



Bay Area Metro Center
375 Beale Street
San Francisco, CA 94105

Meeting Agenda

Bay Area Headquarters Authority

Authority Members:

Dave Cortese, Chair Jake Mackenzie, Vice Chair

*Tom Bates, David Campos, Adrienne J. Tissier, Amy Rein
Worth*

Wednesday, May 25, 2016

10:05 AM

The Board Room - 1st Floor

This meeting is scheduled to be webcast live on the Metropolitan Transportation Commission's Web site: <http://mtc.ca.gov/whats-happening/meetings> and will take place at 10:05 a.m. or immediately following the 10:00 a.m. BATA meeting.

1. Roll Call/Confirm Quorum

Quorum: A quorum of this Authority shall be a majority of its regular voting members (4).

Consent Calendar

2. [15-1567](#) Minutes of the April 27, 2016 meeting

Action: Authority Approval

Attachments: [2 04-27-2016_BAHA_Minutes_v1.pdf](#)

Information

3. [15-1611](#) 375 Beale Street Status Report - May 2016

Action: Information

Presenter: Andrew Fremier

Attachments: [3_May 2016 Status Report.pdf](#)

4. Public Comment / Other Business

5. Adjournment / Next Meeting

The next meeting of the Bay Area Headquarters Authority will be held on June 22, 2016 at a time to be duly noticed at the Bay Area Metro Center, 375 Beale Street, San Francisco, CA 94105.

Public Comment: The public is encouraged to comment on agenda items at Authority meetings by completing a request-to-speak card (available from staff) and passing it to the Authority secretary. Public comment may be limited by any of the procedures set forth in Section 3.09 of MTC's Procedures Manual (Resolution No. 1058, Revised) if, in the chair's judgment, it is necessary to maintain the orderly flow of business.

Meeting Conduct: If this meeting is willfully interrupted or disrupted by one or more persons rendering orderly conduct of the meeting unfeasible, the Chair may order the removal of individuals who are willfully disrupting the meeting. Such individuals may be arrested. If order cannot be restored by such removal, the members of the Authority may direct that the meeting room be cleared (except for representatives of the press or other news media not participating in the disturbance), and the session may continue.

Record of Meeting: Authority meetings are recorded. Copies of recordings are available at a nominal charge, or recordings may be listened to at MTC offices by appointment. Audiocasts are maintained on MTC's Web site (mtc.ca.gov) for public review for at least one year.

Accessibility and Title VI: MTC provides services/accommodations upon request to persons with disabilities and individuals who are limited-English proficient who wish to address Commission matters. For accommodations or translations assistance, please call 510.817.5757 or 510.810.5769 for TDD/TTY. We require three working days' notice to accommodate your request.

可及性和法令第六章：MTC 根據要求向希望來委員會討論有關事宜的殘疾人士及英語有限者提供服務/方便。需要便利設施或翻譯協助者，請致電 510.817.5757 或 510.817.5769 TDD / TTY。我們要求您在三個工作日前告知，以滿足您的要求。

Acceso y el Titulo VI: La MTC puede proveer asistencia/facilitar la comunicación a las personas discapacitadas y los individuos con conocimiento limitado del inglés quienes quieran dirigirse a la Comisión. Para solicitar asistencia, por favor llame al número 510.817.5757 o al 510.817.5769 para TDD/TTY. Requerimos que solicite asistencia con tres días hábiles de anticipación para poderle proveer asistencia.

Attachments are sent to Authority members, key staff and others as appropriate. Copies will be available at the meeting.

All items on the agenda are subject to action and/or change by the Authority. Actions recommended by staff are subject to change by the Authority.



Metropolitan Transportation Commission

101 Eighth Street,
Joseph P. Bort MetroCenter
Oakland, CA

Legislation Details (With Text)

File #: 15-1567 **Version:** 1 **Name:**
Type: Minutes **Status:** Consent
File created: 4/15/2016 **In control:** Bay Area Infrastructure Financing Authority
On agenda: 5/25/2016 **Final action:**
Title: Minutes of the April 27, 2016 meeting
Sponsors:
Indexes:
Code sections:
Attachments: [2_04-27-2016_BAHA_Minutes_v1.pdf](#)

Date	Ver.	Action By	Action	Result
------	------	-----------	--------	--------

Subject:
Minutes of the April 27, 2016 meeting

Recommended Action:
Authority Approval



101 Eighth Street,
Joseph P. Bort
MetroCenter
Oakland, CA

Meeting Minutes

Bay Area Headquarters Authority

Authority Members:

Dave Cortese, Chair Jake Mackenzie, Vice Chair

*Tom Bates, David Campos, Adrienne J. Tissier, Amy Rein
Worth*

Wednesday, April 27, 2016

10:00 AM

Meeting Location:
The Tech Museum of Innovation
201 S Market St, San Jose, CA 95113

Call Meeting to Order

1. Roll Call/Confirm Quorum

Present: 6 - Commissioner Rein Worth, Chairperson Cortese, Commissioner Bates,
Commissioner Tissier, Commissioner Campos and Vice Chair Mackenzie

2. Pledge of Allegiance

3. Compensation Announcement (Commission Secretary)

4. Consent Calendar

Upon the motion by Commissioner Rein Worth and the second by Commissioner Campos, the Consent Calendar was unanimously approved by the following vote:

Aye: 6 - Commissioner Rein Worth, Chairperson Cortese, Commissioner Bates,
Commissioner Tissier, Commissioner Campos and Vice Chair Mackenzie

4a. [15-1451](#) Minutes of the March 23, 2016 meeting

Action: Authority Approval

4b. [15-1368](#) Purchase Order Amendment - Network Installation and Support Services:
SSP Data (\$90,000)

Action: Authority Approval

Presenter: Valerie Campbell

- 4c. [15-1486](#) Purchase Order - Fiber Optic Communications from 375 Beale to 365 Main Streets: Digital 365 Main, LLC (\$350,000)

Action: Authority Approval

Presenter: Valerie Campbell

- 4d. [15-1555](#) Lease Amendment: Bay Area Toll Authority - Suites 210 and 330

Action: Authority Approval

Presenter: Teri Green

Information

5. [15-1452](#) 375 Beale Street Status Report - April 2016

Action: Information

Presenter: Andrew Fremier

Michael Tsei was called to speak.

6. Public Comment / Other Business

7. Adjournment / Next Meeting

The next meeting of the Bay Area Headquarters Authority will be held at the Bay Area Metro Center, 375 Beale Street, San Francisco, CA 94105 at a date and time to be duly noticed.

Legislation Details (With Text)

File #: 15-1611 **Version:** 1 **Name:**
Type: Report **Status:** Informational
File created: 5/3/2016 **In control:** Bay Area Headquarters Authority
On agenda: 5/25/2016 **Final action:**
Title: 375 Beale Street Status Report - May 2016
Sponsors:
Indexes:
Code sections:
Attachments: [3 May 2016 Status Report.pdf](#)

Date	Ver.	Action By	Action	Result
------	------	-----------	--------	--------

Subject:
375 Beale Street Status Report - May 2016

Presenter:
Andrew Fremier

Recommended Action:
Information



BAY AREA HEADQUARTERS AUTHORITY

Regional Agency Headquarters
375 Beale Street, San Francisco, CA 94105

TEL 415.543.BAHA (2242)

EMAIL info@mtc.ca.gov

WEB www.mtc.ca.gov

Memorandum

Agenda Item 3

TO: Bay Area Headquarters Authority

DATE: May 18, 2016

FR: Executive Director

W. I. 9130

RE: 375 Beale Street Status Report – May 2016

1. Construction Update/Certificate of Occupancy

Final touches to unwrap the building were completed for the relocation of the Metropolitan Transportation Commission (MTC), the Association of Bay Area Governments (ABAG) and the Bay Area Air Quality Management District (Air District). Attachment A includes updated photos showing the new Ginko tree and also collaborative areas that were created for staff use. Attachment B is a stacking plan that summarizes the planned occupancy of the building including agency, commercial office, and retail spaces.

2. Move Date(s)

MTC and ABAG's first day of operations will be Monday, May 23rd. The Air District's first day is Tuesday, May 31st. As planned, the Xerox Fastrak[®] Customer Service Center relocated and opened for operations as of Monday, April 25th. One of our other commercial tenants, the engineering firm of Rutherford + Chekene, is expected to occupy their space on Floor 3 as of June 1, 2016.

3. Streetscape/Rincon Place

Sidewalk improvements for Beale Street are completed and improvements for Main Street are underway. The City and County of San Francisco has a contract to relocate water main lines and make permanent grade changes along Beale Street. This work is not anticipated to start until later in the summer, and will continue throughout the year. Tishman Speyer is working with the City and County of San Francisco to resolve conflicts at the corner of Harrison and Main streets. Tishman Speyer is also preparing to submit drawings of the landscape improvements on Rincon Place for permit approval before starting work this summer.

4. Technology

Final testing for technology is in progress. Some optimization and security configurations are being completed, as well. Telepresence equipment is currently being installed and will be tested in mid to late May.

5. Furniture Procurement

Furniture for offices, workstations, conference rooms, collaboration spaces and the public meeting rooms have been received and installed. There are a few remaining pieces that will be delivered after move-in, but this will not affect operations.

6. Ada's Café and Resource Center

Work is underway with a grand opening scheduled for October 2016.

7. Twilio

The landlord improvements were completed and the space delivered to Twilio for acceptance, which allows tenant improvements to commence. Twilio has submitted design plans to Office of the State Fire Marshal and Division of State Architectural for review and is awaiting approval. Twilio is expected to occupy the space as of October 2016.

8. Degenkolb Engineers

BAHA is obligated to turn over the space to Degenkolb Engineers (Degenkolb) by September 1, 2016 once landlord work is completed. Degenkolb is making preparations and has selected BCCI to provide construction services. Landlord work is expected to be in conjunction with work on Level 5.

9. Level 5 MTC and San Francisco Bay Conservation and Development Commission (BCDC) (Reserved) Space

Construction drawings are underway for the combined spaces. Once approved by BAHA, they will be submitted to Office of the State Fire Marshal and Division of State Architectural for approval. Staff will submit a request at a future Authority meeting to approve funding to build out MTC's Level 5 improvements concurrent with the improvements to the BCDC space.

10. BCDC Update

Governor Brown included the relocation of BCDC to 375 Beale Street as part of the May revised budget. Assuming funding is approved in the FY 2016-17 State Budget, BCDC proposes a move-in date in early 2017.

Welcome to your new home, the Bay Area Metro Center.



Steve Heminger

SH:TG
Attachments



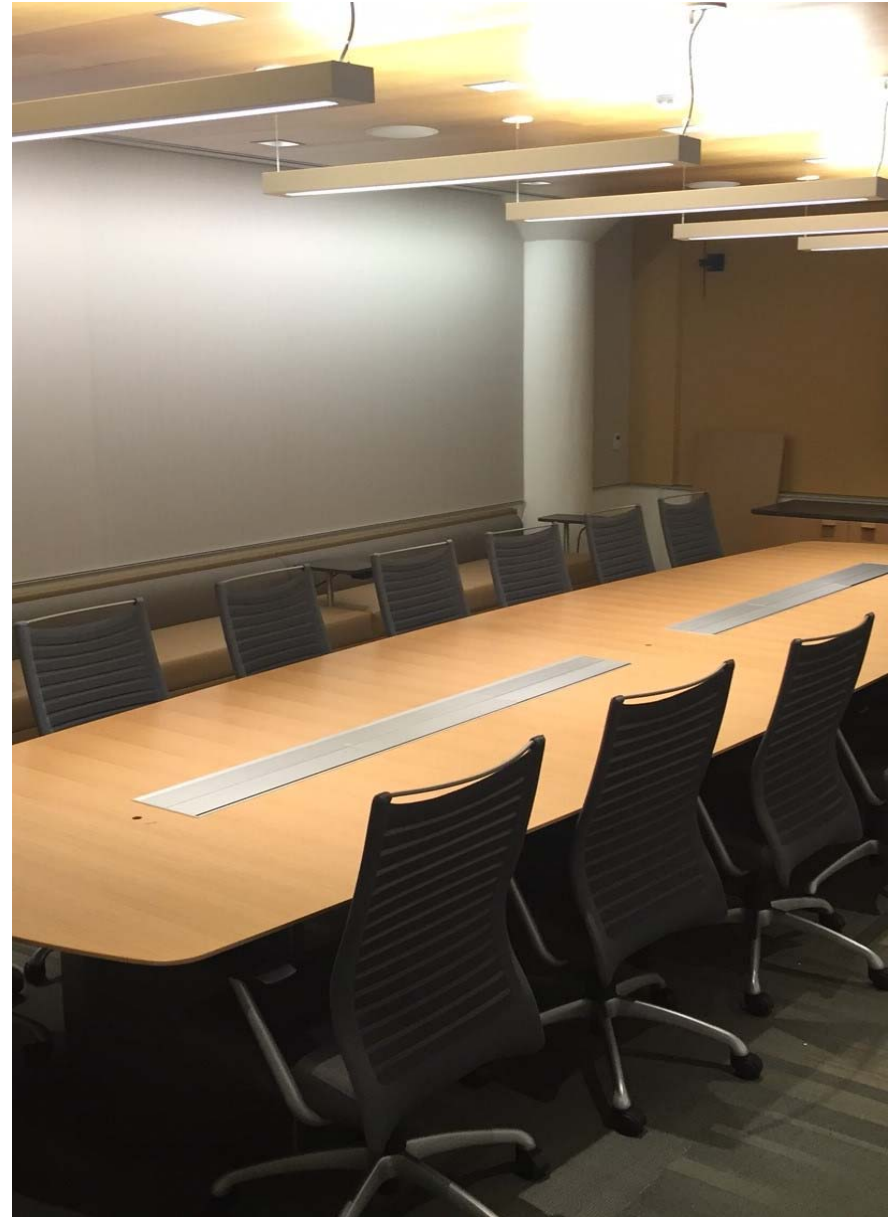
Agenda Item 3 - Attachment A



Slide Number 1

Agenda Item 3 - Attachment A





375 BEALE STREET - LEASING UPDATE

375 Beale Street								
ESTIMATED AGENCY RSF - STACKING PLAN								
BOMA Legacy Method A: Smith Group 6.19.15								
FLOOR								
8 7 6 5 4 3 2 1	Agency (MTC, ABAG, BAAQMD) 55,700 RSF							
	Agency (MTC, ABAG, BAAQMD) 57,300 RSF							
	Agency (BAAQMD) 58,100 RSF							
	Agency (MTC) 14,900 RSF		BCDC (pending negotiations) 21,000 RSF			DEGENKOLB 22,536 RSF (occupy: 2-1-2017)		
	TWILIO 58,290 RSF (occupy: 10-15-2016)							
	BATA-Fastrak 9,170 RSF		RUTHERFORD & CHEKENE 13,892 RSF (occupy: 6-1-16)			TWILIO 33,533 RSF (occupy: 10-15-2016)		
	PARKING 16,064		BIKES/ LOCKERS 4,396	BAAQMD & BAHA 9600 RSF	CW 1,082 RSF	BATA-Fastrak CSC 21,100 RSF (occupy: 4-25-16)		
	BUILDING SUPPORT 10,326		PARKING 15,912		LOBBY 14,606		Board Rooms & Public Meeting Rooms 14,200 RSF	Resource Center & ADA's 1,521 RSF

Agency Space

Leased Space

Vacant Space

4/1/2016