



**TRANSBAY JOINT POWERS AUTHORITY
BOARD OF DIRECTORS**

NOTICE OF MEETING AND CALENDAR

Thursday, March 14, 2024

1 Dr. Carlton B. Goodlett Place, Room 416
San Francisco, CA

REGULAR MEETING
9:30 a.m.

BOARD OF DIRECTORS

Jeff Gee, Chair
Rafael Mandelman, Vice Chair
Elaine Forbes
Alicia John-Baptiste
Boris Lipkin
Sarah Syed
Jeffrey Tumlin
Dina El-Tawansy (*ex-officio*)

Executive Director
Adam Van de Water

Secretary
Nila Gonzales

TJPA Office
425 Mission Street, Suite 250
San Francisco, California 94105
415-597-4620

PUBLIC PARTICIPATION

This meeting will be held in person at the location listed above. Members of the public may attend the meeting to observe and provide public comment at the physical location listed above. Additionally, as a courtesy, members of the public may watch on SF Cable Channel 78, 28 or 99 (depending on your provider) or may visit the SFGovTV website (www.sfgovtv.org) to stream the live meeting or may watch them on demand.

Members of the public attending the meeting in person may comment on the meeting during public comment periods. TJPA also plans to provide a call-in line for remote public comment at the meeting. The call-in line is provided as a courtesy and its availability may be disrupted due to technical difficulties or otherwise. In-person public comment will be taken first; remote public comment will be taken after.

PUBLIC COMMENT CALL-IN: 1-855-282-6330 -- Access Code: 2552 884 5979 ##

When the item is called, dial *3 to be added to the speaker line. When prompted, callers will have two minutes to provide comment unless otherwise noted by the Chair. Please speak clearly, ensure you are in a quiet location, and turn off any TVs or computers around you.

ACCESSIBLE MEETING POLICY

The Transbay Joint Powers Authority Board of Directors meeting will be held in-person at City Hall, Room 416, at 1 Dr. Carlton B. Goodlett Place, San Francisco, CA.

To obtain a disability-related accommodation, including auxiliary aids or services, or to obtain meeting materials in an alternative format, please contact the Board Secretary at 415.597.4620 or info@tjpa.org, at least 72 hours prior to the meeting. Written reports or background materials for calendar items are available online at www.tjpa.org and may be inspected and copied at the TJPA's offices at the address noted above. These materials may be available in alternative formats; please contact the Board Secretary at 415.597.4620 or info@tjpa.org at least 72 hours in advance of the meeting. Late requests will be honored if possible.

If you need to use the services of a language interpreter, contact TJPA by calling 415.597.4620 or at info@tjpa.org. We require an advance notice of three business days to accommodate your request.

Si necesita usar los servicios de un intérprete de idioma, comuníquese con TJPA llamando al 415.597.4620 o en info@tjpa.org. Solicitamos un aviso previo de tres días hábiles para atender su solicitud.

如果您需要使用语言口译员，请联系TJPA，电话：415.597.4620，或电子邮件：info@tjpa.org。我们需要您在三个工作日之前告知，以满足您的要求

To assist the City's efforts to accommodate persons with severe allergies, environmental illness, multiple chemical sensitivity or related disabilities, attendees at public meetings are reminded that other attendees may be sensitive to various chemical based products. Please help the City to accommodate these individuals.

The ringing and use of cell phones, pagers and similar sound-producing electronic devices are prohibited at this meeting. Please be advised that the Chair may order the removal from the meeting room of any person(s) responsible for the ringing or use of a cell phone, pager, or other similar sound-producing electronic devices.

9:30 – REGULAR MEETING

ORDER OF BUSINESS

1. Call to Order
2. Roll Call
3. Communications
4. Board of Director's New and Old Business
5. Executive Director's Report
 - Downtown Rail Extension (DTX)/The Portal Update
 - Quarterly Financial Reports FY23 Q4
 - Security Quarterly Report
 - Facility Operations Update
6. Citizens Advisory Committee Update
7. Public Comment

Members of the public may address the Authority on matters that are within the Authority's jurisdiction and are not on today's calendar.

THE FOLLOWING MATTERS BEFORE THE TRANSBAY JOINT POWERS AUTHORITY ARE RECOMMENDED FOR ACTION AS STATED BY THE EXECUTIVE DIRECTOR OR THE CHAIR.

CONSENT CALENDAR

8. All matters listed hereunder constitute a Consent Calendar, are considered to be routine by the Transbay Joint Powers Authority, and will be acted upon by a single vote. There will be no separate discussion of these items unless a member of the Board or the public so requests, in which event the matter shall be removed from the Consent Calendar and considered as a separate item.

(8.1) Approving the Minutes of the January 11, 2024 meeting.

(8.2) Authorizing the Executive Director to execute third amendments to the lease agreements with Philz Coffee, Inc. for commercial/retail space on the first floor of the Transit Center (Suites 100 and 143).

(8.3) Authorizing the Executive Director to execute a Third Amendment to the lease agreement with Barebottle Brewing Company, Inc., extending the base lease term and option term and increasing the Tenant Improvement Allowance for commercial/retail space (P-02) in TJPA's Salesforce Park.

(8.4) Authorizing the Executive Director to execute a first amendment to the lease agreement with Barebottle Brewing Company, Inc., extending the base lease term and option term and adding a Tenant Improvement Allowance for commercial/retail space (147) in the Grand Hall of the Transit Center.

(8.5) Authorizing the Executive Director to execute an agreement for Media Player Replacement Equipment and Installation Services for the Transit Center with NetXperts, LLC for one year and compensation of up to \$297,963.99 and adopting Amendment No. 1 to the FY23-24 Capital Maintenance, Repair and Replacement Budget to reallocate \$300,000 to accommodate the contemplated equipment and services, with no change to the total amount of the fiscal year budget.

REGULAR CALENDAR

9. Approving the recommended applicants to the TJPA Citizens Advisory Committee.

10. Approving the Operating Agreement Template form dated February 28, 2024, an Implementing Agency Resolution of Project Compliance for the allocation of Regional Measure 3 Funds in an amount not to exceed \$2,990,080, and the required Certification of Assurances.

11. Authorizing the Executive Director to transfer \$1,000,000 of the total Tenant Improvement Budget from the Tenant Improvement Allowance to the Base Building (Landlord Work) budget line item to bring P-01, the park level restaurant space, from a “cold shell” to a “warm shell”.

12. Authorizing the Executive Director to execute Amendment #2 to the DTX Rail Program Enabling Works Planning Memorandum of Agreement with the Peninsula Corridor Joint Powers Board (Caltrain), for additional compensation of \$400,000 for a total not to exceed amount of \$1,455,000 and extending the term, and adopting Amendment No. 5 to the FY23-24 Capital Budget for Phase 2 to reallocate \$150,000 from DTX Preliminary Engineering and Design to accommodate the contemplated Caltrain services for the remainder of the fiscal year, but with no change to the total amount of the fiscal year budget or the overall Phase 2 Program Budget.

RECESS REGULAR MEETING AND CONVENE CLOSED SESSION

CLOSED SESSION

13. Call to Order

14. Roll Call

15. PUBLIC EMPLOYEE PERFORMANCE EVALUATION

Pursuant to Government Code Section 54957(b), the TJPA Board of Directors will meet in closed session to discuss the process for routine evaluation of public employee:

Title: Executive Director

ADJOURN CLOSED SESSION AND RECONVENE REGULAR MEETING

16. Announcement of Closed Session.

ADJOURN

The Ethics Commission of the City and County of San Francisco has asked us to remind individuals that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [Campaign and Gov't Conduct Code, Article II, Chapter 1, § 2.100, et seq.] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the Ethics Commission at 25 Van Ness Avenue, Suite 220, San Francisco, CA 94102, telephone (415) 252-3100, fax (415) 252-3112 and web site: www.sfethics.org.