

Minutes of the
 GILLESPIE COUNTY AIRPORT ADVISORY BOARD
 Monday, July 17, 2023
 @ Airport Terminal Building

MEMBERS PRESENT:	STAFF PRESENT:	GUESTS PRESENT:
Steve Allen	Tony Lombardi, Manager	Ethan Crane
Tim Lehmborg	Bobby Watson, City	Gwen Fullbrook
Keith Keller	Keith Kramer, County	TFS Randal Fuchs/ Drew Liddell
David Smith		Ian Waghorn
Paul Hannemann		Dawn Duley
		LeAnn Bailey
Absent		
Chad Ellebracht		
Judie Mooney, EAA Rep		

CALL TO ORDER

The meeting was called to order at 1:30 PM by the Chairman, Steve Allen

APPROVAL OF MINUTES

Minutes of the regular Jun 27, 2023 meeting were approved.

AIRPORT MANAGER’S REPORT

- Upcoming Events/Court Actions – The Manager reviewed the upcoming events for the airport and the recent commissioners court actions.
 - Event Update –
 - Nov 2-5 - Texas V-tails formation clinic
 - Dec? - Santa’s Fly-in
 - Court Actions – None.
- T-hangars occupancy update. The Manager stated that we are 100% full...waiting list is at 29.
- Airport Status – the Manager reviewed the current status of the airport.

	Lights (PAPIs, Beacon, Rwy Edge, Taxiway, Signs) Note: we are still waiting on a light replacement
	Communication (CTAF, GCO, AWOS)
	Weather Station
	Facilities
	Miscellaneous (Construction, Closures, etc)

- Airport Development Update:
 - Active Private Projects

#	Developer	LOI Date Rev'd	Status	Comments
1	FBO Expansion	02/02/22	IV	
2	Darren Flores (Private Hangar)	02/18/22	IV	
3	224 Bus Crt LLC (2.55 acs south of SSBT)	6/22/22	II	LOI update received and accepted 01/18/23

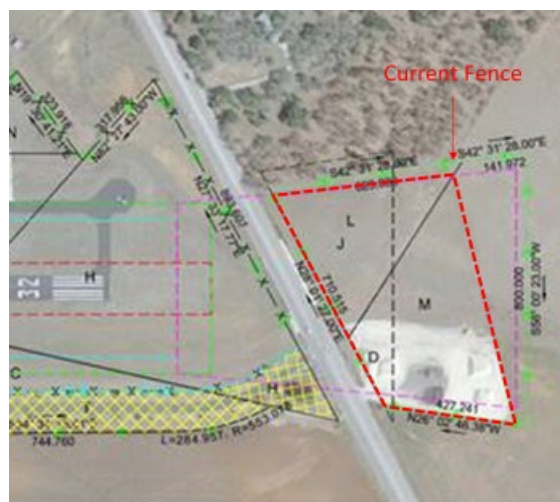
- To close out his report, the Airport Manager provided the board with a quick update on the eclipse prep.

OPEN FLOOR

- Crosswind Aviation. Gwen Fullbrook stated that ground school class is ongoing, and she has 11 students. They meet every Tuesday from 6:30 to 8:30, and she mentioned that all are welcome to attend.
- TFS update – Randal provided an update. He mentioned that T82 has 4 SEATs on station, ready to support. He also mentioned that the Type I helicopter that had been operating out of T82 has been redeployed to another location.
- Tac Aero Update – Ian provided an update for both the maintenance and ops department. He mentioned that they just hired another 2 maintainers, bring their total to 18. He also mentioned that both departments are very busy.
- Rhett Hawk Update – Dawn mentioned that the Rhett Hawk facility is full, and they are working on lease extension for 2 tenants.

NEW BUSINESS

- Airport Property Map – The airport manager gave a quick update on some of the issues identified with the updated property map.
 - He discussed that the fence at the south end of the airport property that is south of Hwy 16 was installed in the wrong location. It was installed during the 2002 Capital Improvement Project, and he also mentioned that he has started action to correct it...starting with getting it resurveyed.



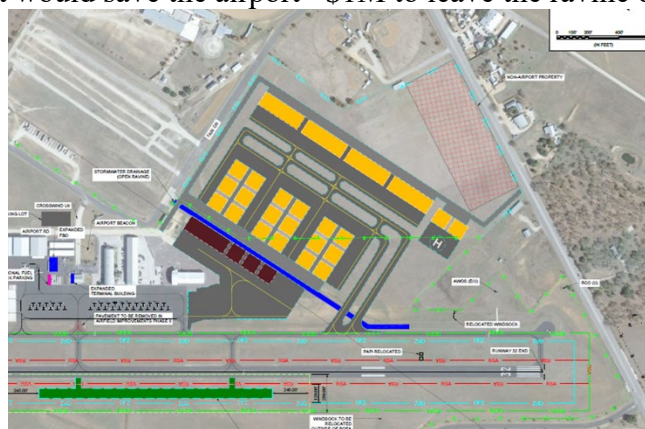
- The Manager also mentioned that he is in discussions with the County Judge and TXDoT to correct the issue with the entrance to Lady Bird Park. The airport still owns the 2.95 acres of land that is used for the entrance of the park. The yellow hashed area on the picture below.



- Next, the Manager discussed that he is looking into modifying the business park non-aeronautical boundaries to allow for development outside the fence (around the business park cul de sac).



- Finally, the Manager gave an update on the sport park topic. He mentioned that, in June, the Judge asked him to research the construction cost to bury the open ravine that runs along the southeast property line. In doing so, the manager also asked Garver to create a chart depicting how the airport could utilize the sport park property if it was purchased. According to Garver, it would save the airport ~\$1M to leave the ravine open.



OLD BUSINESS.

- CIP Update – The Manager review the recent change to the CIP project.
- Airport Development Initiative – The Manager mentioned that he briefed all the Commissioners on the AAB initiative to develop the airport infrastructure in accordance with the ALP. He also mentioned that he received positive feedback from all.
- Lease Review Recommendations/Update (Rhett Hawk Amendment/County AgriLife Resolution) – The Manager mentioned that the Judge is still working on these items, and we hope to get it in the Aug 14th date.
- Other topics in the que for court review: Airport Rates and Fees document (This was moved to 2nd Sept Comm Court date).
- Rules and Regulations & Minimum Operating Standards are still awaiting review.

REPORTS

EAA Report. Steve mentioned that the group did not meet this month and a lot of the pilots will be attending Oshkosh this month.

David Smith reviewed the fuel sales for Jun. He mentioned that Avgas fuel sales are ahead of last year, but Jet A sales are well below, and they don't expect to reach their forecast of 500K gallons sold. He also quickly mentioned the FBO construction project. He stated that the construction has slow down drastically, and it might push the completion of the project to the 4th quarter of this year. Tim Lehmberg reviewed the sale tax reports for the City and County.


ADJOURNMENT (1:55). Next meeting is Aug 21st at the County AgriLife conference room.

Note: all minutes are available on the airport website (<http://www.gillespiecounty.org/page/airport%20-%20AAB%20Minutes>)

Attachment



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Agenda

1. Call to Order
2. Approval of Minutes
3. Airport Manager's Report
4. Open floor (Crosswind, TFS, Tac Aero, and guest)
5. New Business
5. Old Business
6. EAA report/update/comments
7. Comments-FBO, EDC, and Board Members
8. Adjourn

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AAB

- Minutes Approval – vote needed
 - Jun 27th
- Airport Manager’s Report
 - Event Update (*Italicized - Unconfirmed*)
 - Nov 2nd – 5th - Texas V-tails formation Clinic
 - Dec – Santa Fly-in
 - Comments
 - *Eclipse Update*

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AAB

- Airport Manager’s Report
 - Court Review – NTR
 - T-Hangar Occupancy – 100% (28)
 - Airport Status:

	Lights (PAPIs, Beacon, Rwy Edge, Taxiway, Signs)
	Communication (CTAF, GCO, AWOS)
	Weather Station
	Facilities
	Miscellaneous (Construction, Closures, etc)

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AAB

- Airport Development Update:
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2	FBO Expansion	02/02/22	IV	
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AAB

- Open Floor
 - Crosswind
 - Texas Forest Service
 - Rhett Hawk
 - Tac Aero Tailwheel Academy
 - Tac Aero MX
 - Guest

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AAB

- New Business:
- Property Map

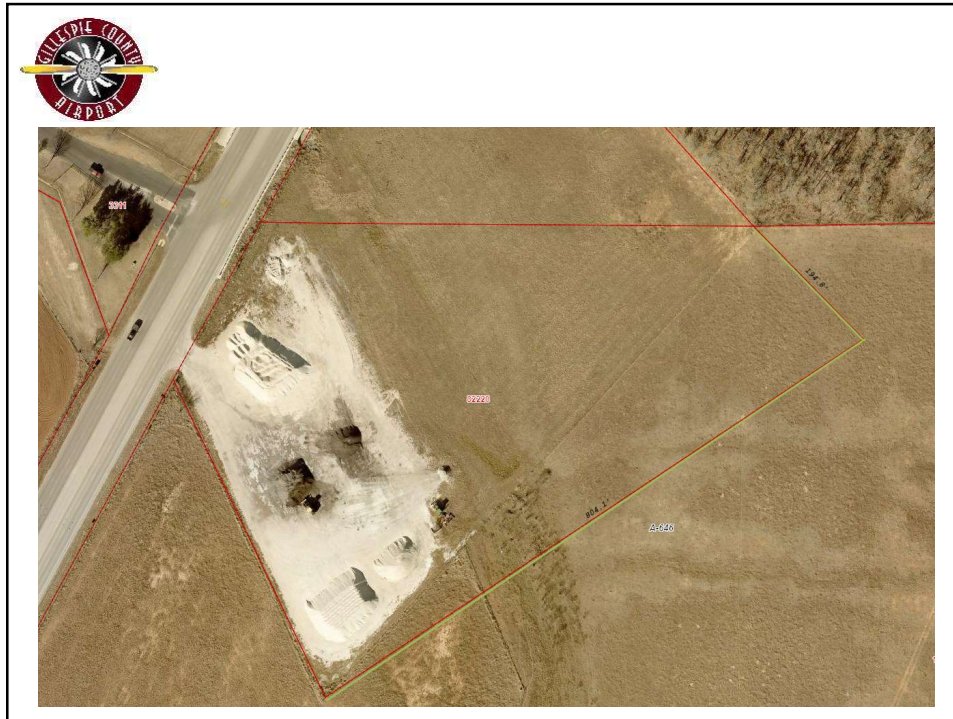
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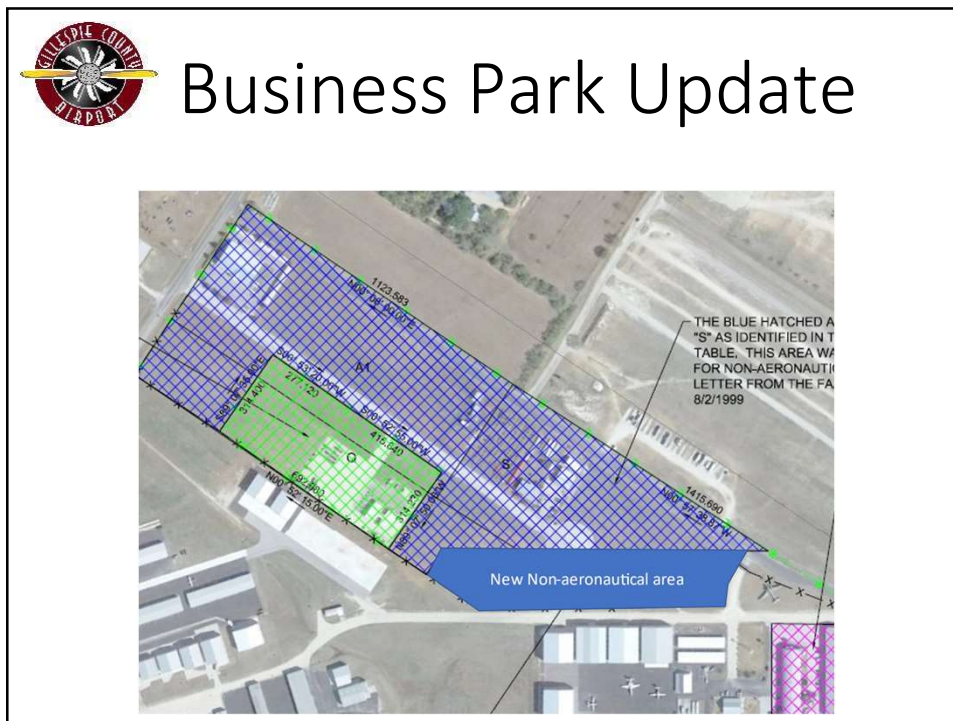
Property Map




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Airport Expansion



According to Garver...
Drainage savings -\$346K
Pavement savings -\$624K
Total: \$970K

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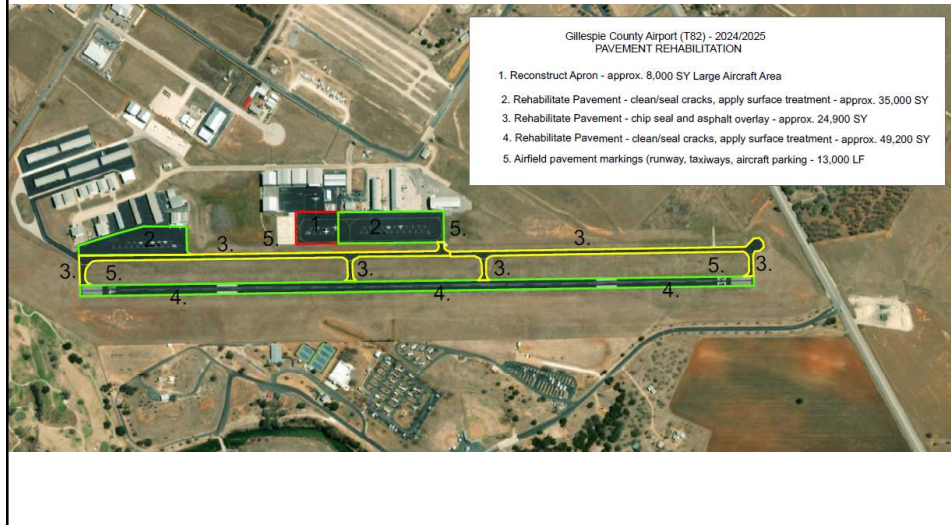
AAB

- Old Business:
 - CIP update
 - Development Initiative
 - Lease Review
 - R.H. lease Amendment
 - County AgriLife Resolution
 - Rules and Regulations update/comments
 - Minimum Operating Standards update/comments
 - Airport Rates and Fees document

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Option 3 (CIP Update)




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AAB

- EAA report/update/comments
- Comments-FBO, EDC, and Board Members

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FBO Fuel Sales

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	YTD Total
AvGas - Gals													
Gillespie Air Services @ Retail	8,965	8,386	12,203	12,356	11,689	12,375							65,975
Net Total AvGas Market T82	8,965	8,386	12,203	12,356	11,689	12,375							65,975
Total Market, Same Month, Prior Yr	8,965	9,307	11,910	12,850	12,694	9,721	10,286	9,858	12,063	11,521	7,054	6,549	122,509
Percent Growth (Decline)	3%	-10%	2%	-4%	-8%	27%							
Cumulative YTD - This Year	8,965	17,351	29,555	41,911	53,600	65,975							
Last Year	8,065	17,972	29,882	42,732	55,426	65,147	75,433	85,291	97,375	108,895	115,960	122,509	
Percent Growth (Decline)	3%	-3%	-1%	-2%	-3%	1%							
% Total by Month	28.6%	30.9%	29.5%	27.5%	29.9%	31.1%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	
Jet A - Gals													
Gillespie Air Services @ Retail	22,374	18,768	26,122	32,634	27,424	27,410							157,733
Net Total Jet A Market T82	22,374	18,768	26,122	32,634	27,424	27,410							157,733
Total Market, Same Month, Prior Yr	27,790	26,670	40,538	38,290	40,675	49,716	49,764	27,866	30,155	29,086	29,985	18,180	414,915
Percent Growth (Decline)	-19%	-30%	-37%	-15%	-33%	-45%							
Cumulative YTD - This Year	22,374	41,143	70,265	102,899	130,323	157,733							
Last Year	28,532	47,963	79,181	110,466	137,016	182,710	214,057	242,949	278,220	322,244	365,569	403,888	
Percent Growth (Decline)	-22%	-14%	-11%	-7%	-5%	-14%							
% Total by Month	71.4%	69.1%	70.5%	72.5%	70.1%	68.9%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	
Total Fuels													
Total Fuels Market T82 - Gals	31,340	27,154	41,325	44,990	39,113	39,785							223,708
Total Market, Same Month, Prior Yr	36,455	36,177	58,448	51,140	53,369	59,437	60,051	37,724	42,238	40,607	37,049	24,729	537,424
Percent Growth (Decline)	-14%	-25%	-29%	32%	-27%	-33%							
Cumulative YTD - This Year	31,340	58,484	99,809	144,810	183,923	223,708							
Last Year	36,455	72,632	131,080	182,220	235,989	295,026	355,076	392,801	435,039	475,646	512,695	537,424	
Percent Growth (Decline)	-14%	-19%	-24%	-21%	-22%	-24%							
Market Change by Quarter													
Market by Quarter			1st		2nd			3rd				4th	YTD Totals
Percent change 2021 to 2022			-24%		-24%			-24%				-24%	
Year 2023 Total Fuels by Quarter			59,820		123,889			140,013				102,385	537,424
Year 2022 Total Fuels by Quarter			131,080		163,946								

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