



City of Santa Barbara

AIRPORT COMMISSION MEETING AGENDA MAY 16, 2018

6:00 P.M.
Airport Administration Conference Room
601 Firestone Road, Santa Barbara
SantaBarbaraCA.gov
FlySBA.com

Commissioners

Karen Kahn, Chair
Bruce Miller, Vice Chair
Craig Arcuri
Carl Hopkins
Kirk Martin
Jim Wilson

City of SB Council Liaison – Jason Dominguez
City of Goleta Council Liaison - Michael T. Bennett

Staff

Hazel Johns, Airport Director
Deanna Zachrisson, Business Development Manager
Jeffrey McKee, Airport Facilities Manager
Aaron Keller, Airport Operations Manager
Mo Graham, Executive Assistant

PUBLIC COMMENT: At the beginning of the meeting, any member of the public may address the Airport Commission on any subject matter within the jurisdiction of the Airport Commission that is **not** on the Commission's agenda. The total amount of time for public comments will be 15 minutes, and no individual speaker may speak for more than 2 minutes. If you wish to address the Commission under this item, please complete and deliver to the Airport Director before the meeting is convened, a "Request to Speak" form including a description of the subject you wish to address.

REQUEST TO SPEAK: A member of the public may address the Airport Commission regarding any scheduled agenda item. Any person wishing to make such address should first complete and deliver a "Request to Speak" form prior to the time that the item is taken up by the Commission.

CONSENT CALENDAR: The Consent Calendar is comprised of items that will not usually require discussion by the Airport Commission. A Consent Calendar item is open for discussion by the Airport Commission upon request of a Commissioner, Airport staff, or member of the public. Items on the Consent Calendar may be approved by a single motion. Should you wish to comment on an item listed on the Consent Agenda, after turning in your "Request to Speak" form, you should come forward to speak at the time the Council considers the Consent Calendar.

REPORTS: Copies of documents relating to agenda items are available for review in the Airport Administration Office at 601 Firestone Road, and agendas and reports are also posted online at SantaBarbaraCA.gov/ACagendas. Materials related to an item on this agenda submitted to the Airport Commission after distribution of the agenda packet are available for public inspection in the Airport Administration Office located at 601 Firestone Road, during normal business hours.

AMERICANS WITH DISABILITIES ACT: If you need auxiliary aids or services or staff assistance to attend or participate in this meeting, please contact the Airport Administration Office at (805) 967-7111. If possible, notification at least 48 hours prior to the meeting will usually enable the City to make reasonable arrangements. Specialized services, such as sign language interpretation or documents in Braille, may require additional lead time to arrange.

CELLULAR PHONES AND PAGERS: Please turn off cellular phones and pagers or set them to silent mode prior to the start of the meeting. Thank you.

TELEVISION COVERAGE: The Airport Commission's meetings are rebroadcast on Santa Barbara's City TV Channel 18 on the Friday evening after the meeting. Check the City TV program guide at: <http://www.santabarbaraca.gov/gov/depts/cityadmin/programming.asp>.

CALL TO ORDER

ROLL CALL

CHANGES TO THE AGENDA

NOTICES

1. That on Friday, May 11, 2018, at 5:00 pm, the Airport Commission Secretary duly posted this agenda on the bulletin board at Airport Administration.

PUBLIC COMMENT

2. Any member of the public may address the Airport Commission on any subject within the jurisdiction of the Commission that is **not** scheduled before them that same day. The total amount of time for public comments will be 15 minutes, and no individual speaker may speak for more than 2 minutes.

LIAISON REPORTS

City of Santa Barbara Liaison Councilmember Jason Dominguez
City of Goleta Liaison Councilmember Michael T. Bennett

CONSENT CALENDAR

3. **Subject: Minutes**

Recommendation: That Airport Commission waive the reading and approve the minutes of the Commission Meeting of Wednesday, March 28, 2018.

4. **Subject: Property Management Report – April 2018**

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

5. **Subject: Lease Agreement – Derrick’s Roofing, Inc**

Recommendation: That Airport Commission approve and authorize the Airport Director to execute a three (3) year, with two (2) one-year options lease agreement with Derrick’s Roofing, Inc., a California Corporation, for 3,280 square feet of Building 223 and 3,700 square feet of adjacent yard space, at 94 Frederick Lopez Road, Suite C, at the Santa Barbara Airport, commencing May 1, 2018, for total annual rent of \$54,972, exclusive of utilities.

6. Subject: Lease Agreement – Paul V. Taylor

Recommendation: That Airport Commission approve and authorize the Airport Director to execute a one year Lease Agreement with Paul V. Taylor, a Sole Proprietor, for 800 square feet of Building 224 at 6100-D Francis Botello Road, at the Santa Barbara Airport, effective May 1, 2018, for a monthly rental of \$1,200 exclusive of utilities.

ADMINISTRATIVE REPORTS

7. Subject: 495 S. Fairview Hangar Leasing Strategy

Recommendation: That Airport Commission receive a presentation regarding the leasing strategy for the future use of the multi-hangar facility located at 495 S. Fairview Avenue in the northeast portion of the Santa Barbara Airport airfield.

8. Subject: Lease Agreement with Signature Flight Support

Recommendation: That Airport Commission approve and authorize the Airport Director to execute a two-year Lease Agreement with Signature Flight Support Corporation (Signature), a California corporation, for approximately 39,000 square feet of hangar space in Hangar 1, with an option to lease approximately 20,000 square feet of hangar space in Hangar 4A, and approximately 5,000 square feet of office space adjacent to Hangar 4A, all located at 495 S. Fairview Avenue at Santa Barbara Airport. Monthly rental for Hangar 1 is \$40,950 per month exclusive of utilities. The rental for optional hangar and office space in 4A is \$21,000 per month exclusive of utilities. Both Hangar 1 and optional Hangar 4A space totals a monthly rental of \$61,950 exclusive of utilities.

9. Subject: Lease Agreement with Atlantic Aviation

Recommendation: That Airport Commission approve and authorize the Airport Director to execute a two-year Lease Agreement with Mercury Air Center Santa Barbara, Inc. dba Atlantic Aviation, a California corporation, for approximately 39,000 square feet of hangar space in Hangar 2 and approximately 5,270 square feet of office space located at 495 S. Fairview Avenue at Santa Barbara Airport, for a monthly rental of \$46,956 exclusive of utilities.

10. Subject: Tolling Agreement with Federal Express, Inc.

Recommendation: That Airport Commission approve and authorize the Airport Director to execute a one-year Tolling Agreement with Federal Express, Inc. (FedEx), a Delaware corporation, for approximately 49,410 square feet of hangar space in Hangar 3 and approximately 10,000 square feet of office space located at 495 S. Fairview Avenue at Santa Barbara Airport for a monthly rental of \$42,786 exclusive of utilities.

DIRECTOR'S REPORT

11. A. Airport Operations
 - Passenger Count
 - Aircraft Operations
 - Air Freight
 - Semi-annual Recruitment for City Advisory Group Schedule
- B. Air Service
 - Frontier Airlines
 - Sun Country Airlines
 - JumpStart 2018 Conference
- C. Programs
 1. Marketing & Communications Program
 2. Business & Property Management
 3. Facility Planning & Development
 - a. Local Coastal Program Amendment
 - b. Airport Industrial Area Specific Plan Update
- D. Capital Projects
 1. Runway 7-25 Overlay Project
 2. Airline Terminal Solar Project
 3. 495 South Fairview Electrical Update
 4. North East GA Ramp Reconstruction
 5. 6100 Hollister Avenue Update
 6. 6210-6290 Hollister Avenue Update
- E. Financial Summary
- F. City Council Approval
- G. Noise Abatement
- H. Safety, Enforcement and Protection

ADJOURNMENT