



Grand Junction Regional Airport Authority Board
Regular Board Meeting
Meeting Minutes
September 17, 2019

REGULAR BOARD MEETING

I. Call to Order

Mr. Tom Benton, Board Chairman, called the Meeting of the Grand Junction Regional Airport Authority Board to order at 5:15 PM on September 17, 2019 in Grand Junction, Colorado and in the County of Mesa.

<p><u>Commissioners Present:</u> Tom Benton (Chairman) Chuck McDaniel (Vice-Chairman) Clay Tufly Erling Brabaek Thaddeus Shrader Linde Marshall Ron Velarde</p> <p><u>Airport Staff:</u> Joseph Burtard (Clerk) Karl Hanlon (Counsel) Sarah Menge Angela Padalecki (Executive Director) Mark Papko Ben Peck Eric Trinklein Chance Ballegeer</p>	<p><u>Guests:</u> Shannon Kinslow, TOIL Joe Vaccarelli, Daily Sentinel Brad Rolf, Mead & Hunt Mason Short, KLJ Jeremy Lee, Mead & Hunt Ryan Springer, Sequent Austin Rankin, Mead & Hunt David Hartman, Armstrong</p>
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II. Pledge of Allegiance

III. Approval of Agenda

*Commissioner Tufly made a motion approve the September 17, 2019 Board Agenda.
Commissioner Brabaek second the motion. Voice Vote. All Ayes.*

IV. Commissioner Comments

No Commissioner comments were made.

V. Citizen Comments

No citizen comments were made.

VI. Consent Agenda

A. August 20, 2019 Board Meeting Minutes

- Approval of August 20, 2019 Board Meeting Minutes

B. Runway Rubber Removal

- Authorize Executive Director to execute \$22,000 quotation from Straight Stripe for annual removal of rubber build-up on Runway 11/29

C. Phase 1 Landside Wayfinding Refurbishment

- Authorize Executive Director to execute \$17,385.84 quotation from Fast Signs for the refurbishment of landside wayfinding signage.

D. Ground Transportation – Terminal Counter Leases

- Authorize Executive Director to execute lease agreements with Sunshine Tazi and Telluride Express for the terminal counter lease. Lease agreement reflects annual rent revenue of \$1,515 per lease.

Commissioner Tufly moved to adopt the Consent Agenda. Commissioner Brabaek seconded. Voice Vote. All Ayes.

VII. Action Items

27 1/4 Road Construction Administration Contract Amendment and 27 1/4 Road Construction – Change Order

Commissioner Brabaek made a motion to approve the contract amendment to increase the original contract with Mead and Hunt in the amount of \$136,874.47 and authorize the Executive Director to sign. The contract amendment is for additional engineering and construction administration services related to design revisions, additional time required to install shoulders, and additional time required because of inclement weather. to approve of the contract change order to increase the original contract with Oldcastle SW Group, Inc. dba United Companies in the amount of \$249,080.75 and authorize the Executive Director to sign. This change order is for two items: 1) Removal of shoulder material and replacement in accordance with new design specifications. 2) Excavate and repair two sections of roadway that have settled due to unexpected subsurface conditions. Commissioner Velarde second the motion. Voice Vote. All Ayes.

IT and Telephone Services Contract

Commissioner Shrader made a motion to award and authorize the Executive Director to sign a new five-year Information Technology and Telephone Services Contract to Sequent Information Systems, LLC. Commissioner Velarde second the motion. Voice Vote. All Ayes.

ARFF/SRE Building Partial Re-roofing Project

Commissioner Tufly made a motion to approve of the total project budget of \$100,000 for the partial re-roof of the ARFF building, including authorizing the Executive Director to sign the construction contract with PNCI in the amount of \$96,997. The remaining project budget represents owner contingency. Commissioner Marshall second the motion. Voice Vote. All Ayes.

Begin Procurement for Airport Administration Building Demolition

Commissioner McDaniel made a motion to approve to begin the procurement process for demolition of the Airport Administration Building. Commissioner Brabaek second the motion. Voice Vote. All Ayes.

Administration Building Asset Disposal through Public Auction and C P Auction Sale Contract

Commissioner Tufly made a motion to approve disposal of materials and supplies purchased for the construction of the Airport Administration building through public auction. In addition, authorizing Executive Director to sign C P Auction Sale Contract for September 28, 2019 public auction. Contract includes 25% commission of total sale, \$1,000 in advertising, and \$700 in subcontracted labor for loading purchased assets follow the auction. Commissioner Brabaek second the motion. Voice Vote. All Ayes.

Dan Reimer Engagement Letter

Commissioner Brabaek made a motion to authorize Executive Director to sign engagement letter with Dan Reimer for professional services in reviewing and drafting airline lease agreements and rules and regulations. Cost for services not-to-exceed \$20,500. Commissioner Tufly second the motion. Voice Vote. All Ayes.

VIII. Staff Reports

- A. Director's Report (Angela Padalecki)
- B. Operations Report (Mark Papko)
- C. Finance and Activity Report (Sarah Menge)
- D. Facilities Report (Ben Peck)
- E. Project Report (Eric Trinklein)

IX. Any other business which may come before the Board

No additional business was discussed.

X. Executive Session

Commissioner Tufly made a motion to go into executive session to conduct a conference with the Executive Director and General Counsel for the purpose of discussing the Airport's purchase, lease, transfer or sale of real property; determining positions relative

to matters that may be subject to negotiations, developing strategy for negotiations, and instructing negotiators pursuant to CRS 24-6-402(4)(a) regarding the Sky Adventures Building. Commissioner Velarde seconded the motion. Voice Vote. All Ayes.

Commissioner Shrader made a motion to move out of executive session back into an open meeting. Commissioner Tufly seconded the motion. Voice Vote. All Ayes.

XI. Adjournment

Commissioner Shrader moved for adjournment. Commissioner Tufly seconded. Voice Vote. All Ayes.

The meeting adjourned at approximately 7:51 PM.

Audio recording of the complete meeting can be found at https://gjairport.com/Board_Meetings

Tom Benton, Board Chairman

ATTEST:

Joseph R. Burtard, Clerk to the Board