

MINUTES OF THE

ALUC MEETING

October 18, 2023

The Airport Land Use Commission convened a Meeting on Wednesday, October 18, 2023 at 6:00 p.m. in the Board Room at 940 Main St., El Centro, California.

Staff present: Assistant Director Michael Abraham, Planner III Derek Newland, Planning Division Manager Diana Robinson via zoom, Clerk Laryssa Alvarado, and Clerk Aimee Trujillo.

Chairman Mike Goodsell called the meeting into order.

I. **Roll Call:** Commissioners present: Goodsell, Guerrero, Logue, Arguelles

II. **Pledge of Allegiance**

III. **Approval of Minutes** – July 19, 2023 Minutes

Commissioner Logue: I Motion to approve the minutes for the July 19, 2023 meeting.

Commissioner Guerrero: I will second.

Chairman Goodsell: We have a motion and a second, Roll Call.

Roll Call: Goodsell (yes) Guerrero (yes) Logue (yes) Arguelles (yes)

IV. **Public Hearings**

Chairman Goodsell: Introduces Public Hearings.

1. Public hearing to consider the proposed Glamis Specific Plan #19-0001 projects for consistency with the Imperial County Airport Land Use Compatibility Plan. The proposed Glamis Specific Plan provides a planning framework, which accommodates recreation-supporting land uses including retail and service commercial; hotel accommodations; recreational vehicles; RV parks and fuel stations and Special Events. The proposed Project site is located on parcels (APNs-039-310-017, 039-310-022, 039-310-027, 039-310-023, 039-310-029, 039-310-026, and 039-310-030). Parcel coordinates 039-310-017 Longitude -115.069188039 Latitude 32.9931035031 039-310-022 Longitude -115.071185685 Latitude 32.9992723949 039-310-027 Longitude -115.075016913 Latitude 32.9939259012 039-310-023 Longitude -115.069569007 Latitude 32.9978848715 039-310-029 Longitude -115.071251120 Latitude 32.9951671151 039-310-026 Longitude -115.075457655 Latitude 32.9974626828 039-310-030 Longitude -115.070953322 Latitude 32.9931603802. The new Glamis SP is located approx. 27 miles east of the City of Brawley along SR 78 (Supervisor District #5) (ALUC 07-23) [Derek Newland, Planner III, 442-265-1736, extension 1756 or by email at dereknewland@co.imperial.ca.us].

Derek Newland, Planner III: read the project into the record.

Chairman Goodsell: Thank You Sir, I don't see one attendance here that might be proponent, is there someone online that might be speaking in favor of this project ?

Stefanie Schwalenberg: Hi this is Stefanie Schwalenberg, I work for Polaris Industries I'm representing clerk and the landowner; we are in favor of this Specific Plan and happy to answer any questions you guys may have.

Chairman Goodsell: Alright we'll go ahead and bring it to the Commission, are there any questions you have or comments?

Commissioner Logue: No

Chairman Goodsell: Well, thank you for joining us we do appreciate it, we're going to give it consideration here in a minute. I next have to ask if there's anyone online that is going to express any opposition? Do you have anyone?

Stephanie Schwalenberg: No

Chairman Goodsell: No, ok we'll bring it back here for a decision what do you recommend?

Commissioner Logue: I motion we find this to be consistent with the nineteen ninety-six (1996) Airport Land Use Compatibility Plan.

Chairman Goodsell: There's our motion. We'll need a second.

Commissioner Arguelles: I'll second

Chairman Goodsell: Jerry Second. Roll Call please.

Roll Call: Goodsell (yes) Guerrero (yes) Logue (yes) Arguelles (yes)

Chairman Goodsell: Well, there you are congratulations, godspeed with the plan.

Stephanie Schwalenberg: Well, Thank You very much.

Commissioner Logue: Looks like we have an item two (2) here, the Airport Land Use Compatibility Plan request for proposal. And you rise to your feet talk about our glossy pages.

Michael Abraham: Good afternoon Commissioner's, Michael Abraham with the Planning Department. I wanted to provide everyone with a copy of two (2) proposals that we received due to the request of proposals that the County released September first and we got two proposals back at the end of the month. What I wanted to share with you specifically was that doing the budget cycle the County did fund some money for this project, so now we have two proposals we have to make a decision on.

Commissioner Goodsell: We have to decide on how to spend some money.

Michael Abraham: Thanks Jenel for helping me gather some consultants together, so we release some information gather from her counter parts. So, it looks like we're going to have a new plan in the next year or so.

Chairman Goodsell: So you tell us we go home and study these things and bring them back for a decision.

Michael Abraham: Yes.

Commissioner Logue: Is that actually our decision? Means we give our recommendations to the County.

Michael Abraham: Right, we would like to have your recommendation because the contract is going to be with the County.

Commissioner Logue: So, our job would be to give our thoughts on who has what merits and what might even if the prices aren't exactly the same. Which one might be preferred.

Michael Abraham : I'll make sure staff can email everyone the Request for Proposals so you have an idea on what it's about.

Commissioner Logue: I noticed one already has an ESA proposal already has experience with Brawley and Calexico and someone else locally; not necessarily Land Use Project but at least he's worked with the County before, but I don't want to overlook anybody else. Who did it last time? Does that Company still exist?

Chairman Goodsell: That was last century Dennis.

Michael Abraham: We'll try to have a meeting in November, and we'll try to circle back and get your comments on these proposals.

Commissioner Logue: During this process will we get the opportunity to make some suggestions for entries who might like it here?

Michael Abraham: Sure.

Chairman Goodsell: Is there other options?

Commissioner Goodsell: No, it's one of things I was thinking about as the ability for different Cities to overrule the Plan.

Michael Abraham: Once we get the contractor on board that would be part of the conversation we would need to have.

Chairman Goodsell: We never been through this before, Well figure it out. This is an exciting opportunity for us.

Commissioner Logue: Alright, Thank You for pushing that through.

Commissioner Guerrero: Michael quick question, In the RFP is there a certain scoring rank or a car that you guys want us to follow or is just a matter of what we see kind of make our comments anything like that. I know with normal RFP's they put out a rank so you can get an average of the scoring. So it does have that in the RFP?

Michael Abraham: Yes ?

Commissioner Guerrero: Ok Perfect.

Michael Abraham: I'll email that to everyone, I'll also give you staff review of these proposals and we usually generate a matrix on all the proposals to help if you want to. Theres not unlimited funding but we do have funding.

Chairman Goodsell: Ok Thank You. Alright there's no non-action items I believe. So, we have accomplished so much let's just be adjourned.

Meeting Adjourned.


Jim Minnick, Secretary
Airport Land Use Commission