

**PEACHTREE CITY AIRPORT AUTHORITY  
MINUTES OF MEETING**

**May 5, 1999**

The May meeting of the Peachtree City Airport Authority, was held at the Aviation Center, Peachtree City-Falcon Field Airport, on May 5, 1999, at 7:00 p.m.

Those present were: Chairman Robert B. Patterson; Members: David M. Good, Catherine M. Nelmes and H.E. Buffington; Airport Manager James H. Savage; Recording Secretary Clair I. Ford.

Member Susan M. Cates was absent due a conflicting business appointment.

Director of Maintenance R. Dale Donegan and Authority Attorney Douglas B. Warner were absent, however Ms. Stacy Collins, Esq. represented the Warner Law Firm.

**I. ANNOUNCEMENTS**

None.

**II. ADDITIONAL AGENDA ITEMS**

None.

**III. APPROVAL OF MINUTES**

A motion was made by Ms. Nelmes and seconded by Mr. Good to approve the minutes of the April 7, 1999 meeting as presented.

The motion passed unanimously.

**IV. REPORTS**

**A. Airport Manager - Jim Savage**

Mr. Savage presented the following report:

## AIRPORT MANAGER'S REPORT - MAY 5, 1999

1. Work is completed on the installation of the new Wilson Door for the Annex hangar. Construction took eight days, which was longer than anticipated due adverse weather and wind conditions. The door has a clear height of 26 feet with a clear span of 88 feet and will accommodate any aircraft up to and including a Gulfstream IV. The hangar structure itself is too narrow to accommodate a Gulfstream V.

Not all of the invoices are in at this time, but it appears that we will be very close to our original estimate of \$56,000. We purchased a "John Beam" aircraft de-icing unit from United Air Lines to use as one of the two man-lifts needed for the project. The unit will reach to a height of 42 feet and while it is not as mobile as the man-lift we rented, will serve as a building maintenance unit for years to come. The de-ice unit was \$1,200, while the man-lift we rented will cost approximately \$900.

2. We received our new Aviation Gasoline Fuel truck on April 28. The new unit holds 1,200 gallons of AvGas, compared to 750 gallons in the old truck, runs on auto gas instead of diesel, and all components actually work. The line crew members are like kids with a new toy. They've never had a new piece of equipment before.

After considerable effort, all known problems with the old Jet A Truck have been repaired and given our current financial status, I believe we should continue to lease it for the time being. The new AvGas truck is \$700 per month and the old Jet-A truck is \$600 per month, which puts our combined rental rate at some \$350 less than budget. A new Jet-A truck would now cost \$1,200 per month.

3. All of the paperwork from both the FAA and Georgia Department of Transportation to initiate the taxiway construction project near the approach end of Runway 31 has been approved and we received a "Notice to Proceed" this morning.

The low bidder, Flanders Construction, Inc. has completed all of their required documents including DBE goals, Performance Bonds, etc. and have executed the contract to complete the work of Phase 1 for a total sum of \$106,256.00. Wilbur Smith and Associates has reviewed their documents and references and recommends that we award them the contract.

The last action taken on this project was at the March 3, Authority meeting where it was agreed to allow the Chairman to proceed with the project, but you would review and approve the contract prior to signing. The contractor wants to start the project as soon as possible.

A motion to approve the contract and authorize the Chairman to execute same would be appropriate at this time.

4. This coming Saturday, May 8, Mr. And Mrs. Jerry Cobb, in conjunction with several members of the EAA, will host the spring edition of the "Young Eagles" program. This program as you may recall, provides young people with their first flight in an airplane.

Food and beverage will be available to the pilots and volunteers around noon.

5. Finally, Mr. Rob Rover, lineman, has been recalled to active duty with the US Air Force and must report to Luke AFB, near Phoenix, AZ by May 15<sup>th</sup>. He has been a major volunteer in the restoration of the F-16 to date, and will return to his AFSC as an F-16 crew chief. Rob is working tonight so you may want to wish him the best of luck.
6. Financial review.

Following his report, Chairman Patterson addressed Mr. Savage's recommendation not to lease a new Jet-A truck at this time, and by general consensus the members agreed with the recommendation and concurred that no formal action was necessary.

Regarding Item 3 in Mr. Savage's report, a motion was made by Mr. Good and seconded by Mr. Buffington to approve the contract with Flanders Construction, Inc. in the amount of \$106,256.00, for Phase 1 construction of Hangar Area B taxiways, taxilanes and associated work, and to authorize the Chairman to execute same.

The motion passed unanimously.

Chairman Patterson, acting in his capacity as a retired U.S. Air Force Major General, asked Mr. Rob Rover to come forward to thank him for his service with the Airport Authority, and as gesture of goodwill had Mr. Rover recite the oath of loyalty to the U.S. Air Force.

## V. OLD AGENDA ITEMS

### **98-12-01 Consider proposal from Andrew Conwell to erect runway remaining markers as Eagle Scout project.**

Chairman Patterson reviewed a memo from Mr. Jim Savage regarding the need to take a formal action on this agenda item. While the Authority has previously endorsed the project, no vote was ever taken.

A motion was made by Chairman Patterson and seconded by Mr. Good to approve the installation of the runway remaining markers as previously described by Mr. Conwell, subject to the Airport Manager overseeing the installation and the signage meeting FAA specifications.

The motion passed unanimously.

**98-02-08 Consider proposals from PRAD Construction and Group VI Corporation to build restaurant at Aviation Center.**

Chairman Patterson reviewed the actions taken at the last meeting on this agenda item regarding the use of a "tally" sheet to rate both firms. He acknowledged that while such an action was a variation from a normal vote, he assumed that the "tally" sheet would serve as the method of selection. Since more than one member of the Authority did not concur with that assumption, he felt that a formal vote should be taken to make that determination.

After considerable discussion that included various motions to: (1) table action until all members were present; (2) endorse the results of the "tally" sheet as official; (3) vote to consider the action; all of which died for lack of a second, a motion was made by Ms. Nelmes and seconded by Chairman Patterson to select PRAD Construction as the winning contractor to build the restaurant.

The motion failed with two voting in the affirmative and two against. Ms. Nelmes and Chairman Patterson voted in the affirmative.

No further actions were taken on this agenda item.

**98-02-09 Consider proposal from Windsock's Ltd. to operate restaurant at the Aviation Center.**

Mr. Savage briefed the Authority on his conversation with Mr. Jim Clark of Windsock's, and the faxed copy of an outline prepared by Mr. Clark describing the changes Windsock's would like made to the lease agreement.

After a point by point review and discussion of the faxed outline, a motion was made by Mr. Good and seconded by Chairman Patterson to authorize the Chairman and Airport Manager to conclude the agreement with Jim Ed Enterprises, dba Windsock's, to operate the restaurant as described in the draft lease agreement, provided that Paragraph 3 of the agreement is changed to eliminate the requirement for an annual CPI adjustment; that Paragraph 20 is changed to require a three year personal guarantee of the lease agreement from date of occupancy; and that all remaining items outlined on the faxed document be adjusted as may be negotiated between the parties.

The motion passed with three voting in the affirmative, with Ms. Nelmes voting nay.

**VI. NEW AGENDA ITEMS**

**99-05-01 Hear request from Ken Justice to reconsider Authority position on limitations to commercial use of hangar D16.**

Mr. Justice rose to explain his need to expand his operation into the additional space that would be available in hangar D16, and requested that the Authority consider a temporary change to the current policy.

Mr. Savage gave a brief review of how the current policy was developed and recommended that making such a change, even temporarily, would be creating future problems with adjacent tenants.

After considerable discussion among the members and with several tenants expressing their views, it was agreed by consensus of the Authority that since the construction of the Hangar Area B site will be underway soon, which will provide ten commercial sites for commercial operations, a change to the restrictions in Hangar Area A would not be appropriate.

No further actions were taken.

Mr. Justice asked to address the use of Authority maintenance equipment that he thought was approved at the last meeting. He stated that both Mr. Dale Donegan and Mr. Savage had refused to loan him aircraft maintenance equipment and because he was paying two per cent of his gross sales to the Authority, he believed he should have use of the Authority's equipment at his discretion.

Chairman Patterson, speaking for himself, stated that he did not believe that issues of this nature should rise to the level of the Authority having to determine such policies and therefore such decisions should be made by the Director of Maintenance or the Airport Manager. With no dissenting comments from the members, the Authority did not consider the matter.

No further actions were taken.

**99-05-02 Consider request from Bill Mercure for waver of flowage fee on self-fueling operations for Delta Heritage Museum aircraft during pilot training.**

Mr. Mercure rose to explain the pilot training program that the Delta Heritage Museum was about to begin, where several pilots of Delta Air Lines will be trained to fly a Douglas DC-3 that the museum is restoring. The training will occur in a leased DC-3 that will be based at Peachtree City-Falcon Field for approximately one year. Mr. Mercure explained that the Delta Heritage Museum is a "not for profit" organization.

After a discussion of the effect an action on this type might have on other non-profit operations, a motion was made by Mr. Good and seconded by Chairman Patterson to establish a policy to forego any fuel flowage fee for aviation fuel donated to a non-profit organization operating at Peachtree City-Falcon Field, provided the fuel is handled through Authority owned equipment and meets applicable standards. Said policy is to be limited to one year beginning June 1, 1999.

The motion passed unanimously.

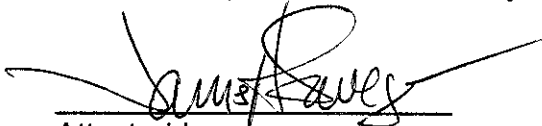
**EXECUTIVE SESSION**

Hearing no additional items for discussion in either open or Executive Session, Chairman Patterson called for a motion to adjourn.

At 8:50 p.m., a motion to adjourn was made by Mr. Good and seconded by Mr. Buffington.

The motion passed unanimously.

Attested by:



Robert B. Patterson, Chairman

PEACHTREE CITY AIRPORT AUTHORITY

RECORD OF ATTENDANCE AS OF:

May 31, 1999

Members	Regular Meetings	Meetings	Regular	Special Called	Special Called	Total
	Last 12 Months	Attended	Attendance	Meetings Last	Meetings	Attendance
			%	12 Months	Attended	%
David M. Good	11	11	100%	3	3	100%
Susan M. Cates **	9	6	67%	2	2	73%
Robert B. Patterson	11	11	100%	3	3	100%
Catherine M. Nelmes *	5	5	100%	1	1	100%
H.E. Buffington	11	10	91%	3	3	93%

Note: \* New member as of 1/1/99 \*\* New member as of 8/6/98

Members	Dates Absent	Type
David M. Good		
Susan M. Cates	10/7/98	Regular
	1/6/99	Regular
	5/5/99	Regular
Robert B. Patterson		
Catherine M. Nelmes		
H.E. Buffington	11/12/98	Regular

Meeting Dates	Type
1/6/99	Regular
2/10/99	Regular
2/24/99	Special
3/3/99	Regular
4/7/99	Regular
5/5/99	Regular
6/3/98	Regular
6/8/98	Special
7/1/98	None
8/5/98	Regular
9/1/98	Regular
9/17/98	Special
10/7/98	Regular
11/12/98	Regular
12/1/98	Regular