERN ASSOCIATED TERMINALS	-	3,125.36	-	-	3,125.36
A478	ENTERPRISE MARINE SERVICES LLC	6,259.32	-	-	-	6,259.32
A031	FILLETTE GREEN & CO, INC	2,917.15	-	-	-	2,917.15
Q097	FRONTIER LOGISTICS	1,127.39	-	-	-	1,127.39

TAMPA PORT AUTHORITY
Monthly Aged Receivables
July 31, 2015

Customer						
Number	Customer Name	Current	31 - 60 Days	61 - 90 Days	91 & Over	Customer Balance
A429	GAC SHIPPING (USA) INC	53,886.18	-	-	-	53,886.18
T185	GAETANO CACCIATORE INC	13,063.39	-	-	-	13,063.39
Q353	GREYSTONES MARITIME INTERNATIONAL	7,075.25	-	-	-	7,075.25
T308	GULF COAST BULK EQUIPMENT, INC	18,462.50	5,172.80	-	-	23,635.30
A264	GULF MARINE REPAIR INC	8,148.41	-	-	-	8,148.41
Q358	HAGLER SYSTEMS INC.	755.32	-	-	-	755.32
A306	INCHCAPE SHIPPING SERVICES	420.75	-	-	-	420.75
A496	INTERCRUISES SHORESIDE & PORT SERVICES	(633.78)	-	-	-	(633.78)
Q330	INTERMETAL REBAR LLC	-	67.71	-	-	67.71
A040	INTERNATIONAL SHIP MANAGEMENT & AGENCY SERVICES	828.00	-	324.75	-	1,152.75
A078	INTERNATIONAL SHIP REPAIR	340.00	-	-	-	340.00
Q355	K&K ENTERPRISES INC.	1,773.74	-	-	-	1,773.74
A350	KIMMINS CONTRACTING	140.00	-	-	-	140.00
T116	KINDER MORGAN BULK/TBS	1,856.01	-	-	-	1,856.01
A346	KIRBY CORPORATION	438.00	-	-	-	438.00
A003	KIRBY OFFSHORE MARINE	8,843.91	-	-	-	8,843.91
Q224	KLOECKNER METAL CORPORATION	150.44	84.97	10,029.20	-	10,264.61
S049	MARDOT LOGISTICS INC	416.00	-	-	-	416.00
A371	MARIANI ASPHALT	1,299.07	86,604.95	-	-	87,904.02
A360	MARTIN GAS MARINE	14,090.80	2,818.16	-	-	16,908.96
T135	MARTIN MARIETTA AGGREGATES	38,618.06	1,331.66	-	-	39,949.72
T134	MARTIN OPERATING PARTNERSHIP	38,816.04	6,185.24	159.30	-	45,160.58
A016	MARTIN PRODUCT SALES LLC	292.50	-	-	-	292.50
Q216	MARUBENI-ITOCHU	9,854.74	-	-	-	9,854.74
T199	MEDITERRANEAN SHIPPING CO./CHARLESTON	14,860.15	17,544.56	25,328.03	818.43	58,551.17
Q339	MEDTRADE INC	9,182.61	-	-	-	9,182.61
Q070	METAL ONE AMERICA	180.27	12,018.15	-	-	12,198.42
Q338	MIITSUI & COMPANY USA	6,668.22	-	110.57	-	6,778.79
A053	MORAN TOWING CORPORATION	18,055.34	-	-	70.29	18,125.63
A430	MORAN-GULF SHIPPING AGENCIES	27,986.54	7,157.12	-	-	35,143.66
T002	MOSAIC CROP NUTRITION, LLC	31,607.60	-	-	-	31,607.60
T011	MURPHY OIL USA INC	7,712.92	-	-	-	7,712.92
T292	NEXLUBE TAMPA LLC	41,542.18	-	-	-	41,542.18

TAMPA PORT AUTHORITY
Monthly Aged Receivables
July 31, 2015

Customer						
Number	Customer Name	Current	31 - 60 Days	61 - 90 Days	91 & Over	Customer Balance
A486	NORTH AMERICAN GENERAL AGENTS	3,309.98	-	2,292.91	-	5,602.89
A071	NORTON LILLY INTERNATIONAL	3,652.40	-	-	-	3,652.40
A439	NOVA INTERNATIONAL SHIPPING	2,185.50	-	-	-	2,185.50
A464	NYK LINE (NA) INC.	13,885.66	-	-	-	13,885.66
Q351	OPTIMA STEEL INTERNATIONAL, LLC	50.73	3,382.06	-	-	3,432.79
A341	ORION MARINE CONSTRUCTION	217.88	-	-	-	217.88
A069	OSG AMERICA INC	2,433.22	-	-	-	2,433.22
T064	PASCO TERMINALS INC	5,186.03	-	-	-	5,186.03
T006	PORTS AMERICA	10,168.70	70.05	-	-	10,238.75
T182	PORTS AMERICA	50,521.69	164,706.95	643.09	-	215,871.73
T182I	PORTS AMERICA (INTERNATIONAL)	4,433.09	16,179.77	14,509.58	1,688.12	36,810.56
Q359	POSCO AMERICA	165.19	-	-	-	165.19
Q202	PUSAN STEEL AMERICA	14,856.64	-	-	-	14,856.64
Q012	R W SMITH & COMPANY	17,041.23	-	-	-	17,041.23
Q337	Rusal America Corporation	531.49	-	-	-	531.49
A064	SAVAGE & SON, AR	202,929.50	-	-	-	202,929.50
A065	SEA & LAND SHIPPING	51,601.41	-	-	-	51,601.41
Q349	SEVERSTAL EXPORT GmbH	879.93	-	-	-	879.93
Q357	SKC AMERICA, INC	1,345.98	-	-	-	1,345.98
S042	SOUTHERN WASTE SERVICES INC	48.00	8.00	-	-	56.00
A422	STANDARD CONCRETE PRODUCTS	270.00	-	-	-	270.00
Q029	STEMCOR USA (NYC)	936.70	-	-	-	936.70
A283	STEPHENSON INTERNATIONAL INC	64.00	-	-	-	64.00
A417	SULPHUR CARRIERS	1,572.00	-	-	-	1,572.00
T101	SULPHURIC ACID TRADING COMPANY	8,446.41	-	-	-	8,446.41
T166	TAMPA ELECTRIC COMPANY	389,723.18	-	-	-	389,723.18
T137	TAMPA JUICE SERVICE INC	72.00	-	-	-	72.00
T021	TAMPA PORT SERVICES, LLC	10,449.72	-	-	-	10,449.72
M078	TAMPA YACHT & COUNTRY CLUB	828.15	-	-	-	828.15
T193	TITAN METAL SERVICE, INC.	5,769.24	-	-	-	5,769.24
T150	TRADEMARK METALS RECYCLING FKA ONESTEEL	37,574.99	-	-	-	37,574.99
A251	TRADEMARK METALS RECYCLING LLC	100.00	100.00	-	-	200.00
T197	TRANSFLO TERMINAL SERVICES, INC.	147,799.50	-	-	-	147,799.50

TAMPA PORT AUTHORITY
Monthly Aged Receivables
July 31, 2015

Customer						
Number	Customer Name	Current	31 - 60 Days	61 - 90 Days	91 & Over	Customer Balance
T020	TRANSMONTAIGNE INC	84,228.18	-	-	-	84,228.18
S021	TRX SOUTHEAST (TAMPA #770)	40.00	-	-	-	40.00
A034	UNITED OCEAN SHIPPING (TECO)	25,107.80	14,998.32	179.34	-	40,285.46
A465	VALLS SHIPPING COMPANY	62,559.02	-	-	-	62,559.02
T119	VULCAN MATERIALS COMPANY	52,406.97	-	-	-	52,406.97
T171	ZIM ISRAELI NAVIGATION COMPANY	145,183.75	66,973.80	642.44	28,348.11	241,148.10
Subtotal Port Fees		\$ 2,297,983.21	\$ 436,509.22	\$ 54,219.21	\$ 38,518.73	\$ 2,827,230.37

Lease Charges:

L045	AMALIE OIL	1,080.99	-	-	-	1,080.99
L310	AMEC FOSTER WHEELER ENVIRONMENT & INFRASTRUCTURE,	24,226.18	-	-	-	24,226.18
L225P	CBP DEVELOPMENT, LLC	903.04	-	-	-	903.04
L044	DIVERSIFIED MARINE TECH	167.27	-	-	-	167.27
L275	EICHENHOLTZ. EUGENE	1,240.08	-	-	-	1,240.08
L308	GULF COAST BULK EQUIPMENT, INC	6,821.25	-	-	-	6,821.25
L103	INTERNATIONAL SHIP REPAIR	30,681.42	-	-	-	30,681.42
L057	MARITRANS OPERATING CO LP	7,240.34	7,133.34	-	-	14,373.68
L312	MULTI -FAMILY CONSTRUCTION, LLC	1,230.50	-	-	-	1,230.50
L039	MURPHY OIL USA INC	8.00	-	-	-	8.00
L291	ONLINE TRANSPORT INT'L LLC	110.00	-	-	-	110.00
L314	ORION MARINE CONSTRUCTION, INC	4,012.50	3,210.00	4,815.00	-	12,037.50
L289	PROPELLER CLUB OF UNITED STATES	321.00	-	-	-	321.00
L196	SEABULK TOWING INC	184.40	-	-	-	184.40
L138	SHRIMP SVC DOCK ASSOCIATION	8.00	-	-	-	8.00
L235	STARSHIP CRUISE LINE	117.63	-	-	-	117.63
L074	SULPHURIC ACID TRADING COMPANY	8.37	-	-	-	8.37
L064	SUPERIOR SEAFOODS INC	120.27	-	-	-	120.27
L067	TAMPA BAY PIPELINE COMPANY	4,840.00	-	-	-	4,840.00
L055	TAMPA PORT MINISTRIES	300.00	-	-	-	300.00
L286	TD BANK, NA	55.34	55.34	55.34	3,799.76	3,965.78

TAMPA PORT AUTHORITY
Monthly Aged Receivables
July 31, 2015

Customer						
Number	Customer Name	Current	31 - 60 Days	61 - 90 Days	91 & Over	Customer Balance
L295	THE FLORIDA AQUARIUM	592.67	-	-	-	592.67
L078	TRANSMONTAIGNE TERMINALING INC	37.35	-	-	-	37.35
L311	TTI Holdings, Inc.	27,460.99	-	-	-	27,460.99
L282	UNIVERSITY OF SOUTH FLORIDA	9,213.65	8,945.29	-	-	18,158.94
L307	VERIZON WIRELESS PERSONAL COMMUNICATIONS LP	446.33	446.33	-	892.66	1,785.32
L079	VERSAGGI SHRIMP COMPANY	196.69	-	-	-	196.69
L191	VIPER VENTURE	6,971.27	-	-	-	6,971.27
Subtotal Lease Charges		\$ 128,595.53	\$ 19,790.30	\$ 4,870.34	\$ 4,692.42	\$ 157,948.59
Accounts in Litigation/Renegotiation/Bankruptcy:						
Q205	ASSURANCE FORENINGEN SKULD(GJENSIDIG)	-	-	-	19,682.93	19,682.93 ⁶⁷
Subtotal Accounts in Litigation/Renegotiation/Bankruptcy		\$ -	\$ -	\$ -	\$ 19,682.93	\$ 19,682.93
Total Aged Receivables as of July 31, 2015		\$ 2,426,578.74	\$ 456,299.52	\$ 59,089.55	\$ 62,894.08	\$ 3,004,861.89

TAMPA PORT AUTHORITY
MONTHLY CONTRACT STATUS REPORT
June 30, 2015

Project	Contractor	Contract Financial Record #	Original Bd App Date	Amt Approved Including Amendments	Costs Incurred to Date	Percent Complete
OPERATING AND NON-CAPITAL CONTRACTS:						
Grounds Maintenance	Great Bay Landscape (year 2)	12-14	08/21/12	\$ 314,400	\$ 252,050	80.2%
Financial Audit & Related Areas	Cherry, Bekaert & Holland (year 2)	12-15	07/17/12	\$ 89,800	\$ 80,608	89.8%
Insurance Broker Services	Hugh Wood (year 3)	12-17	07/16/13	\$ 52,000	\$ 39,000	75.0%
Copier Leases (7 copiers)	Ricoh Americas Corporation	12-18	07/17/12	\$ 216,000	\$ 162,795	75.4%
Annual Maintenance & License - Great Plains	Tribridge (year 3)	12-19	09/18/12	\$ 165,000	\$ 153,963	93.3%
PARCS Parking Access Revenue Control System Maintenance	Scheidt & Bachmann USA (year 3)	12-22	07/16/13	\$ 50,613	\$ 29,524	58.3%
General Planning Services	Renaissance Planning Group	13-06	10/16/12	\$ 400,000	\$ 162,433	40.6%
Security Guard Services	AlliedBarton (1/20/14 -1/19/15)	13-08	12/17/13	\$ 3,814,166	\$ 2,534,411	66.4%
Law Enforcement Services	BOCC / HCSO	13-10	01/15/13	\$ 2,002,223	\$ 1,339,374	66.9%
Online Data Service Backup	Venyu Solutions, Inc. (5 years @ \$50k/yr)	13-13	05/21/13	\$ 250,000	\$ 33,445	13.4%
SBE Uniformed Security Guard Service	Martinez & Company (year 2)	13-15	05/21/13	\$ 150,000	\$ 106,976	71.3%
Insurance Consultants	Interisk (1st renewal)	13-24	07/16/14	\$ 90,000	\$ 42,199	46.9%
NetApp Network Storage System Maintenance	Softchoice Corporation	13-25a	10/16/13	\$ 69,000	\$ 44,586	64.6%
Elevator/Escalator Maintenance & Repair Services	ThyssenKrupp Elevator (year 2)	13-26	08/20/13	\$ 137,000	\$ 66,880	48.8%
Employee Dental Plan	Direct Assignment Benefit Plans (year 2)	14-03	09/17/13	\$ 80,000	\$ 32,010	40.0%
State Legislative Services	Advocacy Group at Cardenas Partners (year 2)	14-05	08/20/13	\$ 60,000	\$ 45,751	76.3%
State Legislative Services	Ballard Partners (year 2)	14-06	08/20/13	\$ 60,000	\$ 50,000	83.3%
Janitorial Services	ASK Solutions; All Southern Cleaning	14-08	10/15/13	\$ 657,671	\$ 513,835	78.1%
Federal Government Relations Consultant	Alcalde & Fay	14-10	09/17/13	\$ 180,000	\$ 152,048	84.5%
TPA Admin bldg & Cruise Terminal 3 HVAC	Tampa Bay Trane	14-12a	01/21/14	\$ 44,200	\$ 44,200	100.0%
Financial Advisory Service	Public Financial Management	14-16	08/20/13	\$ 60,000	\$ 23,238	38.7%
Workers Compensation Insurance	PGIT (Preferred Governmental Insurance Trust)	15-07	09/17/13	\$ 96,228	\$ 81,282	84.5%
OPERATING AND NON-CAPITAL CONTRACTS:				\$ 9,038,301	\$ 5,990,605	
CONTINUING ANNUAL CONTRACTS:						
Professional Service Contracts	Various	10-10	09/15/09	\$ 2,250,000	\$ 1,800,774	80.0%
Continuing Repair / Improvements Contracts	Various	10-11	09/15/09	\$ 2,200,000	\$ 895,391	40.7%
Continuing Repair / Improvements Contracts	Various	11-01	09/21/10	\$ 2,200,000	\$ 804,839	36.6%
Professional Service Contracts	Various	11-02	09/21/10	\$ 2,050,000	\$ 1,826,230	89.1%
Continuing Repair / Improvements Contracts	Various	12-01	09/20/11	\$ 2,200,000	\$ 1,522,499	69.2%
Professional Service Contracts	Various	12-02	09/20/11	\$ 2,050,000	\$ 1,877,309	91.6%
Continuing Repair / Improvements Contracts	Various	13-01	09/18/12	\$ 1,760,000	\$ 1,411,918	80.2%
Professional Service Contracts	Various	13-02	09/18/12	\$ 2,390,000	\$ 1,469,899	61.5%
Wi-Fi Private Line Service	Level 3 Communications	13-21	07/16/13	\$ 120,000	\$ 104,715	87.3%
Disaster Recovery services	Belfor USA Group	13-22	07/16/13	\$ 50,000	\$ 30,000	60.0%
Cloud computing purchase & implementation	Tribridge Holdings, LLC	13-23	07/16/13	\$ 80,000	\$ 76,800	96.0%
Continuing Repair / Improvements Contracts	Various	14-01	09/17/13	\$ 2,350,000	\$ 1,567,598	66.7%
Professional Service Contracts	Various	14-02	09/17/13 02/18/14	\$ 5,064,600	\$ 3,339,164	65.9%
Continuing Repair / Improvements Contracts	Various	15-01	09/20/11	\$ 2,100,000	\$ 785,990	37.4%
Professional Service Contracts	Various	15-02	09/20/11	\$ 2,250,000	\$ 611,528	27.2%
CONTINUING ANNUAL CONTRACTS:				\$ 29,114,600	\$ 18,124,654	

TAMPA PORT AUTHORITY
MONTHLY CONTRACT STATUS REPORT
June 30, 2015

Project	Contractor	Contract Financial Record #	Original Bd App Date	Amt Approved Including Amendments	Costs Incurred to Date	Percent Complete
CONSTRUCTION AND CAPITAL CONTRACTS:						
Final Closeout/Pmt Ybor Turning Basin	US Army Corps of Engineers	04-40	09/21/04	\$ 1,826,482	\$ 558,597	30.6%
Feasibility Study Cost Sharing Agreement	Department of the Army - ACOE	05-16	03/15/05	\$ 2,000,000	\$ 1,357,557	67.9%
Rail Crossing Improvements	CSX	11-06	06/15/10	\$ 750,000	\$ 445,930	59.5%
Professional Engineering Services - Petroleum Facilities	CH2M Hill	11-13	12/21/10	\$ 2,682,765	\$ 2,602,133	97.0%
Port Redwing Off-Site Mitigation	Keystone Excavators	11-14	04/19/11	\$ 1,000,000	\$ 960,167	96.0%
Eastport B151/152 Mitigation	Tampa Bay Construction	12-08	10/18/11	\$ 2,907,632	\$ 2,889,580	99.4%
Petroleum Facilities Improvements -CMS	Balfour Beatty/Batson Cook	12-09	05/15/12	\$ 46,352,357	\$ 45,852,016	98.9%
Cruise Terminal 2 & 3 Security Improvements	Tampa Bay Marine	12-10	05/15/12	\$ 176,259	\$ 150,803	85.6%
Pendola Point Reclaimed Water and Force Main Service	TB Landmark Construction	13-11	12/18/12	\$ 2,629,586	\$ 2,629,586	100.0%
Eastport B151/152 Phase 2 Fill Project	JVS Contracting Inc.	13-12	12/18/12	\$ 1,800,000	\$ 1,734,959	96.4%
Digital Signing System for Cruise Terminal Three	Audio Visual Innovations (AVI-SPL)	13-17	06/18/13	\$ 49,950	\$ 35,842	71.8%
Cruise Terminal 6 Customs & Border Protection	Nelco & Customs and Border Protection	13-19	06/18/13	\$ 956,000	\$ 896,024	93.7%
Wi-Fi at Cruise Terminal 2; 3 and 6	Softchoice Corporation	13-25	11/20/12	\$ 150,000	\$ 118,592	79.1%
Construction of Equipment Storage Bldg.	Kincart Construction Company	13-32	09/17/13	\$ 555,814	\$ 491,698	88.5%
Navigational Improvements / Unit Price Dredging	Orion Dredging	14-04	08/20/13	\$ 3,500,000	\$ 3,280,934	93.7%
Port Siren Warning System	Flores & Harper Construction	14-09	12/17/13	\$ 677,425	\$ 574,690	84.8%
SOC Improvements	Cutler Associates, Inc.	14-11	12/17/13	\$ 933,817	\$ 828,312	88.7%
TPA Admin bldg & Cruise Terminal 3 HVAC	Tampa Bay Trane	14-12	12/17/13	\$ 1,767,529	\$ 1,697,624	96.0%
Security Command Center Video Monitoring System	Technical Innovation Group	14-15	03/18/14	\$ 190,000	\$ 178,718	94.1%
Customs Exam Station - Roof Replacement	P.J. Callaghan Construction	14-17	03/18/14	\$ 233,527	\$ 213,916	91.6%
Container Facilities Improvements for Hookers Point	Batson Cook	14-20	05/20/14	\$ 2,183,632	\$ 1,852,936	84.9%
Port Redwing Security Fencing (including 10% contingency, not used)	Good Neighbor Fence	14-21	05/20/14	\$ 129,580	\$ 116,196	89.7%
Eastport	GLF Construction Corp	14-24	06/17/14	\$ 23,066,840	\$ 3,160,957	13.7%
Gantry Cranes	ZPMC	15-03	10/21/14	\$ 22,690,000	\$ 6,588,150	29.0%
Roadway Improvements	Pepper Contracting Services, Inc.	15-10	02/17/15	\$ 2,080,769		0.0%
Pendola Point Tower	UCI Construction Services	15-11	03/17/15	\$ 231,025		0.0%
Port Redwing Underground Power Supply And Teco Utility Easement	Tampa Electric Company	15-14	03/17/15	\$ 594,000	\$ 406,853	68.5%
CONSTRUCTION AND CAPITAL CONTRACTS:				\$ 122,114,989	\$ 79,622,767	
GRAND TOTAL:				\$ 160,267,889	\$ 103,738,025	

PERMIT REPORT
7/1/2015 – 7/31/2015

PERMITS ISSUED

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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

Permit #	Appl. Received	Minor/ Standard	Applicant	Proposed Work
14-009	8/29/14	?	Robert Lofley	Enclosed structure with Pier
14-011	9/12/14	S	Port Tampa Bay	Marine Safety Complex Phase 2-Floating docks, boat ramp, bulkhead extension & dredge
15-002	3/5/15	M	Tampa Electric Company	Install Channel Markers & Floating Buoys in Big Bend Channel
15-003	3/9/15	S	MacDill AFB	Maintenance Dredge Channels & Boat Basin
05-257 (R1)	5/5/15	S	Georgetown (fka Westshore Yacht Club)	Modification to Marina Complex, Individual Lot Docks, Wetland Impacts/Mit
15-004	5/8/15	M	5700 Mariner South, Inc	Add 4 Finger Piers with 6 Boat Lifts to Existing Dock
15-005	5/26/15	M	Mosaic Fertilizer, Inc.	Seawall Repair (60 LF) at Cellular Berth/Big Bend Terminal
15-006	5/26/15	M	Port Tampa Bay	2D Island Rip-rap at Levee W. Outfall Pipe
15-007	6/16/15	M	Marathon Petroleum Co.	Dock Repairs at Berth 254
15-008	6/30/15	S	National Manufactures Marine Assoc. – Tampa Boat Show	Temporary Floating Dock @ Convention Center
15-009	7/17/2015	S	CCP Harbour Island, LLC	Construct 59 Multi-Slip Marina Dock Complex for Use by Upland Hotel, Restaurant & Retail Shops
15-010	7/20/15	M	Florida Aquarium	Shoreline Stabilization/Oyster Reef Habitat Creation Using Domes & Shell Bars at Fantasy Island

Board Meeting
August 18, 2015
Environmental Department/ #196223 v1

EXPENDITURES
Between \$50,000 - \$100,000
7/1/2015 – 7/31/2015

COMPANY	DESCRIPTION	AMOUNT	FUNDING	ADDITIONAL INFORMATION

Board Meeting
August 18, 2015
#195702

F. EXECUTIVE DIRECTOR REPORT

G. PRESENTATIONS

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

I. FUTURE PROPOSED PROJECTS

**PORT TAMPA BAY
LIST OF FUTURE PROPOSED PROJECTS
UPDATED 08/01/15**

Project Name	Current Contractor/ Consultant	Estimated Proposal/Bid Release	Estimated Board Approval
Gantry Crane Power Supply	New Bid	Aug 2015	Sep 2015
Port Redwing Improvements Phase VI - Rail Line	Re-Bid	Aug 2015	Sep 2015
Marine Public Safety Complex Phase II	New Bid	Aug 2015	Sep 2015
General Environmental Engineering Services	URS Carndo	Aug 2015	Oct 2015
Maritime Boulevard - Shoreline Avenue to GATX Drive Improvements	New Bid	Aug/Sep 2015	Sep/Oct 2015
FY15 Portwide Roadway Improvements - Phase II	New Bid	Aug/Sep 2015	Sep/Oct 2015
Gantry Crane Tie Downs	New Bid	Aug/Sep 2015	Sep/Oct 2015
Comprehensive Banking Services	Suntrust	Sep 2015	Nov 2015

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J. CALENDAR OF EVENTS

**MONDAY, AUGUST 31, 2015, 10:00 AM – FY 2016
BUDGET WORKSHOP**

**WEDNESDAY, SEPTEMBER 9, 2015, 5:01 PM –
TENTATIVE MILLAGE RATE AND FY 2016 BUDGET
PUBLIC HEARING**

**TUESDAY, SEPTEMBER 22, 2015, 5:01 PM – FINAL
MILLAGE RATE AND FY 2016 BUDGET PUBLIC
HEARING**

K. DATE OF NEXT MEETING

TUESDAY, SEPTEMBER 15, 2015, 9:30 AM

L. ADJOURNMENT