



**MINUTES OF PUBLIC MEETING OF THE
PHOENIX-MESA GATEWAY AIRPORT AUTHORITY
BOARD OF DIRECTORS | September 19, 2023**

A public meeting of the Phoenix-Mesa Gateway Airport Authority (PMGAA, Authority) was convened on Tuesday, September 19, 2023, 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 Chip Wilson, Apache Junction
Lt. Governor Monica Antone, Gila River Indian
Community*
Mayor Julia Wheatley, Queen Creek
Councilmember Scott Somers, Mesa
Mayor Brigitte Peterson, Gilbert
Councilmember Jim Waring, Phoenix*

Airport Staff Present

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

** Neither present nor represented*

1. Call to Order at 9:32 a.m. (Mayor Wilson, Chair)

2. Roll Call

3. Pledge of Allegiance

4. Call to the Public

There were no public comments.

5. 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.

- 2024 Fiscal Year-to-Date (FYTD) Net Operating Income is \$780,361.
- 2023 Fiscal Year net operating income is \$3,892,294.
- Gateway Airport reported record-setting passenger activity in FY23 with 1,917,911 total passengers using the Airport during the 12-month period. The Airport welcomed 148,405 commercial passengers during July 2023.
- Allegiant Air has announced Portland, Oregon as a new nonstop destination from Gateway Airport. Service will begin in November 2023.
- Sun Country Airlines has announced they are returning in October with nonstop Minneapolis service.
- DSV Air and Sea is a global transport and logistics company. DSV's B-747 scheduled international air cargo service began in August with weekly service arriving from Europe.
- A ribbon-cutting event is planned for February 20, 2024 for Gateway Airport's 5-gate, 30,000 sq. ft. commercial passenger terminal addition. The project is expected to be complete in January 2024. Operations will begin after the ribbon-cutting event.

- Gateway Tomorrow East Side Terminal Planning Study held its 2nd study advisory committee meeting. This meeting determined options and layouts for one-level and two-level roadway alternatives.
- The existing Airport entry monument located at the intersection of Sossaman Road and Ray Road will be removed and a new Airport entrance monument will be constructed that better reflects the character of the Airport.

6. Consent Agenda

- a) **Minutes** of the Board Meeting held on **July 18, 2023**.
- b) **Resolution No. 23-45** – Authorizing an Automated Teller Machine (ATM) Services Terminal Concession Lease Agreement with **BaumTech, LLC (BaumTech)** for ATM services at two (2) Airport Terminal Locations which include Baggage Claim and Gate 5. The Agreement term is three (3) years, commencing on December 1, 2023, with one (1) two (2)-year extension option.
- c) **Resolution No. 23-46** – Authorizing a Vending Services Terminal Concession Lease Agreement with **Compass Group USA, Inc.**, by and through its Canteen Division (Compass) for vending services located within Airport facilities that include the Charles L. Williams Passenger Terminal, Airport Administration Building, Gateway Aviation Services, and the Facilities Maintenance Building. The Agreement term is three (3) years, commencing on December 1, 2023, with one (1) two (2)-year extension option.
- d) **Resolution No. 23-47** – Authorizing the purchase of two vehicles from **San Tan Auto Partners, LLC, dba San Tan Ford (San Tan Ford)**, in an amount not to exceed \$52,827.69.
- e) **Resolution No. 23-48** – Authorizing the procurement of Video Management Software (VMS) and licensing from **Convergint Technologies (Convergint)** in an amount not to exceed \$79,020.01.
- f) **Resolution No. 23-49** – Authorizing the purchase of two Americans with Disabilities Act (ADA) Passenger Boarding Ramps from **Timberline GSE, Inc. (Timberline)** in an amount not to exceed \$181,838.90.
- g) **Resolution No. 23-50** – Authorizing a Contract with **Jim Brown & Sons Roofing Co., Inc. dba JBS Roofing (JBS Roofing)** for Roofing Repair Services for PMGAA facilities, in an amount not to exceed \$75,000 under CIP1269.

Mayor Brigitte Peterson moved to approve the Consent Agenda.
Mayor Julia Wheatley seconded the motion.
The motion was carried unanimously.

Consideration and Approval of:

8. **Resolution No. 23-51** Authorizing (i) the recording of the Declaration of Covenants, Conditions and Restrictions for Gateway East (“CC&Rs”); (ii) the Development Lease with **Boyer Gateway East Mesa Building 1, L.C.** for 16.95 acres located within the Gateway East master development project and identified as Lot 210. The lease term is SIXTY-FIVE (65) years commencing on October 1, 2023; and (iii) the First Adjustment Amendment to the Master Lease with **Boyer Gateway East, L.C.**

**Councilmember Scott Somers moved to approve Resolution No. 23-51.
Mayor Julia Wheatley seconded the motion.
The motion was carried unanimously.**

9. Board Member Comments/Announcements.


None.

10. Next Meeting: Tuesday, October 17, 2023 at 9:00 a.m. in the Board Room (Saguaro A&B) of the Gateway Administration Building, 5835 S Sossaman Road, Mesa, Arizona. Members of the Phoenix-Mesa Gateway Airport Authority may attend either in person or by audioconference.

11. Adjournment.

The meeting adjourned at 9:50 a.m.

Dated this 17th day of October 2023.



Misty Johnson, Clerk of the Board