

**AIRPORT LAND USE COMMISSION  
MINUTES  
THURSDAY, SEPTEMBER 17, 2015  
SAN DIEGO INTERNATIONAL AIRPORT  
BOARD ROOM**

**CALL TO ORDER:** Chair Gleason called the regular meeting of the Airport Land Use Commission to order at 11:53 a.m. on Thursday, September 17, 2015 in the Board Room at the San Diego International Airport, Commuter Terminal, 3225 North Harbor Drive, San Diego, CA 92101.

**PLEDGE OF ALLEGIANCE:**

**ROLL CALL:**

**PRESENT:** Commission Members: Boling, Desmond, Gleason, Hubbs, Janney, Robinson, Sessom, Woodworth (Ex Officio)

**ABSENT:** Commission Members: Alvarez, Berman (Ex Officio), Cox, Ortega (Ex Officio)

**ALSO PRESENT:** Thella F. Bowens, President/CEO; Amy Gonzalez, Senior Director, General Counsel; Tony R. Russell, Director, Corporate and Information Governance/Authority Clerk; Lorraine Bennett, Assistant Authority Clerk II.

**NON-AGENDA PUBLIC COMMENT:** None.

**CONSENT AGENDA (Items 1-9):**

**ACTION:** Moved by Commissioner Robinson and seconded by Commissioner Janney to approve the Consent Agenda. Motion carried by the following vote: YES – Boling, Desmond, Gleason, Hubbs, Janney, Robinson, Sessom; NO – None; ABSENT – Alvarez, Cox (Weighted Vote Points: YES – 79; NO – 0; ABSENT – 21).

**1. APPROVAL OF MINUTES:**

**RECOMMENDATION:** Approve the minutes of the July 23, 2015, regular meeting.

**CONSISTENCY DETERMINATIONS**

2. **REPORT OF LAND USE ACTIONS DETERMINED TO BE CONSISTENT WITH AIRPORT LAND USE COMPATIBILITY PLANS:**  
RECOMMENDATION: Receive the report.
3. **CONSISTENCY DETERMINATION – SAN DIEGO INTERNATIONAL AIRPORT - AIRPORT LAND USE COMPATIBILITY PLAN – CONSTRUCTION OF 9 ATTACHED RESIDENTIAL UNITS AT 1860 6<sup>TH</sup> AVENUE, CITY OF SAN DIEGO:**  
RECOMMENDATION: Adopt Resolution No. 2015-0020 ALUC, making the determination that the project is conditionally consistent with the San Diego International Airport - Airport Land Use Compatibility Plan.
4. **CONSISTENCY DETERMINATION – SAN DIEGO INTERNATIONAL AIRPORT - AIRPORT LAND USE COMPATIBILITY PLAN – CONSTRUCTION OF A DETACHED RESIDENTIAL UNIT AT 4736 NIAGARA AVENUE, CITY OF SAN DIEGO:**  
RECOMMENDATION: Adopt Resolution No. 2015-0021 ALUC, making the determination that the project is conditionally consistent with the San Diego International Airport - Airport Land Use Compatibility Plan.
5. **CONSISTENCY DETERMINATION – SAN DIEGO INTERNATIONAL AIRPORT - AIRPORT LAND USE COMPATIBILITY PLAN – CONSTRUCTION OF 11 ATTACHED AND DETACHED RESIDENTIAL UNITS AT B STREET AT 29<sup>TH</sup> STREET, CITY OF SAN DIEGO:**  
RECOMMENDATION: Adopt Resolution No. 2015-0022 ALUC, making the determination that the project is conditionally consistent with the San Diego International Airport - Airport Land Use Compatibility Plan.
6. **CONSISTENCY DETERMINATION – SAN DIEGO INTERNATIONAL AIRPORT - AIRPORT LAND USE COMPATIBILITY PLAN – CONSTRUCTION OF A HOTEL AT 1441-1447 6<sup>TH</sup> AVENUE, CITY OF SAN DIEGO:**  
RECOMMENDATION: Adopt Resolution No. 2015-0023 ALUC, making the determination that the project is conditionally consistent with the San Diego International Airport - Airport Land Use Compatibility Plan.
7. **CONSISTENCY DETERMINATION – SAN DIEGO INTERNATIONAL AIRPORT - AIRPORT LAND USE COMPATIBILITY PLAN – CONSTRUCTION OF 604 ATTACHED RESIDENTIAL UNITS WITH LEASABLE COMMERCIAL SPACE AT 710 BROADWAY, CITY OF SAN DIEGO:**  
RECOMMENDATION: Adopt Resolution No. 2015-0024 ALUC, making the determination that the project is conditionally consistent with the San Diego International Airport - Airport Land Use Compatibility Plan.

**8. CONSISTENCY DETERMINATION – SAN DIEGO INTERNATIONAL AIRPORT - AIRPORT LAND USE COMPATIBILITY PLAN – CONSTRUCTION OF 85 ATTACHED RESIDENTIAL UNITS WITH AN EATING & DRINKING ESTABLISHMENT AT 2054 STATE STREET, CITY OF SAN DIEGO:**

RECOMMENDATION: Adopt Resolution No. 2015-0025 ALUC, making the determination that the project is conditionally consistent with the San Diego International Airport - Airport Land Use Compatibility Plan.

**9. CONSISTENCY DETERMINATION – GILLESPIE FIELD AIRPORT LAND USE COMPATIBILITY PLAN – CONSTRUCTION OF 40 ATTACHED RESIDENTIAL UNITS AT 9914-9936 BUENA VISTA AVENUE, CITY OF SANTEE:**

RECOMMENDATION: Adopt Resolution No. 2015-0026 ALUC, making the determination that the project is conditionally consistent with the Gillespie Field Airport Land Use Compatibility Plan.

**OLD BUSINESS:** None.

**NEW BUSINESS:**

**10. CONSISTENCY DETERMINATION – MARINE CORPS AIR STATION MIRAMAR AIRPORT LAND USE COMPATIBILITY PLAN – CONSTRUCTION OF EATING & DRINKING ESTABLISHMENT AT 9370 SCRANTON ROAD, CITY OF SAN DIEGO:**

Chair Gleason stated that he would be recusing himself from this item, due to a potential conflict of interest. He then left the dais.

Angela Jamison, Manager, Airport Planning, provided a presentation on the Consistency Determination for an eating and drinking establishment at 9370 Scranton Road, City of San Diego, which included Airport Land Use Compatibility Plan (ALUCP) Safety Zone Map, ALUCP Safety Zone Matrix, and a letter from United States Marine Corps, dated April 8, 2015, confirming that the proposed project is not consistent with Miramar Air Installations Compatible Use Zones (AICUZ).

Commissioner Janney disclosed ex-parte communications with Kimberly Miller and Jennifer Daw.

Commissioner Robinson disclosed ex-parte communications with Kimberly Miller and Barbara Lichman.

Commissioner Boling disclosed ex-parte communications with Jennifer Daw and Kimberly Miller.

BARBARA LICHMAN, IRVINE, Applicant for the project, requested that the Commission find the proposed project consistent.

Commissioner Janney stated that there is no information provided in the staff report that states that the project has been deemed inconsistent by the City of San Diego. He requested that in the future, staff provide additional background information to the Commission for projects.

Commissioner Robinson expressed concern with rights of the property owners to develop their property.

**RECOMMENDATION:** Adopt Resolution No. 2015-0027 ALUC, making the determination that the project is not consistent with the Marine Corps Air Station Miramar Airport Land Use Compatibility Plan.

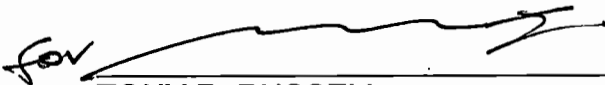
**ACTION:** Moved by Commissioner Desmond and seconded by Commissioner Sessom to approve staff's recommendation. Motion carried by the following vote: YES – Boling, Desmond, Gleason, Hubbs, Janney, Sessom; NO – Robinson; ABSENT – Alvarez, Cox, Gleason (Weighted Vote Points: YES – 57; NO – 8; ABSENT – 35).

*Chair Gleason returned to the dais at 12:13 p.m.*

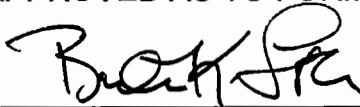
**COMMISSION COMMENT:** None

**ADJOURNMENT:** The meeting was adjourned at 12:13 p.m.

APPROVED BY A MOTION OF THE AIRPORT LAND USE COMMISSION THIS 15<sup>th</sup> DAY OF OCTOBER, 2015.

*for*   
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TONY R. RUSSELL  
DIRECTOR, CORPORATE &  
INFORMATION GOVERNANCE /  
AUTHORITY CLERK

APPROVED AS TO FORM:

  
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BRETON K. LOBNER  
GENERAL COUNSEL