



# Board of Directors Meeting Agenda

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*AV EDGE drives economic growth and retention across the Antelope Valley region through collaboration, advocacy, and business engagement.*

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|--|---|
| <input type="checkbox"/> Suzy Ghazarossian – President             | <input type="checkbox"/> Ryan Duke            |
| <input type="checkbox"/> Art Minasyan – Vice President (via phone) | <input type="checkbox"/> Rob Duchow           |
| <input type="checkbox"/> Dianne Knippel – Secretary                | <input type="checkbox"/> Matthew Gaines       |
| <input type="checkbox"/> Ben Gocke – Treasurer                     | <input type="checkbox"/> Mary Beth Garrison   |
| <input type="checkbox"/> Martin Tompkins – Past President          | <input type="checkbox"/> Mark Hemstreet       |
| <input type="checkbox"/> Mark Bozgian – Director at Large          | <input type="checkbox"/> Kathy MacLaren-Gomez |
| <input type="checkbox"/> Theresa Howard – Director at Large        | <input type="checkbox"/> Regina Rossall       |
| <input type="checkbox"/> Megan Taggart – EC Member                 | <input type="checkbox"/> Michelle Royal       |
| <input type="checkbox"/> Sydney Yeseta – EC Member                 | <input type="checkbox"/> Karen Sanders        |
| <input type="checkbox"/> Monica Banken                             | <input type="checkbox"/> David Smith          |
| <input type="checkbox"/> Bob Bowman                                | <input type="checkbox"/> Seffi Toneman        |
| <input type="checkbox"/> Ashley Cortes                             | <input type="checkbox"/> Jennifer Zellet      |
| <input type="checkbox"/> Steven Derryberry                         |   |

## **Staff Roll Call**

- Drew Mercy – Executive Director
- Eric Gamez
- Leidy Villarreal

Date: Tuesday, April 21, 2026

Time: 8:30 a.m.

- 1. Call to Order**
- 2. Approval of Minutes**
- 3. Presentations**
- 4. Reports**
  - President's Report
  - Vice President's Report



- Treasurer's Report (including review of financials)

Executive Director's Report: Projects & MOU Deliverables for December

Type	MOU Description	Status/Notes
MOU	<b>1. Lead Generation</b>	Two strong leads have come in since our last meeting  1. Commercial developer with history in the AV, Tom Lenny. He attended SBS and introduced him to Palmdale and Lancaster. Defense company looking for manufacturing space. We have scheduled a meeting for this week.
MOU	<b>2. Commercial &amp; Industrial Vacancy Listings</b>	<ul style="list-style-type: none"> <li>• <b>AV EDGE Region</b> <ul style="list-style-type: none"> <li>• Active: 320</li> <li>• New: 13</li> <li>• Off Market: 26</li> </ul> </li> <li>• <b>Lancaster</b> <ul style="list-style-type: none"> <li>• Active: 99</li> <li>• New: 4</li> <li>• Off Market: 6</li> </ul> </li> <li>• <b>Palmdale</b> <ul style="list-style-type: none"> <li>• Active: 88</li> <li>• New: 4</li> <li>• Off Market: 2</li> </ul> </li> </ul>
MOU	<b>3. Economic Development Forums</b>	Spring Business Summit held 3/19. We are developing our post-summit report and feedback. We have set the Fall Forum for 10/29 at the Palmdale Playhouse, and the Committee is developing the program. We are discussing big changes for 2027.
MOU	<b>4. Broker Site Events</b>	Discussed planning, goals and program with city staff.



MOU	<b>5. Annual Economic Roundtable Report</b>	Published 3/19.
MOU	<b>6. Broker Newsletter</b>	Issued 1/30/2026 on schedule. Next issue is July 2026.
MOU	<b>7. Business Attraction Task Force (BATF)</b>	Meeting scheduled for later this month.
MOU	<b>8. Conferences (Industrial/Real Estate)</b>	Will be traveling to Littlerock, AR for the IAMC National Forum next week, 4/19-22.
MOU	<b>9. Marketing &amp; Publications</b>	No new materials this month.
MOU	<b>10. Governance Representation</b>	Lancaster: Sydney Yeseta Palmdale: Zach Glynn
MOU	<b>11. Labor Market Study</b>	Publication Date: Spring 2027 Next Action: Seek economics firm, October 2026
MOU	<b>12. City Meeting Participation</b>	Next scheduled: 4/28/2026: Council Members Elected on 4/14 will take office.
MOU	<b>13. Industry Deep Dives</b>	Healthcare Deep Dive held on 4/2. We received very positive feedback and are finalizing our report out and assigned tasks.
MOU	<b>14. Regional Film Industry Engagement</b>	Planned for May. Held our first planning meeting, have identified several topics and invitees. In process of scheduling.
MOU	<b>15. Startup &amp; Small Business Support</b>	No changes this month.



MOU	<b>16. Workforce Development</b>	<p>Several Workforce matters discussed at Healthcare Deep Dive that will be addressed.</p> <p>AVC and AVUHSD are both circulating needs assessments required for grant funding. We are assisting in distribution. Please help by responding and sharing.</p>
MOU	<b>17. Transportation Advocacy</b>	Met with Metro's new north county regional liaison, Rosalba Gonzalez. We discussed importance of CTTE, and our advocacy to return focus to that project.
MOU	<b>18. Summary / Key Wins This Month</b>	Published RTR, held SBS and our first Industry Deep Dive on Health Care.
MOU	<b>19. Challenges / Needs from MOU Partners</b>	Community Calendar is lagging. We have had trouble getting through the process to connect Lancaster. We're moving ahead reaching out to the Chambers and GAVAR.
MOU	<b>20. Community Calendar</b>	We are in process of connecting the two large Chambers. Need Lancaster's connection.
Project	<b>21. Infrastructure Fund</b>	Awaiting more information
Project	<b>22. MARRC Fund</b>	Grant application has been submitted.
Project	<b>23. Chamber Coordination</b>	We are waiting to hear back from the Chamber on when they're ready to meet with Kathy MacLaren-Gomez, Regina Rossall and Sydney Yeseta to begin discussions.
Event	<b>24. Installation</b>	Rescheduled to June 18, 2026 to avoid Chamber of Commerce conflict.
Event	<b>25. Aerospace Conference</b>	Speaking on a panel with Dr. David Smith and Justin Salters from Griffiss Institute on aerospace and the economy.



## 5. Committee Reports

- Healthcare – Chair Ben Gocke. EC Liaison: Mark Bozigian, BoD liaison: Sydney Yeseta
- Aerospace – Chair Dr. David Smith. EC Liaison Dianne Knippel, BoD liaison: Michelle Royal
- Workforce Development & Education – Co-Chairs Teresa Howard, Van Rider, EC: Liaison Suzy Ghazarossian, BoD liaison: Kathy MacLaren Gomez, Gina Rossall
- Legislative – Chair Mark Hemstreet. EC Liaison: Ben Gocke, BoD liaison: Ashley Cortes, Steven Derryberry
  - SB 1359 (Stern) – Limits on natural gas investment. Recommend Oppose
  - AB 2694 (Alvarez) - Expand ability of community colleges to offer baccalaureate degrees. Recommend Support
- Infrastructure/Transportation – Chair Matt Gaines. EC Liaison Martin Tompkins
- Developer-Agency Working Group (Drew Mercy)
- Spring Business Summit / Fall Forum (Drew Mercy)
- Nominating Committee (Drew Mercy): Nominees for 2026-2029 Term
  - Ben Gocke (Palmdale Regional Medical Center) – Inc.
  - Martin Tompkins (AV Transit Authority) – Inc.
  - Mark Bozigian (Bayshore Consulting) – Inc.
  - Regina Rossall (Westside Union School District) – Inc.
  - Bob Bowman (Lockheed-Martin) – Inc.
  - Steven Derryberry (Derryberry Law) – Inc.
  - Ricky Jeffords (Mission Bank) – New
  - Jared Yoshiki (Northrop Grumman) - New

## 6. Old Business

### **SG: WE HAVE SOME OLD BUSINESS ITEMS DREW WILL DISCUSS**

- A. LookUP Contract and Partnership Program
- B. Rebranding
- C. Event support

## 7. New Business

### **SG: DO WE HAVE ANY NEW BUSINESS?**



## 8. Action Items & Deadlines Tracking

- Review of Open Action Items:

Action Item Description	Person Assigned	Due Date	Status/Notes
Chamber Discussions	Drew	Ongoing	Awaiting the Chamber to be ready to meet.
Nominations for 2026-2029 BOD Terms	Drew	Reporting today	
Aerospace Deep Dive	Drew/Aerospace Committee	7/8/2026 10:00 a.m. to 12:00 p.m.	Planning agenda and seeking participants
Film Industry Roundtable	Drew		Set Date, Agenda, Participants

**SG: DO WE HAVE ANY ANNOUNCEMENTS?**

## 9. Announcements

- Open floor for announcements

**SG: WE HAVE NO CLOSED SESSION TODAY, SO IF THERE ARE NO OBJECTIONS WE WILL ADJOURN.**

## 10. Closed Session

- No closed session scheduled for today



## 11. Adjournment

- Adjourn the meeting if there are no objections

## Dates to Remember

- **Spring Business Summit: March 19, 2026, 7:00 a.m. – 1:00 p.m.**
- Executive Committee Meeting: Second Tuesday, monthly, 7:30 a.m.
- Board of Directors Meeting: Third Tuesday, monthly, 7:30 a.m.
- Joint Legislative Committee Meeting: Second Monday, monthly, 3:00 p.m.
- Transportation & Infrastructure Committee: Fourth Thursday, monthly, 7:30 a.m.
- Healthcare Committee: First Thursday, every other month, 8:30 a.m. (Next: May 7, 2026)
- Aerospace Meeting: Second Thursday, every other month, even months, 10:00 a.m. (Next: April 9, 2026)
- Workforce Development & Education Committee: Second Thursday, every other month, odd months, 10:00 a.m. (Next: May 14<sup>th</sup>, 2026)
- Installation Dinner – Thursday, June 18, 2026, 5:30 p.m. to 8:00 p.m.