



San Diego Unified Port District

3165 Pacific Hwy.
San Diego, CA 92101

Special Meeting Minutes

Board of Port Commissioners

Tuesday, January 29, 2019

10:00 AM

Coronado Boat House
Club Room
1985 Strand Way
Coronado, CA 92118

Board Retreat

A. Roll Call.

Present: 7 - Chairperson Bonelli, Commissioner Castellanos, Commissioner Malcolm, Commissioner Merrifield, Commissioner Moore, Commissioner Valderrama, and Commissioner Zuchet

Excused: 0

Absent: 0

Commissioner Valderrama was excused until he arrived at 12:41 pm.

Officers Present: Coniglio, DeAngelis, Monson, Morales, and Russell

B. Public Communications.

The following member(s) of the public addressed the Board with non agenda-related comments: None

ACTION AGENDA

1. [2019-0031](#) BOARD OF PORT COMMISSIONERS ANNUAL RETREAT TO DISCUSS STRATEGIC PRIORITIES AND BUDGETARY MATTERS FOR CALENDAR YEAR 2019 AND FISCAL YEAR 2020, TEAM BUILDING AND RELATED DIRECTION TO STAFF

Chairman Bonelli welcomed the Board, staff, and public to the retreat and provided an outline of what he hopes to accomplish at the retreat and during his term as Chair.

Steve Alexander, facilitator, introduced himself and led the discussion by reviewing the agenda, retreat objectives, ground rules, and guidelines. Mr. Alexander then conducted the Celebration Exercise and asked the Board and staff to share what accomplishments they were most proud of during 2018.

Randa Coniglio, President/CEO then led the discussion to review the fiscal year 2020 Strategic Plan and Service Review, and Overarching Goals. Shaun Sumner, Assistant Vice President, Real Estate and Development, Jason Giffen, Assistant Vice President, Planning & Green Port, and Job Nelson, Assistant Vice President, External Relations,

provided milestones for the departments key strategic projects for 2019.

Mr. Alexander then facilitated the PESTLE (Political, Economic, Social, Technological, Legal, and Environmental) exercise with the Board.

Chairman Bonelli recessed the Board Retreat for lunch at approximately 12:00 pm the Board then adjourned to Closed Session. Chairman Bonelli called the retreat back to order at 1:05 pm.

Ms. Coniglio led the discussion regarding the Financial Overview which included a review of FY 19/20 revenue forecasts, cumulative reserve balance, and input regarding specific budget matters for 2020.

Ernesto Medina, Chief Engineer, Engineering-Construction, conducted an exercise (Projopoly) with the Board illustrating the current Major Maintenance Program process for completing projects, and to initiate discussion to consider a multi-year funding Major Maintenance Program.

Steve Alexander then facilitated discussion with Board to develop and adopt five principles regarding how the Board wants to behave/act with each other, the community/other agencies, and Port staff.

Mr. Alexander then conducted retreat evaluation/lessons learned, and confirmed the next steps and Board's direction to staff.

Chairman Bonelli concluded the retreat and thanked everyone for their participation.

CLOSED SESSION

The Board adjourned to Closed Session at 12:15 pm.

[2019-0034](#)

Closed Session Item No. 1

CONFERENCE WITH REAL PROPERTY NEGOTIATOR

Government Code Section 54956.8

Property: SDUPD - Parcels of land totaling approximately 147,642 square feet, 45,590 square feet, and 25,643 square feet located adjacent to Convention Way between Marina Park Way and Park Blvd in the City of San Diego, California

Negotiating Parties:

Fifth Avenue Landing, LLC - Arthur E. Engel and Raymond A. Carpenter
SDUPD - Lucy Contreras, Adam Meyer, Tony Gordon, Shaun Sumner

Under Negotiations: Price and Terms

No reportable action was taken on this item.

[2019-0036](#) Closed Session Item No. 2

CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION
Pursuant to Subdivision (d)(1) of Government Code Section 54956.9

San Diego Waterfront Coalition v. City of San Diego; San Diego Unified
Port District, et al.

San Diego Superior Court Case No. 37-2018-00031832-CU-MC-CTL

No reportable action was taken on this item.

*Secretary, Board of Port Commissioners
San Diego Unified Port District*

ATTEST:

Clerk of the San Diego Unified Port District