

NAMPA AIRPORT COMMISSION
August 8, 2022

The meeting was called to order at 5:30 pm by Chairman Mark Miller

- Members Present: Mark Miller, Wayne Thiel, Aubree Miller (arrived at 5:38pm)
- Members Present via Teams: Dr. David Beverly
- Ex-Officio Members Present: Montgomery Hasl, Airport Superintendent

1-Administrative

MOVED by Thiel and seconded by Beverly to approve the consent agenda which included the following items:

1-1: Minutes

- a) Airport Commission Meeting July 11, 2022

1-2: Execution of Contracts and Agreements: NONE

1-3: Approval of Agenda

Chairman M. Miller asked all in favor to say aye with all Commissioners present voting **AYE**.

MOTION CARRIED

3-Airport Improvement Program (AIP) – Grant Update

Item 3-1: AIP-34 (Taxiway Final Design & Construction Project) – Toby Epler, J-U-B Engineers, updated the Commission on the Taxiway Final Design & Construction Project. We are waiting on final approval from FAA then we will submit for final reimbursement.

Item 3-2: F228MAN - (Rehabilitate West Apron and Taxi Lanes Project) – Toby Epler, J-U-B Engineers, updated the Commission on the Rehabilitation of West Apron and Taxi Lane project. The Airport received a state grant from the Idaho Division of Aeronautics. We can combine this with the FAA Grant. The state grant will cover pavement maintenance on the main apron and triangle area. The FAA grant which is Action Item 3-3, AIP-37 will cover pavement maintenance on the runway, parallel taxiway and Charlie section. Pavement maintenance will be on the entire Airport with Federal and State combined in one project. One contractor, one project, two separate funding sources. Airport staff will notify airport tenants of phased pavement closings. Construction is scheduled to begin Sept 12, 2022. Project completion is 2-3 weeks. Runway closure will be Monday, Sept 12, 2022 thru Friday, Sept 16, 2022. Rolling closures will follow as needed in the taxilane and apron areas.

Item 3-3 Action Item: AIP-37 - (Rehabilitate Runway, Parallel Taxiway, Apron and Taxi lanes)
Toby Epler, J-U-B Engineers addressed with Item 3-2.

Item 3-4 Action Item: Terminal Building Update: Monte Hasl, Airport Superintendent presented the following update: Nampa was not selected for Terminal Building funding under the Federal Bi-partisan Infrastructure Law (BIL). With the grant we have discovered that FAA will only fund public areas of the terminal building. Working on an update request for next year.

2-Staff Report/Discussion Update

Item 2-1: Airfield Operations and Maintenance Update: Jon Ziessler, Airport Operations and Maintenance Technician presented the following update:

- Airfield Conditions: RWY/TWY & Apron in good shape; RWY/TWY lighting systems operating normally; PAPI operating normally.

NAMPA AIRPORT COMMISSION

August 8, 2022

- AWOS working intermittently regarding sky conditions. Contacted tech support and is properly working now.
- Weed control, mowing and critter control is ongoing. Will be prepping grounds for the Warbird Roundup.
- Fuel sales for July \$15,000, not much jet traffic.

Item 2-2: Airport Administrative Update: Monte Hasl, Airport Superintendent presented the following update: Currently we have no city hangar rentals available. There is still a very large waiting list. We are pursuing a couple of tenants for violation of their rental agreement for non-aviation storage.

Airport Economic Planning Group (EPG) received the draft business plan. The draft has been sent to the group for comment. Group comments are due today. Comments will be forwarded to ABS. The proposal will be presented to the Commission at the Oct or Nov meeting.

East Hangar Development: The EPG will make recommendations to the Commission on land lease rates and lease sizing, footprint vs. leasehold. Once the rates and lease sizes are established, we anticipate releasing the lots through an RFP process.

Southwest Corner Stormwater Outfall: Staff is looking at creating a stormwater detention pond. J-U-B is also suggesting taxi lane and small hangar development area next to the proposed detention pond. Funding is not available for the development at this time.

MAF Wings -N-Wheels event 8/12/22 10am-1pm.

Warhawk Roundup 8/27/22-8/28/22 There will be lots of aircraft to view. F-35 will arrive again for the heritage flight. F-35 practice flight will be Friday and Heritage flight will be Saturday & Sunday. There also will be runway closures during those times.

Spirit of Flight Foundation hangar is almost complete. We were able to tour the hangar, and there will be a Spirit of Flight Day Event planned for 10/1/22.

Item 2-3: Municipal Drive Design Update: Monte Hasl presented for Jeff Barnes, Public Works Director of Water provided the following update:

Toby Epler, J-U-B Engineers, J-U-B has been working on the Municipal Drive design. The design includes the roadway, planter strip and sidewalk. The city has indicated they do not want street parking on the east side of Municipal Drive. With the current development reservations, Warhawk and AvCenter, J-U-B looked at how to maximize the development areas and accommodate commercial vehicle parking. Mr. Epler presented a lot layout option showing a layout with 200 ft for each reservation, Warhawk and AvCenter. This layout showed a remaining 250 feet that could be one large lot or split into two smaller lots.

The Airport Superintendent noted with this layout, the Commercial lots would accommodate their own vehicle parking.

Chairman Miller asked Rick Bugatsch to address the Commission. Mr. Bugatsch is the architect for the Warhawk Air Museum expansion. Mr. Bugatsch had no objections to the proposed layout

NAMPA AIRPORT COMMISSION

August 8, 2022

as it has each lot address their own parking. He did note the parking access will need to be phased as lots are developed.

Mr. Epler also showed the Commission a potential lot layout for the lots north of the Municipal Drive parking lot.

The Commission did not have objections to the proposed layouts.

4-Airport Business

Item 4-1: Request from Owyhee Air, LLC – Lot 0150

- a) Waive First Right of Refusal and Terminate lease for lot 0150 with Owyhee Air, LLC
- b) New Standard Land Lease for lot 0150 with Owyhee Air Research, LLC

MOVED by A. Miller and seconded by Thiel to move to recommend to City Council they authorize the Mayor to sign the Waiver of First Right of Refusal and Termination of Lease with Owyhee Air, LLC and the New Standard Land Lease with Owyhee Air Research, LLC for lot 0150.

Chairman M. Miller asked all in favor to say aye with all Commissioners present voting **AYE.**

MOTION CARRIED

Item 4-2: Review FY23 Rate Adjustment - Hangar Rental and Land Lease rates: 4.5% CPI adjustment. The Airport Superintendent presented the annual rate adjustment to the Commission.

The Commission noted they thought the increase would be more. Staff advised the change is based on the CPI numbers from 2021. Next year when adjusting rates we will be using the numbers from 2022 and we expect a larger increase.

The Commission had no objections to the proposed rate adjustment.

MOVED by Beverly and seconded by A. Miller to recommend to City Council they authorize the Mayor to sign the Resolution increasing rates as proposed.

Chairman M. Miller asked all in favor to say aye with all Commissioners present voting **AYE.**

MOTION CARRIED

MOVED by Dr. Beverly and seconded by A. Miller to **adjourn** the meeting.

Chairman M. Miller asked all in favor to say aye with all Commissioners present voting **AYE.**

MOTION CARRIED

Chairman M. Miller adjourned the meeting at 5:55 PM

Passed this 12th day of September 2022



AIRPORT SUPERINTENDENT, SECRETARY