



NATIONAL SAFE SKIES ALLIANCE

Program for Applied Research in Airport Security PARAS

0025 Project Summary

Project Title:	Security Regulatory Compliance at Tenant Facilities
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BACKGROUND

Airports are ultimately responsible for the security of their facilities, including perimeter security and access control. This can be complicated by the fact that many airports have tenant-controlled facilities, including but not limited to cargo, catering, aircraft maintenance, airlines, FBO, etc. Such facilities, in essence, become part of the airport's perimeter and provide access points from public to restricted areas.

Airports may choose to allow tenants to assume some of the security and access control responsibilities for their facility. The most well-known options for doing so include Exclusive Area Agreements (EAA) and Tenant Security Programs (TSP), but other practices and agreements exist as well. Since agreements, regardless of the type, are unique between the airport and tenant, airports must often start from scratch in drafting them. Even if such an agreement is utilized, there are challenges in ensuring tenant responsibilities are understood and executed.

Outside of agreements, airports can employ a variety of management and enforcement tactics. Maintaining regulatory compliance and effective security in such cases can be a challenge in determining the appropriate mix of tactics for a specific tenant. Regardless of the approach, the airport remains responsible for oversight of the security and access control for tenant facilities.

These options can be difficult to navigate, and little information is available on current practices. Guidance is needed to assist airports in their decision-making process for security regulatory compliance at tenant facilities.

OBJECTIVE

The objective of this research is to provide a summary of available options and successful practices for maintaining regulatory compliance and effective security at tenant-controlled facilities. Industry-wide outreach is required to gather information and document current practices that can be evaluated for this guidance. The resulting guidance document should be actionable and scalable to all airport sizes and include:

- Challenges and lessons learned in establishing and maintaining regulatory compliance at tenant-controlled facilities
- Definitions, requirements, and applicability for EAA, TSP, or other agreements, including:
 - Security components for potential inclusion

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- Sample agreement structures for various tenant types, such as cargo, maintenance, FBO, etc.
- Examples of successful or proven language
- Roles and responsibilities of parties, including airport, tenant, TSA, etc.
- Administrative requirements and communication for each agreement, including maintenance and updates
- Alternatives and tools for managing third-party relationships in the absence of agreements
- Compliance and enforcement tactics
- Additional considerations, including state and local laws, airport ownership, etc.