

DRAFT**RESOLUTION 20xx-xxx****RESOLUTION AUTHORIZING STAFF TO COMMENCE ENVIRONMENTAL REVIEW IN ACCORDANCE WITH THE CALIFORNIA ENVIRONMENTAL QUALITY ACT FOR THE REDEVELOPMENT AND EXPANSION OF THE BALLROOM AND OUTDOOR EVENT SPACE FOR THE SHERATON SAN DIEGO HOTEL AND MARINA**

WHEREAS, the San Diego Unified Port District (District) is a public corporation created by the Legislature in 1962 pursuant to Harbors and Navigation Code Appendix I (Port Act); and

WHEREAS, SSD Holdings, LLC, a Delaware limited liability company dba Sheraton San Diego Hotel & Marina (“SSD Holdings”) has a 66-year Lease, which expires October 31, 2078, for the District property located at 1380 Harbor Island Drive (Attachment A – Location Map, attached to corresponding agenda sheet on file with the Office of the District Clerk), on which SSD Holding operates the Sheraton San Diego Hotel and Marina on Harbor Island (“Sheraton Hotel”); and

WHEREAS, existing amenities of the 705-room Sheraton Hotel and 40-slip marina include cafés, bars, restaurants, ballroom and meeting space, full-service spa, bicycle rentals, boat rentals, charter operations, heated outdoor swimming pools, fitness center, tennis courts, and an airport shuttle; and

WHEREAS, SSD Holdings is proposing an expansion of the hotel ballroom meeting space with a new modern and spacious facility (“Ballroom Project”); and

WHEREAS, the Ballroom Project would include replacement of an existing temporary event tent structure with an approximately 71,706 square foot, 46-foot tall, tri-level facility to include a 20,000 square foot grand ballroom on the first level, viewing decks for event patrons, pre-function space wrapping around the ballroom, support and back of house space, small conference rooms, lobby access, new restrooms, a new event lawn, and expanded pedestrian access; and

WHEREAS, project benefits would include improved vehicular and pedestrian access, accessibility features, enhanced overall guest experience, modernization and expansion of group meeting space, enhanced competitiveness in the San Diego hospitality market, new job creation, and other enhancements; and

WHEREAS, staff recommends that the Board authorize staff to commence environmental review in accordance with the California Environmental Quality Act (“CEQA”) for the proposed Ballroom Project.

20xx-xxx

NOW, THEREFORE, BE IT RESOLVED by the Board of Port Commissioners of the San Diego Unified Port District (District) that District Staff is hereby directed to commence environmental review in accordance with the California Environmental Quality Act (“CEQA”) for the proposed redevelopment and expansion of the ballroom and outdoor event space for the Sheraton San Diego Hotel and Marina.

APPROVED AS TO FORM AND LEGALITY:
GENERAL COUNSEL

By: Assistant/Deputy

PASSED AND ADOPTED by the Board of Port Commissioners of the San Diego Unified Port District, this 10th day of September 2024, by the following vote: