

A large, multi-story wooden building with a waterfront patio area, set against a dramatic sunset sky with orange and red clouds. The building has multiple levels, balconies, and a prominent flagpole with several flags. The foreground shows a rocky shoreline with some greenery. A large green diagonal graphic element is on the right side of the image.

# Port of San Diego Update for National City Council

Commissioner GilAnthony Ungab

March 17, 2026



## Stages to Implement Balanced Plan

- ✓ **Stage 1:** Pepper Park Phase 1
- ✓ **Stage 2:** Coastal Commission approval
- **Stage 3:** Unlocking economic development
- **Stage 4:** Future expansion



# Pepper Park Ribbon Cutting



## ***New Features!***

- First splash pad in any Port park along San Diego Bay.
- Pirate-themed playground equipment
- Perched beach
- New overlook terrace
- Hillside play area
- Picnic areas
- New entry plaza



# Tidelands Activation Programs

## “A Day At The Park” Reopening Celebration – Pepper Park



**Saturday, April 4, 2026**  
**11 a.m. – 3 p.m.**

- Free Food Vouchers
- Free Kids Activities
- Free Shuttle Service
- Multi-Cultural Entertainment





# Tidelands Ave Electric Truck Hub

70 Charging Stalls; PV Canopy with Energy Storage; Trucking as a Service; Convenience Store

- Skychargers LLC selected by Board of Port Commissioners following nearly 2-year public selection process
- CEQA analysis scoping process June 18 – July 21, 2025
- Project Draft EIR released for Public Comment January 29 – March 16, 2026
- Project EIR, Coastal Development Permit and Lease Agreement Summer 2026

## EIR Topics Analyzed:

- Air Quality
- Energy
- Hazards and Hazardous Materials
- Noise
- Hydrology and Water Quality
- Transportation
- Project Alternatives

*No Significant Effects found for any resource area; No Mitigation Required*



# Municipal Services Agreement Overview

- Agreement between Port and City of National City to provide Police, Fire and Emergency Medical Services to non-tax-paying tidelands
- Term of Agreement: July 1, 2021 – June 30, 2030
- FY 2026 reimbursement from Port: **\$1,474,781**
- New rate proposal received from City on March 11, 2026 is currently under review by Port staff

*Thank you*



**PORT of  
SAN DIEGO**  
Waterfront of Opportunity