

**SPECIAL JOINT STUDY SESSION OF THE
CITY OF COSTA MESA
CITY COUNCIL
AND THE
PLANNING COMMISSION**

March 9, 2010

The City Council of the City of Costa Mesa, California met in a Special Joint Study Session with the Planning Commission, on Tuesday, March 9, 2010, at 4:35 p.m. in the Conference Room 1A of City Hall, 77, Fair Drive, Costa Mesa. The meeting was called to order by the Mayor.

Council Members Present: Mayor Allan R. Mansoor
Mayor Pro Tem Wendy Leece
Council Member Eric R. Bever
Council Member Katrina Foley
(entered at 4:40 p.m.)
Council Member Gary Monahan
(entered at 4:45 p.m.)

Council Members Absent: None

Commissioners Present: Chair James Righeimer (entered at 4:40 p.m.)
Vice Chair James Fisler
Commissioner Sam Clark
Commissioner Colin McCarthy
Commissioner Stephen Mensinger

Commissioners Absent: None.

Officials Present: City Manager Allan Roeder
Assistant City Manager Thomas Hatch
City Attorney Kimberly Hall Barlow
Public Services Director Peter Naghavi
Budget and Research Officer Bobby Young
Planning Associate Claire Flynn
City Clerk Julie Folcik

I. PUBLIC COMMENT

1. Beth Refakes, Costa Mesa, requested an update to the SR-55 meeting held the previous evening by the Orange County Transportation Authority, and expressed concern regarding the how the General Fund will be impacted by the money that the City must front for the study.

II. ITEMS FOR DISCUSSION

1. Aviation 2010 – Presentation by Newport Beach City Manager Dave Kiff

Newport Beach City Manager Dave Kiff presented a report providing a brief of John Wayne Airport, covering such topics as the 2003 Settlement Agreement, the Airport Noise and Capacity Act (ANCA) and the flight curfew at JWA, the Newport Beach Aviation Policy and the strategies for 2010 which include building relationships through meetings with the airport administration, to expand the working relationship with the corridor cities, to create a regional coalition to advocate the protections; and highlighted the principles of the settlement agreement and the coordination with the corridor cities. He responded to questions from the Council regarding the sampling of emissions deposit, and the use of Duke 1 and Duke 2, ARNAV (area navigation that is satellite based) flight paths.

2. Legacy Air Center Proposal for Airplane Hangar/Office Facility Adjacent to John Wayne Airport.

Planning Administrator Claire Flynn introduced the item noting that the proposal would be coming to Planning Commission and the City Council for consideration. Rick Geniess, representative for Legacy Aviation along with George Sumner, Principle Executive of Legacy Aviation, presented their proposal which would include an aircraft hangar facility and a two-story office building at the two parcels located adjacent to the airport. Mr. Geniess noted that the buildings would be LEED certified, that the business would target corporate and high-end general aviation clients, addressed the noise levels impacts by noting the type of aircraft that would be housed and flight restrictions, and tax impacts for the city. Questions from the Council and the Planning Commission were regarding jobs that would be created, property taxes for the facility and aircraft based in the facility, lease of the facilities, and the sales tax from the aircraft fuel, expansion of the airport footprint, and high-impact uses, community impacts and the environmental impacts, private business and tax benefits, the sphere of influence, flight restrictions, and deed restrictions. Heather Somers, board member of the AirFare noted the support of Airfare for the project. Robert Hawkins, board member of AWG welcomed a presentation relative to the proposal at one of their future meetings. There was no action taken by the Council on the item.

3. State Route 55 (SR-55) Access Study Update.

Public Service Director Peter Naghavi presented the update that included a video that explained the history and progress thus far with the study and was followed with a report that covered the next step in process which included a project development study; he also noted that the \$50,000 dollars needed for the city's portion of the SR-55 study would be coming from the gas tax and not the general fund. No action was taken.

4. Fiscal Year 2009-2010 Revenue Update

Budget Research Officer Bobby Young presented a brief report on city revenues for both sales and Transient Occupancy Tax (TOT). He reported that the sales tax had declined 7.1 percent from the previous year's mid-year report and that a 5 percent continued decline was estimated for the remainder of the year. Regarding the TOT he noted a 15.9 percent decline in revenues compared to last year at mid-year. A question from the Planning Commission inquired as to the taxes generated from the businesses surrounding the John Wayne Airport.

5. Employee of the Month

The City Council reviewed applications for Employee of the Month, a preference was indicated, absent any objection. Announcement of the Employee of the Month would be made at a subsequent City Council meeting.

III. COUNCIL MEMBERS REPORTS, COMMENTS, AND SUGGESTIONS

There were no Council Comments made.

IV. ADJOURNMENT

The Mayor declared the City Council meeting adjourned at 6:25 p.m. The next Regular Meeting will be held March 16, 2010.