



Board of Directors Meeting Minutes

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

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

Staff Roll Call

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

Date: Tuesday, March 17, 2026

Time: 8:30 a.m.



1. **Call to Order** - in person 8:35 a.m.
2. **Approval of Minutes** - Martin motioned, Kathy seconded; approved at presented.
3. **Presentations** - None
4. **Reports**
 - President's Report - no report
 - Vice President's Report - no report
 - Treasurer's Report (including review of financials) - Leidy presented the financial reports. Overall, Financials are on track to plan. Outstanding invoices are still be worked.
 - Executive Director's Report: Projects & MOU Deliverables (updates shown in red)

| Type | MOU Description | Status/Notes |
|------|---|--|
| MOU | 1. Lead Generation | <p>Lead Generation has picked up. We have three leads for SNFs from the Healthcare/BATF efforts.</p> <p>Continue to pursue aerospace lead for Plant 42 site.</p> <p>Hydrogen company lead in communications with Lancaster, introduced to Palmdale for potential fueling station</p> |
| MOU | 2. Commercial & Industrial Vacancy Listings | <p>AV EDGE Region</p> <ul style="list-style-type: none"> • Active: 341 • New: 25 • Off Market: 23 <p>Lancaster</p> <p>Active: 101 New: 6 Off Market: 11</p> <p>Palmdale</p> <p>Active: 87 New: 5 Off Market: 4</p> |



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| MOU | 3. Economic Development Forums | Spring Business Summit 3/19 is on track. We are working on final execution to ensure smooth program. We do need volunteers from the Board of Directors to help with welcoming and setup if anyone is available. |
| MOU | 4. Broker Site Events | N/A |
| MOU | 5. Annual Economic Roundtable Report | Completed 3/17/26 |
| MOU | 6. Broker Newsletter | Issued 1/30/2026 on schedule. Next issue is July 2026. |
| MOU | 7. Business Attraction Task Force (BATF) | In process scheduling our next meeting. We've developed several SNF leads and continue to focus on SNF and youth oriented recreational activities. |
| MOU | 8. Conferences (Industrial/Real Estate) | Attended LA Business Journal's "Valley Market Outlook" and Inland Empire Commercial Real Estate Conference. |
| MOU | 9. Marketing & Publications | No new materials this month. |
| MOU | 10. Governance Representation | Lancaster: Sydney Yeseta Palmdale: Megan Taggart |
| MOU | 11. Labor Market Study | Publication Date: Spring 2027 Next Action: Seek economics firm, October 2026 |
| MOU | 12. City Meeting Participation | Lancaster has requested support for upcoming hydrogen activities at CC, dates TBD. Spoke during public comment at Palmdale |



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| | | CC on 2/18/26. Scheduled for presentation on 4/6/26 |
| MOU | 13. Industry Deep Dives | Healthcare Deep Dive scheduled for 4/2/2026 at PRMC. Had our first planning meeting to narrow topics. Securing panelists/guests. |
| MOU | 14. Regional Film Industry Engagement | Planned for May. Held our first planning meeting, have identified several topics and invitees. In process of scheduling. |
| MOU | 15. Startup & Small Business Support | We have made several updates to our Small Business Support page on our website. |
| MOU | 16. Workforce Development | Scheduling meeting with Boys and Girls Club and BIA for Jr. Builder Program. Held first planning meeting for AI Task Force Meeting. |
| MOU | 17. Transportation Advocacy | Meeting with LA Metro this week on several topics including Center for Transportation Technology Excellence. |
| MOU | 18. Summary / Key Wins This Month | Significant progress to deliver RTR and SBS this month and Industry Deep Dives, Film Roundtable, and lead generation. |
| MOU | 19. Challenges / Needs from MOU Partners | Providing input and guidance for industry roundtables and deep dives. We do need Lancaster assistance to connect Community Calendar. |
| MOU | 20. Community Calendar | We are in process of connecting the two large Chambers. Need Lancaster's connection. |
| Project | 21. Infrastructure Fund | Awaiting more information |
| Project | 22. MARRC Fund | Grant application has been submitted. |
| Project | 23. Chamber Coordination | Seeking Board direction next week. |



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| Event | 24. Installation | Rescheduled to June 18, 2026 to avoid Chamber of Commerce conflict. 5:30 - 8:00 p.m., Harley Building at Fair Grounds |
| | 25. | |

5. Committee Reports

- Healthcare – Chair Ben Gocke. EC Liaison: Mark Bozigian. Reported by Drew. April 2 industry deep dive from 2:00 - 4:00 at Palmdale Regional. Issues are skilled nursing facilities, transportation and communication from hospitals and Kaiser Permanente with Edwards Air Force Base.
- Aerospace – Chair Dr. David Smith. EC Liaison Dianne Knippel. Realigned goals with MOUs. Affordable house outside the EAFB gate being considered.
- Workforce Development & Education – Co-Chairs Teresa Howard, Van Rider. EC Liaison Suzy Ghazarossian. Will meet next month. AV Union High School District received \$4M in CTE grants..

- Legislative – Chair Mark Hemstreet. EC Liaison Ben Gocke.
 - SB 811 (Caballero) – Regulations affecting metal recyclers. Rec: Oppose Unless Amended
 - AB 1808 (Carrillo) – Streamline Joshua Tree mitigation. Rec: Support
 - AB 2301 (Soria) – Limited pilot project expanding Baccalaureate degrees programs at community colleges. Rec: Support

Mark motioned with a second from Jennifer - approved to support with recommendations above.

- Infrastructure/Transportation – Chair Matt Gaines. EC Liaison Martin Tompkins - Met with a new Metro regional representative.
- Developer-Agency Working Group (Drew Mercy) - will meet on 3/25
- Spring Business Summit / Fall Forum (Drew Mercy) - on track
 - Navigating Change Award
- Nominating Committee (Drew Mercy)
- Directors whose terms are ending: Ben Gocke (PRMC), MaryBeth Garrison (Rio Tinto), Martin Tompkins (AVTA), Mark Bozigian (Bayshore Consulting), Regina Rossall (Westside USD), Bob Bowman (Lockheed-Martin), Steven Derryberry (Derryberry Law Firm)
 - Suzy to nominate: A nomination committee was formed: Jennifer Zellet, Kathy MacLaren, Sydney Yeseta, Dan Jacobs and Monica Grado. April will be the slate of nominees and the Board will approve in May.



- Committee Sponsors/Liaisons (Drew/Leidy will review survey) - all board members need to select a committee to join.

6. Old Business - none.

7. New Business

- Discussion/Possible Action – Coordinating with the Chambers of Commerce. A task force was established to address: Mark Hemstreet, Gina Rossal, Kathy MacLaren, with member from the AV Chamber, plus Hispanic and Black chambers.

8. Action Items & Deadlines Tracking

- Review of Open Action Items:

| Action Item Description | Person Assigned | Due Date | Status/Notes |
|--|----------------------------------|-----------|--|
| Roundtable Report | Erick Gamez | 3/19/2026 | Printed |
| Rebranding | Drew Mercy | N/A | Discussion |
| Coordination with Chamber of Commerce | Drew Mercy/ Suzy Ghazarossian | N/A | Discussion/ Task Force Appointment |

9. Announcements

- Westside Union School District's 80th anniversary celebration coming on May 7th at fairgrounds. Celebrating Marvin Crist, Ben Gocke, Palmdale Regional Medical Center, Lancaster West Rotary, and others
- Antelope Valley College Wine Walk on April 25, 2026; August 8 Techachapi's Wine and Beer Festival; August 29 - Meet the Commander's event
- Drew announced that there are civic contribution funds available. Dianne suggested that once requests are made, that Drew and Suzy decide on funding.



10. Closed Session

- No closed session scheduled for today - None.

11. Adjournment

- Adjourn the meeting if there are no objections - adjourned at 9:40.

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 14th, 2026)
- Installation Dinner – Thursday, June 18, 2026, 5:30 p.m. to 8:00 p.m.