



City of Santa Barbara
Airport Department

DATE: June 20, 2018
TO: Airport Commission
FROM: Hazel Johns, Airport Director *HJ*
SUBJECT: Lease Agreement – L3 Maripro, Inc.

RECOMMENDATION:

That Airport Commission approve and authorize the Airport Director to execute a month-to-month Lease Agreement, with L3 Maripro, Inc., a California Corporation, for 1,775 square feet of space in Building 312 located at 1503 Cecil Cook Place at Santa Barbara Airport, effective July 1, 2018 for a monthly rental of \$2,609, exclusive of utilities.

DISCUSSION:

L3 Maripro, Inc., formerly L3 Communications, Maripro, Inc., has been a tenant of the Airport since 1986. The company specializes in the design, manufacture, and installation of undersea positioning, vessel control, diver communications systems, and subsea location and marking equipment. Maripro leases a number of buildings in the area just north of the airfield in an Airport Facilities (AF) zone for a variety of functions that conform to existing zoning.

This particular Premises would be a completely new occupancy for L3 Maripro to accommodate an expansion of their business. The space will be used as office space for a team of company engineers who are working on a new project for the company. Due to the fluctuating workload of the company, L3 Maripro prefers a month-to-month lease for this Premises as a complement to their other leased Premises under fixed term agreements.

The monthly rental is based on a rate of \$1.47 per square feet and is comparable to other buildings on the Airport property for similar use and in similar condition. In addition to rent, L3 Maripro will pay the greater of \$23.09 or the metered amount for water service and \$15.39 for sewer. The tenant will pay a proportionate share of electrical costs and common janitorial service.

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 Development

ATTACHMENT: Map



BUILDING NUMBERS AND BUILDING ADDRESSES

- 503 103 DAVID LOVE PLACE
- 504 103 DAVID LOVE PLACE
- 505 83 DAVID LOVE PLACE
- 600 40 CYRIL HARTLEY PL - ARFF STA. 118
- 601 ATCT MID EDWARD BURNS PL
- 602 620 WALLACE BECKNELL RD
- 603.604.605 40 GERALD CASS PLACE 124
- 114 100 FREDERICK LOPEZ ROAD
- 115 6190 WALLACE BECKNELL RD. (A,B,C,D)
- 116 705 NORMAN FIRESTONE ROAD
- 117 45 CYRIL HARTLEY PLACE
- 204 WM. MOFFETT PL - HANGAR 5
- 402 WILLIAM MOFFETT PLACE
- 210 105 CYRIL HARTLEY PLACE
- 209-202 211 DAVID LOVE PLACE
- 211 620 DAVID LOVE PLACE
- 212 94 FREDERICK LOPEZ RD. (A,B,C)
- 213 94 FREDERICK LOPEZ RD. (A,B,C,D)
- 214 6100 FRANCIS BOIELLO RD(A,B,C,D)
- 215 6100 FRANCIS BOIELLO RD(A,B,C,D)
- 216 6100 FRANCIS BOIELLO ROAD (A,B)
- 217 6159 ROBERT KEISTER PL
- 218 6159 ROBERT KEISTER PL
- 238 6180 WALLACE BECKNELL RD
- 241 6180 WALLACE BECKNELL RD
- 242 6194 WALLACE BECKNELL ROAD
- 244 6196 WALLACE BECKNELL ROAD
- 244 495 AMPIERSAND HANGAR
- 247 150 DAVID LOVE PLACE(A,B,C,D,E,F,G)
- Honorar
- 248 402 MARYWILLES BL AOE(A,B,C)
- 249 402 MARYWILLES BL AOE(A,B,C)
- 252 600 NORMAN FIRESTONE ROAD
- 255 600 NORMAN FIRESTONE ROAD
- 257 JOHN DONALDSON PLACE
- 288 625 NORMAN FIRESTONE ROAD (A,B,C)
- 289 625 NORMAN FIRESTONE ROAD (A,B,C)
- 297 303 JOHN DONALDSON PL - HANGAR 3
- 298 301 JOHN DONALDSON PLACE
- 304 51 GERALD CASS PLACE
- 304 20 DEAN ARNOLD PLACE (A,B,C,D)
- 305 1659 NORMAN FIRESTONE ROAD
- 306 1485 CECEL COOK PL - HANGAR 2
- 309 1485 CECEL COOK PL - HANGAR 2
- 310 1600 CECEL COOK PLACE
- 311 1407 NORMAN FIRESTONE ROAD (A,B)
- 312 1407 NORMAN FIRESTONE ROAD (A,B)
- 313 1523 CECEL COOK PLACE (A,B,C,D, F)
- 314 101 DEAN ARNOLD PLACE (A,B,C,D)
- 315 101 DEAN ARNOLD PLACE (A,B,C,D)
- 319 1605 CECEL COOK PL (SEWER LIFT STA)
- 323 1522 CECEL COOK PLACE
- 344 1440 CECEL COOK PLACE (A,B)
- 347 1699 NORMAN FIRESTONE ROAD (A,B)
- 349 1699 NORMAN FIRESTONE ROAD (A,B)
- 352 1419 NORMAN FIRESTONE ROAD (A,B)
- 363 6034 HOLLISTER AVE
- 368 1505 GOLF COURSE MAINT.
- 369 600 HOLLISTER AVE
- 481 500 JAMES FOWLER ROAD
- 500 500 JAMES FOWLER ROAD
- 502 6290 HOLLISTER AVE
- 507 155 DAVID LOVE PLACE
- 508 25 DAVID LOVE PLACE
- 606 101 JOHN DONALDSON PLACE

PARCELS AND ADDRESSES

- 073-08-50 DAVID LOVE PL
- 073-08-50 DAVID LOVE PL
- 073-08-51 80 DAVID LOVE PL
- 073-08-46 80 DAVID LOVE PL
- 073-08-47 104 DAVID LOVE PL
- 073-08-43 155 DAVID LOVE PL
- 073-08-44 150 S. LA PATERA LN.
- 073-08-37 21 JACK PERES PL
- 073-08-54 41 JACK PERES PL
- 073-08-81 90 FREDERICK LOPEZ RD
- 073-08-69 92 FREDERICK LOPEZ RD
- 073-08-69 140 FREDERICK LOPEZ RD
- 073-08-53 6160 ROBERT KEISTER PL
- 073-08-52 6180 ROBERT KEISTER PL
- 073-08-45 6100 HOLLISTER AVE
- 073-08-45 6100 HOLLISTER AVE

AIRPORT DATA
 AIRPORT REFERENCE POINT - LATITUDE 34° 25' 38.7"
 AIRPORT ELEVATION 10' MSL (U.S.C. & G.S.)
 MEAN MAXIMUM TEMPERATURE OF HOTTEST MONTH 74.6° F.
 9524 TOTAL ACRES - 8572 ACRES SOUTH OF HOLLISTER AVE
 - 954 ACRES NORTH OF HOLLISTER AVE

AIRPORT ADMINISTRATION
 601 FIRESTONE ROAD GOLETA, CA 93171
 (805) 967-7111

NUMBER	REVISIONS	DATE
2	DESCRIPTION	APRIL 14, 1998
3	LYN BURCH-STORY	JANIL 02
4	LYN BURCH-STORY	JUNE 16, 03
5	LYN BURCH-STORY	NOV. 2005
6	LYN BURCH-STORY	NOV. 2005
7	LYN BURCH-STORY	SEB. 2002
8	LYN BURCH-STORY	SEB. 2002
9	LYN BURCH-STORY	JULY 2011



DRAWING NO. C-5-1



Santa Barbara Airport