

AIRPORT AUTHORITY MINUTES August 26, 1976

Those Present: Chairman Lawrence Aubert, Members Larry Brown, Howard Roland, Maxine Albers, Robert VanHouten. Airport Manager Jim Spelman, Clerk T. M. Ford

The Minutes of the July 26, 1976 meeting were approved as mailed, on a motion by Mrs. Albers, seconded by Mr. Roland.

Mr. Spelman reported on the financial status of the Authority. He said the accumulation of cash is going down, and at the end of July was at \$27,205.77. He said this trend would continue for a month or so and then be reversed. Spelman also reported the electrical construction has begun, and there will be enough funds available to pay for the project, expected to cost between \$20,000 and \$25,000. Spelman also reviewed the accounts receivable list, which contained only two past due amounts in excess of four months, the Aeroplane Restaurant in the amount of \$7,323.00 and Western Air Stages in the amount of \$3,166.00. Mr. Spelman also reported that enplanements were up dramatically, about 12% this year over 1975.

Mr. Richard Pond, Aeroplane Restaurant owner, and United Airlines representative Gary Lorenzen, were introduced. Mr. Pond outlined his plans to build a facility off the airport, next to the Howard Johnson Motel, to take care of his United Airline catering operation. He said his present facility at the restaurant has been deemed inadequate by Federal Health Officials, and he must provide an adequate facility by October 31, 1976, or be forced out of the catering business. Mr. Pond said three possibilities had been discussed, two of them were on-airport operations, but that he preferred the present off airport facility because he wanted to acquire the equity. Mr. Brown expressed his belief that something might have been worked out for an airport location if Pond had come to the Authority earlier. Mr. Brown said

he was also concerned that Mr. Pond was making this expansion at a cost in excess of \$100,000 yet was unable to pay his past due rent bill to the Authority. Mr. Aubert indicated he felt the Authority could not give Pond an exclusive catering contract with an off airport facility. Mr. Spelman explained that he tried to get a bonding firm to consider the issuance of public facility bonds for an on-airport facility for Pond, but needed United Airlines underwriting which the airline indicated they did not desire to do. Mr. Spelman also urged the Authority to cancel the old past due debt of Ponds because he now is paying current and has been doing a good job. The Authority discussed the proposal, then took no action on the matter, feeling that Mr. Pond could go ahead with his plans, and that the Authority would still receive 6% rent on his catering operation. Mr. Brown did urge that some plan be adopted by Mr. Pond to pay his past due bill and Mr. Pond indicated he would do so. The Board then discussed what action they might take in collecting the past due bill. Mr. Spelman again suggested the bill be washed out. He also suggested the 6% fee on the catering service may be too high. Following a discussion, Mr. Van Houten moved that Mr. Spelman work out some arrangement for Mr. Pond to pay the past due bill, even if it be done over an extended period of time. Mrs. Albers seconded the motion, and after a short discussion the motion was passed unanimously.

Mr. Roland said he is concerned about the lack of space closed to the terminal for public parking and that he objects to the rental car agencies having the space over the public. Several of the Authority members said they had received numerous complaints about this matter. Mr. Roland moved that the manager work with the car rental agencies to work out some program to get the rental cars away from in

front of the terminal; under the canopy and across the adjacent aisle. Mr. Van Houten seconded the motion. Mr. Aubert said he could not back the motion until some plan is arrived at to work out what might be done with cars parking for long periods of time in the area to be vacated by the cars in favor of public parking. A tow-away policy was discussed . . . the possibility of having free parking with no meters, or APCOA, was also talked about, but no action was taken. A vote on the motion was then called for and it passed.

Mr. VanHouten moved for payment of the bills. Mr.s Albers seconded the motion which passed (A copy of the revised Accounts Payable list is attached to the Minutes).

Mr. Spelman presented a bill from 1969 for fire chemicals from the City of Grand Junction. Mrs. Albers moved this bill not be paid. Mr. Roland seconded the motion and asked if the City could use the chemicals and Mr. Spelman said they might. The motion passed.

Mr. Spelman explained the formula for arriving at funds available to the Authority through the new ADAP bill, in the amount of \$469,678. He said the FAA used 1974 enplanements instead of F.Y. 1976 as the bill calls for, but also indicated there was only so much money appropriated by Congress, so the Airport would probably have received the same amount of money either way. Spelman suggested the Authority approve his writing the FAA; accepting the money, suggest to the FAA the figure is an estimate, that the airport reserves the right to future funds. The Authority concurred in this recommendation. Mr. Spelman also explained all the funds may not be available right away, but will be eventually, along with possibly some additional discretionary funds that will enable the Authority to begin on the five year master improvement plan. Mr. Spelman said the FAA owed the Airport

\$200,000 so this could be used as a 10% match to obtain up to two million dollars in federal ADAP Funds. With this in mind Mr. Spelman recommended the hiring of Architects Vanderwood and Henry to draw up plans for fire bays for the new fire trucks and any possible future projects on demand. The firm would work with Greg Isbill. The Authority concurred with this recommendation.

Mr. Spelman reported he had met with Greg Isbill and felt the fencing and taxiway extension projects could be put together along with some of the threshold work on runway 29, and perhaps other projects as the FAA has available funds. A Grant Application should be filed on some of these by October first, according to Spelman, and he urged approval of a contract with Greg Isbill for the projects as proposed for the first five years of the Master Plan. Mr. Brown expressed some concern about this move since he felt this would be a total commitment to the projects. This was discussed then Mrs. Albers moved that the Chairman of the Authority be instructed to sign the Isbill Agreement after it is signed by Isbill. Mr. Roland seconded the motion which passed.

The 1975 Audit recently completed by Dalby, Wendland and Jensen was reviewed by Mr. Spelman, along with several recommendations for internal audit control.

Mr. Spelman presented proposed new rules, regulations and fees for the Airport, and said he had received several legal opinions that the airport must come under the States Administrative Procedure Act. Following a short discussion it was decided the proposed rules and regulations would be published, and a public hearing on them would be held at the next meeting before adoption. One proposed fee for news-

papers will be stricken from the regulations.

An amendment to the By-Laws, changing the meeting date, was proposed. Mr. Van Houten moved for adoption of the new By-Laws. Mr. Brown seconded the motion which passed. A copy is attached to these Minutes.

Mr. Spelman brought up several personnel matters, asking that a part time person working full time be allowed full time status to receive benefits. Mr. Brown objected to any changes in the Budget at mid-year and suggested that all personnel matters be acted on only at budget time. One request, to promote Lloyd Heeley, had earlier been approved but was delayed pending budgeting. The Board took no action on the remaining requests.

Mr. Spelman said he would not request any Revenue Sharing Money for 1977.

The Authority adjourned at 11:40 p.m.