Overview of the Port

Vision
- Modernize the Port into a world class facility in a safe, efficient & sustainable manner for Guam and the Western Pacific Region

Goal
- Increase capacity
- Promote economic growth & opportunities for maritime related industries
- Strengthen working relationships with Port Users Group and other Port Tenants and Stakeholders
- Fast track infrastructure development to meet DoD requirements and Marine Base relocation demands
Significance to the Region

- Largest U.S. deepwater port in the Western Pacific
- Only commercial seaport and main lifeline of all cargo entering Guam
- Handles over 90% of the island’s total imports (civilian & military)
- USWC carrier Matson calls on Port of Guam
- Transshipment hub for the entire Western Pacific Region affecting a population of over half a million people
- Equipped to handle the diversified interests of containerized, break bulk, dry bulk, fuel, oil tankers, fish, tourist related activities, and passenger liner traffic
Significance to the Region

- Recently designated by DoD as the 16th Commercial Strategic Seaport
- Listed among the nation’s top 55 Militarily and Economically Significant (MES) Ports
- Currently, DoD related traffic represents a significant portion of the Commercial Port’s overall operations
- Guam Port will continue its coordination efforts with DoD in preparation for the Guam Military Buildup Program
Current Capacities

- Four (4) Berths with 2,700 linear feet of wharf space alongside dredged depths of 28 to 37 feet
- Each Berth can service container vessels with a maximum width of 100 feet
- Additional berths (Pier F-1 and Golf Pier) are properties owned by the Port and managed by private companies servicing fuel tankers
- Five (5) rail mounted Gantry Cranes on 1,980 linear feet of gantry rails
- 105 Ton Mobile Harbor Crane
- Cargo Handling Equipment – Top-Lifters, Side-Lifters, Tractors, Forklifts, etc.
Current Capacities

- Current maximum container space if on wheels – 1,553 TEUs
- Current maximum capacity if grounded and stacked 4 high/5 wide – 2,240 TEUs
- Operations personnel grouped by “Gangs” working two (2) 12-hour shifts
- Lifted 101,406 containers in FY2013
- Productivity – 25 gross moves per hour/per gantry
Port Modernization

Initial Plan:
Port Modernization Program
($206 Million)
Port Modernization

Revised Plan:
Guam Commercial Port Improvement Program
($50 Million)

Diagram of Port Improvement Projects
**Objective:**
- To strengthen the Route 11 pavement from Route 1 to Industrial Avenue, including the Route 11/Route 1 intersection.
- To construct a Traffic Enforcement Screening Station (TESS) that includes a static scale facility, scale house, and computerized weigh-in-motion system to prevent overweight and unsafe vehicles from damaging Guam’s roadways.

**MOU pending between DPW & DRT on usage of facility.**

**Funding Source:** DoD & FHWA

**Contractor:** Core Tech International

**Project Cost:** $22.3M

**Current Status:** Project Completed on April 2013
Construction of CMU Wall and Installation of Heavy Duty Chain Link Perimeter Security Fence

Objective:
- Construct a 2000 LF Concrete Masonry Unit (CMU) wall with 4-layer barbed wire
- Install a 4500 LF heavy duty chain link perimeter security fence with concrete columns
- Replace and install a 20 LF heavy duty chain link double swing gate
- Replace damaged and corroded 2000 LF barbed wire on existing CMU wall

Funding Source: USDHS/FEMA Port Security Grant Program
Project Cost: $461,712.00

Current Status:
- Grant awarded on: Sept. 01, 2013
- Grant accepted by the PAG: Oct. 2, 2013
- Project budget has been approved by FEMA on November 2013. Grant Adjustment Notice was issued releasing grant funds for immediate use.
- PAG is coordinating this project with EA Engineering as it is part of the GCPI Phase III Project. PAG is recommending that the PSGP fund the security perimeter fence while the GCPI fund the CMU Wall.
Objective:
■ To solicit qualified and interested companies to provide professional services as a Performance Management Contractor (PMC) to manage the performance, operations, and maintenance of the PAG’s cranes

Funding Source: PAG Crane Surcharge
Tentative Start Date: June 2014
Current Status: Pending PUC review and approval of contract
Objective:
- To renovate the existing space into a 7,200 sq. ft. single story office building for Port operations personnel that will be displaced as a result of the demolition of Warehouse 2
- To enclose existing doorways
- Installation of roll up doors
- To secure cargo storage area

Funding Source: MARAD/Port Enterprise Fund

Contractor: Pro Pacific Builders

Project Cost: $899,000.00
NTP: May 20, 2013
Completion Date: February 2014

Current Status:
- Electrical wirings to the building is being replaced.
- Access Control System will be installed to secure the building.
Guam Commercial Port Improvement (GCPI) Program: Phase I – CFS Building Modifications

Large Roll Up Doors

Inside of CFS Building
Guam Commercial Port Improvement (GCPI) Program: Phase II – Selected Demolition & Break Bulk Yard Modifications

Objective:
■ To make paving repairs to increase break bulk staging area to approximately 9 acres
■ To increase cargo efficiency in anticipation of organic growth and/or military buildup
■ To demolish Warehouse 2, scale house, old gas station, and wash down area

Funding Source: MARAD/Port Enterprise Fund
Contractor: Smith Bridge Inc.
Project Cost: $1,393,837.00
Completion Date: May 2014

Current Status:
■ Complete Demolition of Warehouse 2, gas station and weight station
■ Ongoing repair and expansion of lay-down break bulk area
PORT MODERNIZATION at a GLANCE

PROJECT UPDATES

March 2014

Ongoing Demolition – Warehouse 2
Guam Commercial Port Improvement (GCPI) Program: Phase III – PAG Facility Expansion

**Objective:**
- To expand container yard by 4.6 acres
- To install high mast lighting in predetermined areas
- To build a new terminal gate complex & runway
- To install oil and water separators as required by GEPA

**Funding Source:** MARAD/Port Enterprise Fund

**Contractor:** Not yet awarded

**Completion Date:** Third quarter of 2015

**Current Status:**
- PAG coordinating with EA Engineering on CMU Wall and security perimeter fencing portion of Project. The PAG's PSGP will pay for the security perimeter fencing while MARAD's GCPI will pay for the CMU Wall.
- Environmental requirements are being coordinated with Guam EPA.
PORT MODERNIZATION at a GLANCE

PROJECT UPDATES

Port Command Center & Security Enhancement Project

 Objective:
■ Construction of Port Command Center (PCC) to conduct and oversee the management and operations of Port responses to incidents during normal day to day and emergency situations.
■ Build out of a comprehensive Command and Control Integration System that includes a CCTV, Access Control and Secured Credentialing, and TWIC Reader capability for the entire Port facility.


 Contractor: Maeda Pacific Inc.

 Project Cost: $2,933,000.00

 Completion Date: May 1, 2014

 Current Status:
■ PCC building 85% complete; interior work ongoing to include painting
■ 95% of Access Control System installed in all Port buildings
■ Air Blown FutureFlex Micro Fiber has been installed and connects all buildings to each other and to the PCC.
■ All PCC high tech equipment, furnitures, and accessories have been purchased and currently on island.
■ All other construction work ongoing.
Cementon Micronesia Project

Objective:
■ To alleviate the potential shortage of cement supply during peak military buildup construction, this facility was constructed in 2010 to mitigate this scenario
■ Total area – 53,640 sq. ft.
■ Public Law approved a 20 year lease + 10 year option for a total of 30 years

Funding Source: Cementon Micronesia

Current Status:
■ Pipeline construction completed early November 2013
■ First vessel to provide product to Cementon arrived January 2014.
Hotel Wharf Revitalization Project

Objective:
- To revitalize/rebuild the 500-foot long structure as a multipurpose wharf to accommodate functions that include berthing for: passenger/cruise ships, research vessels, self-sustaining vessels, commercial activities, exports of scrap metal, import of vehicles, and fishing activities.

Scope of Work:
- Final Plans, Design work, Geotechnical and Structural Calculations, Environmental requirements and other Reports have been completed by OAE Parsons.
- Revitalization work is a shovel-ready project.
- The PAG will submit an application to the 2014 US DOT TIGER grant funding opportunity.

Current Status:
- Strategic Planning Division is developing the Port's TIGER application which will be submitted on April 28, 2014.
- Information compiled and developed by OAE Parsons will be used to justify the Port's request for funding.
- A Benefit Cost Analysis will be developed to support the Port's TIGER application.
Marine Service Life Extension

Objective:
- As a result of significant damage suffered during the 1993 earthquake, F-5 Wharf was replaced with a concrete-pile-supported deck. Unfortunately, as a result of a 2010 facilities inspection program, it had been determined that the F-5 structure had suffered significant deterioration from chloride damage to its concrete columns. Additional defects to the structure included concrete delamination, spalls, cracks and surface cracks on the decks. The Marine Service Life Extension (MSLE) project will address the repair of these deficiencies and insure that F-5 is a structurally sound wharf.

Scope of Work:
- Survey of existing structure
- Demolition, removal, and disposal of existing steel concrete
- Repair of structures and components
- Application of a concrete barrier coating system to under-deck structures
- Berth/Wharf repairs estimated at $6M
- Port Financial Management System Upgrade
- Procurement of Cargo Handling Equipment

Funding Source: PAG
Project Cost: $10,000,000.00

Current Status:
- Port waiting for Attorney General's execution of loan documents with Bank of Guam
Objective:
- The PAG is in the process of transitioning its terminal operating procedures from a manual to an automated system to manage operations at its Public Cargo Terminal (PCT). This will bring PAG operations with the implementation of a Terminal Systems network (TSN) in line with Industry Best Practices and modern container terminal operations.

This objective will be carried out in parallel with the PAG’s Terminal Operating System (TOS) implementation effort. It is envisioned that the TSN will allow operational interoperability between the PAG and its external stakeholders.

Funding Source: PAG

Current Status: Cost negotiations with first offer on-going
- Review of proposals ongoing
Objective:
- Renovate and develop the existing GDP Marina by installing sister piles in front of the existing steel piles and replacement of concrete bulk heads

Funding Source: DOI OIA


Project Cost: $2,000,515.05

Project Completed: October 18, 2013
PROJECT UPDATES

Agat Small Boat Marina – Dock-A Improvements

**Objective:**
Replacement of existing unsafe wooden finger slips structures on Dock “A” of the marina facility

**Contractor:** Rex International

**Funding Source:** NOAA/Western Pacific Fisheries Council & PAG

**Project Cost:** $532K

**Completion Date:** 151 Days from NTP

**Current Status:**
- NTP issued on 01/14/2014 to Rex International
- Fabrication ongoing
- Anticipated installation of dock system in May 2014
Agat Small Boat Marina – Fish Hook

**Objective:**
Replacement of existing rusty fish hook at the facility

**Funding Source:** Department of Agriculture/DAWR

**Project Cost:** $20k

**Current Status:** Pending award letter and amended work request from Department of Agriculture
PAG will continue to seek alternative funding source to continue site improvements for the Marinas & Harbor of Refuge

**Proposed Projects for Gregorio D. Perez Marina**

a) Phase III Renovation & Site Improvements of existing steel piles and replacement of concrete bulk heads
b) Installation of oil water separator at the wash down area
c) Lighting upgrades
d) Asphalt paving on back lands
e) CCTV

**Proposed Projects for Agat Marina**

a) Replacement of Docks B, C, & D  
b) Loading Dock Structural Repair & Assessment  
c) Hydro/Topo Survey  
d) Installation of Pump out System & Replacement of Shelter  
e) CCTV  
f) Repair of Fuel Dock Area

**Proposed Projects for Harbor of Refuge**

a) Hydro/Topo Survey  
b) A/E Design & Environmental Site Assessment  
c) Moorage / anchorage repairs

**Funding Sources:** USFWS/Dept of Ag/DAWR/PAG

**Current Status:** Pending notification of award from USFWS
Objective:
■ On January 29, 2010, Guam Public Utilities Commission approved Port Docket 09-02, interim tariff rates request. One component of the approval was to implement a Facility Maintenance Fee (FMF) to provide funding for the maintenance, replacements, and repair of the Port facilities.
■ The following projects have been approved by the Port Board for renovation and repair by the Port Operations Division and as follows:
1. High Tower Building Facility
2. Lower Tower
3. Container Yard Striping
■ Total Amount of $325K
■ Development of bid package to obtain qualified contractor(s) to conduct needed renovations

Current Status: The Port is currently developing bid packages to obtain qualified contractor(s) to conduct needed renovations

Funding Source: PAG Facility Maintenance Fee
Objective:
- To purchase 1 ea. 750 KW generator and 2 ea. 500 KW generators for Load Centers 1 and 4
- To acquire 1 ea. Mobile Container/Vehicle Screening System for the Guam Customs Agency

Funding Source: 2011 USDHS/FEMA Port Security Grant Program

Funding Amount: $2,392,941.00

Current Status:
- Revised Tier 4i generator specifications was submitted to GSA
- IFB has been published with several local vendors showing interest on the project
- Formal protest letter by Far East Equipment was submitted. However, the Port has recommended to GSA to deny the protest because it does not have merit.
- Port is now waiting on the award announcement so the project can get underway.
2013 FEMA PAG Mitigation Project

**Objective:**
- To replace substandard storm shutters, roll-up doors, and windows to all PAG buildings and critical sites.

**Funding Source:** US DHS/FEMA Hazard Mitigation Grant Program/Pre-Disaster Mitigation Program

**Project Cost:** $651,314.15 (75% / 25%)

**Current Status:**
- Grant application online submission on Oct. 7, 2013
- Port project has been approved at the local level. Currently awaiting on FEMA national review and subsequent award.
## Port Master Plan Projects 2013 – 2020

<table>
<thead>
<tr>
<th>Project Description</th>
<th>Funding Authority</th>
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<tr>
<td>Upgraded Financial Management System</td>
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<td>PAG Service Life Extension of F3-F6</td>
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<td>Terminal Operating System</td>
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<td>Gate Operating System</td>
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<td>Container Yard Storm Drain Channel Repairs</td>
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<td>Inbound/Outbound OCR Portals and Canopies</td>
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## Port Modernization at a Glance

### March 2014

#### Project Updates

**Port Master Plan Projects**

**Sustainability Projects (current)**

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<tr>
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<td>Various Air Conditioning Units and Parts/Supplies</td>
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<td>Harbor Crane Part/Supply - Bearing Unit</td>
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<tr>
<td>Warehouse# 1, CMU and Column Repairs</td>
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<tr>
<td>Architectural/Engineering Services – IDIQ</td>
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<td>Agat Marina Dock C &amp; D Repairs</td>
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<td>Electrical Work for Additional 56 Reefer Outlets/Reefer Lights Installation</td>
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**PORT MODERNIZATION at a GLANCE**

**PROJECT UPDATES**

March 2014

**Port Master Plan Projects**

**Sustainability Projects (6-20 years)**

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<td>USWFS/PAG</td>
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<td>Purchase 2 Cranes</td>
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<td>Purchase Replacement and Additional Yard Equipment</td>
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## PROJECT UPDATES

**PORT MODERNIZATION at a GLANCE**

### March 2014

Port Master Plan Projects

*To be scheduled*

<table>
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<td>Revitalization of Hotel Wharf And Access Road</td>
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<td>Replacement of Administration Building</td>
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<td>Upgrade of Power system for IT Office</td>
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<td>Marinas Sewage Pump Station Upgrade</td>
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<td>Warehouse 1 Renovation</td>
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<td>Progressive Utilities Replacement for Terminal Yard</td>
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<tr>
<td>PAG Soil Stabilization of F4/F6</td>
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Thank you!
Si Yu’us Ma’ase

Joanne M.S. Brown
General Manager
Port Authority of Guam