



**MINUTES OF PUBLIC MEETING OF THE
PHOENIX-MESA GATEWAY AIRPORT AUTHORITY
BOARD OF DIRECTORS | June 18, 2019**

A public meeting of the Phoenix-Mesa Gateway Airport Authority was convened on Tuesday, June 18, 2019, beginning at 9:00 a.m. in the Board Room (Saguaro A&B) of the Gateway Administration Building, 5835 S Sossaman Road, Mesa, Arizona

Members Present

Mayor Jeff Serdy, Apache Junction
Lt. Governor Robert Stone, Gila River Indian
Community
Mayor Gail Barney, Queen Creek (*via telephone*)
Councilwoman Thelda Williams, Phoenix (*via telephone*)
Mayor John Giles, Mesa
Councilmember Jordan Ray, Gilbert

Airport Staff Present

J. Brian O'Neill, Executive Director/CEO
Scott Brownlee, Deputy Director/COO
Chuck Odom, CFO
Maria Gonzalez, Clerk of the Board
Jill Casson Owen, Attorney

Guests Present

Amy Arguilez, Town of Gilbert
Aric Bopp, City of Mesa
Al Bravo, City of Apache Junction
Pamela Brown, Paradies Lagardère
Candice Copple, City of Mesa
Tanya Davis, Paradies Lagardère
Benjamin Hernandez, Arizona Spaceport Alliance
Brian Howard, CEI
Peter Knudson, Dibble Engineering
Jim McCauley, USI
Pearl Meza, City of Phoenix
Jarrett Moore, Kimley-Horn

Ward Nichols, ASU
Bryant Powell, City of Apache Junction
Steve Reeder, Kimley-Horn
Holly Ritchie, Paradies Lagardère
Lt. Bryan XX, Mesa Police Department
David Sterling, C&S Companies
David Wetta, Wetta Ventures
Heather Wilkey, Town of Queen Creek
Bob Winrow, WSP
Melissa Yeager, Arizona Republic

1. Call to Order at 9:00 a.m. (Mayor Jeff Serdy)

2. Call to the Public.

There were no public comments.

3. Executive Director's Report. - J. Brian O'Neill, A.A.E., Executive Director/CEO

Executive Director O'Neill provided a briefing on PMGAA financial performance, passenger activity, the community noise report, and various Airport projects. Fiscal Year-to-Date (FYTD) Net Operating Income is \$3,499,334.

- Air Service Development Update – Allegiant has announced nonstop service to McAllen, Texas beginning October 3rd and nonstop service to Redmond, Oregon beginning October 4th.
- Executive Director O'Neill, Deputy Director Brownlee, and Bob Draper, Engineering & Facilities Director attended and presented at the Federal Aviation Administration (FAA) Western-Pacific Conference regarding exciting projects occurring at Gateway Airport. A benefit of attending was the

opportunity to talk with FAA representatives from headquarters in Washington, DC, the regional office in California, and local district office in Phoenix. It was unfortunate that Gateway Airport was not selected as a project for the billion-dollar infrastructure initiative, but at all levels, the FAA understands the importance of a new Air Traffic Control Tower. The FAA and PMGAA staff continue to work together on other opportunities to fund the project.

- United States Forest Service aircraft are actively battling regional fires and have been performing numerous sorties daily; a dramatic uptick in aircraft departing from Gateway Airport to fight the fires.
- Luke Air Force Base (AFB) F-16 and F-35 Aircraft Training – Gateway Aviation Services staff coordinated with Luke AFB to complete training on the handling and fueling of F-16 and F-35 aircraft when they visit Gateway Airport. Gateway appreciates the partnership and opportunity to refresh our skills.
- Ray Road Economy Parking Lot Covered Parking Ribbon Cutting took place on June 4th. The new covered parking option is available to customers just in time for the hot summer months and costs \$11/day.
- The Car Rental Ready Return Lot Covered Parking is almost completed. This project is a big customer enhancement and Customer Facility Charges (CFC) were used to pay for the improvements.
- Airport Ramp LED Lighting Conversion Project – PMGAA recently completed a project to replace all Airport apron lighting with energy efficient, brighter, and longer-lasting LED lights. This project significantly improves the safety and security of the apron areas around the Airport while significantly reducing operating costs and maintenance.
- Airport Master Plan Update – the next series of advisory committee meetings are in progress with a document for PMGAA Board approval due in October/November. The PMGAA Board will receive a final briefing with recommendations and a financing plan.
- Lot 37 Redevelopment – PMGAA entered into a long-term lease agreement with Wetta Ventures for redevelopment of Lot 37. In July, Wetta will begin to dismantle and removal the Quonset hut to make way for the development of a 50,000 sq. ft. hangar for a Belgian company.
- SkyBridge Arizona has submitted its Environmental Assessment (EA) to the FAA for review and consideration. They have also selected a contractor for the development of the two spec buildings, an 82,500 sq. ft. hangar and 60,000 sq. ft. flex industrial building

4. Consent Agenda

- a) **Minutes** of the Board Meeting held on **May 21, 2019**.
- b) **Resolution No. 19-27** – Authorizing an amendment to the PMGAA Board of Directors **Procurement Policy**.

- c) **Resolution No. 19-28** – Authorizing a Second Amendment to the Master Development Agreement with **Mesa SkyBridge, LLC** for the Gateway Aerospace Park generally located at the southeast corner of Sossaman Road and Velocity Way, with an effective date of July 1, 2019.
- d) **Resolution No. 19-29** – Authorizing a Second Amendment to the Master Lease Agreement with **Mesa SkyBridge, LLC** for the property located at the southeast corner of Sossaman Road and Velocity Way.
- e) **Resolution No. 19-30** – Authorizing an Agreement for financial participation between the **City of Mesa** and Phoenix-Mesa Gateway Airport Authority to share state and federal lobbyist and consulting services effective July 1, 2019 in the amount of \$106,406.40.
- f) **Resolution No. 19-31** – Authorizing an Intergovernmental Agreement with the **City of Mesa** for Dedicated Law Enforcement Services for five years, effective July 1, 2018 in an amount not-to-exceed \$3,634,874.
- g) **Resolution No. 19-32** – Authorizing the Intergovernmental Agreement with the **City of Mesa** for Aircraft Rescue and Firefighting Services for three years, effective July 1, 2019 in an amount not-to-exceed \$4,344,160.
- h) **Resolution No. 19-33** – Authorizing the purchase of unleaded and diesel fuel from the lowest priced **State contract vendor** at market prices for Airport Authority use and resale in the amount of \$335,183.
- i) **Resolution No. 19-34** – Authorizing the purchase of Jet-A and 100LL Avgas fuel from **Ascent Aviation (World Fuel)** for Airport Authority resale for FY20, not-to-exceed \$4,100,000.
- j) **Resolution No. 19-35** - Authorizing the purchase of international waste management services from **Stericycle, Inc.** for the period of July 1, 2019 through June 30, 2020, in an amount not-to-exceed \$65,000.

Mayor John Giles moved to approve the Consent Agenda
Mayor Thelda Williams seconded the motion.
The motion was carried unanimously.

Consideration and Possible Approval of:

- 5. **Resolution No. 19-36** – Authorizing a Terminal Concession Lease Agreement for retail services with **Paradies Lagardère@AZA, LLC**, pending Federal Aviation Administration approval. Paradies will operate three retail concession locations within the Airport Terminal. The Agreement Effective Date is October 1, 2019 and the Term is 10 years.

Mr. Shea Joachim provided the Board with a brief presentation on the retail concessionaire agreement.

Councilmember Jordan Ray moved to approve Resolution No. 19-36
Lt. Governor Robert Stone seconded the motion.
The motion was carried unanimously.

Ms. Pamela Brown, Vice President, Business Development at Paradies Lagardère thanked the Board for their consideration and approval of the retail concession agreement and expressed excitement in continuing to work with PMGAA.

6. Election of Chair and Vice Chair

**Mayor John Giles motioned to nominate Lt. Governor Robert Stone as Chair, and Mayor Gail Barney as the Vice Chair.
Councilwoman Thelda Williams seconded the motion.
The motion was carried unanimously.**

7. Election of Secretary and Treasurer

**Councilmember Jordan Ray motioned to nominate Councilwoman Thelda Williams as Secretary, and Mayor John Giles as Treasurer.
Mayor Gail Barney seconded the motion.
The motion was carried unanimously.**

8. Board Member Comments /Announcements

Lt. Governor Stone thanked Mayor Serdy for his leadership as PMGAA's Chairman of the Board of Directors in Fiscal Year 2019 and welcomed the opportunity to become the Chair for Fiscal Year 2020.

9. Next Meeting: Tuesday, July 16, 2019 at 9:00 a.m. in the Board Room (Saguaro A&B) of the Gateway Administration Building, 5835 S Sossaman Road, Mesa, Arizona.

10. Adjournment.

The meeting adjourned at 9:29 a.m.

Dated this 16th day of July, 2019.



Maria E. Gonzalez, Clerk of the Board