

**AIRPORT LAND USE COMMISSION**  
**MINUTES FOR MEETING OF November 8, 2006**

---

**I. CALL MEETING TO ORDER**

Chairman Whitehurst called the meeting to order at 2:10 p.m. in Conference Room 301 on the third floor of the Merced County Administration Building, located at 2222 'M' Street, Merced, California.

**II. ROLL CALL OF COMMISSIONERS**

Commissioners Present: Tony Whitehurst, Chairman  
Frederick Honore, Vice Chairman  
Gail McCullough  
Al Romero  
Scott Malta  
Lloyd Partin

Commissioners Absent: Rick Eason

Staff Present: Robert Lewis, ALUC Secretary  
Bill Nicholson, ALUC Staff  
Angela Resendez, Recording Secretary

Legal Staff: Fernanda Saude

**III. APPROVAL OF MINUTES**

**MOTION: M/S Malta / McCullough, and carried by a unanimous vote, the Commission approves the minutes of January 19, 2006.**

**IV. CITIZEN COMMUNICATIONS**

None.

**V. NON-HEARING ITEMS**

**A. Riverside Motorsports Park – Proposed Override of the Commission’s Determination of the Project’s Inconsistency with the Airport Land Use Compatibility Plan – submitted by Merced County.**

Bill Nicholson gave a brief presentation and summarized the staff report.

Chairman Whitehurst asked if the Board of Supervisors already adopted the resolution in the packet that overrules the ALUC. Mr. Nicholson replied yes, as “proposed”, but a second resolution needs to be adopted. Chairman Whitehurst stated he had no objection to the Board overruling the ALUC’s decision, but he objects to findings 3 and 4 in the Board’s resolution. He does not recall that the Commission had difficulty determining that the RMP land uses were not consistent with the adopted ALUC Compatibility Plan and there were no analytic gaps that needed to be linked.

Commissioner McCullough said she agreed, the Commission had made a careful review of the proposal against the current Compatibility Plan.

Commissioner Partin was concerned that if we accept this overrule, how will other projects be judged – will it open the door for more overrules based on the new Caltrans Handbook? In response, the Commission discussed the difference between an “override” under CEQA and an “overrule” under the Public Utilities Code.

Commissioner Romero said the Commission should send a letter to the Board of Supervisors stating we acted on the best information we had at the time and according to the rules that were adopted. Chairman Whitehurst added that the Commission was aware of the State Handbook, but we acted on the Plan that is in effect today.

**Motion:** M/S Romero / Honore, and carried by a unanimous vote, the Commission authorized the ALUC chairman to prepare and submit a letter to the Merced County Board of Supervisors stating that ALUC made a decision with the information they had at the time, and the rules that were in effect when it was determined that Riverside Motorsports Park was inconsistent with the Airport Land Use Compatibility Plan. Recognizing the new Caltrans Handbook would help avoid the inconsistency.

**B. South Merced Specific Plan – Initial Review of Proposed Draft Plan for Comment to the City of Merced.**

Bill Nicholson gave a brief presentation, and Bill King, City of Merced, gave an update of the draft Specific Plan in the South Merced area.

**C. Airport Land Use Compatibility Plan Initiative – Update and Funding.**

Bill Nicholson gave a brief presentation. Scott Malta stated that Shutt-Moen, who did the Airport Land Use Compatibility Plan in 1999, has merged with Mead and Hunt. A 10% match is required in order to get grant funds for a new update of the plan. John Fowler committed to applying for a grant. Lloyd Partin stated that the City of Merced Airport wants to see an update as soon as possible. It was suggested by several Commissioners that ALUC write letters to the airports to get commitments on getting the match, and that the smaller cities may be able to pay a smaller portion and the larger cities pay a larger portion of the match.

Scott Malta stated that the Castle Airport Master Plan should be done by July 2007, and Lloyd Partin stated that the Merced City Airport Master Plan should be done by the end of December 2006. Airport Master Plans have to be reviewed by ALUC.

**Motion:** M/S McCullough / Partin – and carried by a unanimous vote, that the Airport Land Use Commission prepare letters and send to all of the incorporated cities asking if they are interested in helping with funding the update of the Airport Land Use Compatibility Plan, if they are updating their Master Plans, and if they are, when is the estimated completion date.

**VI. GENERAL BUSINESS**

None

**VII. ADJOURNMENT**

There being no further business, the meeting adjourned at 3:50 p.m.