



# City Council Report

**Date:** April 6, 2015  
**To:** City Council  
**Through:** Natalie N. Lewis, Assistant to the City Manager  
**From:** Corinne Nystrom, Airport Director  
**Subject:** Falcon Field Airport – Federal Aviation Administration Land Lease and Operation Agreement for Airport Traffic Control Tower  
City Council District No. 5

## Strategic Initiatives



## Purpose and Recommendation

The purpose of this report is to recommend that the City Council adopt the attached Resolution, which authorizes the City Manager, or his designated representative, to enter into a Land Lease and Operation Agreement for Airport Traffic Control Tower with the Federal Aviation Administration (FAA) for Falcon Field Airport.

## Background

The FAA has been operating an air traffic control tower at Falcon Field Airport since the early 1980's. A lease agreement and operation agreement have been in effect the entire time between the FAA and the City for the property on which the tower is located.

The FAA desires to install an eight (8) foot security fence to restrict access to the tower by unauthorized individuals. This will require an increase to the current lease parcel area. The FAA is requesting a new 20 year land lease with the City which will incorporate the new lease parcel square footage. As part of the Land Lease, the FAA is also requesting that the City enter into a new Operation Agreement for the Airport Traffic Control Tower. As a condition of receiving federal grants for airport capital improvement projects, the City is required to furnish land for the air traffic control tower facility at no cost to the federal government.

## Discussion

By entering into a new Land Lease and Operating Agreement with the FAA for the Airport Traffic Control Tower, the City will help facilitate security measures that the

FAA deems to be necessary for the tower and FAA personnel. FAA air traffic control operations are an important asset at Falcon Field and play a major role in helping to ensure safe aircraft operations at the airport and within the Falcon Field air space located over Mesa.

### **Community Impact**

There is no anticipated impact to the neighboring community from either the Land Lease or Operating Agreement. The FAA has absolute control over all the air space in Mesa. However, the Lease and Operating Agreement address only the land, facilities, and equipment located on the airport.

### **Alternatives**

The first alternative is to decline the new Land Lease and Operating Agreement with the FAA. In this case, the FAA would be unable to secure their facility, as designed, and the current Land Lease and Operating Agreement would continue in effect. The second, and recommended, alternative is to accept and approve the Resolution and authorize the City Manager, or his designated representative, to execute the new Land Lease and Operating Agreement for Airport Traffic Control Tower.

### **Fiscal Impact**

Since the current and proposed new leases are executed with the federal government, there is no rental revenue collected from them, and, as such, there is no fiscal impact to entering into the Land Lease and Operating Agreement for Airport Traffic Control Tower.