AIRPORT ADVISORY COMMITTEE

REGULAR MEETING MINUTES
Thursday March 21, 2019 3:00 p.m.
Airport Administration Office
617 Airport Way, Modesto, CA 95354-3916

Voting Committee Members:
Glenn Mount, Chairman
Shane Cooper, Business Owner
Steve Hatzigeorgiou, Business Owner
Allan Ramsay, City of Modesto
Ray Ratto, Vice Chairman
Paul Sharp, City of Modesto
Jim McKay, Public-at-large

Non-Voting Members:
Stanislaus County: Jim DeMartini
City of Ceres: James Michaels - Absent
City of Modesto: Doug Ridenour - Absent
City of Modesto (alt): Bill Zoslocki - Absent

Others Attending: Steve Fischio Operations Manager, Gabe da Silva Airport Manager,
Bill Sandhu Public Works Director, Deputy City Manager Scotty Douglass and Bob Allen
of the Air Traffic Control Tower

1. Call to Order/Roll Call: Vice Chairman Ray Ratto called the meeting to order at
3:00 p.m. Voting Members present: Glenn Mount, Allan Ramsay, Ray Ratto, Shane
Cooper, Steve Hatzigeorgiou
Voting Members absent:

Quorum Present: Yes

2. Approve Minutes
December 20, 2018 minutes were motioned by Allan Ramsay to approve the minutes as
presented by Ray Ratto; seconded by Shane Cooper and backed by other voting
committee members. Motion passed and signed by Glenn Mount, though Glenn did was
late and did not vote on Minutes.

3. AAC Membership Discussion
   o *Membership*: New members are Steve Hatzigeorgiou, Shane Cooper and Jim McKay

4. Airport Project Update by Gabe da Silva
   o AIP 38: Obstruction removal: Closed out
   o AIP 39: Runway shoulder rehab, apron and perimeter fence: Closed out
   o AIP 40: Wildlife Hazard Management plan: Closed out
   o Gate 2 has been repaired and card reader extended out
   o Gate 5 has been widened 6 ft
   o CAP lease: being sent off for signatures to their legal team. Gabe has done research on relationships other airports have with CAP. Steve explains that the agreement we presented is generous. Most airports do month-to-month leases and don’t offer a discounted rent once repairs have been complete. Glenn states that the airport needs to be consistent when dealing with organizations. Allan Ramsay poses the question of who owns the risk of the agreement. Steve explains that the operations of the old admin building will be of no cost to the airport. The amount CAP provides invoices for will be applied to rent matched dollar for dollar. A question is posed about who will pay the property tax. Steve states that he will look into it. Allan questions if the CAP can afford the monthly rent and Glenn explains that if they would fundraise as is outlined in the official CAP guidelines they would be able to afford it. Gabe told the committee that Tony shared with him that they wanted to hold a Plane Wash on the next top off Saturday. Steve Hatzigeorgiou suggests lowering the monthly rent if it will push the CAP lease forward.
   o River Road Property: We have 2 bids for the demolition of the building and are working on getting bids to fence the property to secure it
   o CAF camera: We will be putting a camera on the Southwest corner of CAF building to see the gate and parking area
   o CPI increase: Effective July 1 all rates will be raised 3.1% per the Western Urban Region
   o Emergency Procedures: Sent a memo that for future incidents the tower needs to be contacted first so they can send the proper alerts. Scotty requested we send the memo to the SR 911 and Allan requested we send it to all tenants. Alan requested an incident report. A concern was raised about fire suppressant at the airport. Steve Hatzigeorgiou questioned what can be done with the firehouse on site. Steve Fischio states that having commercial airlines was beneficial only to the community and the airport revenues were far lower than expenses. Bill Sandhu explains that with the vacant crew leader position we will be able to use those additional funds to improve the location.
   o Hangar row B Painting: Tentative for May 6th, tenants have been contacted to protect items inside
   o CAF restrooms: Plumbing is in and construction is moving along quickly.

5. Economic Development
   o *Top-off Saturdays*: Glenn announced that top-off Saturdays continue to be successful. To receive a fuel voucher the pilots must purchase a meal ticket.
The latest numbers: for the lunch 495 gallons of gas was sold for 20 airplanes, for the breakfast 350 gallons of gas was sold for 18 aircraft. The price was $4.63/gallon for self-serve with discount of $1.11 off so, $3.52/gallon due to the pledges. Next top-off Saturday will be March 23.

- Air Support Unit is going to be having a fly-in late April or early May.
- Allan states that the tower operations were up 6%
- AMR is still doing their training, no issues to report.
- Gabe states that he is in communication with a local business that will be opening a new event hall to facilitate paid parking.
- Hangars are fully occupied. A question was posed about adding a new row of hangars. Gabe stated that it is a possibility.

6. On Site Civilian help with a life and death aircraft situation
- A memo will be sent out to all tenants regarding protocol for an emergency situation

7. West Side Storm Drain
- Gabe states that he received some quotes on grate modification to widen the grate
- Steve Hatzigeorgiou states that the drain by their hangar is not working and their parking lot is flooding to the front door

8. Public Participation
- Bob Allen states that the tower is working with the fire department to ensure that in case of an emergency they would have access to the gate. He also is going to schedule the fire department to come out to do practice runs to acclimatize them to the airport. The fire department also has access to the fire trucks we have at station 8. The fire chief questions what hangars have fire suppression. Station 3 and 21 are the stations to service the airport and Consolidated across the street is the backup. We are alert 2 for fire station on Scenic.
- Airfield is going to be getting new weather equipment called Surface Weather System

9. Matters too late for the Agenda
   None

10. Future Agenda Items
    None

11. Adjournment
    The meeting adjourned at 4:00 p.m.

Acronym glossary:

AAC    Airport Advisory Committee
ACM    Airport Certification Manual
ADA    Americans with Disabilities Act
AIP    Airport Improvement Project (refers to FAA Grant Funded Projects)
ACIP   Airport Capital Improvement Plan
AEP    Airport Emergency Plan
ALPU   Airport Layout Plan Update
Next Advisory Committee Meeting:
The next Regular Meeting of the AAC will be held on Thursday, April 18, 2018 at 3:00 p.m. in the Airport Administration Conference Room.

Minutes approved:

Glenn Mount, Chairman