

Minutes of the
GILLESPIE COUNTY AIRPORT ADVISORY BOARD
Monday, Oct 21, 2019

MEMBERS PRESENT:	STAFF PRESENT:	GUESTS PRESENT:
Mike Roberts	Tony Lombardi, Manager	Ethan Crane
David Smith	Dennis Neffendorf, County	Gwen Fullbrook
Steve Allen	Bobby Watson, City	Bev Smith
Tim Lehmborg	Judie Mooney, EAA Rep	Karen Snowden
Bob Hickerson		Tim Pierson, TFS
Gary Stehling		Patrick Gray
Mark Cornett		Chris Whitfield, Lochner

CALL TO ORDER

The meeting was called to order at 1:30 PM by Chairman Mike Roberts

APPROVAL OF MINUTES

Minutes of the regular Sept 16, 2019 meeting were approved.

AIRPORT MANAGER'S REPORT

- Upcoming Events –
 - Oct 31- Nov 2 – Bonanza Formation Clinic
 - Dec 21st – Santa's Fly-in at Gillespie County Airport, sponsored by Crosswind
- The AM reviewed the following Commissioners Court actions:
 - The court approved the 3rd payment of the AWOS 3-year maintenance contract
 - The court approved the process of selecting a new consultant Engineering Firm for Phase II
 - The court approved the sub-lease of T-Hangar B-8
- Update: Status of the LPV for runway 14. The FAA finally responded to our request to get a LPV for runway 14 (requested 1.2 years ago). The initial analysis of the safety zone for the approach revealed 3 penetrations to the precision approach zone. The survey used was dated 2007. Therefore, no further progression can be achieved until a new Geospatial imagery survey of the approach corridor is conducted.
- Transient Pilot request...The AM received a request by a transient pilot to prohibit practice approaches during IFR conditions. He stated that aircraft doing practice approaches cause long delays on IFR departures. The AM requested the EAA pilot rep to ask their pilots' opinion.
- The County T hangars occupancy update. The AM stated that we are 100% full...waiting list is 7.

NEW BUSINESS

- The board discussed the Patrick Gray lease and addendum. (Mr. Gray wants to purchase the Fritz T-hangars, and it is contingent on the renewal of his lease). Additionally, Mr. Gray has offered to help with the reconstruction of the pavement around the Fritz hangars. The offer is the addendum. Mr. Gray is offering to split the cost with the County on a RAMP project. This means TXDOT will pay 50 %, and the County and Mr. Gray will split the remaining cost. Here are the issues that were discussed. The current quote was outdated (Oct 2018). Alpha paving is currently working on a new quote. Also, TXDOT plans to visit on Oct 29th to review the airport's CIP pavement rehab project scheduled for FY 21/22. With the option to add some or all of this project into the CIP project, the board is unwilling to commit to the RAMP project. Therefore, Mr. Smith recommended "no action" at this time until we get more information. One last thing, the board supported the sale and draft lease.
- TxDOT Visit. The AM reviewed the meeting with the board. Here were the attendees from Gillespie County: Mike Roberts, AAB President, Dennis Neffendorf, County Commissioner, David Smith, AAB Member and Tony Lombardi, Airport Manager. The major outcome of the meeting was to initiate the new consultant engineer selection process.
 - The Board recommended the following members for the "selection team":
 - Mike Roberts, Gary Stehling, Dennis Neffendorf, Mark Cornett and David Smith. Tim Lehmborg was selected as an alternate.
- Budget Discussion. The AM reviewed the approved budget. The airport received everything that was requested, except the funds for a utility vehicle.
- Airport Zoning. The AM reviewed the history of the Airport Zoning Ordinance and the Joint Airport Zoning Board (JAZB). The current zoning ordinance is dated 1979, with a 1978 hazard zoning chart. Both the previous 2 airport managers tried to update the ordinance with no success. During the 2nd attempt to update the ordinance, a new Airport Hazard Zoning Map was created, but not approved. The board is concerned, but further research is needed. The AM will contact TXDOT for further guidance.
 - UPDATE: TXDOT recommends having a JAZB, and one of the Grant Assurances requires the sponsor to protect the airspace. At a minimum, the JAZB needs to approve the 2007 chart, and update the ordinance accordingly.
 - Here is the Grant Assurance paragraph, "20. Hazard Removal and Mitigation. It will take appropriate action to assure that such terminal airspace as is required to protect instrument and visual operations to the airport (including established minimum flight altitudes) will be adequately cleared and protected by removing, lowering, relocating, marking, or lighting or otherwise mitigating existing airport hazards and by preventing the establishment or creation of future airport hazards."

OLD BUSINESS. Nothing discussed

REPORTS

EAA report – Judie Mooney summarized the great success of "Airport Day", sponsored by the local EAA chapter. She also mentioned that she received a complaint from a local pilot stating that the "pilot-controlled lighting" (PCL) is inoperable.

- UPDATE: The PCL antenna is fried (parts are on order). A NOTAM has been release stating this issue.

TFS report...Tim Pierson gave the TX Forest Service report. All the assets have redeployed. The only remaining equipment is a refueling trailer to support drop-in operations. The SEATs have deployed to Abilene.

Dave Smith reviewed the monthly fuel sales for FBO, and Tim Lehmborg reviewed last month's sale taxes report for the city and county. Mr. Smith reported that the last 2 months were great. They went from a -10% to +34% from last year. He even stated that they are forecasting selling 400K gallons of fuel this year.

ADJOURNMENT (3:07 pm) and next our next meeting is Nov 18th.

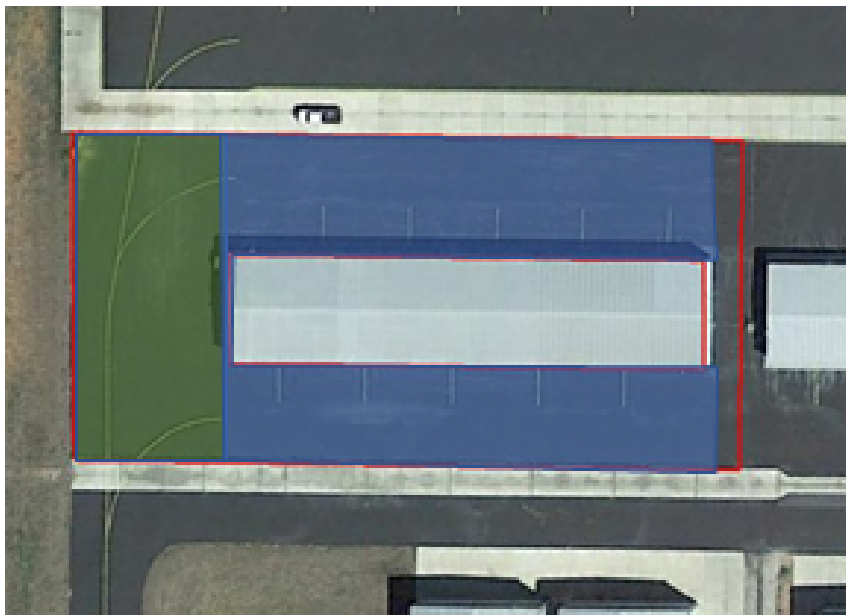
Note: all minutes are available on the airport website (<http://www.gillespiecounty.org/page/airport%20-%20AAB%20Minutes>)

Slides are Attached



AAB Oct 2019

Patrick Gray Proposal



CIP Review/Update

AVIATION CAPITAL IMPROVEMENT PROGRAM - 2020 -- 2022

<u>Project</u>	<u>Total Cost</u>	<u>Fed</u>	<u>Local</u>	<u>FY</u>	<u>Status</u>
Phase II	2,221,400	1,999,260	222,140	2020	PENDING
Plan for Paving	150,000	135,000	15,000	2021	PENDING
Pavement Resurface	1,560,000	1,404,000	156,000	2022	PENDING
Action Plan	120,000	108,000	12,000	2022	PENDING
		<u>Future Project</u>			
GILLESPIE	~680,000	~612,000	~68,000	23-26	PENDING

New Consultant selection is for phase II only because there are no other projects for them

Note: TxDOT is scheduled to visit on the 29th to examine the pavement



Oct 2019



Yearly Revenue

- 16 – 17 - ~\$228K
- 17 – 18 - ~\$240K
- 18 – 19 - ~\$280K
- 19 – 20 - ~235K (Projected) (\$20K - \$30K low)

Note: Current Savings - ~\$346K

Projected Ending Savings – ~\$94K

Approved 19-20 Budget

	Actual FY 16-17	Actual FY 17-18	Actual FY 18-19	Adopted FY 19-20	
Salaries & Wages					
4100 Professional Personnel	\$ 58,705	\$ 61,800	\$ 55,981	\$ 63,654	\$ 65,564
4100 Wages	2,711	683	12,856	56,300	17,494
4201 Social Security	3,801	3,852	4,355	4,910	5,150
4202 Group Insurance	9,496	10,391	13,515	15,210	15,006
4204 Retirement	9,147	9,332	10,350	11,880	12,459
4205 Workers Compensation	265	228	469	640	840
4206 Unemployment	30	31	30	40	40
4209 Cell Phone Allowance	-	-	185	210	310
4211 Medicare	888	901	996	1,150	1,204
Operations					
4300 Office Supply	871	1,022	842	3,100	5,100
4400 Operating Supply	1,895	4,057	8,818	12,000	11,500
4500 Repair & Maintenance	53,667	73,632	28,348	102,350	110,000
4600 Miscellaneous Supplies	-	-	-	-	-
4700 Professional Service	1,063	4,525	9,917	15,000	17,500
4800 Communications	5,034	4,369	4,931	5,200	5,500
4900 Transportation	512	1,709	937	1,000	1,500
5000 Advertising & Legal Notices	-	178	-	400	400
5200 Public Utilities	7,585	8,202	8,692	9,000	9,000
5400 Rentals	-	-	-	-	-
5600 Miscellaneous	5,144	5,382	5,581	6,300	7,875
5700 Land	-	674,433	-	-	-
5800 Buildings	-	6,510	26,407	50,000	10,000
5900 Other Improvements	468,349	-	12,600	222,140	233,247
6000 Machinery & Equipment	-	-	19,150	19,150	-
7000 Transfers Out - Airport Capital Project	-	-	-	-	-
Total Airport Operating Expenditures	\$ 626,941	\$ 871,438	\$ 223,725	\$ 516,834	\$ 525,566
					Summited
					12,000
					13,000
					100,000
					17,000
					8,000
					1,000
					100
					8,000
					7,875
					10,000
					233,247
					19,000



RAMP

	Item	Cost	Sponsor Cost
1	Misc Mx cost	\$10,000.00	\$5,000.00
2	Apron Reconstruction (Around Fritz' hangar)	\$67,000.00	\$33,500.00
3	4 Hydrants (Fire code update)	\$55,000.00	\$27,500.00
4	LED Runway/Taxi Info signs (3 signs are inop)	\$26,800.00	\$13,400.00 AAB Approved
5	PAPI Light LED conversion	\$31,200.00	\$15,600.00
6	AWOS Contract 2021 (can be moved to next year)	\$6,000.00	\$3,000.00 Must pay
7	Small windsock repair (can be added to LED mod)	\$1,500.00	\$750.00 AAB Approved

Airport Zoning

- Current Zoning Ordinance, dated 1979
- History:
 - 2002 – 1st attempt to update the ordinance...nothing was signed...no reason why
 - 2007 – 2008 – 2nd attempt. Zoning chart was updated (dated 2007). Created the Joint Airport Zoning Board (JAZB)(2 county members and 2 city members). This attempt failed due to the golf course disagreement.
- A Joint Airport Zoning Board (JAZB)
 - Tasked with developing a zoning ordinance for land uses around an airport. A JAZB is comprised of representatives from the city and county that control land use development around an airport.
 - Through a collaborative process, a JAZB seeks to develop an airport zoning ordinance that achieves a balance between a reasonable level of public safety while facilitating compatible development.