



**CITY OF SANTA BARBARA
AIRPORT COMMISSION
December 20, 2017
MINUTES**

CALL TO ORDER

The Meeting on Wednesday, December 20, 2017 was called to order at 6:00 p.m. in the Airport Administration Conference Room - 601 Firestone Road, Santa Barbara.

ROLL CALL

Airport Commissioners: Karen Kahn, Dolores Johnson, Kirk Martin, Craig Arcuri, Bruce Miller, Carl Hopkins, Jim Wilson

Staff: Hazel Johns, Airport Director
Deanna Zachrisson, Business Development Manager
Jeffrey McKee, Airport Facilities Manager
Aaron Keller, Airport Operations Manager

CHANGES TO THE AGENDA

None.

NOTICES

1. That on Thursday, December 14, 2017, at 5:00 pm, the Airport Commission Secretary duly posted this agenda on the bulletin board at Airport Administration.

PUBLIC COMMENT

2. No comment.

LIAISON REPORTS

City of Santa Barbara Liaison Councilmember Frank Hotchkiss
City of Goleta Liaison Councilmember Michael T. Bennett

ACTION: A letter from City of Santa Barbara Liaison Councilmember Frank Hotchkiss was read.

INTRODUCTION OF AIRPORT OPERATIONS MANAGER

ACTION: Aaron Keller introduced.

CONSENT CALENDAR

3. Subject: Minutes

Recommendation: That Airport Commission waive the reading and approve the minutes of the Commission Meeting of Wednesday, November 29, 2017 as corrected.

4. Subject: Property Management Report – December 2017

Recommendation: That Airport Commission receive the monthly Airport Property Management Report.

5. Subject: Lease Agreement – Athena Contractors, Inc.

Recommendation: That Airport Commission approve and authorize the Airport Director to execute a two-year Lease Agreement with Athena Contractors, Inc., a California Corporation, for 2,040 square feet of office space, 1,240 square feet of warehouse space, and 3,700 square feet of yard space in Building 223, at 94 Frederick Lopez Road, Suite C, at the Santa Barbara Airport, effective December 1, 2017, for a total annual rental of \$71,040 payable in monthly installments of \$5,920.

6. Subject: Lease Agreement – Utility Tree Service, Inc.

Recommendation: That Airport Commission approve and authorize the Airport Director to execute a one (1) year Lease Agreement with Utility Tree Service, Inc., a California Corporation, for 800 square feet of office space in Building 224, at 6100-B Francis Botello Road and 8,734 square feet of paved land at 6160 Robert Kiester Place, at the Santa Barbara Airport, effective January 1, 2018, for a monthly rental of \$3,972, exclusive of utilities.

ACTION: Motion / Second by Commissioners Wilson / Hopkins to approve the recommendations on Consent Calendar. Unanimous voice vote.

ADMINISTRATIVE REPORTS

7. Subject: Commercial Airline Operating Permits

Recommendation: That Airport Commission receive a presentation regarding the negotiated three-year operating permits with Alaska Airlines, American Airlines, and United Airlines. Space rental rates and landing fees for the commercial airlines will continue to be adjusted annually based on Airport Commission approved rates and charges.

ACTION: Presented.

8. Subject: FY2018 Airport Commercial/Industrial Lease Rates

Recommendation: That Airport Commission approve the proposed Fiscal Year 2018 Commercial/Industrial Rental Rates for land and buildings at Santa Barbara Airport.

Proposed Rates for FY 2018

- *Buildings:*
 - Office \$1.47 to \$1.94/ square foot/ month
 - Industrial / R & D/ Shop / Assembly \$1.10 to \$1.65/square foot / month
 - Storage / Warehouse \$.81 to \$1.15/ square foot / month
 - Retail \$1.40 to \$2.25/square foot/ month
- *Land:*
 - Parking Spaces: \$.15 to \$.35/ square foot / month
 - \$25.00 per space/ month
- *General Aviation:*
 - Tie-down spaces Range from \$122-\$130 per month

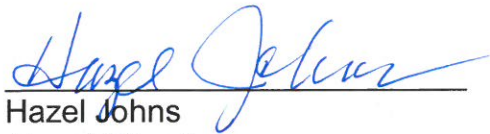
ACTION: Motion / Second by Commissioners Miller / Wilson to approve the recommendation. Unanimous voice vote. Carl Hopkins recused himself from the meeting and left the room during this matter's presentation, discussion and vote.

DIRECTOR'S REPORT

- 9.**
- A. Airport Operations
 - Passenger Count
 - Aircraft Operations
 - Air Freight
 - B. Programs
 - 1. Marketing & Communications Program
 - 2. Business & Property Management
 - a. FBO Redevelopment
 - b. Parking Management/Ground Transportation
 - 3. Facility Planning & Development
 - a. Master Plan
 - C. Capital Projects
 - 1. Runway 7-25 Overlay Project
 - 2. 6100 Hollister Avenue Development
 - 3. Airline Terminal Solar Project
 - 4. 495 South Fairview
 - D. Financial Summary
 - E. City Council Approval
 - F. Noise Abatement
 - G. Safety, Enforcement and Protection

ACTION: Presented

ADJOURNMENT – 6:30 p.m. on order of Chair, Karen Kahn.



Hazel Johns
Airport Director