

AIRPORT LAND USE COMMISSION
MINUTES FOR MEETING OF MARCH 15, 2007

I. CALL MEETING TO ORDER

Chairman Whitehurst called the meeting to order at 2:15 p.m. in the Board Chambers 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
Gail McCullough
Al Romero
Scott Malta
Lloyd Partin
Rick Eason

Commissioners Absent: Fredrick Honore

Staff Present: Robert Lewis, ALUC Secretary
William Nicholson, ALUC Staff
David Gonzalves, ALUC Staff
Celeste Aguirre, ALUC Recording Secretary

Legal Staff: Walter Wall

III. APPROVAL OF MINUTES

MOTION: M/S Malta/McCullough, and carried by a unanimous, the Commission approves the minutes of November 8, 2006.

IV. CITIZEN COMMUNICATIONS

None

V. NON-HEARING ITEMS

- A.** Consideration of support for a grant application by the ALUC to the Department of Transportation, Division of Aeronautics under the Airport Capitol Improvement Plan to update the County Airports Land Use Compatibility Plan for area airports.

William Nicholson, ALUC Staff, presented the report on this item.

Mr. Nicholson mentioned ALUC has not received a response from Gustine, but all other airport operators have indicated support for paying the 10% match required to receive Caltrans Grant Funds. A recent phone call from Todd Smith with the Turlock Regional Aviation Association confirmed Turlock would pay their 10% match up to a limit of \$5,000.

Commissioner McCullough asked Commissioner Romero why ALUC has not heard a response from Gustine.

Commissioner Romero responded that they have had a change in City Management and have appointed a new Airport Manager. They are trying to come up with the funding to update the airport plan. He will follow up with Gustine.

Mr. Nicholson asked Commissioner Malta to update the Commissioners with the conversation he had with the Gustine City Manager.

Commissioner Malta responded that the Gustine City Manager said the City of Gustine has a lot of stuff going on that they have to deal with and they have been trying to find out where they are. Commissioner Malta suggested to Commissioner Romero to talk to the City of Gustine and let them know that the only city that has not replied is the City of Gustine and there is a time issue in getting the grant application package turned in.

Chairman Whitehurst commented that having a comprehensive update would be a much better plan to avoid complications of having some airports updated and some that are not. He asked what the Commission could do to fill in the gaps for Gustine and Turlock if it is necessary to get things going and help with funding. Mr. Whitehurst asked John Fowler, Director of Commerce Aviation and Economic Development, if there are any grants available.

Mr. Fowler replied that when the County submitted their Grant Application for Castle to Caltrans there was plenty of money available but now it is short and they would not have any excess funds for the ALUC Compatibility Plan Update, but the Board did authorize a \$5,000 match to update the plan for Castle. He advised that we submit the application before the end of June to be first in line for 2008 money if they didn't have fallout funding available. Mr. Fowler stated he is ready to assist the commission and the cities to make this happen sooner rather than later.

Commissioner Malta commented that Merced County Association of Government may have another source of funding from their transportation account. He suggests talking with MCAG to see if they have funding assistance for Turlock and Gustine.

Chairman Whitehurst asked that there be a motion to endorse a County-wide Master Plan update.

Discussion on clarification of the motion.

Motion: M/S Partin/McCullough, and carried by a unanimous vote, the commission provides direction to staff to prepare and submit a grant application by April 2, 2007 for a comprehensive update to the Airport Compatibility Plan for all five airports with identification of source for the 10% local match.

B. Review West Center Tentative Map for ALUC Plan consistency.

Mr. Nicholson introduced David Gonzalves, ALUC Staff, to the Commission.

Mr. Gonzalves presented the staff report on this item.

Chairman Whitehurst summarizes the staff recommendation that the Commission find the project is consistent with the ALUC Policy Plan and with the ALUC Compatibility Plan with the suggested findings as well.

Commissioner Malta voted his concern with more houses being built going in a

downwind pattern and on a crosswind pattern at an airport that is increasing in aircraft operations. As these things continue to occur there are noise complaints that turn into request for restricted flying hours and before long no flying hours.

Commissioner McCullough asked if Los Banos will be moving the airport to a different location.

John LeVan, City Planner for the City of Los Banos, replied that there has been talk about moving the airport but there has not been any final plans made.

Commissioner McCullough and Commissioner Partin agree with Commissioner Malta's comment of concern with building houses near airports.

Chairman Whitehurst comments that the project may not be desirable but it does meet the requirements and the motion is based on consistency with the adopted ALUC Plan.

Chairman Whitehurst asked John LeVan if there will be any proposed changes to Los Banos General Plan that affect ALUC.

John LeVan replies that he believes the Admin Draft EIR will be released mid May 2007.

Mr. Nicholson summarized the history of the Compatibility Plan for Los Banos. It has a unique boundary based on input from the City and the City does operate the airport so they are aware of the ramifications.

Motion: M/S Malta/Partin, and carried by an unanimous vote, the commission finds that the project is consistent with the Airport Land Use Commission Compatibility Plan and to adopt the findings presented in the Staff Report on Page 2 and 3.

C. Merced Municipal Airport Master Development Plan Review and Comment.

Mr. Gonzalves presented the report for this item.

Commissioner McCullough asked Commissioner Partin to condense the major changes.

Commissioner Partin replied that the airport will be improved in three phases; Phase one will take place between 2007-2011 and the two following Phases will occur after that period of time at a two to three year time frame based on an increase in air carrier and private planes.

Commissioner Malta asked if the runway and protection area on the model was purposely wider than what the plan shows.

Commissioner Partin replied that it is.

Chairman Whitehurst commented that the Merced Master Plan is inconsistent with the ALUC Compatibility Plan.

Mr. Nicholson replied that although the Merced Master Plan is incompatible with the ALUC Compatibility Plan, the Commission can update the ALUC Compatibility Plan to make it consistent with the new Merced Airport Master Plan.

Commissioner Malta asked Mr. Nicholson what is the next step with the City if their Plan is found inconsistent with ALUC Compatibility Plan.

Mr. Nicholson replies that the Merced Master Plan is inconsistent but we recognize that the ALUC has the ability to modify the Compatibility Plan in the future to comply with the new Merced Master Plan. Once a new Airport Master Plan is adopted, ALUC has to go back and amend the Compatibility Plan. The inconsistency will be fixed.

Commissioner Partin asked what is the best plan to go forward with the Plan if ruled inconsistent.

Walter Wall, ALUC Legal Counsel, replies if the plan is found inconsistent then the city must go through a process to over rule the Commission's determination.

Chairman Whitehurst comments that the Merced Master Plan is inconsistent because the Commission will have to evaluate the Merced Master Plan based on the current ALUC Compatibility Plan. But once it's adopted by the city, the ALUC can go back and amend the Compatibility Plan to reflect the new airport operations.

Commissioner Malta commented that the Merced Master Plan is inconsistent but not inappropriate.

MOTION: M/S McCullough/Malta, and carried by a unanimous vote, based on the record before us and subject to our ability to make the findings as presented on page 4 of the staff report; the commission determines that the Merced Municipal Master Plan is inconsistent with the current Airport Land Use Compatibility Plan.

VI. GENERAL BUSINESS

None

VII. ADJOURNMENT

There being no further business, the meeting adjourned at 3:35 p.m.