




**City of Santa Barbara**  
Airport Department

Meeting: 09/21/22  
Agenda Item No. 09

**DATE:** September 21, 2022  
**TO:** Airport Commission  
**FROM:**  Brian D'Amour, Interim Airport Director  
**SUBJECT:** Atlantic Aviation First Amendment to Lease Agreement

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**RECOMMENDATION:**

That the Airport Commission approve and authorize the Airport Director to execute a First Amendment to Lease Agreement No. 28,008 with Mercury Air Center-Santa Barbara Inc. DBA Atlantic Aviation, a California Corporation, in order to increase and redefine the leasehold area where aircraft may be parked on the ramp.

**DISCUSSION:**

The City of Santa Barbara and Atlantic Aviation are parties to a lease for operation of a Fixed Base Operator Business at the Santa Barbara Municipal Airport that has a Term Commencement Date of January 1, 2022 for all property and improvements thereon including exclusive use of ramp space. Rent Commencement Date shall be the date at which Atlantic Aviation received their Certificate of Occupancy for their new terminal and office area at 1503 Cecil Cook Place which should be around November 1, 2022.

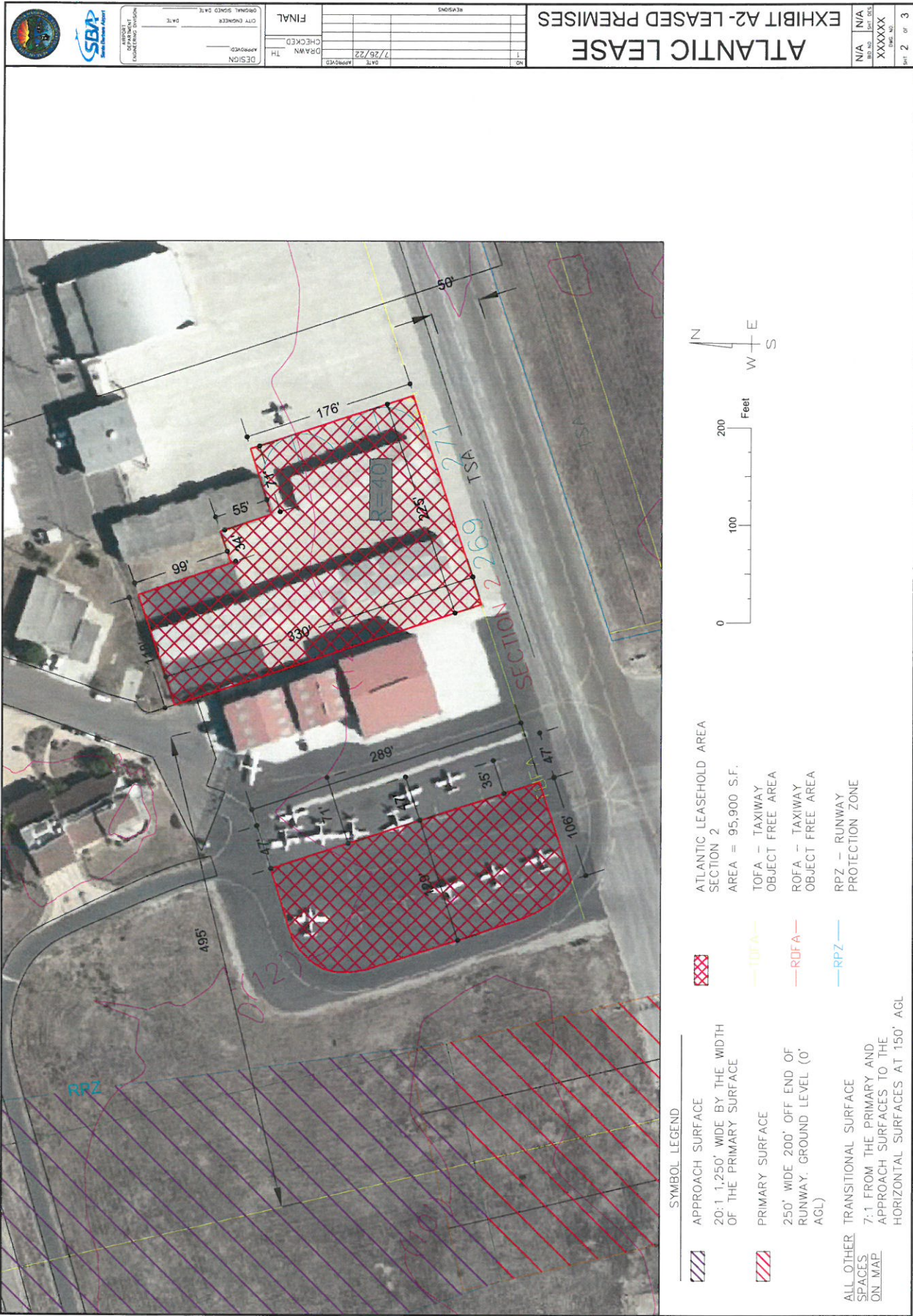
The parties to the Lease Agreement agreed for the need to more specifically define the leasehold ramp area to accommodate a request by Atlantic Aviation to increase available ramp area usage. As a result, the Leased Premises for the General Area was increased from 446,502 square feet to 453,790 square feet for an additional 7,288 square feet of ramp space.

The rental rate is a blended rate of \$1.04 per square foot per year of land area so the new Leased Premises General Area of 453,790 square feet adjusts the annual rent to \$471,946. Rent shall be adjusted annually at the rate of 5%.

**PREPARED BY:** Airport Properties Division







# ATLANTIC LEASE EXHIBIT A2-LEASED PREMISES

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Small Business Administration  
U.S. Department of Commerce

APPROVED FOR THE AIRPORT  
AUTHORITY

DATE

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BID NO.	051
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SHEET 2	OF 3



