
May 12, 2011

The Board of Commissioners of the Arapahoe County Public Airport Authority, Arapahoe County, Colorado, held a regular meeting open to the public at Centennial Airport, Control Tower / Administration Complex, 7800 South Peoria St., Englewood, Colorado, located within the County, on May 12, 2011 at 3:30 p.m.

The following members were present:

Commissioner Beckman, Chair
Commissioner Bockenfeld
Commissioner Doubek
Commissioner Neukirch
Commissioner Sharpe
Commissioner Seiber
Commissioner Wells

The following members were absent, but excused:

Commissioner Hilbert

Each Commissioner was notified of the date, time and place of the meeting and the purpose to which it was called. At least three (3) days prior to the date of the meeting, there were posted written notices of Public Meetings at the Administration Buildings of Arapahoe County, Douglas County, Greenwood Village, City of Centennial; the courthouses in Arapahoe County and Douglas County; and at least three places on the Airport. At least 24 hours prior to the meeting there was posted an agenda of the meeting in the window of the door at the base of the Control Tower/Administration Complex at 7800 South Peoria Street.

Call to Order & Pledge of Allegiance

Chair Beckman called the meeting to order at 3:38 p.m. and then recited the Pledge of Allegiance.

Public Comment

Tom Ragonetti, lawyer for Denver jetCenter, requested an opportunity to address the Board regarding the development plan issues, specifically the access road. Mr. Magoon informed the Board that there will be a Development Plan Public Hearing on the Rare Air Hangar June 16th which would be the appropriate time to address any issues. Mr. Magoon also explained that anything stated or written prior to that public hearing does not constitute as evidence and that the Board will make a decision following the Public Hearing. Mr. Olislagers also clarified that consideration of a non-objection to the Master Concept Plan for DJC is on today's agenda, and the Public Hearing for the Development Plan from Rare Air will occur at the June meeting. Mr. Ragonetti wanted it noted for the record that the fact that they were not making a presentation today regarding the access road condition does not mean DJC is in agreement with the staffs' position.

Brittney Davies with Pilot Magazine and a representative of the Colorado Aviation Business Association, (CABA) formally invited everyone to this year's Aviation Saves event which will be held June 10th & 11th. Ms. Davies announced the details of the two day event. Chair Beckman thanked Ms. Davies for the information and stated it sounds like it will be a great event. Mr. Olislagers thanked and congratulated both Brittney Davies and Iver Retrum of CABA for their efforts in getting a proclamation from Governor Hickenlooper declaring the month of June "General Aviation Appreciation Month".

Amendments to the Agenda

Consent Agenda:

- Consent Agenda #2 – Additional Background information on Dais
- Added Item: Two Delta Bravo, LLC – Consent to Sublease on Parcel 63-3 – Staff Report on Dias

Business Agenda:

- Added Item: Codification of Policies related to BOCC Appoints – Memo on Dias

A motion to approve the amendments to the agenda passed unanimously (5-0) upon a motion by Commissioner Sharpe and a second by Commissioner Neukirch.

Next Meetings

- June 1, 2011 – 7:00 p.m. Noise Roundtable meeting – Ramada Hotel and Suites
- June 16, 2011 @ 3:30 p.m. – Regular Board meeting - Wright Brother's Room.

CONSENT AGENDA

1. **Approve Minutes of April 14, 2011** **Gwen Balk**
Recommendation: Motion to approve the minutes of April 14, 2011 and authorize the Chair to sign.
2. **Land Acquisition 3.02 Acres – Amendments to Purchase Agreement and Closing Documents** **Brian Magoon**
Recommendation: Motion to ratify Executive Director's execution of the Fifth Amendments to the 2/10/11 Purchase Agreement and Airport Counsel's execution of the Closing and associated documents from 5/3/11.
3. **Purchase of one 4 x 4 All Wheel Drive All Wheel Steer Dual Engine Cab Forward Chassis with High Speed 5000 TPH Snow Blower** **Dave Zarlengo**
Recommendation: Motion to award the bid to O.J. Watson Company, Inc. in the amount of \$670,561.00.
4. **License Agreement with Inverness Water & Sanitation District** **Robert Olislagers**
Recommendation: Motion to Approve License Agreement with Inverness Water & Sanitation District and Authorize Chair and Clerk to sign.

BUSINESS AGENDA

5. **Approval of Consent Agenda** **Susan Beckman**
Recommendation: Approval of the Consent Agenda as amended passed unanimously (5-0) on a motion by Commissioner Sharpe and second by Commissioner Neukirch.
6. **Items moved from Consent to Business Agenda** **Susan Beckman**
None
7. **March 2011 Financial Reports** **Roxana Hahn**
Recommendation: Advisory

Ms. Hahn presented the financial condition of the Authority including results of operations compared to projections. Commissioner Bockenfeld asked to be reminded which studies were requested by the Board to which Ms. Hahn deferred the question to Mr. Olislagers who explained it was the ongoing issues with SEMSWA.

8. **Establish Jurisdiction to Proceed with Public Hearings** **Brian Magoon**
Recommendation: Advisory

Mr. Magoon advised that the Board has jurisdiction to proceed with the public hearing for Epic Aviation Services, LLC to conduct Aircraft Sales as defined under Part 3 Section (8) of the Standards. Mr. Magoon further advised that notice of the Public Hearing was published in the Villager Newspaper and in the Douglas County News-Press on April 28, 2011.

9. **Public Hearing on Application from Epic Aviation Services, LLC to conduct Aircraft Sales Activities under Part 3 Section (8) of Centennial Airports Minimum Standards for Commercial Aeronautical Activities** **Scott Storie**
Recommendation: Motion to continue the Public Hearing on Application from Epic Aviation Services, LLC to the June 16, 2011 Board Meeting

Mr. Storie introduced the applicant to the Board and summarized their background, experience, hours, what the business entails, and that the applicant has met the required insurance requirements.

10. **Denver jetCenter Master Concept plan for Parcels 100 & 100a.** **Michael Fronapfel**
Recommendation: Motion of non-objection to the Denver jetCenter Master Concept Plan for Parcels 100 & 100A.

Mr. Fronapfel presented Denver jetCenters proposed Master Concept Plan. He explained that the new FBO will be two different parcels spread across 80.6 acres. The proposed facility could accommodate 33 corporate and private hangars as well as 121 tie downs. Mr. Fronapfel added that at full build out the facility could add 300 additional aircraft to the airport. Commissioner Sharpe questioned if the 300 additional aircraft would be new aircraft in addition to what is already here? Mr. Olislagers explained that Centennial Airport does have the capacity to

accommodate such additional aircraft, however, over the amount of time it will take to fully build this FBO out the market will shift; therefore it is almost impossible to predict what will happen.

Commissioner Neukirch then asked if Denver jetCenter will operate strictly out of the new FBO or if they will operate both. Bart Brundage of Denver jetCenter stated that the company will operate both.

Commissioner Neukirch then asked if by approving the non objection today would that mean the Board is making a decision on the access road. Mr. Magoon replied no, and that they are two separate issues.

A motion of non-objection to the Denver jetCenter Master Concept Plan for Parcels 100 & 100A passed unanimously (5-0) upon a motion by Commissioner Bockenfeld and a second by Commissioner Sharpe.

11. Fuel and Operations Report for the month of April

Cameron Hallock

Recommendation: Advisory

- YTD Operations: Down 1.0% from 2010 at 85,136
- YTD Fuel Totals: Up 13.8% from 2010 at 3,686,488
- YTD Jet Fuel Totals: Up 14.8% from 2010 at 3,537,294
- YTD Av Gas Totals: Down 4.8% from 2010 at 149,194
- Monthly Operations: Up 8.1% from 2010 at 22,382
- Monthly Jet Fuel Sales: Up 17.3% from 2010 at 837,548
- Monthly Av Gas Sales: Down 10.0% from 2010 at 36,082
- Monthly Market Share for AvGas and Jet Fuel Combined: DjC: 51.3%; TAC Air: 22.8%; Signature: 15.0%; X-Jet: 10.9%; Heliplax: 0.03%.

12. Noise Report/ Roundtable Update

Todd Green

Recommendation: Advisory

Mr. Green provided a summary of the noise statistics for the month of April 2011 and YTD totals. He advised that there were 412 total logged noise complaints with 38 households reporting the following:

- Complaints by Household (HH): HH #1 = 37%; HH #2 = 17%; HH #3 = 6%; HH #4 = 5%; HH #5 = 4%; and the remaining households consisted of 31% of the complaints.
- The top 5 households totaled 69% of all complaints.
- YTD 2011 there has been a total of 1,918 complaints from 68 households.

Mr. Green went on to explain that the May Roundtable Meeting had been canceled, which is why there were no minutes included on the Dias for the Board. He then summarized what topics will be discussed at the next meeting, including touch and go patterns and also looking at night time operations. Dennis Fria with the FAA will be providing statistics on what night time operations look like. Commissioner Beckman inquired as to what hours are considered "nighttime operations"? Mr. Green confirmed that it would be considered from 10:00pm – 6am.

13. Legislative Report

Robert Olislagers

Recommendation: Advisory

Nothing to report at this time

14. June 2011 is General Aviation Appreciation Month

Robert Olislagers

Recommendation: Advisory

Mr. Olislagers presented the Proclamation from Governor Hickenlooper that declares June General Aviation Appreciation Month.

15. Airport Emergency Exercises

Robert Olislagers

Recommendation: Advisory

A slideshow, put together by Operations Specialist Sean Settle, was presented to everyone at the meeting of the two Airport Emergency Exercises held April 13th & 20th.

**16. Adjournment to Executive Session pursuant to CRS Section 24-6-402(4)(a)-(f); specifically
Concerning SEMSWA**

Susan Beckman

Recommendation: Motion to adjourn to Executive Session pursuant to CRS Section 24-6-402(4): (a) purchase, acquisition, lease, transfer, or sale of any real, personal or other property interest; (b) conference with an attorney for purposes of receiving advice on specific legal questions; (c) matters to be kept confidential by federal or state law; (d) security arrangements; (e) determining positions relative to matters that may be subject to negotiations or negotiation strategies; and (f) personnel matter.

Chair Beckman invited Mr. Magoon to make a presentation. He read the recommendation into the record and advised that an executive or "closed" session may only be called at a regular or special meeting of the Board by an affirmative vote of two-thirds of the quorum present; that the Chair (or Counsel at the request of the Chair) must announce, and the minutes reflect, the specific citation (provided in the above motion that allows the Board to meet in the Executive Session.). The Executive Session will be closed to the public pursuant to CRS Section 24-6-402(4)(a)-(f); that the Board will not adopt any proposed policy, position, resolution, rule, regulation or take any formal action during this Executive Session; and that Counsel comments during such Executive Session will not be recorded. Mr. Magoon then announced that the primary discussion for this proposed Executive Session concerns SEMSWA and issues under subsections (a), (b) and (e) of the statute cited in the motion.

Recommendation passed unanimously (5-0) on a motion by Commissioner Neukirch and a second by Chairman Doubek (5-0).

Public Comment

None

Susan Beckman

Comments from Board Staff

Mr. Olislagers wanted to congratulate Lorie Hinton, David Zarlengo, and respected staff for winning the Balchen Post Award for the 2010-2011 year. Centennial Airport has won this award 11 times, which is more than any other airport. Although there was not a tremendous amount of snow this year, the award is for part of 2010 as well. Mr. Olislagers recognized Centennial Airport's snow removal team again for an outstanding job and pointed out that their efforts enable our airport to be open 24/7 even in the harshest of weather conditions.

Susan Beckman

Adjournment

The meeting adjourned at 4:16 p.m.

Susan Beckman

Execution of Documents

Gwen Balk

Approved:


Susan Beckman, Chair