



# AIRPORTS ADVISORY COMMITTEE

## Meeting Notice and Agenda

Wednesday, November 13, 2024, at 3:00 p.m.  
Location: Terminal Montgomery – Gibbs Executive Airport  
3750 John J. Montgomery Drive, San Diego, CA 92123

**Chair:** Tom Reid | **Vice Chair:** Chuck McGill

**Committee Members:** David Gordon, Ron Lee, Richard Martindell, Richard Ram, James Aldrich, Gary List, Jason Ponchetti, Chase Michael Franzen, Donald Chick, and non-voting member Joel Ryan.

**Committee Liaison:** Jorge Rubio, A.A.E.

### **Public Participation Instructions:**

Members of the public may participate and provide comment in person, via telephone, the virtual platform, using the [webform](#) or e-mail submission as follows:

### **In Person Testimony:**

If you wish to address the Committee on an item on today's agenda, please complete and submit a speaker form before the Committee hears the agenda item. You will be called at the time the item is heard.

If you wish to address the Committee during non-agenda public comment, please complete and submit a speaker form. However, California's open meeting laws do not permit the Committee to discuss or take any action on the matter at today's meeting. At its discretion, the Committee may add the item to a future meeting agenda or refer the matter to staff or committee. Individuals' comments are limited to three minutes per speaker. At the discretion of the Chair, if a large number of people wish to speak on the same item, comments may be limited to a set period of time per item.

### **Joining the Webinar and Offering Phone-in Testimony**

The Airports Advisory Committee meetings will continue to offer the public a virtual participation option using the Zoom Webinar platform. Members of the public can offer public comment on agenda items or during Non-Agenda Public Comment by accessing the meeting online using a desktop computer, laptop, tablet, or Smartphone, or by calling into the meeting using a Smartphone, cellular phone, or land line.

**The link to join the Meeting Webinar by computer, tablet, or Smartphone is:**

<https://sandiego.zoomgov.com/j/1617164550>

**To join by telephone:**

Dial 833 568 8864

When prompted, input **Webinar ID:** 161 716 4550

**How to Speak to A Particular Item or During Non-Agenda Public Comment Via Virtual Platform:**

When the Chair introduces the item you would like to comment on (or indicates it is time for Non-Agenda Public Comment), raise your hand by either tapping the "Raise Your Hand" button on your computer, tablet, or Smartphone, or by dialing \*9 on your phone. You will be taken in the order in which you raised your hand. You may only speak once on a particular item.

When the Committee Liaison indicates it is your turn to speak, unmute your phone by tapping the Unmute button on your computer, tablet or Smartphone, or dial \*6 on your phone.

If you are speaking on Non-Agenda Public Comment, please note that California's open meeting laws do not permit the Committee to discuss or take any action on the matter at today's meeting. At its discretion, the Committee may add the item to a future meeting agenda or refer the matter to staff, Subcommittee, or Ad-Hoc Committee. Individuals' comments are limited to three minutes per speaker. At the discretion of the Chair, if a large number of people wish to speak on the same item, comments may be limited to a set period of time per item.

**Written Comment through Webform:**

**Comment on Agenda Items** may be submitted using the [webform](#) indicating the agenda item number for which you wish to submit your comment. Comments received by the start of the meeting will be distributed to the Committee Members and posted online with the meeting materials. All webform comments are limited to 200 words. Comments received after the start of the meeting but before the item is called will be submitted into the written record for the relevant item.

## **REQUESTS FOR ACCESSIBILITY MODIFICATIONS OR ACCOMMODATIONS**

This information will be made available in alternative formats upon request, as required by the Americans with Disabilities Act (ADA), by contacting Giancarlo Vargas at 858-573-1405 or [giancarlo@sanidiego.gov](mailto:giancarlo@sanidiego.gov). Requests for disability-related modifications or accommodations required to facilitate meeting participation, including requests for alternatives to observing meetings and offering public comment as noted above, may be made by contacting Giancarlo Vargas at 858-573-1405 or [giancarlo@sanidiego.gov](mailto:giancarlo@sanidiego.gov). Requests for disability-related modifications or accommodations required to facilitate meeting participation, including requests for auxiliary aids, services, or interpreters, require different lead times, ranging from five business days to two weeks. Please keep this in mind and provide as much advance notice as possible in order to ensure availability. The City is committed to resolving accessibility requests swiftly in order to maximize accessibility.

- 1. CALL TO ORDER and PLEDGE OF ALLEGIANCE**
- 2. ROLL CALL**
- 3. NON-AGENDA PUBLIC COMMENT**
- 4. APPROVAL OF MINUTES**
  - A. October 15, 2024
- 5. UNFINISHED BUSINESS – None**
- 6. NEW BUSINESS**
  - A. Approval of the Airports Advisory Committee 2025 Regular Meeting Calendar
- 7. INFORMATIONAL ITEMS**
  - A. Presentation on the Gate Maintenance Program at Montgomery-Gibbs Executive Airport
  - B. Staff Reports
  - C. Montgomery – Gibb Executive Airport Air Traffic Control Tower Report
  - D. Other Reports
    - Monthly Airport Operations Reports – October 2024
    - Monthly Noise Management Report – October 2024
    - Airports’ Projects Status Report – November 2024
- 8. COMMITTEE COMMENTS**
- 9. ADJOURNMENT**

**CITY OF SAN DIEGO**  
**AIRPORTS ADVISORY COMMITTEE**  
**DRAFT MINUTES**  
**Special Meeting of October 15, 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 3:18 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
Vice-Chair Chuck McGill Montgomery Gibbs Aviation User Group	Joel Ryan* FAA Air Traffic Control Tower
Donald Chick Tierrasanta Representative	Richard Ram Serra Mesa Community
David Gordon (Virtually)** Special Expertise	Rich Martindell Special Expertise
Gary List Brown Field Aviation User Group	
Ron Lee Brown Field Aviation User Group	
Chase Michael Franzen Kearny Mesa Representative	

\*Mr. Ryan is the non-voting member representing the FAA Control Tower at Montgomery-Gibbs Executive Airport (MYF).

\*\*David Gordon attended the meeting virtually, with Committee members approving his remote participation, due to emergency circumstances. He was delayed at another airfield, preventing in-person attendance.

**STAFF PRESENT:**

Jorge Rubio, David Reed, Debbie Shauger, Charles Broadbent, Frank Santana, Jennifer Bearse, Rodel Riego, Giancarlo Vargas, and Hannah Sax.

**3. NON-AGENDA PUBLIC COMMENT**

None

**4. APPROVAL OF MINUTES**

Mr. Lee made a motion to approve minutes as written. Mr. List seconded the motion. Vice-Chair

McGill and Mr. Franzen abstained. Motion passed.

**5. UNFINISHED BUSINESS**

None

**6. NEW BUSINESS**

- A.** First Amendment a Leasehold Development Agreement and Second Amendments to 59 Ground Lease/ Right of Entry License Agreements relating to a total of 331 acres of City-owned real property at Brown Field Municipal Airport with San Diego Airpark, LLC, which correspond to 207.56 acres of the property.

Mr. Lee made a motion to approve the recommendation. Mr. Franzen seconded. Mr. Gordon abstained. Motion passed.

- B.** Nine (9)-Year Flat Rate Ground Lease with Sorbi Aircraft Maintenance, Inc. covering an aircraft hangar of approximately 8,746 square feet and 25,420 square feet of land at Montgomery-Gibbs Executive Airport, at 3873 Kearny Villa Road, Bldg. 119, San Diego, CA 92123.

Mr. List made a motion to recommend that staff execute the Nine (9)- Year Flat Rate Ground Lease. Mr. Lee seconded the motion. Motion passed unanimously.

**7. Discussion**

- A.** Discussion Regarding the Proposed Fiscal Year 2026 Airports User Fees for Montgomery - Gibbs Executive Airport and Brown Field Municipal Airport.

A discussion took place where members of the Committee asked questions about the proposed user fees.

There was a public comment after the discussion.

**8. INFORMATIONAL ITEMS**

- A.** Staff Reports  
Informational items were provided in the agenda packet and no other items were presented.

Mr. Gordon expressed concerns regarding gate failures. Staff will follow up on these concerns at the November meeting.

- B.** Montgomery-Gibbs Executive Airport Air Traffic Control Tower Report  
N/A

- C.** Other Reports  
Mr. Schwartz commented that Air Traffic Controllers at Brown Field received praise from a pilot for their help and professionalism.

**9. COMMITTEE COMMENTS**

None

**10. ADJOURNMENT**

The meeting adjourned at 4:22 p.m. Next meeting will be November 13, 2024.

Respectfully submitted,

Giancarlo Vargas  
Administrative Aide 1

DRAFT

# **AIRPORTS ADVISORY COMMITTEE 2025 REGULAR MEETING CALENDAR**

**Second Wednesday of each month at 3:00 PM, except August, and  
December.**

- 1. January 8, 2025**
- 2. February 12, 2025**
- 3. March 12, 2025**
- 4. April 9, 2025**
- 5. May 14, 2025**
- 6. June 11, 2025**
- 7. July 9, 2025**
- 8. August (Recess)**
- 9. September 10, 2025**
- 10. October 8, 2025**
- 11. November 12, 2025**
- 12. December (Recess)**

**\*The location of each meeting will be announced in advance and in accordance  
with the Brown Act.**

# Monthly Airport Operations Report

## October 2024



### MONTGOMERY-GIBBS EXECUTIVE AIRPORT

Flight Operations (Month)	Oct-24	Oct-23	% Diff
	35,018	32,821	6.7%

Based A/C	418
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Flight Operations (CY)	2024 YTD	2023 YTD	% Diff
	321,965	267,514	20.4%

Flight Operations (FY)	FY25 YTD	FY24 YTD	% Diff
	137,100	120,295	14.0%

Operations Office Revenue	FY25 YTD	FY24 YTD	% Diff
Landing Fees	\$11,260.68	\$4,205.21	167.8%
Transient A/C Parking	\$7,403.00	\$3,122.00	137.1%
Monthly A/C Parking	\$141,494.38	\$154,864.52	-8.6%
Vehicle Parking	\$478.00	\$249.00	92.0%
Conference Room*	\$820.00	\$1,060.00	-22.6%
Other	\$2,777.96	\$1,258.98	120.7%
<b>Total</b>	<b>\$164,234.02</b>	<b>\$164,759.71</b>	<b>-0.3%</b>

Total Operations 10-Year History	
2023	321,830
2022	307,188
2021	292,805
2020	276,208
2019	253,090
2018	226,588
2017	207,103
2016	200,676
2015	216,295
2014	215,114

### BROWN FIELD MUNICIPAL AIRPORT

Flight Operations (Month)	Oct-24	Oct-23	% Diff
	9,025	8,996	0.3%

Based A/C	157
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Flight Operations (CY)	2024 YTD	2023 YTD	% Diff
	79,004	78,546	0.6%

Flight Operations (FY)	FY25 YTD	FY24 YTD	% Diff
	33,673	32,689	3.0%

Operations Office Revenue	FY25 YTD	FY24 YTD	% Diff
Landing Fees	\$31,139.00	\$15,787.00	97.2%
Transient A/C Parking	\$3,826.00	\$2,418.00	58.2%
Vehicle Parking	\$19,464.00	\$14,471.00	34.5%
Other	\$0.00	\$0.00	0.0%
<b>Total</b>	<b>\$54,429.00</b>	<b>\$32,676.00</b>	<b>66.6%</b>

Total Operations 10-Year History	
2023	92,255
2022	94,925
2021	106,001
2020	100,462
2019	86,358
2018	78,916
2017	77,355
2016	86,027
2015	93,529
2014	90,266





# Economic Development Department

## Monthly Noise Management Report- October 2024

### Montgomery Gibbs Executive Airport

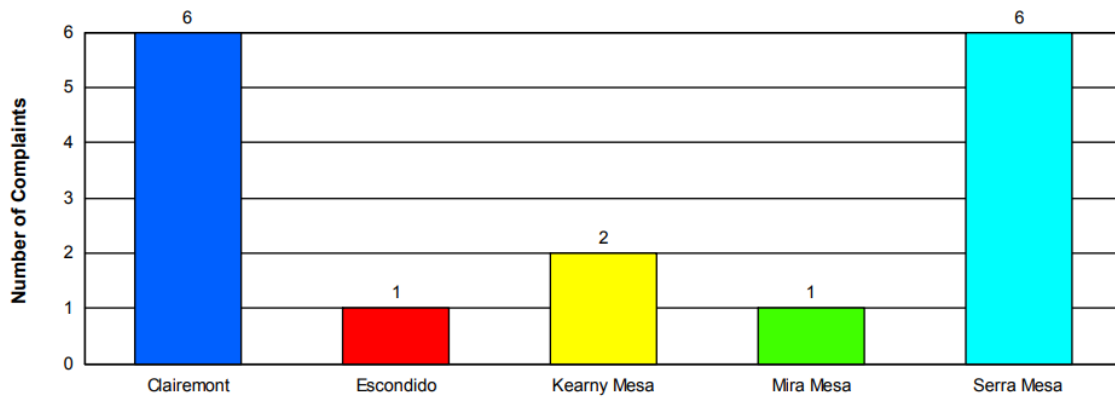
Noise Abatement Violations\*

Day: 0

Night:0

Total of Fine Amount for the Month: \$0

### Community Complaint Totals



Total Number of Complaints: 16

### Community Complaint Details

Community	Number of Complainants	Number of Complaints	YTD Total Complaints
Clairemont	6	6	115
Escondido	1	1	1
Kearny Mesa	1	2	12
Mira Mesa	1	1	1
Serra Mesa	2	6	31
<b>Totals:</b>	<b>11</b>	<b>16</b>	<b>160</b>

\*Noise Abatement Violations only apply to Montgomery Gibbs Executive Airport as the City ordinance/policy was passed and put into place prior to the Airport Noise and Capacity Act of 1990



# Economic Development Department

## Monthly Noise Management Report- October 2024

### Brown Field Municipal Airport

#### Community Complaint Totals



Total Number of Complaints: 1

#### Community Complaint Details

Community	Number of Complainants	Number of Complaints	YTD Total Complaints
Otay Mesa	1	1	56
<b>Totals:</b>	<b>1</b>	<b>1</b>	<b>56</b>

\*Noise Abatement Violations only apply to Montgomery Gibbs Executive Airport as the City ordinance/policy was passed and put into place prior to the Airport Noise and Capacity Act of 1990

## Projects Progress Update

November 2024

### **Montgomery-Gibbs Executive Airport (MYF)**

- Unleaded Aviation Fuel Bowser
  - In service Effective November 1, 2024
- Airports Master Plans
  - Weekly Meetings with C&S and City Planning Department to streamline EIR updates.
- MYF Terminal Parking Lot East Rehabilitation
  - 100% Design received; construction expected to begin May 2025
- Spiders Lot Pavement Rehabilitation
  - 100% Design received.
- MYF Terminal Apron Rehabilitation
  - Rescoping project boundaries.
- MYF Mid-Port Pavement Repairs
  - Working with Engineering and Capital Projects Department is processing task order and Mayoral Action in order to begin work, targeting early December to begin construction
- MYF Retail Center Parking Lot
  - Paving and Temporary Markings: Tuesday December 3, 2024, and Wednesday December 4, 2024
  - Permanent Seal & Stripe: Monday December 23, 2024
- Air Center MYF (Corporate Helicopters)
  - Waiting of Tenant to complete FAA Environmental Requirements

### **Brown Field Airport (SDM)**

- Taxiway Golf, Taxiway Bravo Rehab, Taxiway Charlie (G1) Rehab Realign, Pavement Removal Project
  - FAA Reviewing 60% Design 10-17-24
- Airport Terminal Roof Replacement
  - Project kick off meeting held 9-16-2024
  - Currently in project setup phase with Engineering and Capital Projects Department Quick Build team
- San Diego Airpark Project
  - Work is continuing to establish of the Mitigation Lands
  - Construction Activities on Phase 1 continue
  - City getting Phase 2 properties ready for providing to Tenant
- Access Control System
  - Working with City and FAA on procurement
- Customs and Border Protection General Aviation Inspections Facility



**Economic Development Department  
Airports Division**

- Proposed New Facility would be within new FBO building terminal