

SONOMA COUNTY AVIATION COMMISSION

Minutes of the July 15, 2021 Meeting

This meeting was conducted virtually over Zoom.

CALL TO ORDER:

Young called the meeting to order at 8:03 a.m.

COMMISSIONERS PRESENT:

Young, Duste, Hayssen, and Starrett **Absent:** McCord

APPROVAL OF MINUTES:

Hayssen moved with support from Starrett to approve the June 17, 2021 Aviation Commission Minutes. All Ayes: Motion Carried.

INTRODUCTION OF FUTURE COMMISSIONER:

Stout updated the Commission that Supervisor Coursey has selected a Commissioner, Michael Internicola to represent District 3. The Board will vote on this appointment at their July 27, 2021 meeting, and he will become a formal member before the August meeting.

AIRPORT MANAGER REPORT:

A. Complaint Update

Stout reported in June there were 184 aircraft related complaints compared to 102 from 2020; an increase of 80%. There were no general complaints compared to 2 in 2020. Year to date there were 595 complaints compared to 433 in 2020, an increase of 37.4%. 1 general complaint compared to 5, a decrease of 80%.

Stout had a conversation with Vector, the company that helps us identify flight tracks, and we will be working with them for 2019 and 2021 flight track data for all aircraft. We will compare that data to 2021 data to track if there have been changes in flight paths.

Hayssen has been receiving noise complaints on his personal cell phone. In addition, he experienced a low 737 overhead recently near Esposti Park.

Stout noted that there will be a meeting with Supervisor Hopkins on July 28 regarding the approach redesign request for proposal. The goal is to be able to have the company do a review of approaches and departures. Hayssen would like to share slides at the meeting and will bring his iPad with him to the meeting.

B. Tower Report/Update

There were 8,818 operations in May, compared to 3,862 in 2020, an increase of 128%. Year to date there have been 36,087 operations compared to 25,693 in 2020, an increase of 40.5%

Craig Lucas, Tower Manager, not present.

C. Airline Update

In June, there were 41,798 passengers compared to 7,853 in 2020, a 432% increase and 45,822 in 2019. Year to date there have been 126,722 passengers compared 106,878 in 2020, an increase of 18.6%.

United has pushed the return of Denver service to the end of October. Others are adjusting their schedules downward based on projections and now showing 17 flights per day in September. Avelo will be starting service to Las Vegas on September 18, and they will be flying 4 times a week with an introductory rate of \$39.

Duste asked for confirmation that we move to a new security category when we reach 500,000 passengers in a year. Stout confirmed that is the case and that the Airport has been implementing changes to prepare for this status change. We are limited to 21 departures a day, so all departures are allocated to current carriers.

D. Projects Update

- **Terminal Improvement:** The project is on track. The Contractor is starting Phase 2 in the next few weeks. The new bag makeup room is nearing completion. We are changing the walkways so that instead of walking through the turnstile by the restaurant patio, they will be walking through the turnstile on the south edge of the sprung structure. We expect this to be implemented by the end of July. New ticket counters have started construction and should be completed by the third week of August. At that point we would transition American Airlines and United out of the ticketing modular into the lobby, transition Avelo to their final location, and construct the new counters for Alaska. This should be completed by September. We will then move the rental cars to the modular facility where American and United are located. Stout noted that we are working on additional enhancements, including a covered walkway for the west side, repaving in front of the terminal, repaving the sidewalks, and coordinating with TSA to become an innovation checkpoint, which automates the process of moving security bins. We expect the checkpoint to open in July 2022.
- **Solar Panel Installation:** We have received approval from the FAA to start construction. We expect construction to begin the second week of August. We will be closing long term parking lot B for boring for the piers the second week of August. Once the holes are in place we will open half the lot while canopies are constructed. From there they will work in two rows at a time, and it is expected that the project will be commissioned by Q1 2022.
- **Backup Generator for Terminal:** Generator has been ordered and will be delivered in October, so we will miss most of the PSPS issues this year, but expect it to be operational by next year.
- **Consolidated Rental Car Facility:** We are continuing to make progress. Working with Conrac Solutions to do feasibility, environmental, and financial studies. By the end of the year we will go from a rental car facility charge per transaction rate to a daily rate to help pay for the program going forward.
- **Paving of EAA Driveway from Windsor Road to Airport Gate:** Wrapping up the bid documents and want this done before rain season this year.
- **Removal of Eucalyptus trees:** Wrapping up a bid proposal to remove Eucalyptus trees from the south area of the Airport.
- **Property Acquisition:** We successfully completed a property acquisition (for approach protection), on May 28th. Parcel is near Shiloh and Windsor Roads. We are working with Council to potentially use the property for employee housing.

- **Airline Ramp Rehabilitation:** Board approved an Airline Ramp Rehabilitation design contract. Two parking spots were repaved in 2015. Two remaining spots on the Airline Apron are still in 1960's asphalt. We anticipate this construction to take place in summer 2023.
- **Taxiway A Rehabilitation:** Design contract approved for work south of A3 to repair cracking and aging asphalt. Working for next summer to do a 2.5-3" overlay of Taxiway A. Minor excavation will be needed.
- **Fence upgrades:** Some fencing is in need of upgrading and areas remain to be fenced, and we are working with Permit Sonoma to finalize the CEQA document. FAA has approved our NEPA document. We are working towards next summer for construction.
- **Pavement Preservation Studies:** We received an FAA grant for update to our pavement Preservation studies (Pavement Condition Index Report). Every 10 years we must perform a pavement index condition study. This project should be completed by Q2 2022.

Hayssen asked about the plan for opening of Prop Jet. Stout confirmed that they are working on a parking location with a bridge for pedestrian access and the move in September.

Starrett expressed interest in doing a walkthrough of the new terminal projects. Stout offered to arrange tours limited to three Commission members at a time.

E. Runway Safety Action Team (RSAT) Update

The RSAT will be meeting July 19 from 9-11 AM over Zoom. Hayssen will be attending this meeting. No progress yet on projects from last year. If there are changes to what has been submitted, Stout will provide updates to Commissioners for feedback.

F. Sheriff's Garden/Jail Facilities

The Airport has control over the garden area and working with the SAC Crew on brush cleanup and removing sheds. Part of the Sheriff's Garden area will be part of the future consolidated rental car facility.

G. COVID-19 Update

The FAA is processing the third round of COVID relief, which was passed in March, and we expect that to arrive in the next few weeks.

H. Job Fair

We are hearing from our partners on the Airport (both businesses and contractors) hiring is extremely difficult. The Airport will be hosting a job fair on July 20 from 3-8 PM in Vine Jet hangar. There will be on-site interview booths, as well as ASL and Spanish translators. Some participants include Korbel, Sonoma Jet Center, Kaiser Air, TSA, and Alaska Airlines. We are cross promoting the job fair at other job fairs. We have had over 60 register for the fair and we expect over 100 to attend. Partners would like the Airport to host the job fair annually or biannually.

ACTION ITEMS:

A. Airport Land Use Commission (ALUC) Update

Young asked Hayssen to chair this action item as it would be a conflict of interest for Young. Hayssen and Sam Salmon (Mayor of Windsor) will be joined by Jack Tibbetts and Duste are on the Airport Land Use Commission (ALUC) and they met for the first time in many years on Friday, 6/19/21. ALUC was sent a referral for a project at the corner of Airport Blvd and Laughlin Road for a proposed hotel

on the site. The proposed hotel will be 85' tall, five stories, if design review committee approves. It will have a restaurant and deck on the upper level. The ALUC voted unanimously to support this project. The maximum allowable high in the area is 150 feet per FAA requirements. Haysen recommended drafting a letter of support from the Commission in support of the project. Starrett reported he would have to abstain as he has been involved in the project directly. Young recommended adding this item to the agenda for next month when we will have the newly appointed Commissioner and could have a majority able to vote.

NEW BUSINESS:

None.

PUBLIC COMMENTS:

Mark Volger. Believes there has been an increase of traffic from flight schools. North Coast Air and Ram Aviation are flying overhead frequently. Helico Sonoma was also flying over.

COMMISSIONER COMMENTS:

None.

ADJOURN:

Starrett moved with support from Duste to adjourn. All Ayes. Meeting adjourned at 8:48 a.m.

Respectfully submitted,



Jon Stout, AAE, CAE
Airport Manager