

SPRINGDALE AIRPORT COMMISSION MEETING MINUTES May 16, 2024

The regular meeting of the Springdale Airport Commission took place on Thursday, May 16, 2024 in the City Council Chambers at the Springdale Municipal Building.

1. Chairman Greg Collier called the meeting to order at 1:00 p.m.

2. Roll call was answered by:	Greg Collier	✓
	Joel Gardner	✓
	Camron McAhren	✓
	Steve Smith	x
	Jason McMullen	✓
	Micah Thomason	✓
	Jim Ulmer	✓

City Staff present:	James Smith, Airport Director
	Laura Meyers, Airport Manager
	Ernest Cate, City Attorney
	Beth Parnell, Mayor's Office, Documenting Secretary

3. **A Motion was made to approve the April 18, 2024 Airport Commission Meeting Minutes by Commissioner Thomason and Seconded by Commissioner Gardner. All approved and the Motion was carried.**

4. **COMMENTS FROM THE AUDIENCE** – There were no comments from the audience.

5. **UPDATE FROM SUMMIT AVIATION – Daniel Hughes, Manager**

April 2024 Summit Fuel Sales -Jet-A: 44,273 Gallons: Down 10% from March, 48,684 Gallons; 100LL: 9,293.47 Gallons: Down 1% from March 9,371.47 Gallons

April 2023 Summit Fuel Sales – Jet A: 33,636 Gallons; 100LL: 7,375 Gallons

April 2022 Summit Fuel Sales – Jet A: 38,035 Gallons; Avgas: 5,942 Gallons

Summit is requesting additional designated parking spaces north of the 10B open space. Commissioner McAhren would like to come up with a proposal regarding parking in the area between the hangars in the area of 10B. Laura would prefer parking outside the fence. Commissioner McAhren pointed out we do not have the parking spaces outside the fence to accommodate those parking inside the fence and may need to make parking a priority. The Car Rental spaces can be made available which will be 12 or 13 spaces. Commissioner McAhren bring back recommendations for parking at the next meeting.

It was suggested there be designated lines not to drive on the runway and keep tiedowns from spreading, and paint specific spaces for tiedowns.

Renovation: Room has been painted. Framework and glass are going in and could pay first rent next month.

6. **REPORT FROM CITY ATTORNEY - Ernest Cate**

Lease agreements are ready for the renovations. The leases for 103 and 108 have been terminated and these hangars have been leased. The FBO agreement has been updated. Commissioner Thomason had questions regarding the February meeting. The Commission allowed the 1/12 ownership in the Flying Club Sublease situation to allow assignment. City Attorney Cate April meeting said the gentleman sold the airplane, and in an email stated he had *transferred his lease* to the Flying Club. It was determined if someone wants to transfer a hangar, they can bring it before the Commission for determination of the transfer. If they do not come before the Commission, the transfer will be denied. The clause is in the Lease Agreement so the Commission is able to make the determination. James noted, the airport staff tries to keep track of who is selling their aircraft and trying to transfer the hangar with it.

7. AIRPORT OPERATIONS REPORT - Laura Meyers

Carpet has been removed and replaced with stair treads. Hangars 103 and 108 have been rented. The inoperable plane was sold and has been removed from the airport. Airport staff is busy with mowing. The Posey land lease is taken care of. Ernest is trying to get past-dues removed from the accounting page with the City Clerk. Some have had judgements but cannot be collected.

8. AIRPORT ACTIVITY REPORT – James Smith

In 2023, Springdale was the busiest airport in the State of Arkansas including Little Rock and XNA and breaking the records from last year. The City Council is looking into purchasing the ATCO Rubber Building (w/5 acres) for possible use by the State that is looking for a place to put a division of the Arkansas Air National Guard. The Guard would possibly have eight helicopters on site, and eventually drones. They would purchase 50,000 gallons of fuel a year. There is a follow-up meeting scheduled. We have had 20 Blackhawks come to the airport. This would be a full-time military base on the field. The FAA Tower Program receive a Federal Grant of \$380,000.

9. GARVER REPORT – Greg Thomas

Runway Grooving: The project will be advertised May 19 with the bid opening June 11 and start construction August 1st.

FAA Tower Program: \$380,000 Grant, no matching funds required. The funds will need to be allocated the first week of June. This would possibly involve more equipment and cabinetry organization; upgrading the air-conditioning and heat; new light gun; replacing windows and sealing leaks. Greg asked for approval of the Engineering contract, \$320,000 to construction; \$3,000 administrative; Engineering Services \$50,000 (15% of construction cost). **Commissioner Gardner made a motion to execute the Engineering Contract. Commissioner McMullen seconded the motion. The motion passed unanimously on a rollcall vote. Garver hopes to have a design by the next meeting.**

Powell Hangar Construction: Construction is underway. The hangar is progressing quickly in spite of dealing with excess water hindering sitework. The firewall will be extended to be the full length which costs \$19,000 which is covered under the construction contingency. It was verified the floor has adequate slope and will not have to be resealed which saved \$30,000. Garver is suggesting the addition of a second door to the hangar \$20,894. Chairman Collier said this would allow for a split hangar for 2 airplanes. This would be \$3,000 a year in rent instead of just \$2,000. This would need to go before the City Council for the extra amount. Garver is requesting a contingency of \$25,000. **Commissioner Gardner made a motion to go to the City Council to request the additional \$25,000 to complete the hangar. Commissioner McAhren seconded. All voted YES on a rollcall vote.**

Commissioner Thomason requested a list of future projects at the next meeting.

10. OLD BUSINESS

Chairman Collier has spoken with someone interested in building a new hangar.

11. COMMENTS FROM COMMISSIONERS

Commissioner McMullen announced he has taken a position out of State and would be resigning from the Commission.

The May 16, 2024 Airport Commission Meeting was adjourned by Chairman Collier at 2:21 p.m.

Greg Collier
CHAIRMAN

Joel Gardner
VICE CHAIRMAN

Beth Parnell
RECORDING SECRETARY

DATE OF APPROVAL