



# San Diego Unified Port District

3165 Pacific Hwy.  
San Diego, CA 92101

## Meeting Minutes

### Board of Port Commissioners

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Monday, September 16, 2019

10:00 AM

Manchester Grand Hyatt  
Solana Beach Room AB  
Third Level  
1 Market Place  
San Diego, CA

[manchestergand.hyatt.com](http://manchestergand.hyatt.com)

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#### Closed Session

#### 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 Moore was excused until she arrived at 10:07 am.*

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

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

#### B. Public Communications.

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

#### CLOSED SESSION

*Ellen Gross, Assistant General Counsel, announced the Closed Session items as follows:*

1. [2019-0350](#) Closed Session Item No. 1

PERSONNEL EVALUATION:  
EXECUTIVE DIRECTOR/PRESIDENT/CHIEF EXECUTIVE OFFICER  
Government Code Section 54957

*No reportable action was taken on this item.*

2. [2019-0351](#) Closed Session Item No. 2

CONFERENCE WITH LABOR NEGOTIATORS  
Government Code Section 54957.6

Agency Negotiator: Garry Bonelli  
Unrepresented Employee: President/Chief Executive Officer/Executive  
Director

*No reportable action was taken on this item.*

3. [2019-0361](#) Closed Session Item No. 3

PUBLIC EMPLOYEE APPOINTMENT:  
PORT AUDITOR  
Government Code Section 54957

To be effective upon future retirement of Port Auditor.

*No reportable action was taken on this item.*

4. [2019-0359](#) Closed Session Item No. 4

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

Two (2) Cases

*No reportable action was taken on this item.*

5. [2019-0356](#) Closed Session Item No. 5

CONFERENCE WITH REAL PROPERTY NEGOTIATOR  
Government Code Section 54956.8

Property: Approximately 7-acre elbow parcel adjacent to the East Basin  
Industrial Subarea on Harbor Island located in the City of San Diego,  
California

Negotiating Parties:

Sunroad HIE Hotel Partners, L.P. - Uri Feldman, Richard Ledford, Lisa  
Gordon

SDUPD - Shaun Sumner, Tony Gordon, Adam Meyer, Wendy Siao, James  
Hammel

Under Negotiations: Price and Terms

*Commissioner Castellanos recused himself and did not participate in this item. No reportable action was taken on this item.*

6. [2019-0360](#) Closed Session Item No. 6

CONFERENCE WITH REAL PROPERTY NEGOTIATOR  
Government Code Section 54956.8

Property: Approximately 5.95 acres of land area and 24.25 acres of water area located at 955 Harbor Island Drive

Negotiating Parties:

Sunroad Marina Partners, L.P. - Uri Feldman, Lisa Gordon  
SDUPD - Shaun Sumner, Tony Gordon, Adam Meyer, Wendy Siao, James Hammel

Under Negotiations: Price and Terms

*No reportable action was taken on this item.*

7. [2019-0352](#) Closed Session Item No. 7

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

Enterprise Rent-A-Car Co. of Los Angeles, LLC, et al. v San Diego Unified Port District, et al.

San Diego Superior Court Case No. 37-2018-00028276-CU-MC-CTL

*No reportable action was taken on this item.*

8. [2019-0363](#) Closed Session Item No. 8

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

Enterprise Rent-A-Car Co. of Los Angeles, LLC, et al. v San Diego Unified Port District, et al.

San Diego Superior Court Case No. 37-2019-00029137-CU-MC-CTL

*No reportable action was taken on this item.*

9. [2019-0366](#) Closed Session Item No. 9

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

One (1) Case

*No reportable action was taken on this item.*

10. [2019-0355](#) Closed Session Item No. 10

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

Regional Water Quality Control Board Investigative Order R9-2017-0081  
Directing the San Diego Unified Port District and the City of San Diego to  
Submit Technical Reports Pertaining to an Investigation of Sediment  
Chemistry in San Diego Bay Adjacent to the Tenth Avenue Marine  
Terminal, Cesar Chavez Park and Pacific Maritime Freight

*This items was not considered and will be continued to a future meeting.*

11. [2019-0367](#) Closed Session Item No. 11

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;

County of San Diego: Helen N. Robbins-Meyer;

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

Under Negotiations: Price and Terms

*No reportable action was taken on this item.*

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

ATTEST:

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*Clerk of the San Diego Unified Port District*