

## Airport Land Use Commission Agenda

Thursday, June 4, 2026

9:00 AM or immediately following the Board Meeting

San Diego County Regional Airport Authority  
Administration Building  
First Floor – Boardroom  
2417 McCain Road  
San Diego, CA 92101

### Board Members

Lydia Ball (Chair)  
James Sly (Vice-Chair)  
Whitney Benzian  
Daniel Kuperschmid  
Monica Montgomery Steppe  
Rafael Perez  
Esther C. Sanchez  
Steve Vaus  
Marni von Wilpert

### Ex-Officio Board Members

Ann Fox  
Col. R. Erik Herrmann  
Michele Perrault

### President/CEO

Atif Saeed

***Live webcasts of Authority Board meetings can be accessed at  
<http://www.san.org/Airport-Authority/Meetings-Agendas/ALUC>***

*Pursuant to California Public Utilities Code §§ 21670-21679.5, the Airport Land Use Commission ("Commission") is responsible for coordinating the airport planning of public agencies within San Diego County. The Commission has the legal responsibility to formulate airport land use compatibility plans ("ALUCPs") that will (a) provide for the orderly growth of each public airport and the areas surrounding the airport within the County and (b) safeguard the general welfare of the inhabitants within the vicinity of each airport and the public in general. Pursuant to §21670.3, the San Diego County Regional Airport Authority serves as the Commission.*

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 Commission 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 the Office of the Authority Clerk Department 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 Commission Member or employee of the Authority for the purpose of influencing any action of the Authority. To obtain Lobbyist Registration Statement Forms, contact the Office of the Authority Clerk Department.

PLEASE COMPLETE A SPEAKER SLIP 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 COMMISSION MEETINGS (PUBLIC COMMENT) LOCATED AT THE END OF THE AGENDA.**

Thursday, June 4, 2026

## CALL TO ORDER:

## PLEDGE OF ALLEGIANCE:

## ROLL CALL:

## NON-AGENDA PUBLIC COMMENT:

Non-Agenda Public Comment is reserved for members of the public wishing to address the Commission on matters for which another opportunity to speak **is not provided on the Agenda**, and which is within the jurisdiction of the Commission. 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 Commission 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 Commission

## CONSENT AGENDA (ITEMS 1-2):

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 Commission 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:**

RECOMMENDATION: Approve the Minutes of the May 7, 2026, Regular Meeting.

## **CONSISTENCY DETERMINATIONS**

### **2. REPORT OF DETERMINATIONS OF CONSISTENCY WITH AIRPORT LAND USE COMPATIBILITY PLANS:**

**BROWN FIELD MUNICIPAL AIRPORT, GILLESPIE FIELD, MARINE CORPS AIR STATION MIRAMAR, NAVAL AIR STATION NORTH ISLAND, NAVAL OUTLYING LANDING FIELD IMPERIAL BEACH, AND SAN DIEGO INTERNATIONAL AIRPORT ALUCPS: GENERAL PLAN AND MUNICIPAL CODE AMENDMENTS FOR HISTORIC PRESERVATION PROGRAM, CITY OF SAN DIEGO**

RECOMMENDATION: Receive the report.

**(Planning, Noise, & Environment: Ralph Redman, Program Manager)**

# Airport Land Use Commission Agenda

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**PUBLIC HEARINGS:**

**CONTINUED BUSINESS:**

**NEW BUSINESS:**

**COMMISSION COMMENT:**

**ADJOURNMENT:**

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## 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 submit a speaker slip 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 submit a speaker slip 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 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.
- 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.
- 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.

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

**Note:** This information is available in alternative formats upon request. To request an Agenda in an alternative format, or to request a sign language or oral interpreter, or an Assistive Listening Device (ALD) for the meeting, please telephone the Authority Clerk's Office at (619) 400-2550 at least three (3) working days prior to the meeting to ensure availability.

For your convenience, the Agenda is also available to you on our website at [www.san.org](http://www.san.org).

**For those planning to attend the Board meeting, parking is available in the Airport Administration Building Parking Lot (entrance on the east side of McCain Road). Bring your ticket to the first-floor receptionist for validation.**

**Visitors can park in the lot from 8:00 a.m. to 5:00 p.m.**

You may also reach the SDCRAA Building by using public transit via the San Diego MTS System, Route 923. For route and fare information, please call the San Diego MTS at (619) 233-3004 or 511.

**DRAFT  
AIRPORT LAND USE COMMISSION  
MINUTES  
THURSDAY, MAY 7, 2026  
SAN DIEGO COUNTY REGIONAL AIRPORT AUTHORITY  
BOARDROOM**

**CALL TO ORDER:**

Chair Ball called the Meeting of the Airport Land Use Commission to order at 9:39 a.m. on Thursday, May 7, 2026, in the Boardroom at the San Diego County Regional Airport Authority, Administration Building, 2417 McCain Road, San Diego, CA 92101.

**ROLL CALL:**

PRESENT: Commissioners: Ball (Chair), Benzian, Fox (Ex-Officio), Herrmann (Ex-Officio), Perez, Sanchez, Sly, Vaus,

ABSENT: Commissioners: Kuperschmid, Montgomery Steppe, Perrault (Ex-Officio), von Wilpert

ALSO PRESENT: Atif Saeed, President/CEO; Amy Gonzalez, General Counsel; Annette Fagan Ortiz, Authority Clerk; Sonja Banks, Assistant Authority Clerk II; Patricia Willis, Assistant Authority Clerk II

**NON-AGENDA PUBLIC COMMENT:** None

**CONSENT AGENDA (Items 1-2):**

**ACTION: Moved by Commissioner Vaus and seconded by Commissioner Sly to approve the Consent Agenda. Motion carried by the following votes: YES - Ball, Benzian, Perez, Sanchez, Sly, Vaus; NO - None; ABSENT - Kuperschmid, Montgomery Steppe, von Wilpert (Weighted Vote Points: YES - 66; NO - 0; ABSENT - 34)**

**1. APPROVAL OF MINUTES:**

RECOMMENDATION: Approve the Minutes of the April 2, 2026, Regular Meeting.

***CONSISTENCY DETERMINATIONS***

2. **REPORT OF DETERMINATIONS OF CONSISTENCY WITH AIRPORT LAND USE COMPATIBILITY PLANS:**  
**OCEANSIDE MUNICIPAL AIRPORT, MARINE CORPS AIR STATION CAMP PENDLETON, AND MCCLELLAN-PALOMAR AIRPORT ALUCPS, ADOPTION OF GENERAL PLAN, CITY OF OCEANSIDE; GILLESPIE FIELD ALUCP, CONSTRUCTION OF WAREHOUSE AND MANUFACTURING BUILDING AT 10756 ROCKVILL STREET, CITY OF SANTEE.**  
RECOMMENDATION: Receive the report.  
(Planning, Noise, & Environment: Ralph Redman, Program Manager)

**PUBLIC HEARINGS:**

**CONTINUED BUSINESS:**

**NEW BUSINESS:**

**COMMISSION COMMENT:**

**ADJOURNMENT:** The meeting was adjourned at 9:41 a.m.

APPROVED BY A MOTION OF THE AIRPORT LAND USE COMMISSION THIS 4<sup>TH</sup> DAY OF JUNE 2026.

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ANNETTE FAGAN ORTIZ  
AUTHORITY CLERK

APPROVED AS TO FORM:

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AMY GONZALEZ  
GENERAL COUNSEL

## Airport Land Use Commission Staff Report

Meeting Date: June 4, 2026

### Report of Determinations of Consistency with Airport Land Use Compatibility Plans

Pursuant to Airport Authority Policy 8.30 and acting in its delegated capacity as the Airport Land Use Commission (ALUC) for San Diego County, Airport Authority staff has issued the following consistency determinations per their respective Airport Land Use Compatibility Plans (ALUCPs). Authority Policy 8.30(3)(f)(2) states that any determination made by Authority staff in its delegated capacity shall be placed on the ALUC agenda for the next available meeting and shall be considered final if no further action is taken by the ALUC.

**Brown Field Municipal Airport, Gillespie Field, Marine Corps Air Station Miramar, Montgomery-Gibbs Executive Airport, Naval Air Station North Island, Naval Outlying Landing Field Imperial Beach, and San Diego International Airport ALUCPs:**

#### **General Plan and Municipal Code Amendments for Historic Preservation Program, City of San Diego**

Deemed Complete and Conditionally Consistent on May 14, 2026

Description of Project: The project involves a comprehensive update to the City Heritage Preservation Program. Preservation and Progress Package A includes amendments to the Historical Preservation Element of the City General Plan and amendments to Municipal Code related to historical resources designation procedures. No development is proposed by the project.

Noise Contours: The project potentially lies within all decibel ranges of Community Noise Equivalent Level (dB CNEL) contours of all ALUCPs. While the project would not typically involve new development, adaptive reuse of project designated structures may establish new uses within existing structures. The ALUCPs identify uses located outside and within specified dB CNEL noise contour ranges as compatible, conditionally compatible, or incompatible with airport uses, provided that conditionally compatible uses are sound attenuated to a specified dB CNEL interior noise level and, for certain uses and airports, an aviation easement is recorded with the County Recorder. Therefore, as a condition of project approval, future establishment of new uses in project structures located within the noise contours of the ALUCPs must be sound attenuated to the dB CNEL interior noise level as specified by the ALUCP, and an aviation easement must be recorded with the County Recorder if required by the ALUCP.

Airspace Protection Surfaces: The project potentially lies within airspace protection surfaces of all ALUCPs. The project would not typically involve new development that would increase the height of existing structures, but any new construction would be in compliance with ALUCP airspace protection surfaces provided that a sponsor of new construction obtains a determination of no hazard to air navigation issued by the Federal Aviation Administration (FAA) or the sponsor of construction certifies that notice of construction to the FAA is not required to because the construction is located within an urbanized area, is substantially shielded by existing structures or natural terrain, and cannot reasonably have an adverse effect on air navigation. Therefore, as a condition of project approval, any future construction which increases the height of existing structures located within ALUCP airspace protection surfaces must provide a determination of no hazard to air navigation issued by the FAA or certification that no notice of construction to the FAA is required.

Safety Zones: The project potentially lies within all safety zones of all ALUCPs. While the project would not typically involve new development, adaptive reuse of project designated structures may establish new uses within existing structures. The ALUCPs identify uses located outside and within safety zones as compatible, conditionally compatible, or incompatible with airport uses, with specified limits on residential density or nonresidential intensity for conditionally compatible uses. Therefore, as a condition of project approval, future establishment of new uses in project structures located within the safety zones of the ALUCPs must comply with the compatibility standards of the applicable safety zone as specified by the ALUCPs.

Overflight Notification: The proposed project potentially lies within the overflight notification areas of all ALUCPs. While the project would not typically involve new development, new residential use of project designated structures would be subject to overflight notification if located within an ALUCP overflight notification area. Therefore, as a condition of project approval, a means of overflight notification must be provided for any new residential unit established by the project if located within an ALUCP overflight notification area.

Interests Disclosure: The project is sponsored by the City of San Diego.