



DRAFT MINUTES
Meeting 62

Aviation Stakeholder Advisory Committee
Oakland International Airport
October 21, 2019

This meeting of the Aviation Stakeholder Advisory Committee (ASAC) was the 62nd in a series, which originally focused on development of the Oakland International Airport (OAK) Master Plan. The Board of Port Commissioners adopted the Master Plan in March 2006, and the ASAC has continued meeting to give input on Master Plan implementation and other projects of interest at OAK. These minutes correspond to an Agenda distributed at the meeting, and a copy of the Agenda is on the OAK planning web site at <http://www.oaklandairport.com/development/master-plan/advisory-committee/>.

Attendees:

See attached roster.

Handouts (posted on the website):

- Agenda
- Minutes from Meeting #61 (also available at the meeting)

Agenda Items:

Welcome and introductions

Joshua Polston, Senior Project Manager, Planning and Development, and ASAC Facilitator, welcomed the group; and asked participants to introduce themselves.

Updates on Previously Discussed Projects, and new items

Airfield and Airspace Projects (Reordered agenda to accommodate FAA Metroplex presenter)

FAA Metroplex, Jesse Richardson, Senior AP Noise Abatement Specialist, Operations

- FAA met with subcommittee on October 16
- Focused on Windsor and Hush RNAP procedures
 - o Hush procedure looking at aircraft to turn left over the bay at precisely 520 feet or lower during nighttime hours
 - FAA requested info be placed in the Instrument Procedure (IFP) Gateway so they can look at whether that turn is feasible during the nighttime hours (that was done the same day)
- OAK, SFO, Airlines and FAA will continue discussions, and Matt and Kristi are meeting with FAA today to discuss how changes will affect SFO operations
- Cal State visual approach is not an RNAP procedure so has been pulled from the IFP
- HMEH is evaluating the Cal State visual approach as requested by one of the members and will do a presentation at the January Noise Forum meeting
- Will take 18 to 24 months to work through the IFP

Airport Perimeter Dike – Joshua Polston

- Have contractor, O.C. Jones, and in process of finalizing contract
- Expect Notice to Proceed will be in the next two months and will get a better idea of how the contractor plans to execute the contract: timing, phasing, etc.
- First phase is the FEMA phase; and the second phase (not FEMA regulated) will be the seismic stability of the dike
- In response to a question regarding sea level rise, it was noted that BCDC distributes a guide relating to climate change and sea level rise, and the State of California follows that guide

Emergency Pavement Repairs – Joshua Polston

- **Bravo Recap**
 - o Sinkhole developed on one of our taxiways resulting in its closure
 - o Larger jet traffic cut off from using NF and SF for takeoff
 - o Issued advisory and immediately investigated; found crack in pipe and stabilized
 - o Completed about three weeks ago and taxiway is now open
- **Charlie Plans**
 - o Found another problem at Charlie and Bravo, which will take longer to repair
 - o Have a bypass taxiway, Alpha, which will be cut off
 - o An emergency repair was completed about three months ago, and now in design to do permanent repair
 - o Anticipate 100-day window of construction to take out current pavement and put in concrete
 - o Will close Runway 28R, which will become a bypass runway for planes to taxi on to get to the SF
 - o Should not be any significant impact on community as will keep planes off NF
 - o There will be advisories to pilots so that they know they can get to the SF
 - o Addressed concerns about how to prevent something like this from happening by noting that OAK's Airport Pavement Management System (APMS) analyzes pavement every three years, but this problem came on suddenly due to poor soil conditions
 - In addition, there is currently a project locating and accessing conditions of other storm drains at critical crossings utilizing CCTV technology

Future Airport Development

Project Update - Joan Zatopek, Manager, Aviation Planning & Development; Lynne Madera, Associate Aviation Project Manager, Planning & Development

- Has not been a lot of progress since last meeting
- Working internally with senior management and decision makers to ensure understanding of what is going on and why
- Hope to be at a place by the end of the year where we can go public
- ASAC is very important to the planning process, and the next step is to set up a series of meetings with this group
- Before the environmental process starts, will hold a public meeting, but that will likely be early in the new year

Terminal Projects

Moving Walkway Update – Daniel Pruim

- Project removes the moving walkways located in T1 and T2
 - o Demolition activities are proceeding on schedule and being coordinated with a variety of projects, including the T4 design and the Food and Beverage update
 - o Expect T1 connector corridor to be completed in the Spring of 2020, and T2 connector corridor to be completed in late Spring 2020
 - o Working closely with contractor to ensure the passenger environment is good and noises and smells are kept at a minimum

- In response to question about chairs and benches for passengers, noted that staff has identified a few options to best meet these concerns and this is a priority

Southwest Gate Refresh – Eva Lillie, Senior Aviation Project Manager

- There is new seating in Southwest Gates 3, 4, and 6; every other armrest has a cupholder
- In the first quarter of 2020 will work on phasing plan to also provide electrification to those seats
- In the interim, some of the bar stool type charging stations will remain

Terminal Flooring – Susan Fizzell

- Recently decided on flooring pattern and flooring type to do replacement
- This will be in T2R: gates 20 through 26, main T2 area from security to bag claim
- Connector between T1 and T2 will also get new flooring
- Have chosen not to install Terrazzo because it might not endure the busy terminal traffic
- Instead installing Nora flooring, which is more resilient (brought samples)
- Has higher slip resistant factor and will work well with wheelchairs and heavy traffic: neutral palette
- Will kick off construction at the end of March in coordination with other projects taking place during that period

Restroom Design – Dan Pruim

- Underway with first phase of restroom design in terminal environment
- Designing pre-security bag claim restrooms in T1 and T2, and designing two to three single user inclusive (all person; all access) restrooms at Gate 4, and a lactation room with plumbing and a sink (an upgrade from the Mamavas)
- Design is under way and anticipate will continue through Spring 2020; advertise for bids in early Summer 2020
- Continuing to explore future spaces for T1 restroom renovations, including considering inclusive restroom facilities

Question: Will there be a place to fill up water bottles? There are a few (Gates, 4, 7, 22), but need more. Will invite Stacy Mattson, Terminal Services Manager, to next meeting to address questions about wayfinding.

Food & Beverage Concessions Update – Brandon Mark, Manager of Airport Properties

- Expect construction to start by beginning of 2020, and all restaurants should be open by October 1, maybe sooner
- Seventeen (17) restaurants, all new; Starbucks is gone, replaced by Peets
- Green initiative is being implemented and will be enforced once restaurants are open
- There is currently an area for compostable garbage and the bins are all labeled; restaurants will be required to have compostable areas, as well
- Susan is managing project

Other Projects & Issues

Hotel Development – Brandon Mark, Manager of Airport Properties; Colleen Liang, Port

Environmental Supervisor

- Have had environmental kickoff starting the CEQA process; consultant met with hotel developer and talked about information needed
- Developer (a group from Southern California) appears to be very excited and is cooperating with Environmental and coming up with innovative designs
- There will be 200 rooms, a restaurant, and meeting rooms; the developer will maintain landscape
- Do not have NOP date yet

Rolls Royce Facility Closure – Brandon Mark

- Rolls Royce manufactured and tested engines

- Winding down their operations (down from 600 to four people)
- Two facilities: One has three buildings and testing facility, which will all be demolished (demolition permit is pending)
- Second facility is an office building, which is staying; it is in great shape
- Not sure when marketing will start, but confident there will be another use for that building
- Does not have to be aviation related as it is not on the airfield, but expect similar manufacturing use

Stakeholder Reports on proposed or ongoing developments

- City of Alameda, Kathleen Livermore
 - o 2900 Harbor Bay Parkway
 - Approved on July 22 and upheld by City Council on September 17
 - Estimate constructions start in Spring of 2020
 - o 1310-1410 Harbor Bay Parkway
 - Three new commercial structure in South Loop area approved on June 24
 - Site improvements have started on the site
 - o 1051 Harbor Bay Parkway
 - Still pending, but may be coming back soon
 - Applicant is working on the design
 - o Raiders Move
 - Have heard nothing on this as of today's meeting
- City of Hayward, Douglas McNeeley
 - o Hotel projects – both on airport site
 - Hyatt Place, 120 rooms, standalone restaurant, will break ground after Homes 2 Suites
 - Homes 2 Suites, Hilton brand, 120 rooms, anticipate breaking ground in next 90 days
 - o Box Culvert Project
 - Have been on project last 8 years
 - Sulfur creek which meanders through airport has been determined to be a safety hazard
 - In talks with Water Board about mitigations
 - o Community Day Open House – Women in Aviation
 - 5,700 people attended, including Lynne
- City of Oakland – Not in attendance
- City of San Leandro – Alice Kim
 - o Not at meeting, but sent e-mail re Alco Metals Property
 - Metal recycling facility – busy area along Doolittle Drive
 - Have requested approvals to expand their site
 - Planning Department said Alco's application is incomplete
 - Went before airport land use committee on September 18, and were given some recommendations on how to proceed
 - Alice and her team will meet with them soon to discuss how to move forward
 - Kathleen noted that there is a history of complaints regarding lack of code compliance
 - Susan noted that it is a non-conforming land use; also noted that OAK has had to deploy its AARF trucks when there is a chemical fire because Alameda County fire cannot put it out

Wrap-up items

- Next Stakeholder Advisory Committee meeting– Monday, February 3, 2020
- Parking Tickets were validated