



Gillespie Field Development Council



A Joint Powers Agreement Between the City of El Cajon and County of San Diego
Airport Administration Building ♦ 1960 Joe Crosson Drive ♦ El Cajon, California 92020-1236 ♦ (619) 956-4800

Phyllis Trombi
Chairwoman

Barry Bardack
Vice Chairman

Bob Davison
Councilman

Duane Barto
Councilman

James Sly
Councilman

MINUTES OF THE GILLESPIE FIELD DEVELOPEMT COUNCIL MEETING JANUARY 15, 2020

<u>MEMBERS PRESENT</u>	<u>STAFF PRESENT</u>
Phyllis Trombi	Cathe Johnson
Barry Bardack	Anne Baldwin
Bob Davison	Lorie Maniss
Duane Barto	
James Sly	

For others present, sign-in sheet is available in the Airports Administration Building.

1. ROLL CALL

Chairman Barry Bardack called the meeting to order at 6:00 p.m. Vice Chair Phyllis Trombi, Councilman Bob Davison, Councilman Duane Barto, and Councilman James Sly were present.

2. PLEDGE OF ALLEGIANCE

Chairman Barry Bardack led the Pledge of Allegiance.

3. PUBLIC COMMENTS REGARDING ITEMS NOT ON AGENDA

There was one public comment commending Airport Manager Cathe Johnson and Airports staff at Gillespie Field for all their hard work during the current construction phase.

4. APPROVAL OF MINUTES

Councilwoman Phyllis Trombi motioned to approve the November 20, 2019 minutes. Councilman Duane Barto seconded the motion; motion passed.

5. CHAIRMAN'S REPORT

The election was held to install the new Chair and Vice Chair to the GFDC. Chairman Barry Bardack nominated Councilwoman Phyllis Trombi to serve as Chairman. Councilman Duane Barto seconded the motion. Councilman Duane Barto nominated Councilman Barry Bardack to serve as Vice Chair. Councilman Bob Davison seconded the motion; both motions passed unanimously. Councilwoman Trombi took over as Chairwoman for the remainder of the meeting.

6. NEW COMMUNICATIONS SITE LEASE AGREEMENT WITH NWPCS MPL 30-YEAR SITES TOWER HOLDINGS, LLC

Anne Baldwin gave a presentation on the proposed new Communications Site Lease with Tower Holdings LLC. The presentation covered lease terms, base rent and rent adjustments.

The following motion was made by Councilman Bardack and seconded by Councilman Barto. The motion passed unanimously.

"Gillespie Field Development Council recommends the Board of Supervisors approve the proposed New Communications Site Lease with NWPCS MPL 30-Year Sites Tower Holdings, LLC, as recommended by staff."

7. REAL PROPERTY UPDATE

Anne Baldwin gave an update on the lease negotiations. The Board of Supervisors voted to eliminate the commercial sublease fees for all aviation leases effective December 1, 2019. The rent renegotiations have concluded per the leases, but County is still in talks with the GALA leaseholders. An update will be provided at the March meeting.

8. AIRPORT MANAGER UPDATE

Cathe Johnson presented an update on the Cajon Air Center Phase II project. The presentation included current stage progress, timeline and runway closures. County Airports has also applied for a grant for Phase III of the Cajon Air Center. Ms. Johnson presented the airport operations for November and December. In November, there were 16,326 operations and 6 noise complaints from 5 households. In December, there were 16,793 operations with 5 noise complaints

from 5 households. There were no overnight complaints for either month. Total operations for 2019 totaled 227,765 which is a three percent decrease from 2018.

9. RECOMMENDATIONS BY THE COUNCIL FOR ITEMS TO BE DISCUSSED DURING FUTURE GILLESPIE FIELD DEVELOPMENT COUNCIL MEETINGS

Councilman Barry Bardack requested information be provided at the March meeting regarding capital improvement requirements in the leases.

10. OLD BUSINESS

Councilman Bardack spoke about the motions regarding lease negotiations from the November meeting that went to the Board of Supervisors. He requested that a letter of appreciation be sent to the Board of Supervisors on behalf of the Council. A motion was made by Councilman Bob Davison to draft and send a letter of appreciation to the Board of Supervisors. Councilman Duane Barto seconded the motion; motion passed.

11. NEW BUSINESS

Councilman Bob Davison inquired about the perimeter road to the West Transient ramp and if there were any immediate plans to finish the road. Cathe Johnson stated there are plans to do so, however it is based on funding priorities from the FAA.

12. ADJOURN

Chairwoman Phyllis Trombi adjourned the meeting at 6:45 p.m. The next meeting of the Gillespie Field Development Council will be at 6 p.m., Wednesday, March 18, 2020, in City Council Chambers, 200 Civic Center Way, El Cajon.

By:



Lorie Maniss, Office Support Specialist