

MINUTES OF THE REGULAR MEETING OF THE CITY OF CHANDLER MUNICIPAL AIRPORT COMMISSION, on Wednesday, November 14, 2007 at 7:00 p.m. at the Chandler Municipal Airport, 2380 South Stinson Way, Chandler, Arizona.

1. CALL TO ORDER / ROLL CALL

Meeting called to order at 7:00 p.m.

A. The following Commission Members answered Roll Call:

Chairman Stan Olivier  
Vice-Chairman David Church  
Commissioner Mike Wigfield

Commissioner Chelle Daly  
Commissioner Schuyler McCorkle  
Councilmember Jeff Weninger

B. Acknowledgement of Audience

CHAIRMAN STAN OLIVIER acknowledged the audience and the following people were recognized:

Mr. John Walkup, Chandler Air Service  
Mr. John Irvine, Chandler Resident  
Mr. Darrel Downing, Downing Aviation Assoc.

Mr. Guy Pepoy, Chandler Resident  
Mr. Richard Boyle, Downing Aviation Assoc.  
Mr. Pat Damiani, Downing Aviation Assoc.

Others Present:

Mr. Dan Cook, Acting Public Works Director  
Mr. Greg Chenoweth, Airport Manager  
Mr. David de la Torre, City Planning

Mr. Guy, Lennon, Airport Mgmt. Assistant  
Mr. Hank Pluster, City Planning

2. APPROVAL OF MINUTES:

It was MOVED by VICE-CHARMAN DAVID CHURCH and SECONDED by COMMISSIONER CHELLE DALY that the Meeting Minutes of October 10, 2007 for the CHANDLER MUNICIPAL AIRPORT be approved with a correction to section 6C, "Airport Improvements & Construction", under "Design & Planning", the first bullet point being changed from COMMISSIONER SCHUYLER to COMMISSIONER MCCORKLE. MOTION CARRIED UNANIMOUSLY.

3. UNSCHEDULED PUBLIC APPEARANCES:

A. CALL TO PUBLIC

MR. JOHN WALKUP reminded everyone that the 16<sup>th</sup> Annual Toys for Tots Drive and party will be on Friday, December 7, 2007 at the Chandler Air Service hangar beginning at 6:00 p.m. There will be a catered BBQ in exchange for an unwrapped new toy. The toys will be distributed to the Chandler Compadres organization a week before Christmas.

4. SCHEDULED PUBLIC APPEARANCES:

A. CALL TO PUBLIC

There were no scheduled public appearances.

5. ACTION AGENDA:

A. Request by Chandler Air Service to sublease office space to Downing Aviation Associates, aviation services and marketing consultants

MR. CHENOWETH presented the request by Chandler Air Service to sublease office space to Downing Aviation Associates, aviation services and marketing consultants. Downing Aviation Associates specialize in various aviation consultant activities and their uses at this airport will be for office space only. The sublease presents no direct financial implications associated with the approval other than the annual Aeronautical Business Permit Application Fee of \$342.00. Staff recommends the Commission approve the request by Chandler Air Service to sublease office space to Downing Aviation Associates for the purpose of conducting aviation services and marketing consultant activities as presented by MR. CHENOWETH. Upon comment by

COMMISSIONER MCCORKLE, MR. CHENOWETH apologized for erroneous verbiage in the memo and clarified that the sublease is for office space only.

IT WAS MOVED by COMISSIONER MIKE WIGFIELD and SECONDED by COMMISSIONER CHELLE DALY to approve the request by Chandler Air Service to sublease office space to Downing Aviation Associates, aviation services and marketing consultants as presented by MR. CHENOWETH. MOTION CARRIED UNANIMOUSLY.

6. BRIEFING ITEMS:

A. General Plan briefing by David De la Torre, Senior Planner

MR. CHENOWETH introduced MR. DAVID DE LA TORRE, SENIOR PLANNER and MR. HANK PLUSTER, TEMPORARY PLANNING MANAGER for the City of Chandler. MR. DE LA TORRE gave a presentation of the ongoing efforts to update the City of Chandler's General Plan. The presentation gave a brief history on the growth of the City of Chandler, including the increases in population, business and residential developments and the current statistics in the median age and household income of the residents of Chandler. MR. DE LA TORRE continued by providing an overview of how all these aspects are applied to planning considerations, their importance on future development of the City and how this is planned to be incorporated into the General Plan update. He anticipates that in January 2008, the public will be provided a draft of the General Plan update for their comments. It will then move forward to Council in the Spring of 2008, and is planned to be on the ballot in Fall 2008. The ballot vote is a State requirement to have the voters adopt the General Plan.

COMMISSIONER DALY voiced that she would like some language regarding protection of the runway approaches and put it before the voters to give them the opportunity to help determine the appropriate future uses in the City including around the airport. MR. DE LA TORRE and MR. PLUSTER suggested that language could be inserted in the General Plan that could provide guidance to address these goals. MR. PLUSTER further noted that the Airpark Area Plan should be used to address more specific issues within the area immediately around the airport.

COMMISSIONER DALY indicated she would like to see development that is non-compatible with airport uses be the rarity around the airport and not become examples for why more exceptions should be considered. She then inquired as to projects around the airport that were approved in opposition to the Airport Commission findings they would be in conflict with Airport uses. MR. CHENOWETH noted there were at least five or six projects over the last couple of years that met that criterion.

COUNCILMEMBER WENINGER noted a concern on this issue is for where the parameters should be established that define which areas are impacted by aviation and which are not. MR. PLUSTER noted previous actions related to defining airport impact areas were based on noise contours. COMMISSIONER MCCORKLE suggested that accident data related to the area surrounding airports might be helpful in considering when a proposed use would be in conflict with airport uses. He suggested this concept be included in the scope of the next Airpark Area Plan update.

COMMISSIONER DALY asked that an action item be added to the next Airport Commission meeting to forward the Commission's recommendations to the City Council regarding: language to be included in the final General Plan update providing guidance when considering future redevelopment plans around the Airport; and that the city to approve funding for an update to the Airpark Area Plan.

B. Process to end flight operations on Taxiway C

MR. CHENOWETH briefed the Commission to a planned change to Taxiway C. Current helicopter activity includes the use of Taxiway C for take off and landing practices. With the approval of recent lease agreements for fixed wing aircraft development, Taxiway C will soon be used by fixed wing aircraft and safety dictates that flight operations on Taxiway C will no longer be allowed. As of January 1, 2008, helicopter flight activity will no longer be allowed on Taxiway C.

With the closing of Taxiway C to helicopter flight operations, helicopter traffic will be need to be

integrated into the fixed wing traffic pattern. This proposed change will include traffic pattern altitude changes and visual reference points for aircraft operating in the traffic pattern airspace.

C. Leasing Status

MR. CHENOWETH briefed the Commission on the lease status. There are two leases on the south side that are still in the negotiation phases. Those are with HDH Systems LLC and with Southwest Aircraft Charter.

D. Airport improvements and construction projects

MR. CHENOWETH briefed the Commission on the airport improvements and construction projects.

Construction:

- *Airfield Signage Project* – Signs should be delivered by late November or early December.
- *Armory Apron Project* – This project is underway and will add ninety new tie downs. Staff plan to use fifty of those for covered tie downs. This apron project is proposed to be completed in January 2008.
- *Old Terminal Demolition* – This project is moving forward. Currently the subcontractor is working to submit an asbestos report that meets the City's Environmental Management Division's requirements.

Design and Planning:

- *Airport Noise Study* – A contract with the consultant should be ready for presentation to Council in December. The final aspect being waited on is FAA approval of the contract amount. This approval is required before presenting the contract to Council
- *Airport Boulevard Design* – Staff is finalizing the scope of work for this project. Staff's intent is to have a design contract ready for December City Council action.
- *Perimeter Road Design* – The scope of work for this project is nearing completion and a contract is expected to be presented to Council in December.
- *Light Vault Renovation* – The scope of work for this project is nearing completion and a contract is expected to be presented to Council in December.
- *NW Apron Design* – Staff is just starting negotiations with the proposed design consultant for the scope of work and cost estimates.
- *Storm Drain Project* – The City recently received a grant for this construction. However, since the design was done in 1999, the consultant needs to review the plans to ensure they are still valid for what is needed.
- *Fuel Tank Removal* – Staff plans to remove three of the four underground fuel tanks for proactive environmental reasons.

E. September 2007 Financial Activity

MR. CHENOWETH briefed the Commission on the September 2007 financial activity. The year-to-date cumulative balance had a slight increase to \$28,309. He noted that each year begins with a negative balance due to various encumbrances to cover the entire year. This year this negative balance moved to the positive balance earlier than normal. This move normally occurs in November or December.

F. Air Traffic and Noise Abatement Activity for October 2007

MR. GUY LENNON briefed the Commission on the Air Traffic and Noise Abatement for October 2007. There were 27,316 operations in October making it the busiest month ever at Chandler. The 12 month total was 263,375 operations this year which represented a decline from last year. FAA reports Chandler as being the 46<sup>th</sup> busiest airport in the country and 11<sup>th</sup> busiest general aviation airport at this time.

There were eleven noise calls: seven concerned with helicopters in the traffic pattern airspace; one call on a low flying helicopter in the Santan Mountain Preserve; two calls regarding noisy fixed wing aircraft in the traffic pattern airspace; and one call from a neighbor south of the Airport about a noisy military helicopter flying through Chandler airspace.

F. Airport Manager Comments

MR. CHENOWETH commented that Tim Garton, the Airport Operations and Maintenance Supervisor hired last year has left Chandler for a job offer in Montana. He thanked those that were able to attend the annual Airport Tenant Appreciation BBQ. And he offered another reminder that the Chandler Air Services annual Toys for Tots event is December 7<sup>th</sup> and encouraged attendance for this event.

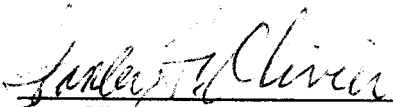
7. COMMISSION MEMBERS COMMENTS

COMMISSIONER WIGFIELD reiterated that MR. WALKUP has established great tradition with the Toys for Tots event and encouraged everyone to support the event.

COMMISSIONER CHURCH thanked MR. DE LA TORRE and MR. PLUSTER for their presentation.

8. ADJOURNMENT

Noting no other comments from Commissioners, CHAIRMAN OLIVIER adjourned the meeting. The meeting of the Airport Commission adjourned at 9:00 p.m.

  
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Stan Olivier  
Chairman

  
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Greg Chenoweth, Airport Manager  
Recording Secretary