



February 6, 2023

Re: Assignment and Assumption of Lease Agreement for 200 Airport Blvd, Watsonville, CA

Attention: City Finance Director and City Risk Management Office

Global Precision Manufacturing, LLC requests to be assigned the lease agreement for the building located at 200 Airport Blvd, Watsonville, CA, which is currently leased to Precision Dynamic Machining. Edwin Taylor, owner of Global Precision Manufacturing, LLC, is a current Watsonville Airport tenant with a long-term relationship in good standing. Mr. Taylor recently entered into a purchase agreement with the owners of Precision Dynamic Machining. Assumption of this lease is part of the purchase process and critical to the forward operations of this business.

As Precision Dynamic Manufacturing undoubtedly has been, Global Precision Manufacturing, LLC will continue to be successful with the existing manufacturing processing that occurs in the building. Revenue from this new business will only add to the profits shown in the provided financial summaries and further supports our abilities to maintain regular lease payments for the duration of the agreement.

Global Precision Manufacturing, LLC has been in business since 2007. A manufacturing facility for ultra-high vacuum, semiconductor, thin film, aerospace and defense applications as well as custom contract manufacturing requests. We are currently located in Grass Valley, CA, seeking to expand our operations with the purchase of Precision Dynamic Machining, extending to become a 2-location operation. Revenue for 2023 is forecasted to not only meet, but exceed the revenue for 2022 as we have secured several new manufacturing contracts that will increase revenue for 2023 as well as future years.

As the financial controller of Global Precision Manufacturing, LLC for over 13 years, it is with certainty that I state that this company will meet the financial obligations required of this lease.

Please reach out if you have more specific questions.

Sincerely,

Tamara Isaacson

Controller

Global Precision Manufacturing, LLC
13355 Nevada City Avenue, Grass Valley, CA 95945
tisaacson@gp-mfg.com
530-273-4135 x 112