

**AIRPORT LAND USE COMMISSION
MINUTE ORDER OCTOBER 26, 2006
SPECIAL SESSION
PERRIS, CALIFORNIA**

A special scheduled meeting of the Airport Land Use Commission was held on October 26, 2006 at the Eastern Municipal Water District, 2270 Trumble Road, Board Room in Perris, California.

COMMISSIONERS PRESENT: Simon Housman, Chairman
Rod Ballance
Glen Holmes
Arthur Butler
John Lyon
Robin Lowe

COMMISSIONERS ABSENT:

STAFF PRESENT: Ed. Cooper, ALUC
John J. G. Guerin, Senior Planner
Cecilia Lara, Planner
Barbara Santos, Secretary
B.T. Miller, Legal Counsel

OTHERS PRESENT: Gary Levinski, Pacific Pointe Partners
Barbara Lichman, Pacific Pointe Partners
Larry Markham, Other Interested Person
Micah Spano, Silverhawk Investments, LLC

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I. **AGENDA ITEM 3.1: ZAPEA01FV06 - Environmental Assessment (E.A.) – Airport Land Use Commission Initiative – PROPOSAL:** Adopt a Land Use Compatibility Plan for French Valley Airport. The project proposal is the adoption of the French Valley Airport Land Use Compatibility Plan as adopted by the Commission in December 2004 and amended in December 2005; however, the Commission will also consider Additional Compatibility Policies (amendments) proposed by ALUC staff, the County of Riverside, and the City of Murrieta. The ALUC will determine whether to adopt a De Minimis Finding and a Negative Declaration.

II. **MAJOR ISSUES**

Whether to approve the 2004 French Valley Airport Land Use Compatibility Plan as originally adopted in 2004 and amended in 2005 or with additional amendments, including all or portions of the amendments proposed jointly by the County of Riverside and City of Murrieta earlier this year.

III. **STAFF RECOMMENDATION**

Staff recommends that the ALUC ADOPT a De Minimis Finding and ADOPT the Negative Declaration for Environmental Assessment No. ZAPEA01FV06 (a finding that the adoption of the French Valley Airport Land Use Compatibility Plan, with or without Additional Compatibility Policies, will not have a significant effect on the environment).

Staff further recommends that the ALUC then proceed to APPROVE (REINSTATE) the French Valley Airport Land Use Compatibility Plan (FVALUCP), as modified to incorporate the Additional Compatibility Policies identified as “Alternative Four”, as amended by the deletion specified on page 11 of this report. This will be a tentative action; the ALUC should then DIRECT staff to return with a resolution of adoption at the next meeting.

IV. **PROJECT DESCRIPTION**

Adoption of a Land Use Compatibility Plan for French Valley Airport establishing criteria for the determination of consistency of development projects with the objectives of the State Aeronautics Act regarding the protection of public health, safety, and welfare in Airport Influence Areas.

V. **MEETING SUMMARY**

The following staff presented the subject proposal:

ALUC Staff Planner: John Guerin, Ph: (951) 955-0982, or E-mail at jguerin@rctlma.org.

The following spoke in opposition to the project:

Barbara Lichman, Pacific Pointe Partners/ Garrett Group, 595 Town Center, Suite 700, Costa Mesa, CA 92626

Larry Markham, Other Interested Person, 41635 Enterprise Circle N, Ste B, Temecula, CA 92540

Gary Levinski, Pacific Pointe Partners, 2552 Walnut, Tustin, CA 92780

Micah Spano, Silverhawk Investments/Garret Group, 1 Betterworld Circle, Temecula, CA 92590

No one spoke in favor or neutral of the project.

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VI. ALUC COMMISSION ACTION

The ALUC Commission, by a unanimous vote of 6-0, CONTINUED the project to December 14, 2006.

VII. CD -

The entire discussion of this agenda item can be found on CD and referenced by the meeting time listed below. For a copy of the CD, please contact Barbara Santos, ALUC Commission Secretary, at (951) 955-5132 or E-mail at basantos@rctlma.org.

ITEM 3.1: TIME IS 9:34 A.M.

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I. AGENDA ITEM 4.0: ORAL COMMUNICATION ON ANY MATTER NOT ON THE AGENDA.

Micah Spano – Silverhawk Investment LLC/The Garrett Group – came forward asking Commission for guidance on submittals of Plot Plans in the Silverhawk Business Park. John Guerin came forward advising that ALUC staff continues to accept applications for French Valley.

II. AGENDA ITEM 5.0: COMMISSER’S COMMENTS

Commissioner Glen Holmes commented on Mr. Markham’s comments on paper notices. Commissioner Holmes suggested that land owners get paper notices by mail and that the Commission maintain clear rules on how we determine compliance with nonresidential intensity restrictions.

III. CD -

The entire discussion of this agenda item can be found on CD and referenced by the meeting time listed below. For a copy of the CD, please contact Barbara Santos, ALUC Commission Secretary, at (951) 955-5132 or E-mail at basantos@rctlma.org.

ITEM 4.0: TIME IS 10:55 A.M.