



San Diego Unified Port District

3165 Pacific Hwy.
San Diego, CA 92101

Meeting Minutes

Board of Port Commissioners

Tuesday, February 6, 2018

10:00 AM

Don L. Nay Port Administration Boardroom

Closed Session

A. Roll Call.

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

Excused: 0

Absent: 0

Commissioner Moore was excused until she arrived at 10:06 am.

Commissioner Malcolm was excused until he arrived at 10:12 am.

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

B. Public Communications.

*The following member of the public addressed the Board with agenda related comments:
Kevin Moriarty, General Partner, Chula Vista Marina.*

CLOSED SESSION

Thomas A. Russell, General Counsel, announced the Closed Session items as follows:

1. [2018-0042](#) Closed Session Item No. 1

CONFERENCE WITH REAL PROPERTY NEGOTIATOR
Government Code Section 54956.8

Property: SDUPD - Chula Vista Bayfront parcel consisting of approximately 74.7 acres of land at H Street and Marina Parkway, Chula Vista

Negotiating Parties:

RIDA Chula Vista, LLC - Ira Mitzner and Luke Charlton;

City of Chula Vista - Gary Halbert;

SDUPD - Shaun Sumner, Tony Gordon, Adam Meyer, and Stephanie Shook

Under Negotiations: Price and Terms

*No reportable action was taken.***2.** [2018-0043](#)

Closed Session Item No. 2

CONFERENCE WITH REAL PROPERTY NEGOTIATOR

Government Code Section 54956.8

Property: SDUPD - Chula Vista Marina consisting of approximately 223,549 square feet of land and 856,522 square feet of water at 550 Marina Parkway, Chula Vista

Negotiating Parties: Kevin Moriarty - Chula Vista Marina/RV Park, Ltd.; Randa Coniglio, Shaun Sumner, Adam Meyer, Stephanie Shook, and Anthony Gordon - SDUPD

Under Negotiations: Price and Terms

*No reportable action was taken.***3.** [2018-0034](#)

Closed Session Item No. 3

CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION

Pursuant to Subdivision (d)(1) of Government Code Section 54956.9

San Diego Unified Port District v. Landmark Insurance Company, et al.
United States District Court Case No. 15-CV-1401 BEN-MDD

*No reportable action was taken.***4.** [2018-0045](#)

Closed Session Item No. 4

CONFERENCE WITH REAL PROPERTY NEGOTIATOR

Government Code Section 54956.8

Property: Approximately 14 acres of land area located at 849 West Harbor Drive in the City of San Diego, California.

Negotiating Parties: Jeffrey Essakow and Yehudi "Gaf" Gaffen - Protea Property Management, Inc.

Randa Coniglio, Shaun Sumner, Anthony Gordon, Penny Maus and Alexa

Paulus - SDUPD

Under Negotiations: Price and Terms

Commissioner Moore recused herself from any participation on Closed Session Item 4 - File No. 2018-0045. No reportable action was taken.

5. [2018-0035](#) Closed Session Item No. 5

CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION
Significant exposure to litigation Government Code Section 54956.9(d)(2)

Four (4) Cases

No reportable action was taken.

6. [2018-0044](#) Closed Session Item No. 6

CONFERENCE WITH LEGAL COUNSEL - INITIATION OF LITIGATION
Pursuant to Subdivision (d)(4) Government Code Section 54956.9

Four (4) Cases

No reportable action was taken.

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

ATTEST:

Clerk of the San Diego Unified Port District