



**City of Santa Barbara**  
Airport Department

Meeting: 1/18/17  
Agenda Item No. 4

**DATE:** January 18, 2017  
**TO:** Airport Commission  
**FROM:** Hazel Johns, Airport Director  
**SUBJECT:** Lease Agreement – Narretto Gandolfo, Inc.,  
dba Nargan Fire & Safety

---

**RECOMMENDATION:**

That Commission approve and authorize the Airport Director to execute a two-year Lease Agreement with Narretto Gandolfo, Inc., a California Corporation, dba Nargan Fire & Safety, for 1,364 square feet of Building 258, at 629 Firestone Road, at the Santa Barbara Airport, effective February 1, 2017, for a monthly rental of \$2,019, exclusive of utilities.

**DISCUSSION:**

The subject Premises is located south of Hollister Avenue in an Airport Facilities (AF) zone.

Nargan has been a tenant in good standing since 1975, operating a fire extinguisher service center. The term of Nargan's lease has expired and they wish to continue to lease their existing Premises for the next two years. Five employees will work at this location. The use conforms to existing zoning.

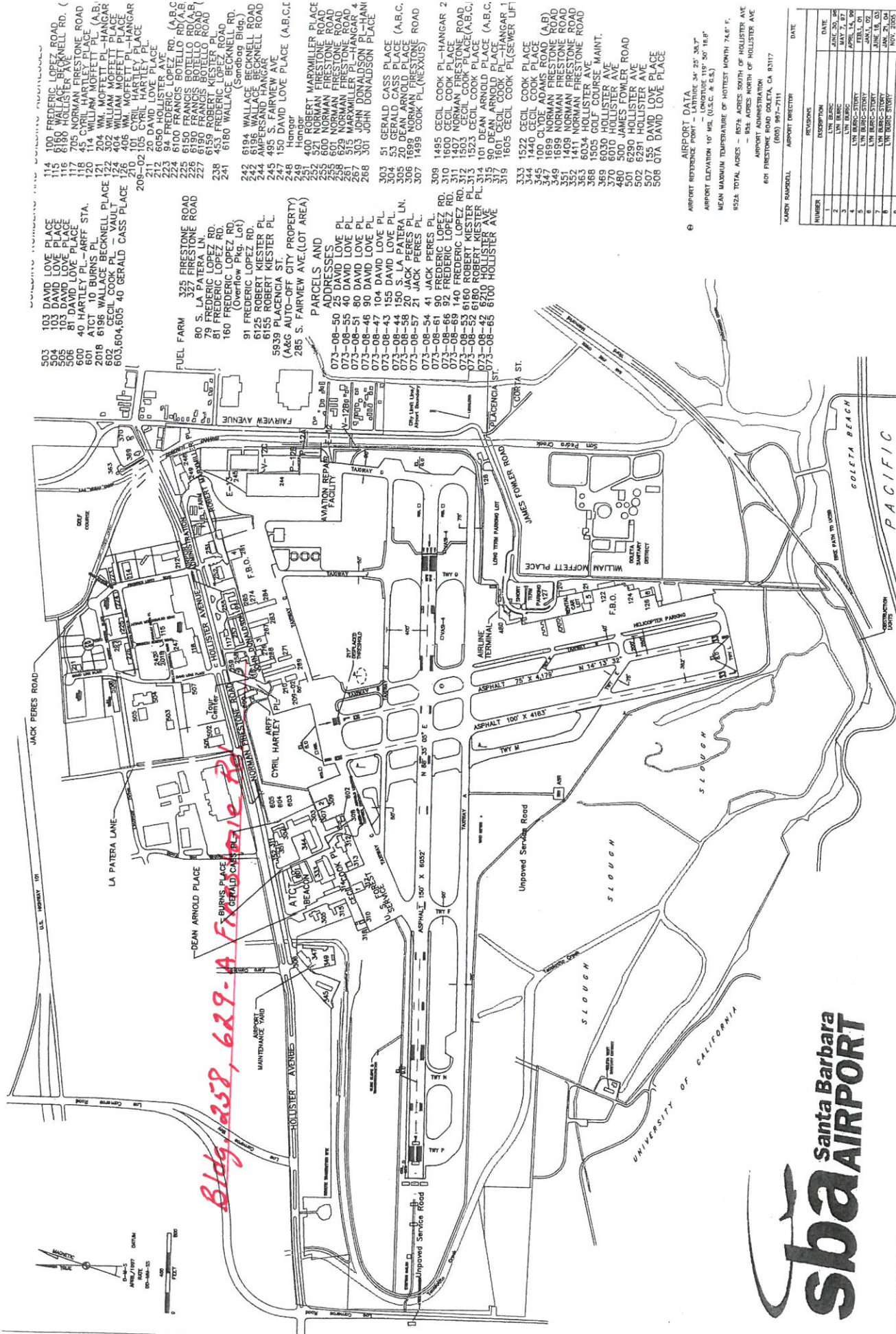
The proposed monthly rental is based on a rate of \$1.48 per square foot for industrial space and is comparable to other buildings on the Airport for similar use and in similar condition. The proposed rent represents a 3% increase over the previous rental.

In addition the tenant will pay common use utility charges of \$175 for electricity, \$26.67 for gas, \$23.09, or the metered amount whichever is greater, for water, \$15.39 for sewer service, and a Common Area Maintenance (CAM) charge of \$150.59.

The proposed Lease Agreement has been negotiated based upon the criteria set forth in Resolution 93-127, and has been reviewed and determined to be exempt from environmental review.

**PREPARED BY:** Business & Property Division

**ATTACHMENT:** Map



- 503 103 DAVID LOVE PLACE
- 504 103 DAVID LOVE PLACE
- 505 103 DAVID LOVE PLACE
- 506 81 HARTLEY PL - ARFF STA.
- 600 40 DAVID LOVE PLACE
- 601 ATCT 10 BURNS PL
- 602 6196 WALLACE BECKNELL PLACE
- 603 603.604.605 40 GERALD CASS PLACE
- 114 100 FREDERIC LOPEZ ROAD
- 115 8190 WALLACE BECKNELL RD.
- 116 8190 WALLACE BECKNELL RD.
- 117 705 NORMAN FIRESTONE ROAD
- 118 45 CYRIL HARTLEY PLACE
- 119 114 WILLIAM MOFFETT PL (A,B,C)
- 120 304 WM. MOFFETT PL - HANGAR
- 121 404 WILLIAM MOFFETT PLACE
- 122 406 WM. MOFFETT PL - HANGAR
- 123 105 CYRIL HARTLEY PLACE
- 124 20 DAVID LOVE PLACE
- 206-02 20 DAVID LOVE PLACE
- 211 6050 HOLLISTER AVE
- 212 84 FREDERIC LOPEZ RD. (A,B,C)
- 213 60 FRANCIS BOTELLO RD(A,B)
- 214 6190 FRANCIS BOTELLO RD(A,B)
- 215 6190 FRANCIS BOTELLO ROAD
- 216 453 FREDERIC KIESTER PL
- 217 160 WALLACE BECKNELL RD. (Somborg Bldg.)
- 218 6194 WALLACE BECKNELL ROAD
- 219 244 AMPERSAND PLACE BECKNELL ROAD
- 220 495 S. FAIRVIEW AVE
- 221 150 DAVID LOVE PLACE (A,B,C)
- 222 Hangar
- 223 497 NORMAN FIRESTONE ROAD
- 224 600 NORMAN FIRESTONE ROAD
- 225 601 NORMAN FIRESTONE ROAD
- 226 575 MARWAN FIRESTONE ROAD
- 227 303 JOHN DONALDSON HANGAR 4
- 228 303 JOHN DONALDSON PLACE
- 303 51 GERALD CASS PLACE
- 304 53 GERALD CASS PLACE (A,B,C)
- 305 20 DEAN ARNOLD PLACE
- 306 1699 NORMAN FIRESTONE ROAD
- 307 1499 COOK PL (NEXAUS)
- 309 1495 CECIL COOK PL - HANGAR 2
- 310 1600 CECIL COOK PL - HANGAR 2
- 311 1407 NORMAN FIRESTONE ROAD
- 312 1953 CECIL COOK PLACE (A,B,C)
- 313 101 CECIL COOK PLACE
- 314 101 DEAN ARNOLD PLACE (A,B,C)
- 315 90 DEAN ARNOLD PL - HANGAR 1
- 317 1605 CECIL COOK PL (SEWER LIFT)
- 333 1522 CECIL COOK PLACE
- 344 1440 CECIL COOK PLACE
- 347 100 CLIVE ADAMS ROAD (A,B)
- 349 1699 NORMAN FIRESTONE ROAD
- 351 1405 NORMAN FIRESTONE ROAD
- 352 1411 NORMAN FIRESTONE ROAD
- 353 6034 HOLLISTER AVE
- 368 605 GOLF COURSE MAINT.
- 370 6010 HOLLISTER AVE
- 480 500 JAMES FOWLER ROAD
- 501 6280 HOLLISTER AVE
- 502 6291 HOLLISTER AVE
- 507 155 DAVID LOVE PLACE
- 508 07A DAVID LOVE PLACE

6 AIRPORT REFERENCE POINT - LATITUDE 34° 25' 30.7"  
 AIRPORT ELEVATION 10' MS. (U.S.C. M.S.S.)  
 MEAN MAXIMUM TEMPERATURE OF HOTTEST MONTH 74.6° F.  
 8524 TOTAL ACRES - 8274 ACRES SOUTH OF HOLLISTER AVE  
 - SEE ACRES NORTH OF HOLLISTER AVE  
 AIRPORT ADMINISTRATION  
 607 FIRESTONE ROAD  
 SANTA BARBARA, CALIFORNIA, CA 93117  
 (805) 967-7111

NUMBER	REVISIONS	DATE
1	DESCRIPTION	
2	LVN BERIC	LATE MAY 2, 97
3	LVN BERIC	MAY 2, 97
4	LVN BERIC	APRIL 15, 96
5	LVN BERIC-STORY	APRIL 15, 96
6	LVN BERIC-STORY	JUNE 14, 95
7	LVN BERIC-STORY	JAN. 27, 94
8	LVN BERIC-STORY	NOV. 2005
9	LVN BERIC-STORY	FEB. 2006

KARLY RANSOOLL AIRPORT DIRECTOR

DATE

DRAWING NO. C-5-1

