

City of Colville  
Airport Board Minutes  
14 March 2014

The meeting began at 5:02 pm

In attendance:

Board Members: Jerry Sater, Dave Shaw, Steve Pietroburgo, George Thomas, Daron Tate

Manager Dave Garringer. Absent: Bud Budinger, Harley Howell Jr.

City Council: Doug Kyle, Mike Burch

Public: Dr. Kal Kelley

The minutes of 2/7/2014 were reviewed and approved.

Board Chairman George Thomas briefed the Board on recent City Council actions regarding airport management. Daron Tate is approved as a Board member. The Council also moved to approve internet and telephone technology as constituting meeting attendance for the purpose of committees and boards achieving a quorum. The Council also approved increasing the size of the Airport Board from 7 to 9 members.

Budget: There was no budget report.

Old Business

1. Hangar Lease Agreement: Jerry Sater briefed the Board on the committee's proposed language changes for two clauses in the current Hangar Lease agreement. These changes are not intended to alter the rights of the lessor or the lessees, but are proposed because the committee believes that the present language can act to inhibit investment in new hangar construction as well as existing hangar sales. The first proposed change affects Section I. Premises. The committee proposes that paragraph 3 be changed as follows, to strike the portion in red:

The City reserves the right to further develop or improve the landing area of the Airport as it sees fit, ~~regardless of the desires or view of the Lessee, and without interference or hindrance.~~

That portion is seen as unnecessary since the City has a process in place whereby airport development is proposed and approved through an open public forum. The clause as written has, in fact, been cited recently by some prospective hangar owners as denoting an unfriendly environment and relationship.

The committee also proposed striking one line in Section XI. City's right of Cancellation (line 16, page 8):

**The permanent abandonment or discontinuance of use of the Airport as an airport.**

This statement is also seen as negating the value of holding a long-term lease. Councilmen Burch and Kyle both advised the Board that this is common protection for Lessors. The Board discussed the issue at length and decided to send this issue back to the committee to try to draft language that states the City's right in a manner more reassuring to prospective builders.

#### New Business:

1. New Board members: George notified the Board that two citizens, both local pilots, would like to apply to the City for Board seats. Mr. Brent Schumacher and Mr. Drew Hatch have expressed interest and are known to the Board. Daron Tate moved the Board recommend these applicants. Jerry Sater seconded the motion and it passed.
2. George asked about the feasibility of getting water to the grass strip in order to improve its suitability as a good turf runway. Dave Garringer and Councilman Burch advised George on City staff to talk to.
3. George also proposed the idea that we promote fly-in golfing. Dave Shaw volunteered to speak with the Dominion Meadows golf superintendent on opportunities.

#### Airport Manager and Operations

- Dave is refining quotes on the installation of a new fuel hose and hose reel. The fuel supplier, City Services, is going to pay for the hose and reel, up to \$2000. Currently, the estimate is about \$2225. He has no bids on installation and proposes that he mount the unit and get bids for the required electrical work.
- Dave is preparing a grant proposal to WADOT for crack seal, seal coating and paint on the runway, taxiways A, C, and D as well as the ramp area. He has linear measurements of all cracks.
- Dave reported that no one is in arrears on rent but several hangar owners have been notified to provide proof of insurance.
- Avgas has dropped in price to \$5.71, a \$0.40 decrease.
- Engineering work for installing a VASI on Runway 19 is estimated to cost \$6,000.

- Dave has been contacted by Leroy Day, who is doing rodent control on the golf course. He would like to spray herbicide to kill weeds within the fence line along the grass runway in order to augment that control. This would be at no cost to the City. The Board discussed additional means of gopher control as well.

Meeting adjourned at 6:30 pm.

Submitted by Stephen Pietroburgo, Secretary