

## Minutes - Final Airport Land Use Commission

---

Thursday, August 8, 2024

7:00 PM

Board of Supervisors Chambers

---

### CALL TO ORDER

The Solano County Airport Land Use Commission met on August 8, 2024 in the Board of Supervisors' Chambers at the Solano County Government Center, 675 Texas Street, Fairfield, California, at 7:00 p.m.

### PLEDGE OF ALLEGIANCE

### ROLL CALL

Present were Commissioners Bruce DuClair, Jeanine McAnaney, Thomas Randall, Don Ryan, Bill Seiden, Stephen Vancil and Chair Ross Sagun.  
Absent: Commissioner Dan Sarna

Also present were Resource Management Director James Bezek, Principal Planner Nedzlene Ferrario, Deputy County Counsel Lori Mazzella, and Clerk Marianne Richardson.

Chair Sagun announced this would be Commissioner Seiden's last meeting and presented a Letter of Appreciation from the Commission.

### APPROVAL OF AGENDA

On motion of Commissioner Seiden, seconded by Commissioner McAnaney, the agenda was approved by unanimous vote.

### APPROVAL OF THE MINUTES

- 1 [AC 24-026](#) Approve the minutes of the Airport Land Use Commission meeting of July 11, 2024

*Attachments:* [A - July 11, 2024 Minutes - Draft](#)

On motion of Commissioner DuClair, seconded by Commissioner Vancil, the minutes of July 11, 2024 were approved by unanimous vote.

### REPORTS OF COMMITTEES

Commissioner Ryan stated there was no update from the Wildlife Hazard subcommittee.

## ITEMS FROM THE PUBLIC

Chair Sagun invited members of the public to address the Commission. There were no speakers.

## CONSENT CALENDAR

There were no consent calendar items.

## REGULAR CALENDAR

## NEW BUSINESS

### 2 [AC 24-027](#)

Consider adopting the proposed amendments to the Travis AFB and Rio Vista Airport Land Use Compatibility Plans as recommended by the Travis AFB and Rio Vista Plan Amendment Subcommittee. The proposed action is exempt from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines 15061(b)(3) Common Sense Exemption.

Attachments:

- [A - Revised Figure 1 TAFB LUCP Compatibility Zones](#)
- [B - Revised Table 1 TAFB LUCP Compatibility Criteria](#)
- [C - Revised TAFB Section 4.10 Low Altitude Manuevering Zone](#)
- [D - Revised Sample Deed Restrictions - Rio Vista LUCP](#)
- [E,F - Travis AFB & Rio Vista LUCP Amendments - Public Draft](#)
- [G - Courtesy Hearing Notice](#)
- [H - Public Comments Received](#)
- [I - Draft Resolution - Travis AFB LUCP Amendment](#)
- [J - Draft Resolution - Rio Vista Airport LUCP Amendment](#)
- [K - TAFB Press Release Feb 18 2024](#)
- [L - Link to July 11, 2024 ALUC Staff Report \(AC 24-023\)](#)

Principal Planner Nedzlene Ferrario provided a presentation of the proposed amendments of the Travis AFB and Rio Vista Airport Land Use Compatibility Plans (LUCPs). As directed by Chair Sagun at the July 11 meeting, County staff and the Subcommittee reviewed comments received. Ms. Ferrario provided response to comments and proposed additional amendments:

- Revisions to TAFB LUCP Figure 1 - Compatibility Zones to include the 2 nautical mile zone based on Waypoint A and B
- Add Sample Deed Notifications to the Rio Vista Airport LUCP for Zone 1-6 & 7
- Add FAA's wildlife advisory circular with the 2020 version (150-5200-33C) to TAFB and Rio Vista LUCP

Mr. Ferrario stated that two (2) written public comments were received and distributed to Commissioners; additional copies were available in Chambers.

*Chair Sagun opened the public hearing to speakers:*

1. *Alex Elsigna, County resident - For*
2. *Linda Elkins, County resident - For*
3. *Don Lipary - Against*
4. *Aiden Mayhood, County resident - For*
5. *Jim DeKlob - For*
6. *Bob Berman, rep. Orderly Growth - For*
7. *Bret Prebula, City Manager of Suisun City - Against*
8. *Joel Barrilenne, County resident - For*
9. *Jan Sramek, California Forever - Against (submitted email to Commission)*
10. *Jennifer Hernandez, Holland & Knight - Against*
11. *Donna LeBlanc, County resident - For*
12. *Ruth Forney, County resident - Against*
13. *Dave Elkins, County resident - For*

There were no further speakers and Chair Sagun closed the public hearing.

Commissioner DuClair commented on a potential use of Travis, if the facility were closed, as an international airport.

Commissioner Vancil thanked the speakers and addressed Mr. Sramek's comments. He said that he and Mr. Sramek met in September 2023 in a congenial meeting, and he is not opposed to their project. Commissioner Vancil at that time did invite Mr. Sramek to keep the ALUC updated and had not heard anything from their organization, to his knowledge, until the July 2024 ALUC meeting. Regarding comments to delay this decision, Commissioner Vancil stated the process began in March 2024. No one came to the prior ALUC meetings to comment.

Resource Management Director James Bezek responded to public comments alleging a loss of development rights, stating that the area in question is not within Suisun City limits and has no development rights under the city. It is currently zoned for agricultural use within Solano County's jurisdiction and any development would require annexation through LAFCO through a defined process. No matter what the Commission's action would be, the City would continue to have the right to seek development of those parcels within the defined process of annexation.

Commissioner McAnaney commented that she too did not know what a 90-day waiting period would achieve but if it provided more transparency or allowed organizations more opportunity to ask questions, she did not see the harm in waiting.

**On motion by Commissioner Randall, seconded by Commissioner Seiden, the commission adopted the resolution to amend the 2018 Rio Vista Airport LUCP. So ordered by 7-0 vote. (Resolution No. 24-09)**

**On motion by Commissioner Randall, seconded by Commissioner DuClair, the commission adopted the resolution to amend the 2015 Travis AFB Airport LUCP. So ordered by 6-0 vote; Commissioner McAnaney abstained. (Resolution No. 24-10)**

**COMMISSIONER COMMENTS**

Commissioner Vancil commented on Commissioner Seiden's service to the ALUC.

**ADJOURN**

This meeting of the Airport Land Use Commission adjourned at 8:05 p.m.  
The next regular meeting is scheduled for September 12, 2024 at 7:00 p.m.