Introduction to the San Diego Unified Port District

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Vice Chairman
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June 21, 2017
Agenda

1. Who We Are
2. Why We’re Here – Common Alignment
3. Planning for a Sustainable Future
4. Development Projects Around the Bay
5. Environmental Initiatives
Port of San Diego Jurisdiction

34 miles of waterfront

- **Port Tidelands**
- **Submerged Tidelands**
Who We Are

Public Benefit Corporation

• Public agency operating as a regulator and a market participant / development entity
• Promote commerce, recreation, navigation, and fisheries in and around San Diego Bay
• Serve as a trustee for State Tidelands (Public Trust)

Unique Funding Mechanisms

• No traditional tax levy
• Cannot sell land – only lease, license, and permit

Revenues Generated From:

• Lease payments from commercial tenants
• Maritime trade, industrial, and cruise business
• Harbor Police (through services to the Airport)
• Other Lines of Business
• Grants
Regional Economic Benefit

The Port of San Diego is an economic engine for the region which generates tax revenues for our member cities. These revenues do not fund the Port’s operations.

$100 million Generated
- Property Taxes
- Sales Tax
- Transit Occupancy Tax

Additional $30 million
- Marine Terminal Related State & Local Taxes

Supports Municipal Operations
- Coronado
- Chula Vista
- Imperial Beach
- National City
- San Diego
Economic Engine

More than $1.7 Billion Invested Since 1963

- Two Maritime Cargo Terminals
- B Street Cruise Ship Terminal
- Port Pavilion on Broadway Pier
- Expansion of NC Marine Terminal Wharf

- SD Convention Center & Expansion
- Airport Terminals and Expansions
- Shelter Island
- Harbor Island

- South Bay Wildlife Refuge
- Wildlife and Habitat Preservation

- 22 Dedicated Public Parks
- National City Marina Basin
- North Embarcadero Visionary Plan Phase I
Commitment to the Public

- 22 Parks / 250 acres of parks and open space
- Over 80 sponsored community events
- 70 pieces of art
- 5 public fishing piers
- Environmental stewardship of San Diego Bay
- Safekeeping of tidelands through Harbor Police
The Port’s Various Roles

Trustee, Landlord, Regulator, Environmental Steward

- Tenant Oversight / Leaseholder
- Education & Outreach
- Long Range Planning
- Partnerships
- Permitting, Coastal, CEQA
- Restoration & Enhancement
- Port Development
- Regulatory Compliance & Remediation
Common Alignment & Mutual Interests

• Protection / Restoration of Beneficial Uses in the Bay
  - Fishable (COMM, SHELL)
  - Swimmable (Rec1 & 2)
  - Ecosystem Health (BIOL, EST, MAR, WILD, RARE)
  - Navigation (NAV)

• Long-term Bay Viability
  - Environmental Review / CEQA
  - Coordinated Clean up Strategies
  - Resiliency to Climate Change

• Partnerships
  - San Diego Bay Strategy / Practical Vision
  - Monitoring / Long Term Trend Analysis
  - Community Engagement
Planning for the Future: Integrated Planning

A Balanced Approach

People

Planet

Prosperity

Port Master Plan Update
Port Master Plan Update:
Organizing Principles

Governing Documents
- Port Act
- Public Trust Doctrine
  - Public Access
  - Commerce
  - Navigation
  - Fisheries
  - Environmental Stewardship
- CA Coastal Act

Vision & Guiding Principles
- Land Use and Water Use
- Mobility
- Coastal Access and Recreation
- Natural Resources
- Resiliency and Safety
- Economic Development

PMPU Elements

Planning Goals & Policies

1. Baywide Policies

2. Mobility Policies

3. Environmental Stewardship Policies

4. Natural Resources Policies

5. Economic Development Policies

6. Resiliency and Safety Policies

7. Coastal Access and Recreation Policies

8. Mobility Policies

Port Act

Public Trust Doctrine

Public Access

Commerce

Navigation

Fisheries

Environmental Stewardship

CA Coastal Act
Integrated Planning Vision: Guiding Principles

- Honor the Water
- Guarantee the Public Realm
- Celebrate Nature and Ecology
- Create a Comprehensive Open Space Plan
- Provide Easy Mobility on Land and Water
- Streamline the Approval Process
- Achieve synergy among partnering agencies and stakeholders
- Promote clean air, healthy communities, and environmental justice
- Ensure job creation, prudent economic policies, and financial sustainability
- Preserve the working Port as a dynamic and thriving element of the region’s economy and cultural history
- Incorporate state of the art sustainability practices
Integrated Planning Port Master Plan Update Timeline

**PLANNING PROCESS**

- **Vision Process:** Guiding Principles
- **Framework Report**
- **Draft Port Master Plan Update**
- **CEQA Environmental Review**
- **Coastal Commission Certification**

**Board Meetings, Workshops, and Study Sessions**

- **Public Outreach**

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01/18/19
Harbor Island Redevelopment
Central Embarcadero

World Class Waterfront Development – 70 Acre Centerpiece of San Diego
Tenth Avenue Marine Terminal Modernization Plan

Long-Term Market-Driven Redevelopment

Balanced Land Use Plan

Terminal Optimization Plan

Commercial & Recreational Development

Increased Open Space
National City Marina District

Balanced Land Use Plan & Terminal Optimization

Balanced Land Use Plan

Terminal Optimization Plan

Commercial & Recreational Development

Increased Open Space
Chula Vista Bayfront Master Plan

535 Acres

- Hotels
- Conf. Space
- Residential
- Mixed Use
- Marina
- 230 Acres
  - Parks
  - Open Space
Pond 20 – Mitigation Banking

- Pond 20
  - 85 acres
  - Saltmarsh habitat

- Construction
  - 2020
Environmental Stewardship: Port’s Value to the Bay

- Environmental Conservation
- Environmental Protection
- Climate Action Plan
- Resiliency

- Long-term sustainability of bay communities
  - Sediment quality
  - Water quality
  - Biodiversity
Long-term Resource Management

• Restoration Efforts
  - Seeks to restore lost habitat
  - Increases resiliency to climate change

• Mitigation Banking
  - Create wetlands habitat to offset future impacts
    - Pond 20

• Endangered Species Management
  - Clapper Rail Propagation Program
  - California least tern
Clean-up Projects

- Shipyard Cleanup
- Campbell Cap
- South Bay Power Plant
- A-8 Anchorage
Regional Harbor Monitoring Program

- Long-term water and sediment quality trends.
- Fish & Benthos assessments
Climate Action Plan

- **88** green business network members
- **142** million gallons of water saved in last decade
- **250,000** kilowatt hours of renewable energy generated by solar
- **987,000** kW hours of energy saved with LED lighting retrofits
Partnerships

- Navy
- National Marine Fisheries
- Fish & Wildlife Services
- Coastal Commission
- EPA
- NOAA
- Environmental Groups
- School Partnerships
- Public/Private Partnerships
Champions of Innovation

- Pilot Project Facilitation
- Permit-ready infrastructure
- Land and water entitlements
- Market access
- Strategic Funding

Enabling innovation by removing barriers to entrepreneurs and encouraging investment
Champions of the Environment

• Snapshots from June 20, 2017
  Board of Port Commissioners Meeting
  - Approved 11 Environmental Education Agreements
  - Authorized Regional Harbor Monitoring consultant agreement
  - Authorized agreements for Blue Economy Incubator projects
  - Provided progress update on Shelter Island TMDL
Community Engagement

- Coordinated Cleanup Events
- Invasive Species Removal
- Public Workshops
- Outreach Events
Planning for a Sustainable Future

- Shared vision – clean water
- Common Goals
- Innovative thinking
- Community Engagement
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