

CITY OF SAN DIEGO
AIRPORTS ADVISORY COMMITTEE
MINUTES
Meeting of March 13, 2024

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
Donald Chick Tierrasanta Representative	
Chase Michael Franzen Kearny Mesa Representative	
David Gordon Special Expertise	
Gary List Brown Field Aviation User Group	
Ron Lee Brown Field Aviation User Group	
Richard Ram (Late) Serra Mesa Community	
Tom Ricotta (Late) Brown Field Aviation Lessee	
Vice-Chair Chuck McGill Montgomery Gibbs Aviation User Group	
Rich Martindell Special Expertise	
Joel Ryan* FAA Air Traffic Control Tower	

*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, Debbie Shauger, Andy Schwartz, Cheryl Mossa, Charles Broadbent, Frank Santana, Jennifer Bearse, and Hannah Sax.

3. NON-AGENDA PUBLIC COMMENT

A member of the public shared that City staff draft amended the February 14th minutes. She stated that in the meeting, Mr. Rubio had a gross inconsistency between what he said in the meeting and what was reported in the draft minutes at 22:32 with the lease with Crownair. She states it went from "We are drafting it internally before sharing it with them" but the draft amendment that is up for approval today incorrectly reports Mr. Rubio in saying "Staff is negotiating a lease for the tank with Crownair". Sandra Stahl recommends the correction of the February 14th minutes.

4. APPROVAL OF MINUTES

Chair Reid made one minor spelling correction on page four. Mr. Franzen made a motion to approve minutes as amended. Mr. Gordon seconded the motion. Motion passed unanimously.

5. UNFINISHED BUSINESS

None

6. NEW BUSINESS

A. Proposed Traffic Changes to the Intersection of Glenn H. Curtis Road and Gibbs Drive.

PROPOSED ACTION:

1. Recommend that Staff inform the Transportation Department of Staff's recommended Option A: All-Way Stop. This looks to be a safer option due to the narrow streets on Glenn H. Curtis Rd., Gibbs Dr. The office building to the south, and hangars to the north reduce visibility.

Mr. Broadbent presented the item and discussion took place.

Mr. Gordon questioned if there were any reported accidents in this intersection. Mr. Broadbent explained that there were no reported accidents in the intersection but when the Transportation Department gets a complaint from a member of the community, the intersection has to be looked at. It was found to not be uniform with the California traffic control manual, so it must be changed.

Mr. Reid called for a vote between option A, or option B. Members voted between option A, an all-way stop and option B, a minor street stop. Mr. Martindell, Mr. McGill, Mr. Reid, Mr. Ram, and Mr. List motioned to recommend option B. Mr. Gordon, Mr. Franzen, and Mr. Lee voted for option A. Mr. Ricotta did not vote. Motion passed to recommend option B, a minor street stop.

7. INFORMATIONAL ITEMS

A. Staff Reports

Airport Management - Jorge Rubio, Deputy Director

- Reminded members that Staff has ordered the fuel bowser, and the expected delivery date is approximately two months out. Staff is continuing to negotiate with CrownAir and are working on a draft so they can use the bowser to sell unleaded aviation gasoline.
- As of March 4th, both airports are staffed 24/7 either by Airport Operations Personnel or via a security contractor.
- Wanted to thank Andy for the environmental remediation of the former Control Tower at SDM. Now staff can plan on the use for that space.

- Staff has had the opportunity to review the Airport Layout Plan and walk out to the ramp to have preliminary conversation about a temporary run-up area. Staff will continue to work on it and will report back.
- For those who could not attend the Roberts Rules of Order, Mr. Rubio will be sending out an email with a link to it.
- On March 11th the White House unveiled a fiscal year 2025 budget request that proposes \$3.35 billion for AIP and \$8 billion over the next five years to upgrade FAA facilities and radars.
- SD Airpark is looking to break ground end of March or beginning of April.

Mr. Gordon asked if Mr. Rubio would look at the other traffic light that is malfunctioning on Aero drive and Curtis. Mr. Rubio states that he would look into this traffic light and contact the traffic team.

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

- There were over 27,000 operations in February.
- Utility Worker II Alejandro Vida has accepted a promotion to Equipment Operator 1 with the Parks and Recreation Department. His last day will be March 15, 2024.
- There are potholes at Mid-port due to the rain, staff have requested quotes from contractors to repair and refresh the markings.
- The Marigold pavement repair project will start on Monday March 18, 2024, we are projecting three to five working days. Staff will send updates. The night work to repair Taxiway Charlie and Bravo in between Runways 28L and 28R is pending scheduling.

Mr. Reid asked where aircraft should park during the repairs. Mr. Broadbent stated that aircraft can park on the transient ramp while construction is going on, but it is first-come first-serve.

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

- SDM had 5,745 operations in December.
- Environmental remediation of the former Control Tower completed.
- All Gates are currently operable.
- Storm water samples passed and has been submitted into the SMARTs at the CA, State Water Board.
- CALTRANS FAA 5010 Inspection (Non 139 airports safety and update inspection) scheduled for Tuesday March 16, 2024. Ensures safe function and assess needs of public use airport.
- The airport beacon went out Tuesday night, FAA came out to fix the beacon and it is still not operable. There is a NOTAM out. Staff is working with FAA to get this fixed.

Real Estate, Lease Administration – Jennifer Bearse, Program Manager

- Staff waiting for the intern to clear background check.
- Obtained a judgement against the ABRE Lessee for possession and received writs of possession today. CAO's office is now working diligently with the Sheriff for execution of the Writs.
- FAA lease at 8525 Gibbs Dr tentatively scheduled for April City Council.
- Sorbi Aviation Lease Renewal-Appraisal in progress.
- EAA to exercise option to extend the size of the leasehold. Pending appraisal.
- Crown Air Leasehold. Amending lease to add Airport Road to leasehold.

- San Diego Airpark (MAP) Project at Brown Field. Airport. City is working with Lessee to revise some of the uses in some of the leases from light industrial to industrial and research services and add provisions to provide lenders with more protections. Lease amendment tentatively scheduled for Land Use & Housing in June 2024. Groundbreaking in April 2024.
- The San Diego Community College District. Lease is being routed for final signatures.
- Scheduling a meeting to review project status in the next few days with Corporate Helicopters. Corporate Helicopters is still working with DSD to process plans for the proposed development. They are also finalizing NEPA documents to submit to FAA. They are requesting changes that will affect the leasehold for Executive Airpark. Working with EA and Corporate Helicopters to amend their leases.
- Staff is working with Purchasing & Contracting to release the RFP for services of a Property Management Company.
- Negotiating new three-year leases for existing office tenants.
- Negotiating MOU with E&CP for 7,600 sq. ft. of office space at 8525 Gibbs Drive. Anticipated new annual lease revenue will be \$209,000.
- Developing rent surveys to establish lease rates for hangars and tiedowns and working with CAO on new lease templates.

B. Air Traffic Control Tower Report
None

C. Other Reports
• Monthly Airport Operations Reports Handouts- February 2024

8. COMMITTEE COMMENTS

9. ADJOURNMENT

The meeting adjourned at 3:38 p.m. Next meeting will be April 10, 2024.

Respectfully submitted,

Hannah Sax
Program Coordinator