Airport Master Plan for Brown Field Municipal Airport
PAC Meeting #4
Agenda

- Introductions
- Public Meetings Overview
- MAP Presentation
  - Q&A
- Introduction to Alternatives
  - Airside
  - Landside
- PAC Comment
- Public Comment
- Next Steps
Public Meetings Overview
Public Meeting Overview

- Nov. 16, 2017
  - Colonel Irving Salomon Community Center

- Notices Included:
  - Project website post
  - Email to contact database
  - Email to elected officials
    - Congressman Vargas
    - Supervisor Cox
    - Councilmember David Alvarez
Public Meeting Overview

- Print ads, web ads, and/or online community calendar posts to:
  - East Otay Mesa Property Owners Association
  - Experimental Aircraft Association
  - La Prensa
  - Otay Mesa Chamber of Commerce
Public Meeting Overview

- Nextdoor posts to:
  - Otay Mesa
  - Ocean Crest East
  - Ocean Crest North
  - Ocean Crest
  - Ocean Crest Southwest
  - Otay Mesa W – Upper Palm Ridge
  - Otay Mesa W – Lower Palm Ridge
  - Otay Mesa W – Los Altos
  - Otay Mesa W – Del Sol
  - Otay Mesa W – Montgomery Park
Public Meeting Overview

- Meeting format: Presentation and Information Stations
- Information presented:
  - Project process
  - Existing conditions of the airport
  - Environmental considerations
  - Forecasts of aviation demand
  - Facility requirements: Airside and landside
- Attendance: 13 (signed-in)
- Meeting materials and public comments available for review on the project website http://www.sdairportplans.com/
Master Plan Process

Spring 2017
- Existing Conditions Analysis
- Forecasting & Facility Requirements
- Alternatives Evaluation & FFA

Summer 2018
- Preferred Alternative & CEQA Analysis
- Master Plan Adoption & ALP Approval

Ongoing Public Outreach

ALP – Airport Layout Plan
CEQA – California Environmental Quality Act
FFA – Financial Feasibility Analysis
Brown Field Municipal Airport: Present Day
San Diego’s Business Aviation is Poised for Substantial Growth

The San Diego County Airport System is defined by 9 significant public use airports in San Diego County and Tijuana Rodriguez International Airport (just south of the border).

1. Fallbrook Airpark
2. McClellan Palomar Airport*
3. Ramona Airport
4. Borrego Valley Airport
5. Gillespie Field
6. Montgomery Field
7. Oceanside Municipal Airport
8. San Diego International Airport
9. Brown Field Municipal Airport*

* Designated Reliever Airports for San Diego International Airport
Project Overview

> Planning Smart Growth at a Burgeoning Port of Entry

In 2007, the City of San Diego issued a Request For Proposal (RFP) to develop a large-scale aviation, supportive aviation, and non-aviation facilities at Brown Field Municipal Airport (SDM).

- MAP was selected by the City of San Diego on January 15, 2008 via the RFP process to develop 331 acres of the 880 acres at SDM.

- SDM is currently a 24-hour accessible, public-use aviation facility, a general aviation reliever airport for San Diego International Airport. It is heavily used by military and law enforcement agencies.

- SDM has two runways with lengths of 7,972 feet and 3,180 feet, a manned control tower with IFR and LPV capabilities.

- SDM is designated as a Port of Entry, with U.S. Customs available during normal business hours. Additional U.S. Customs service can be made available on a pay-per-service basis.

- Adjacent to: the U.S. Border Patrol, the Department of Homeland Security, and a San Diego Fire Station.
Project Site

> 331 Gross Acres (2.9 Million Square Feet)
Project Development Phasing
Project Impacts

Metropolitan Airpark LLC (MAP) represents a unique real estate project with significant economic impacts:

- $840 MM economic impact during construction / $545 MM annual recurring economic impact
- 8,000 construction and 4,000 permanent jobs
- Increase City General Fund tax revenues
- Increase in acreage rent and fuel flowage revenues to Airport Enterprise Fund
- Contribution to new Otay Mesa infrastructure through construction of required improvements and payment of appropriate impact fees
Q&A
Introduction to Alternatives
Alternatives Analysis

Evaluation
• Identifies best options to meet existing and forecast aviation activity

Sources
• Working Papers 2 and 3 – Forecast of Aviation Demand and Facility Requirements

Elements
• Airside and Landside Considerations

Application
• Preferred Alternative Selection
Airside Alternatives
Alternative #1
No Action
DRAFT
Alternative #2
Landside Alternatives
Alternative #1
No Action
DRAFT
Alternative #2

- 59 Hangars
- New Maintenance Building ±10,000 SF
- Terminal Expansion ±5,000 SF
- Vehicle Parking Expansion ±45 Spaces
- Customs Facility Expansion ±1,100 SF
- 29 Hangars
- Otay Mesa Rd.
- ATCT

C&S Companies
SD Airports
DRAFT MAP Alternative
World Café Instructions
World Café
PAC Comment
Public Comment
Next Steps

- ALP – Airport Layout Plan
- CEQA – California Environmental Quality Act

Preferred Alternative
Working Paper 5 – Alternatives Analysis
Final Public Meeting
ALP Development
CEQA