



**NEVADA COUNTY AIRPORT COMMISSION
MEETING MINUTES**

Thursday, April 11, 2019 at 8:30 a.m.

Airport Terminal Conference Room
13082 John Bauer Avenue
Grass Valley, CA 95945

Commission Members:

Terry Lowell, Vice-Chair
Hollie Grimaldi Flores, Commissioner
Jeff Wilson, Commissioner
Rich Stahlman, Commissioner
Dave King, Commissioner

Commissioners Absent:

Staff Present:

Kevin Edwards, Airport Manager
Elise Strickler, Administrative Services Officer
Doug Johnson, Deputy County Counsel
Gia Rossitto, Clerk

I. Call to Order and Pledge of Allegiance was given. Meeting called to order at 8:29 a.m.

II. Approve Minutes of February 14, 2019 Commission Meeting

On a motion by Vice-Chair Lowell, seconded by Commissioner King and unanimously carried, the February 14, 2019 minutes were approved as submitted.

III. Election of Commission Chair and Vice Chair

On a motion by Commissioner Grimaldi Flores and seconded by Commissioner Wilson and unanimously carried, Terry Lowell was elected Chair and Rich Stahlman elected Vice-Chair.

IV. Public Comment (for items not on the agenda)

Public Present: Christy Barden, Loren Willman, and Mark Machado

Loren revisited the three items he presented at the February 14, 2019 Commission Meeting and would like the commission to address so the following items will be added to the next meeting's agenda:

- 1) Development of his property beyond the Northside of the Airport to include private homes with hangars. Looking for commissioner support to create a mutually beneficial relationship and gain feedback on what the commissioners would like to see developed on the land north of the Airport. Is RTTF access allowed by the FAA for new homes?

- 2) Loren would like to see the deeded easement documented on the airport layout plan as an access point to the airport as deeded.
- 3) Loren wants a resolution of the Airport water runoff that has created erosion issues to his land. Who is financially responsible for the costs to repair the eroded land?

No objections from the commissioners.

V. Commissioner Comments (for items not on the agenda)

Hollie asked if anyone attended the Planning Meeting for the Loma Rica Ranch development and Kevin replied he had. Conversation ensued and the following determinations were made:

- Airport will establish a good rapport with potential homeowners and explain the importance of the close proximity of the CALFIRE Grass Valley Air Attack Base.
- Airport will ensure that the City of Grass Valley uphold the Avigation Easement Law and that avigation easements be recorded on each deeded parcel.

Terry requested that Kevin speak, on behalf of the Airport Commission, to the City of Grass Valley about avigation easements and to establish good relationships with all involved with the Loma Rica Ranch Project. Terry asked the commissioners to take a vote. Jeff was first to agree and then seconded by Dave followed by Hollie and Rich with no opposition. Kevin said he'd oblige. The Commissioners also agreed to discuss with their respective County Supervisors the economic and safety issues related to the potential Loma Rica Development and the County Airport.

VI. Brown Act Training: County Counsel

Doug Johnson, Deputy County Counsel, covered the key points of the Ralph M. Brown Act; and the importance of complying and understanding it. Refer to the following link for a detailed guide:

<https://www.cacities.org/Resources-Documents/Resources-Section/Open-Government/Open-Public-2016.aspx>

No objections from the commissioners.

VII. Budget Update: Kevin Edwards

The projected FY 18/19 budget deficit remained stable the last two meetings though is now projected to have an additional \$4k in deficit and is due to both AVGAS and Jet fuel sales lower than gallons budgeted; as well as, higher than projected cost of fuel while sale prices remain unchanged.

Additional revenue sources were discussed such as the potential for FedEx or UPS feeder planes which Kevin explained are no longer a function of the two carriers but contracted out to third parties. Kevin will continue to work this angle; and or possibly promote the airport to REACH or CALSTAR.

No objections from the commissioners.

VIII. Sierra Mountain Hangar Update: Kevin Edwards

Fire suppression system components damaged in the fire were replaced. During the inspection of the system, more parts were needed to get the system functioning, and those parts have been ordered. Basic electrical has been started to ensure power to the door, overhead lights and a few outlets are ready for the third phase of the repair. The roof and the side lighting panels have been

replaced and the hangar door was delivered and will installed by the end of next week. We will be attempting to get a temporary occupancy certificate until phase 3 starts.

No objections from the commissioners.

IX. NID Study for the Dirt Project on the North End of 25: Kevin Edwards

The study came back with good results. The dirt NID put down last year has done wonderful amongst all the rain this winter. The study conducted the effects of the existing dirt plus the addition of dirt up to the windsock as well as the west side of the detention basin for the future helipads. The study shows that decreasing the slope in the area will cause the water to move downstream more slowly and reduce the peak of flow into the basin. NID has already pulled the grading permits and have put the contract out to bid in hopes to start moving dirt in September.

No objections from the commissioners.

X. New FAA Requests For Additional Hangars and Helicopter Parking Pads: Kevin Edwards

Three separate 7460's were sent to the FAA for approval:

- Ramp 1 hangar development
- Helipads on the North West side of the runway
- New request for a 60'x100' hangar on Ramp 4

These projects can be added to the Airport Layout Plan (ALP) once approved by the FAA. It may take up to 90 days to receive a response from the FAA.

Terry asked if the hangar proposed on Ramp 4 would have an adverse effect on the existing T hangars and Kevin replied no.

No objections from the commissioners.

XI. Race Communications: Kevin Edwards

Race Communications has asked us for a ground lease for a 20x50 bldg. for their POP server equipment. We discussed the fenced in area that Transit is using for their buses. We would lease them approximately 4000 sq. ft. that could be fenced off and generator equipment be installed for a backup purpose. They are looking at a 30-40 year lease, starting at \$1000 per month with annual adjustments. The ground lease is currently being written and redlined.

Hollie asked if the Race building will revert to the County at the end of the lease; and Kevin replied that the building will be portable and removed by Race when the lease is terminated.

No objections from the commissioners.

XII. Updated Airport Website To Show Commission Agendas and Minutes: Kevin Edwards

As stated at the last commission meeting, the commission meeting minutes and agendas are posted on the Airport's website on the Airport Commission page; and can also be found at mynevadacounty.com entering agenda center in the search field. You can click on the 'Notify Me' icon and follow the instructions or scroll down to the agenda center section and select airport commission and how you want to be notified: email or text.

No objections from the commissioners.

XIII. New AVGAS Truck: Kevin Edwards

Tahoe Truckee Airport will be selling us their 100LL fuel truck for \$40,000. The BOS will be voting on the approval of a Caltrans state loan for the purchase on April 23rd. Once the Board

approves, the loan application will be submitted and will take approximately two months to get the monies from the state. The truck will not be available until the end of June. The current 100LL truck will be converted to Jet A truck for standby for Cal FIRE. Once this conversion is in place, the old Jet truck will be sold.

No objections from the commissioners.

XIV. Airshow/Brew Fest: Kevin Edwards

The Airshow will be on July 20 to de-conflict with Truckee's airshow. The brew fest will be held on ramp 4. There will be parking throughout and should accommodate everyone. We are getting promotional help from the Chamber of Commerce since the airport is now a member. More information will be coming soon.

Dave asked who gets the money from the Airshow and Kevin replied GEFA since they put on the event.

No objections from the commissioners.

XV. Trees: Kevin Edwards

The tree issue has been sidelined due to wet winter conditions. Will work to remove the trees on the approach end of runway 25 once the weather is better and the ground dries out a bit.

No objections from the commissioners.

XVI. Next Meeting: Thursday, June 13, 2019 @ 8:30am in the Airport Terminal

XVII. Adjournment

Meeting adjourned at 10:16 a.m.



Gia Rossitto