

CITY OF SAN DIEGO
AIRPORTS ADVISORY COMMITTEE
MINUTES
Meeting of October 11, 2023

Montgomery-Gibbs Executive Airport
3750 John J. Montgomery Drive, San Diego, CA 92123

1. CALL TO ORDER and PLEDGE OF ALLEGIANCE
 Chair Reid called the meeting to order at 3:00 p.m.

2. ROLL CALL
 A quorum was present.

MEMBERS PRESENT:	MEMBERS ABSENT:
Chair Tom Reid Clairemont Community	J.H. Aldrich Montgomery Field Aviation Lessee
Tom Ricotta Brown Field Aviation Lessee	Joel Ryan* FAA Air Traffic Control Tower
Rich Martindell Special Expertise	Chase Michael Franzen Kearny Mesa Representative
David Gordon (Late) Special Expertise	
Gary List Brown Field Aviation User Group	
Vice-Chair Chuck McGill Montgomery Gibbs Aviation User Group	
Richard Ram (Late) Serra Mesa Community	
Ron Lee Brown Field Aviation User Group	

*Mr. Ryan is the non-voting member representing the FAA Control Tower at Montgomery -Gibbs Executive Airport (MYF).

STAFF PRESENT:
 Jorge Rubio David Reed, Thurman Hodges, Frank Santana, Debbie Shauger, Andrea Berlanga, Andy Schwartz, Cheryl Mossa, Jennifer Bearse, and Jerry Magner

3. NON-AGENDA PUBLIC COMMENT
 None

4. APPROVAL OF MINUTES
 Vice-Chair McGill corrected the price for a ticket to fly in the Ford Trimotor to be \$95 for non-Experimental Aircraft Association members. Mr. Gordon made a motion to approve minutes with correction. Vice-Chair McGill seconded the motion. Motion passed unanimously.

5. UNFINISHED BUSINESS

None

6. NEW BUSINESS

- A.** Advise Staff to Reconsider the Relocation of the United Airlines Terminal Hangar from San Diego International Airport to Montgomery – Gibbs Executive Airport

Mr. Rubio provided a presentation on the potential relocation of the United Airlines Terminal Hangar (UATH) to MYF. He provided background and information on the item, including the fact that initially the proposed transaction was to be between the San Diego International Airport Authority and Crown Air and a discussion place.

Mr. Gordon then made a motion to recommend that the Mayor, if possible, pursues the relocation of the UATH to MYF. Mr. Martindell seconded the motion. Mr. Ram opposed the motion. Motion passed.

7. INFORMATIONAL ITEMS

A. Staff Reports

Airport Management - Jorge Rubio, Deputy Director

- The reappointments of committee members Tom Reid, Dave Gordon and Ron Lee were announced. Dr. Donald Chick is the new community member representing the Tierra Santa community.
- Staff is hiring a Program Coordinator who will assist the Airport Programs. Airport Operations is hiring Airport Operations Assistants.
- Staff participated in the 92123 Community Celebration last month at the Serra Mesa Recreation Center. The zip code coincides with the date only once a century.
- Leaseholders were reminded that the City is having have a meeting October 16th and 18th regarding the Zero Emissions Municipal Building and Operations Policy. All leaseholders should have received an email with all the information.
- Staff is continuing to move forward with the Unleaded Fuel Tank Project and is working with Engineering and Capital Projects. Also, staff is working to purchase a 1000-gallon fuel bowser and staff has been cleared to proceed with the internal procurement process.
- Staff will meet with the Federal Aviation Administration (FAA) regarding the Airport Capital Improvement Program.

Montgomery - Gibbs Executive Airport (MYF) – Mr. Charles Broadbent, MYF Airport Manager

- MYF had over 28,000 operations in September.
- Contractor finished a mow at MYF.
- Staff has completed a sweep.
- The annual stormwater inspection has been completed.
- The CALTRANS airport inspection was conducted, and the airport master record was updated.
- Ford Trimotor will visit MYF October 12th through October 15th.

Brown Field Municipal Airport (SDM) – Mr. Andy Schwartz, SDM Airport Manager

- SDM had 7,223 operations in September.
- Contractor is currently conducting a mow at SDM.
- Monday, October 23rd, the runway and taxiway markings will undergo a restriping. Staff will have the runway and taxiways closed from 5:00 a.m. to 10:00 a.m.

- Staff attended the annual Runway Safety Action Team (RSAT) meeting on September 27, 2023.
- The FAA is working on the parking lot near the Air Traffic Control Tower.
- Staff has hired a new Grounds Maintenance Worker II.

Real Estate, Lease Administration – Jennifer Bearse, Program Manager, Lease Administration

- Staff has drafted proposed changes in some of the leases at SDM from light industrial to industrial and research services and to allow for Phase I to be developed in two phases. The project continues to move forward.
- The City obtained a judgement against the Lessee for possession and is redoing a writ of possession for the property to include all occupants of the site. Airport Management is working with the CAO on this process.
- Draft lease has been approved by the San Diego Community College District Processing lease for Council approval. Lease term shall be three (3) years including two (2) options to extend the term of the Lease for two additional three-year periods.
- Staff met with tenant Sorbi for the Spider’s Hangar to discuss the terms of a new lease. Staff is drafting a new lease for nine (9) year fixed term.
- Corporate Helicopters is working with DSD to process plans for the proposed development. Staff is scheduling a meeting to review project status and to discuss changes that will affect the leasehold for Executive Airpark. Staff is working with EA and Corporate Helicopters to amend their leases.
- Hangar Electrical work for Lot 8A is continuing.
- There are currently 3 Tie-downs available at City’s Lot 8A that will be used as temporary parking for aircraft displaced for the electrical work within their hangars.
- Staff has drafted a MOU with Parks & Recreation to lease a vacant parking lot at 9485 Aero Dr. This project will generate over \$10,000 per month rent. Appraisal pending.
- Staff is working with Purchasing and Contracting to release the Request for Proposal for services of a Property Management Company.
- Staff are working on negotiating new 3-year leases for existing office tenants.
- Negotiating new leases for existing customers for Council approval
 - Lease terms range from 2 – 5 years, with options to renew for 3-5 years past their initial lease terms. The timeline for City approvals and full execution of the leases is by year end.

B. Air Traffic Control Tower Report

None

C. Other Reports

None

8. COMMITTEE COMMENTS

None

9. ADJOURNMENT

The meeting adjourned at 3:43 p.m. Next meeting will be November 8, 2023.

Respectfully submitted,

Andrea Berlanga
Administrative Aide I