

# SAN DIEGO COUNTY REGIONAL AIRPORT AUTHORITY



## BOARD MEMBERS

LAURIE BERMAN\*  
BRUCE R. BOLAND  
GREG COX  
JIM DESMOND  
ROBERT H. GLEASON  
LLOYD B. HUBBS  
JIM PANKNIN  
PEDRO REYES\*  
COL. FRANK A. RICHIE\*  
PAUL ROBINSON  
TOM SMISEK  
ANTHONY K. YOUNG

\* EX OFFICIO BOARD MEMBERS

PRESIDENT/CEO  
THELLA F. BOWENS

**DRAFT – REVISED 4/17/12**

## **BOARD**

## **AGENDA**

Thursday, May 3, 2012  
9:00 A.M.

San Diego International Airport  
Commuter Terminal – Third Floor  
Board Room  
3225 N. Harbor Drive  
San Diego, California 92101

***Live webcasts of Authority Board meetings can be accessed at  
[http://www.san.org/airport\\_authority/boardmeetings.asp](http://www.san.org/airport_authority/boardmeetings.asp).***

This Agenda contains a brief general description of each item to be considered. The indication of a recommended action does not indicate what action (if any) may be taken. ***Please note that agenda items may be taken out of order.*** If comments are made to the Board without prior notice or are not listed on the Agenda, no specific answers or responses should be expected at this meeting pursuant to State law.

Staff Reports and documentation relating to each item of business on the Agenda are on file in Corporate Services and are available for public inspection.

**NOTE:** Pursuant to Authority Code Section 2.15, all Lobbyists shall register as an Authority Lobbyist with the Authority Clerk within ten (10) days of qualifying as a lobbyist. A qualifying lobbyist is any individual who receives \$100 or more in any calendar month to lobby any Board Member or employee of the Authority for the purpose of influencing any action of the Authority. To obtain Lobbyist Registration Statement Forms, contact the Corporate Services/Authority Clerk Department.

PLEASE COMPLETE A "REQUEST TO SPEAK" FORM PRIOR TO THE COMMENCEMENT OF THE MEETING AND SUBMIT IT TO THE AUTHORITY CLERK. ***PLEASE REVIEW THE POLICY FOR PUBLIC PARTICIPATION IN BOARD AND BOARD COMMITTEE MEETINGS (PUBLIC COMMENT) LOCATED AT THE END OF THE AGENDA.***

*The Authority has identified a local company to provide oral interpreter and translation services for public meetings. If you require oral interpreter or translation services, please telephone the Corporate Services/Authority Clerk Department with your request at (619) 400-2400 at least three (3) working days prior to the meeting.*

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**CALL TO ORDER:**

**PLEDGE OF ALLEGIANCE:**

**ROLL CALL:**

**PRESENTATIONS:**

- A. PRESENTATION ON SEA LEVEL RISE STRATEGY FOR SAN DIEGO BAY (EDUCATIONAL ITEM):**  
Presented by Paul Manasjan, Director, Environmental
- B. CONCESSION DEVELOPMENT PROGRAM – TRANSITION PLAN:**  
Presented by Nyle Marmion, Manager, Concession Development
- C. FINANCIAL UPDATE FOR THE NINE MONTHS ENDED MARCH 31, 2012:**  
Presented by Vernon Evans, Vice President, Finance/Treasurer

**REPORTS FROM BOARD COMMITTEES, AD HOC COMMITTEES, AND CITIZEN COMMITTEES AND LIAISONS:**

***STANDING BOARD COMMITTEES***

- **AUDIT COMMITTEE:**  
Committee Members: Gleason, Hollingworth, Hubbs, Smisek (Chair), Tartre, Van Sambeek, Young
- **EXECUTIVE PERSONNEL AND COMPENSATION COMMITTEE:**  
Committee Members: Boland, Cox, Desmond (Chair), Smisek
- **FINANCE COMMITTEE:**  
Committee Members: Cox (Chair), Desmond, Robinson, Smisek, Young
- **TERMINAL DEVELOPMENT PROGRAM COMMITTEE:**  
Committee Members: Boland (Chair), Gleason, Hubbs, Panknin, Robinson

***ADVISORY COMMITTEES***

- **AUTHORITY ADVISORY COMMITTEE:**  
Liaison: Panknin
- **ART ADVISORY COMMITTEE:**  
Committee Member: Gleason

## ***LIAISONS***

- **AIRPORT LAND USE COMPATIBILITY PLAN FOR SAN DIEGO INTERNATIONAL AIRPORT:**  
Liaison: Robinson
- **CALTRANS:**  
Liaison: Berman
- **INTER-GOVERNMENTAL AFFAIRS:**  
Liaison: Cox
- **MILITARY AFFAIRS:**  
Liaisons: Boland (Primary), Panknin
- **PORT:**  
Liaisons: Boland, Cox, Gleason (Primary), Smisek

## ***BOARD REPRESENTATIVES (EXTERNAL)***

- **SANDAG TRANSPORTATION COMMITTEE:**  
Representatives: Panknin, Smisek (Primary)
- **WORLD TRADE CENTER:**  
Representatives: Panknin (Primary), Young

## **CHAIR'S REPORT:**

## **PRESIDENT/CEO'S REPORT:**

## **NON-AGENDA PUBLIC COMMENT:**

Non-Agenda Public Comment is reserved for members of the public wishing to address the Board on matters for which another opportunity to speak **is not provided on the Agenda**, and which is within the jurisdiction of the Board. Please submit a completed speaker slip to the Authority Clerk. *Each individual speaker is limited to three (3) minutes. Applicants, groups and jurisdictions referring items to the Board for action are limited to five (5) minutes.*

**Note:** Persons wishing to speak on specific items should reserve their comments until the specific item is taken up by the Board.

**CONSENT AGENDA (Items 1-13)**

The consent agenda contains items that are routine in nature and non-controversial. Some items may be referred by a standing Board Committee or approved as part of the budget process. The matters listed under 'Consent Agenda' may be approved by one motion. Any Board Member may remove an item for separate consideration. Items so removed will be heard before the scheduled New Business Items, unless otherwise directed by the Chair.

**1. APPROVAL OF MINUTES:**

The Board is requested to approve minutes of prior Board meetings.

RECOMMENDATION: Approve the minutes of the April 12, 2012 special meeting.

**2. ACCEPTANCE OF BOARD AND COMMITTEE MEMBERS WRITTEN REPORTS ON THEIR ATTENDANCE AT APPROVED MEETINGS AND PRE-APPROVAL OF ATTENDANCE AT OTHER MEETINGS NOT COVERED BY THE CURRENT RESOLUTION:**

The Board is requested to accept the reports.

RECOMMENDATION: Accept the reports and pre-approve Board member attendance at other meetings, trainings and events not covered by the current resolution.

**(Corporate Services: Tony Russell, Director/Authority Clerk)**

**3. AWARDED CONTRACTS, APPROVED CHANGE ORDERS FROM MARCH 12, 2012 THROUGH APRIL 8, 2012 AND REAL PROPERTY AGREEMENTS GRANTED AND ACCEPTED FROM MARCH 12, 2012 THROUGH APRIL 8, 2012:**

The Board is requested to receive the report.

RECOMMENDATION: Receive the report.

**(Procurement: Jana Vargas, Director)**

**4. MAY 2011 LEGISLATIVE REPORT:**

The Board is requested to approve the report.

RECOMMENDATION: Adopt Resolution No. 2012-\_\_\_\_\_, approving the May 2012 Legislative Report.

**(Inter-Governmental Relations: Michael Kulis, Director)**

***CLAIMS***

**5. AUTHORIZE THE REJECTION OF THE CLAIM OF JOSEFA CRUZ:**

The Board is requested to reject the claim.

RECOMMENDATION: Adopt Resolution No. 2012-\_\_\_\_\_, authorizing the rejection of the claim of Josefa Cruz.

**(Legal: Breton Lobner, General Counsel)**

### ***COMMITTEE RECOMMENDATIONS***

**6. ACCEPT THE UNAUDITED FINANCIAL STATEMENTS FOR THE NINE MONTHS ENDED MARCH 31, 2012:**

The Board is requested to accept the report.

RECOMMENDATION: The Executive Committee recommends that the Board accept the report.

**(Finance: Vernon Evans, Vice President, Finance/Treasurer)**

**7. ACCEPT THE AUTHORITY'S INVESTMENT REPORT AS OF MARCH 31, 2012:**

The Board is requested to accept the report.

RECOMMENDATION: The Executive Committee recommends that the Board accept the report.

**(Finance: Vernon Evans, Vice President, Finance/Treasurer)**

### ***CONTRACTS AND AGREEMENTS***

**8. APPROVE AND AUTHORIZE THE FIRST AMENDMENT TO THE AGREEMENT WITH ACE PARKING MANAGEMENT, INC. FOR SHUTTLE MANAGEMENT SERVICES:**

The Board is requested to approve the amendment.

RECOMMENDATION: Adopt Resolution No. 2012-\_\_\_\_,

**(Finance: Vernon Evans, Vice President/Treasurer)**

**9. AWARD A CONTRACT TO S&L SPECIALTY CONTRACTING INC., FOR QUIETER HOME PROGRAM PHASE 6, GROUP 6 (15 WEST SIDE AND 31 EAST SIDE, NON-HISTORIC, SINGLE FAMILY HOMES AND 2 HOMEOWNER ASSOCIATIONS ON 22 RESIDENTIAL PROPERTIES):**

The Board is requested to award a contract.

RECOMMENDATION: Adopt Resolution No. 2012-\_\_\_\_,

**Low Bid: \$789,000**

**(Facilities Development: Iraj Ghaemi, Director)**

**10. AWARD A CONTRACT TO ATLAS DEVELOPMENT, TO REFURBISH CONCESSIONS SUPPORT INFRASTRUCTURE, PHASE A, COMMUTER TERMINAL AND TERMINAL ONE, AT SAN DIEGO INTERNATIONAL AIRPORT:**

The Board is requested to award a contract.

RECOMMENDATION: Adopt Resolution No. 2012-\_\_\_\_,

**Low Bid: \$715,503.54**

**(Facilities Development: Iraj Ghaemi, Director)**

**CONTRACTS AND AGREEMENTS AND/OR AMENDMENTS TO CONTRACTS AND AGREEMENTS EXCEEDING \$1 MILLION**

**11. AWARD AND AUTHORIZE THE PRESIDENT/CEO TO EXECUTE THREE ON-CALL PROGRAM MANAGEMENT AND SUPPORT SERVICES AGREEMENTS:**

The Board is requested to award the agreements.

RECOMMENDATION: Adopt Resolution No. 2012-\_\_\_\_\_,

*Each of the three on-call program management agreements is to have a value of \$18 million*

(Facilities Development: Iraj Ghaemi, Director)

**12. APPROVE AND AUTHORIZE THE PRESIDENT/CEO TO EXECUTE A SECOND AMENDMENT TO THE ON-CALL TERMINAL AND BUILDING ARCHITECT AND ENGINEERING CONSULTANT SERVICES AGREEMENT WITH HELLMUTH, OBATA+KASSEBAUM, INC.:**

The Board is requested to approve the amendment.

RECOMMENDATION: Adopt Resolution No. 2012-\_\_\_\_\_,

*Agreement value \$5,000,000*

(Facilities Development: Iraj Ghaemi, Director)

**13. APPROVE AND AUTHORIZE THE PRESIDENT/CEO TO EXECUTE A FIRST AMENDMENT TO THE ON-CALL TERMINAL AND BUILDING ARCHITECT AND ENGINEERING CONSULTANT SERVICES AGREEMENT WITH WILLIAM NICHOLAS BOUDOVA + ASSOCIATES:**

The Board is requested to approve the amendment.

Recommendation: Adopt Resolution No. 2012-\_\_\_\_\_,

*Agreement value \$5,000,000*

(Facilities Development: Iraj Ghaemi, Director)

**PUBLIC HEARINGS:**

**OLD BUSINESS:**

**NEW BUSINESS:**

**14. APPROVE SUBSTITUTE PROGRAM FOR TAXICAB FRONT-OF-THE-LINE INCENTIVE FOR ALTERNATIVE FUEL VEHICLES:**

The Board is requested to approve the program.

RECOMMENDATION: Adopt Resolution No. 2012-\_\_\_\_\_, approving the implementation of a substitute program for the taxicab front-of-the-line incentive for alternative fuel vehicles.

(Finance: Vernon Evans, Vice President/Treasurer)

**15. APPROVE MODIFICATIONS TO VEHICLE CONVERSION INCENTIVE-BASED PROGRAM RELATED TO ALTERNATIVE FUEL VEHICLE INCENTIVES:**

The Board is requested to approve the modifications.

RECOMMENDATION: Adopt Resolution No. 2012-\_\_\_\_\_, approving modifications to the Vehicle Conversion Incentive-based program related to alternative fuel vehicle incentives.

**(Finance: Vernon Evans, Vice President/Treasurer)**

**16. RESCIND RESOLUTION NO. 2012-0018 GRANTING A 10-YEAR LEASE TO AIRPORT LOUNGE DEVELOPMENT, INC. AND GRANT A 10-YEAR CONCESSION LEASE TO SWISSPORT LOUNGE LLC DBA AIRSPACE LOUNGE (FORMERLY LATTITUDE LOUNGE CORPORATION) TO DESIGN, BUILD, AND OPERATE AN AIRPORT LOUNGE IN TERMINAL 2 EAST AT SAN DIEGO INTERNATIONAL AIRPORT:**

The Board is requested to grant a concession lease.

RECOMMENDATION: Adopt Resolution No. 2012-\_\_\_\_\_, rescinding Resolution No. 2011-0018 awarding a 10-year lease to Airport Lounge Development, Inc. to design, build, and operate an airport lounge in Terminal 2 East at San Diego International Airport and grant a 10-year Concession Lease to Swissport Lounge LLC dba Airspace Lounge (formerly Latitude Lounge Corporation) to design, build, and operate an airport lounge in Terminal 2 East at San Diego International Airport.

**(Aviation & Commercial Development: Nyle Marmion, Manager – Concession Development)**

**CLOSED SESSION:**

**17. CONFERENCE WITH REAL PROPERTY NEGOTIATORS:**

Real property negotiations pursuant to Cal. Gov. Code §54954.5(b) and §54956.8:

Property: Salt Plant – 17 acre parcel located at 1470 Bay Boulevard, San Diego

Agency Negotiators: Vernon D. Evans, Vice President, Finance/Treasurer

Negotiating Parties: United States Fish and Wildlife Service, GGTW, LLC (current tenant) and/or other interested parties

Under Negotiation: Sale – terms and conditions

**18. CONFERENCE WITH REAL PROPERTY NEGOTIATORS:**

Legal Authority: Real property negotiations pursuant to Cal. Gov. Code § 54954.5(b) and § 54956.8

Property: 4347 North Harbor Drive, San Diego, CA 92101

Authority Negotiators: Vernon D. Evans, Vice President, Finance/Treasurer and Troy Ann Leech

Negotiating Party: City of San Diego

Under Negotiation: Terms and conditions of purchase

- 19. CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION:**  
(Cal. Gov. Code §54956.9 (a)):  
San Diego Unified Port District v. TDY Industries, Inc., et al., and related cross-  
actions. U.S. District Court, Southern District Case No. 03 CV 1146-B (POR)
- 20. CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION:**  
(Cal. Gov. Code §54956.9(a)):  
City of San Diego, Historical Resources Board: In re: Western Salt Company Salt  
Works, Report No. HRB-08-005
- 21. CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION:**  
(Cal. Gov. Code §54956.9(a)):  
West Tech, Inc. v. San Diego County Regional Airport Authority, et al.,  
L.A.S.C 37-2010-00106565-CU-BC-CTL
- 22. CONFERENCE WITH LEGAL COUNSEL-EXISTING LITIGATION**  
(Cal. Gov. Code §54956.9(a))  
Ann Marie Tejcek v. San Diego County Regional Airport Authority, et al.  
LASC No. 37-2011-00102856-CU-PO-CTL
- 23. CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION:**  
Initiation of litigation pursuant to subdivision (c) of §54956.9: (1 case)
- 24. CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION:**  
Significant exposure to litigation pursuant to Cal. Gov. Code §54956.9(b)  
[Number of cases: 1] and §54956.9(b)(3)(C) [Liability claim against Authority by  
Theresa, Warren & Carl Hopkins]
- 25. CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION:**  
Significant exposure to litigation pursuant to Cal. Gov. Code §54956.9(b):  
Kelly Lancaster, David Boenitz, Mary Erickson and Richard Gilb, et al v. SDCERS,  
San Diego Sup. Court Case No. 37-2011-G0096238-CU-PO-CT  
Number of cases: 1
- 26. CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION:**  
Initiation of litigation pursuant to subdivision (c) of Section 54956.9: (1 case)



**REPORT ON CLOSED SESSION:**

**NON-AGENDA PUBLIC COMMENT:**

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**GENERAL COUNSEL REPORT:**

**BUSINESS AND TRAVEL EXPENSE REIMBURSEMENT REPORTS FOR BOARD MEMBERS, PRESIDENT/CEO, CHIEF AUDITOR AND GENERAL COUNSEL WHEN ATTENDING CONFERENCES, MEETINGS, AND TRAINING AT THE EXPENSE OF THE AUTHORITY:**

**BOARD COMMENT:**

**ADJOURNMENT:**

**Policy for Public Participation in Board, Airport Land Use Commission (ALUC), and Committee Meetings (Public Comment)**

- 1) Persons wishing to address the Board, ALUC, and Committees shall complete a "Request to Speak" form prior to the initiation of the portion of the agenda containing the item to be addressed (e.g., Public Comment and General Items). Failure to complete a form shall not preclude testimony, if permission to address the Board is granted by the Chair.
- 2) The Public Comment Section at the beginning of the agenda is limited to eighteen (18) minutes and is reserved for persons wishing to address the Board, ALUC, and Committees on any matter for which another opportunity to speak is not provided on the Agenda, and on matters that are within the jurisdiction of the Board. A second Public Comment period is reserved for general public comment later in the meeting for those who could not be heard during the first Public Comment period.
- 3) Persons wishing to speak on specific items listed on the agenda will be afforded an opportunity to speak during the presentation of individual items. Persons wishing to speak on specific items should reserve their comments until the specific item is taken up by the Board, ALUC and Committees. Public comment on specific items is limited to twenty (20) minutes – ten (10) minutes for those in favor and ten (10) minutes for those in opposition of an item. Each individual speaker will be allowed three (3) minutes, and applicants and groups will be allowed five (5) minutes.
- 4) If many persons have indicated a desire to address the Board, ALUC and Committees on the same issue, then the Chair may suggest that these persons consolidate their respective testimonies. Testimony by members of the public on any item shall be limited to **three (3) minutes per individual speaker and five (5) minutes for applicants, groups and referring jurisdictions.**
- 5) Pursuant to Authority Policy 1.33 (8), recognized groups must register with the Authority Clerk prior to the meeting.
- 6) After a public hearing or the public comment portion of the meeting has been closed, no person shall address the Board, ALUC, and Committees without first obtaining permission to do so.

**Additional Meeting Information**

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**You may also reach the Commuter Terminal by using public transit via the San Diego MTS system, Route 992. For route and fare information, please call the San Diego MTS at (619) 233-3004 or 511.**

**UPCOMING MEETING SCHEDULE**

<i>Date</i>	<i>Day</i>	<i>Time</i>	<i>Meeting Type</i>	<i>Location</i>
June 7	Thursday	9:00 a.m.	Regular	Board Room
July 12	Thursday	9:00 a.m.	Special	Board Room
August 2 (If Needed)	Thursday	9:00 a.m.	Regular	Board Room