

MINUTES OF THE AIRPORT PROPERTY DEVELOPMENT & LEASES COMMITTEE MEETING OF THE MONTEREY PENINSULA AIRPORT DISTRICT BOARD OF DIRECTORS

November 13, 2024, at 10:30 AM Pacific Time

NOTICE REGARDING A RETURN TO IN-PERSON PUBLIC PARTICIPATION AT MONTEREY PENINSULA AIRPORT DISTRICT BOARD AND COMMITTEE MEETINGS

Due to the expiration of the COVID-19 California State of Emergency, the Monterey Peninsula Airport District will return to holding meetings at the Airport Board Room, with in-person attendance. Members of the public may attend the Committee Meeting in person and request to speak to the Committee Members when the Chair calls for public comment.

Alternatively, members of the public who desire to provide input as to any item can send an email to info@montereyairport.com and include the following subject line: "Public Comment Item # (insert the agenda item number relevant to your comment)." Written comments should be received by 8:00 AM on the day of the meeting. All submitted comments will be provided to the Committee Members for consideration and will be compiled as part of the record.

A. CALL TO ORDER

The meeting of the Airport Property Development & Leases Committee Meeting of the Monterey Peninsula Airport District Board was called to order at 10:34 AM. Director Miller, Director Pick, Executive Director La Pier, Deputy Executive Director Morello, and Acting Board Secretary Adams were present.

B. COMMUNICATIONS / ANNOUNCEMENTS / INFORMATIONAL ITEMS

Director Pick reported that he attended the Monterey Bay Half Marathon Expo where both the Monterey Regional Airport and Alaska Airlines sponsored booths. The Airport provided an opportunity for the public to make signs to cheer on their runners and it was very well attended. Deputy Executive Director Morello noted Alaska Airlines co-sponsored for the first time.

Director Pick reported he recently had the opportunity to be a passenger on a general aviation aircraft that flew out of Monterey (MRY) under VFR flight rules, and he experienced firsthand the nature of control from the FAA tower. The aircraft was flown into Truckee under IFR rules, and the entire trip was an eye-opening experience.

No Public was present.

C. REGULAR AGENDA – ACTION ITEMS

Review 1. Resolution No. 1891, A Resolution Granting a Utility Easement with PG&E to Provide New Electrical Service to the United States Navy Building 700

Deputy Executive Director Morello stated the Navy and PG&E are asking for an easement to allow service from an existing joint utility pole located on the easterly side of Airport Road to extend underground, crossing Airport Road to the Navy's property at United States Navy Building 700. She noted the board has approved similar easements in the past and this is a standard form.

Directors discussed Resolution No. 1891.

The Lease Committee agreed to recommend approval of Resolution No. 1891.

Deputy Executive Director Morello excused herself from the meeting.

Receive 2. Leasing Activity Review

Controller Wilson reported the airport has been notified by Motion Products, Inc. that they are no longer pursuing the purchase of Forza Motors. Executive Director La Pier gave an overview of the current Forza Motors Lease and the condition of the property. Directors discussed.

Controller Wilson reported on meetings with a current tenant whose lease is expiring. This tenant has shown interest in a ground lease and has asked for a 6-month right of first refusal to give them an opportunity to do due diligence and further evaluate the site.

Controller Wilson and Executive Director La Pier answered questions from Directors. The Lease Committee agreed with the approach.

There was a discussion about the current leases on the northside and the long-term expectations of the Airport Master Plan.

There was a discussion about the replacement terminal project.

D. ADJOURNMENT

The meeting adjourned at 11:37 AM.

Approved at the
Meeting of November 20, 2024



Mary Ann Leffel, Chair

ATTEST



Michael La Pier
District Secretary