

MID-WAY REGIONAL AIRPORT JOINT AIRPORT BOARD MINUTES

A regular meeting of the Mid-Way Regional Airport Joint Airport Board was held on Thursday, January 9, 2014, at 4:00 p.m., in the Rex Odom Conference Room, at Mid-Way Regional Airport, 131 Airport Dr., Midlothian, Texas.

Members Present: Gary Richter, Chair
Kyle Ballard, Vice Chair
Kent McGuire, Secretary
George Kent
Paula Baucum
David Box
Ray Barksdale

Others Present: Judy Demoney, Airport Manager
Tammy Bowen, Airport Operations Assistant
Michael Scott, Assistant Manager, City of Waxahachie
Chris Dick, Assistant Manager, City of Midlothian
Ray Brindle, Tenant Liaison
Vern Mitchell, Partner, Southern Star Aviation
Dave Wheeler, Airborne Imaging

REGULAR AGENDA

Opening: Chair Gary Richter called the meeting to order, and David Box gave the invocation.

Board Announcements: Judy Demoney told the Board that since the Christmas party was canceled due to inclement weather we are thinking about having a spring picnic for the tenants.

Judy Demoney announced that Ray Brindle will be stepping down as the Tenant Liaison as soon as someone is appointed. Judy suggested that the Airport take nominations from the tenants and have them vote. As a part of the criteria that person would be need to be at the Airport frequently.

CONSENT AGENDA:

- Minutes of Meeting held November 14, 2013
- Financial Report
- Manager's Report
- Airport Operations Report
- FBO Report
- Tenant Liaison Report

Kent McGuire moved to approve the Consent Agenda as presented; second by George Kent. All Ayes.

REGULAR AGENDA:

Apron Expansion Update: Judy Demoney told the Board that Mr. Ken Thompson did accept a counter offer for the seven acres before condemnation proceedings took place. The next step is to go out for bids. The bidding process takes four to five weeks then the bids are opened and the contract is awarded. Six weeks later there will be a preconstruction meeting with the contractor. It probably won't be until the first of April before dirt is turned. Judy said that not only did we save money by purchasing the land for drainage, but in the future we can build four to five box hangars there, and very soon will be able to take the fencing down allowing more accessibility to the community box hangar.

Hangar Project Update: Judy Demoney said that in May 2012 the Board approved submitting a letter of intent to TxDOT for ten T-hangars. The letter of intent was submitted and then the hangars became a part of the CIP in our Master Plan. One year later an email was sent inquiring about the status of the hangars and an email was sent back from TxDOT indicating that they had placed a draft entry into their CIP for FY2014 for the engineering and design at \$135K and construction in FY2015 at \$1,075 for a total of \$1,210,000 split 90/10. August 2013 TxDOT indicated that four years of banked NPE funds would go towards the hangar structure first. NPE funds can be used on vertical structures that regular AIP funding is ineligible for. December 2013 we were advised that TxDOT had **overlooked** a funding issue and that the \$150,000 available NPE funds for 2013 had been obligated to the apron expansion project that is currently underway. Therefore, there would not be enough to cover the estimated \$450K structure portion of the hangar project in 2014. They will need to place engineering and design for the project in FY2015 with construction to follow in FY2016. Judy said that Gary Richter, David Box and herself will be going to Austin sometime this month to meet with TxDOT to discuss the timing and funding of all future projects and to see if there are any other options for getting the hangar project started any sooner as planned. Judy said that they will also have a discussion as to whether or not they will still be able to include the parking lot with the Apron Expansion.

FBO Negotiations Update: Gary Richter told the Board that the Negotiating Committee met with the FBO to discuss the proposed contract which was a ten year contract. **All** revenues generated from fuel sales and tie down fees would go to Southern Star Aviation. The AvGas fuel truck and some other ground support equipment that they have been using would be offered to Southern Star Aviation to purchase at market value or less. A rent schedule was proposed at \$800 per month with increments of \$100 per year until the eighth year in which it would level off. The FBO rejected the proposal. The Negotiating Committee will meet again on Wednesday.

Public Comments: There were no public comments.

Adjournment: There being no further business,

Ray Barksdale moved to adjourn; second by George Kent. All Ayes.

Respectfully submitted, Tammy Bowen, Airport Operations Assistant