Port Sustainability Planning
Current Way of Doing Port Planning

• Facilities master planning
  ▫ Inventory and condition of assets
  ▫ Transportation logistics
  ▫ Maintenance, recapitalization or improvement

• Business planning
  ▫ Economic payback
  ▫ Cargo forecasting
  ▫ Identify tenants/users
Analyzing Risk in Port Master Planning

• What is the *Risk* of not being successful?

• The driver for successful business outcome is not always an economic one (i.e. cargo forecast)

• Certain drivers can increase the risk for a negative outcome:
  ▫ Environmental considerations (permitting, regulatory reqts, natural disasters)
  ▫ Stakeholders not brought into process
  ▫ Community concerns not addressed
Examples

- Port of Long Beach
  - Community’s environmental concerns
- Port of Baltimore
  - Harbor Team to garner stakeholder support
Changing Environment

• Necessary to consider *all* risks
  ▫ Comprehensive, systematic approach to port master planning

• Risk Assessment
  ▫ Can be considered an “add-on” to a typical feasibility or preliminary port plan
  ▫ Otherwise do this up front for master plan
What is Port Sustainability Planning?

A comprehensive approach:

• A blueprint for long term development
  ▫ Balanced capacity for growth that is sustainable
• Reduces environmental impacts
  ▫ And potential schedule delays
• Achieves economic benefits
• Increases integration with local communities
  ▫ Optimize port-side operations while balancing footprint within community
Port Sustainability Planning

Strategic plan that includes the following elements:

- Understand mission and risks
- Market plan
- Facility plan
- Business plan
- Financial plan
- Master plan
- Environmental assessment plan
- Social/community engagement plan
Results

• Integration of economic, environmental and social concerns throughout the entire master planning process

• Identifies development ’trigger points’ or areas to manage risk
Value to Port

- Optimize economic returns
  - Improve revenue streams
  - Successfully compete in evolving marketplace
- Improve environmental results
  - Minimize regulatory impacts
  - Utilize technological advancements
- Leverage social engagement
  - Public participation leads to better planning, shortened schedules, and durable results
  - Collaborating with stakeholders to improve port stability, enhance operational effectiveness, improve project efficiencies & timelines
Comprehensive Approach to Port Planning

- The process and products are customized to fit the port’s situation
- Flexible and modifiable
- Identifies and coalesces leadership and staff priorities
- Stakeholder engagement is critical
• Sustainable Port Master Planning Concept is process of choice by the Cardno TEC and Council Fire team

Sherrill Gardner
Cardno TEC
410-990-0299
Sherrill.Gardner@cardnotec.com