



Meeting Agenda

Bay Area Headquarters Authority

Alfredo Pedroza, Chair Nick Josefowitz, Vice Chair

Wednesday, July 24, 2024

9:50 AM

Board Room - 1st Floor

The Bay Area Headquarters Authority (BAHA) is scheduled to meet at 9:50 a.m. or immediately following the 9:45 a.m. BAIFA meeting.

Meeting attendees may opt to attend in person for public comment and observation at 375 Beale Street, Board Room (1st Floor). In-person attendees must adhere to posted public health protocols while in the building. The meeting webcast will be available at <https://mtc.ca.gov/whats-happening/meetings/live-webcasts>. Members of the public are encouraged to participate remotely via Zoom at the following link or phone number.

Members of the public participating by Zoom wishing to speak should use the “raise hand” feature or dial *9. When called upon, unmute yourself or dial *6. In order to get the full Zoom experience, please make sure your application is up to date.

Attendee Link: <https://bayareametro.zoom.us/j/81557127050>

iPhone One-Tap: US:

+16694449171,,81557127050# US

+16699006833,,81557127050# US (San Jose)

Join by Telephone (for higher quality, dial a number based on your current location) US:

888 788 0099 (Toll Free) or 877 853 5247 (Toll Free)

Webinar ID: 815 5712 7050

International numbers available: <https://bayareametro.zoom.us/u/k4WxeNSsJ>

Detailed instructions on participating via Zoom are available at:

<https://bayareametro.zoom.us/u/kdR1hznEgA>

<https://mtc.ca.gov/how-provide-public-comment-board-meeting-zoom>

Members of the public may participate by phone or Zoom or may submit comments by email at info@bayareametro.gov by 5:00 p.m. the day before the scheduled meeting date. Please include the committee or board meeting name and agenda item number in the subject line. Due to the current circumstances, there may be limited opportunity to address comments during the meeting. All comments received will be submitted into the record.

Clerk: Kimberly Ward

Roster:

Alfredo Pedroza (Chair), Nick Josefowitz (Vice Chair),
Margaret Abe-Koga, Victoria Fleming, Federal D. Glover,
Gina Papan

1. Call to Order / Roll Call / Confirm Quorum

A quorum of the Authority shall be a majority of its voting members (4).

2. Chair's Report**3. Consent Calendar**

- 3a. [24-0851](#) Approval of the Authority Minutes of the June 26, 2024 meeting

Action: Authority Approval

Attachments: [3a_24-0851_June_26_2024_Draft_BAHA_Minutes_v1.pdf](#)

- 3b. [24-0875](#) Purchase Order - Bay Area Metro Center Conference Room Hybrid Technology Modernization: AVI-SPL (\$275,000)

Action: Authority Approval

Presenter: Jess Thomas

Attachments: [3b_24-0875_Summary_Sheet_Purchase_Order_AVI-SPL.pdf](#)

4. Authority Information and Approval

- 4a. [24-0717](#) State of the Real Estate Market and Contract Amendments

i. Staff and Cushman & Wakefield (CW) will present an update on leasing activities at the Bay Area Metro Center located at 375 Beale Street, San Francisco, CA;

ii. Contract Amendment - Real Estate Brokerage Services: Cushman & Wakefield of California, Inc. (\$2,250,000);

iii. Contract Amendment - Property Management Services: Cushman & Wakefield of California, Inc. (\$5,874,075)

Action:

- i. Authority Information
- ii. Authority Approval
- iii. Authority Approval

Presenter: Denise Rodrigues, and John Walsh and Brendon Kane of CW

Attachments: [4a_24_0717_i_Summary_Sheet_State_of_RE_Market_June_2024v2.pdf](#)

[4a_24_0717_i_AttachmentA_Presentation375_Beale_5.24.pdf](#)

[4a_24_0717_ii_Summary_Sheet_CWBrokerage_Amend.pdf](#)

[4a_24_0717_iii_Summary_Sheet_Contract_Amendment_Cushman_and_Wake](#)

5. Public Comment / Other Business

*Commissioners and members of the public participating by Zoom wishing to speak should use the "raise hand" feature or dial *9. When called upon, unmute yourself or dial *6.*

6. Adjournment / Next Meeting:

The next meeting of the Bay Area Headquarters Authority will be held on Wednesday, September 25, 2024 at the Bay Area Metro Center, 375 Beale Street, San Francisco, CA.

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 415.778.6757 or 415.778.6769 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 415.778.6757 或 415.778.6769 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 Título 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 415.778.6757 o al 415.778.6769 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.