

Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613
For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH # 2019049125

Project Title: Naval Air Station North Island - Airport Land Use Compatibility Plan (ALUCP)

Lead Agency: San Diego County Regional Airport Authority Contact Person: Ralph Redman
Mailing Address: P.O. Box 82776 Phone: 619-400-2464
City: San Diego Zip: 92138-2776 County: San Diego

Project Location: County: San Diego City/Nearest Community: Coronado/San Diego
Cross Streets: Airport Influence Area covers approximately 125 square miles (non-Federal area) Zip Code: _____
Longitude/Latitude (degrees, minutes and seconds): _____° _____' _____" N / _____° _____' _____" W Total Acres: 80,000
Assessor's Parcel No.: NA Section: NA Twp.: NA Range: NA Base: NA
Within 2 Miles: State Hwy #: 75 Waterways: San Diego Bay
Airports: San Diego International Railways: BN & SF Schools: Several

Document Type:

CEQA: NOP Draft EIR NEPA: NOI Other: Joint Document
 Early Cons Supplement/Subsequent EIR EA Final Document
 Neg Dec (Prior SCH No.) _____ Draft EIS Other: _____
 Mit Neg Dec Other: _____ FONSI

Local Action Type:

General Plan Update Specific Plan Rezone Annexation
 General Plan Amendment Master Plan Prezone Redevelopment
 General Plan Element Planned Unit Development Use Permit Coastal Permit
 Community Plan Site Plan Land Division (Subdivision, etc.) Other: ALUCP

Development Type:

Residential: Units _____ Acres _____ Transportation: Type _____
 Office: Sq.ft. _____ Acres _____ Employees _____ Mining: Mineral _____
 Commercial: Sq.ft. _____ Acres _____ Employees _____ Power: Type _____ MW _____
 Industrial: Sq.ft. _____ Acres _____ Employees _____ Waste Treatment: Type _____ MGD _____
 Educational: _____ Hazardous Waste: Type _____
 Recreational: _____ Other: Airport Land Use Compatibility Plan
 Water Facilities: Type _____ MGD _____

Project Issues Discussed in Document:

Aesthetic/Visual Fiscal Recreation/Parks Vegetation
 Agricultural Land Flood Plain/Flooding Schools/Universities Water Quality
 Air Quality Forest Land/Fire Hazard Septic Systems Water Supply/Groundwater
 Archeological/Historical Geologic/Seismic Sewer Capacity Wetland/Riparian
 Biological Resources Minerals Soil Erosion/Compaction/Grading Growth Inducement
 Coastal Zone Noise Solid Waste Land Use
 Drainage/Absorption Population/Housing Balance Toxic/Hazardous Cumulative Effects
 Economic/Jobs Public Services/Facilities Traffic/Circulation Other: _____

Present Land Use/Zoning/General Plan Designation:

Not Applicable

Project Description: (please use a separate page if necessary)

See Attached.

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with and "X".
If you have already sent your document to the agency please denote that with an "S".

- | | |
|---|--|
| <input type="checkbox"/> Air Resources Board | <input checked="" type="checkbox"/> Office of Historic Preservation |
| <input type="checkbox"/> Boating & Waterways, Department of | <input type="checkbox"/> Office of Public School Construction |
| <input type="checkbox"/> California Emergency Management Agency | <input checked="" type="checkbox"/> Parks & Recreation, Department of |
| <input type="checkbox"/> California Highway Patrol | <input type="checkbox"/> Pesticide Regulation, Department of |
| <input checked="" type="checkbox"/> Caltrans District # <u>11</u> | <input type="checkbox"/> Public Utilities Commission |
| <input checked="" type="checkbox"/> Caltrans Division of Aeronautics | <input type="checkbox"/> Regional WQCB # _____ |
| <input type="checkbox"/> Caltrans Planning | <input type="checkbox"/> Resources Agency |
| <input type="checkbox"/> Central Valley Flood Protection Board | <input type="checkbox"/> Resources Recycling and Recovery, Department of |
| <input type="checkbox"/> Coachella Valley Mtns. Conservancy | <input type="checkbox"/> S.F. Bay Conservation & Development Comm. |
| <input checked="" type="checkbox"/> Coastal Commission | <input type="checkbox"/> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy |
| <input type="checkbox"/> Colorado River Board | <input type="checkbox"/> San Joaquin River Conservancy |
| <input type="checkbox"/> Conservation, Department of | <input type="checkbox"/> Santa Monica Mtns. Conservancy |
| <input type="checkbox"/> Corrections, Department of | <input checked="" type="checkbox"/> State Lands Commission |
| <input type="checkbox"/> Delta Protection Commission | <input type="checkbox"/> SWRCB: Clean Water Grants |
| <input type="checkbox"/> Education, Department of | <input type="checkbox"/> SWRCB: Water Quality |
| <input type="checkbox"/> Energy Commission | <input type="checkbox"/> SWRCB: Water Rights |
| <input checked="" type="checkbox"/> Fish & Game Region # <u>5</u> | <input type="checkbox"/> Tahoe Regional Planning Agency |
| <input type="checkbox"/> Food & Agriculture, Department of | <input type="checkbox"/> Toxic Substances Control, Department of |
| <input type="checkbox"/> Forestry and Fire Protection, Department of | <input type="checkbox"/> Water Resources, Department of |
| <input type="checkbox"/> General Services, Department of | Other: _____ |
| <input type="checkbox"/> Health Services, Department of | Other: _____ |
| <input checked="" type="checkbox"/> Housing & Community Development | |
| <input checked="" type="checkbox"/> Native American Heritage Commission | |

Local Public Review Period (to be filled in by lead agency)

Starting Date December 19, 2019 Ending Date February 7, 2020

Lead Agency (Complete if applicable):

Consulting Firm: _____ Applicant: San Diego County Regional Airport Authority
 Address: _____ Address: P.O. Box 82776
 City/State/Zip: _____ City/State/Zip: San Diego, CA 92138-2776
 Contact: _____ Phone: 619-400-2464
 Phone: _____

Signature of Lead Agency Representative:  Date: 12/18/20

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.

Naval Air Station North Island Airport Land Use Compatibility Plan

Project Description

The Naval Air Station North Island (NASNI) Airport Land Use Compatibility Plan (ALUCP) has been prepared by the San Diego County Regional Airport Authority (SDCRAA or Airport Authority), acting in its capacity as the County Airport Land Use Commission (ALUC). The ALUCP would serve as the primary tool for the ALUC in reviewing proposed land developments in the NASNI environs for compatibility with military aviation operations. The ALUCP is also intended to assist local agencies (the cities of Coronado, Chula Vista, Imperial Beach, National City, San Diego, the San Diego Unified Port District of San Diego and the County of San Diego) in preparing or amending land use plans and regulations as well as in the review of proposed land use projects within their jurisdiction.

As required by state law,¹ the draft ALUCP will be consistent with the safety and noise standards in the 2011 Air Installations Compatible Use Zones (AICUZ) study, prepared by the United States Navy for NASNI. The draft ALUCP will provide airport land use compatibility policies pertaining to four airport-related compatibility factors: 1) noise, 2) safety, 3) airspace protection, and 4) overflight. The policies of the draft ALUCP would apply only to off-base land uses on non-federal lands as the ALUC does not have jurisdiction over federal property, nor does the ALUC have any authority over aviation operations.

The draft NASNI ALUCP is intended to promote compatibility between NASNI and future land uses for the protection of public health, safety, and welfare in areas around the Airport, to the extent that these areas are not already devoted to incompatible uses. The goals of the ALUCP policies are to:

1. Promote the compatibility of land uses within noise contours by:
 - a) Limiting new noise-sensitive development within the 65 decibel (dB) Community Noise Equivalent Level (CNEL) and higher noise contours to avoid an increase in existing land use incompatibility;
 - b) Ensuring that any new noise-sensitive development within the 65 dB CNEL and higher noise contours meets interior sound level standards.
2. Protect public safety by:
 - a) Limiting new risk-sensitive land uses within safety zones;
 - b) Avoiding an increase in existing land use incompatibility within the safety zones.
3. Protect NASNI airspace and the safety of flight by:
 - a) Limiting the height of new structures and objects within the airspace protection boundary per FAA standards;
 - b) Limiting potential hazards to flight within the airspace protection boundary.
4. Promote awareness to prospective buyers of new housing of the potential effects of aircraft overflights within the AIA.

¹ California Public Utilities Code, Section 21675(b).