

**SPRINGDALE AIRPORT COMMISSION MEETING  
MINUTES  
March 17, 2022**

The regular meeting of the Springdale Airport Commission took place on Thursday, February 17, 2022 in the Airport Terminal Lobby at Springdale Municipal Airport.

1. Chairman Neil Johnson called the meeting to order at 1:00 p.m.
2. Roll call was answered by:

|                 |   |
|-----------------|---|
| Neil Johnson    | ✓ |
| Greg Collier    | ✓ |
| Cameron McAhren | ✗ |
| Joel Gardner    | ✓ |
| Steve Smith     | ✗ |
| Bill Schoonover | ✓ |
| Micah Thomason  | ✓ |

City Staff present:

Wyman Morgan, Administration & Financial Services Director  
James Smith, Airport Manager  
Laura Meyers, Airport Superintendent  
Beth Parnell, Airport Commission Secretary, Mayor's Office

3. **APPROVAL OF MINUTES** – Commissioner Gardner made the motion to approve the February 17, 2022 Commission Meeting Minutes and Commissioner Collier seconded. *All approved and the motion was carried.*
4. **COMMENTS FROM AUDIENCE** – There were no comments from the audience.
5. **REQUEST BY ADAM RUTLEDGE**

Mr. Rutledge expressed interest in building a hangar on the northeast side (Hwy. 265) of the Airport. Commissioner Thomason inquired if it mattered on which space he built. Mr. Rutledge said his preference would be a hangar close to the runway for easier access. He had concerns about being blocked in when he needs to make important meetings. In his current situation, he works closely with the FBO to get his plane out of the hangar before he is ready to go. There are two others interested in building hangars on the northeast side. Wyman Morgan pointed out when a land lease is signed, it holds a particular spot as long as the land lease is paid and they can start construction within a designated time. The size of the hangar would determine the location: closest to the highway would be the larger hangars which might help determine who goes where. The previous requests for land leases had tentatively selected where they wanted to build between the two of them. *A motion was made by Commissioner Thomason to have James obtain Letters of Intent from the prospective builders to reserve a specific location. The Motion was seconded by Commissioner Gardner. With a Roll Call, all voted YES and the Motion passed.*

It was decided James would contact the interested parties to: 1) Submit a *Letter of Intent*; 2) Provide a Site Plan to James; 3) Preparation of a Land Lease by James for execution by the builder; and; 4) Proceed with hangar construction.

6. **UPDATE FROM SUMMIT AVIATION – DANIEL HUGHES, MANAGER**

Fuel sales for February 2022 – Jet-A: 25,781 Gallons, Down 19% from January (30,744 gallons); 100LL: 5,066 Gallons, down 45% from January (7,369 Gallons). Weather and rising costs of oil has had an impact. Two major clients had planes out of service for part of January and all of February which amounted to 30% of the fuel purchases. The FBO has purchased a new JetGo 900 GPU. It can start any size aircraft at the airport.

7. **REPORT FROM ERNEST CATE, CITY ATTORNEY**

City Attorney Cate was not present at the meeting.

8. **AIRPORT OPERATIONS REPORT, LAURA MEYERS, AIRPORT SUPERINTENDENT**

Laura has sent out requests to three different providers for new water fountains. One has responded so far with an estimate of \$6,450 which included removing the old fountains, the purchase of new fountains and installation. We should have the other estimates by the next meeting.

9. **GARVER UPDATE: GREG THOMAS**

Greg Thomas gave the Commission updates on current projects:

- **Taxiway Extension Project:** 100% FAA funded project. Construction will begin May 1st and should take about 150 calendar day's construction time, all summer and into the fall. It involves installing a taxiway and box culvert across Spring Creek, and installing edge lights on the east side.

- **East Hangar Construction Project:** Site development and hangar construction. Project will begin March 28<sup>th</sup>. The Building Package will be delivered in April with a certificate of occupancy issued in late June. It should have little impact on airport operations. A barricade and signs will be posted on Taxiway B regarding the construction zone.

- **Powell Hangar Rehabilitation:** Value Engineered estimate, \$588,000. Arkansas Department of Aeronautics indicated they had never done a project like it before but felt there would be funding. It may take more time to get it funded. Greg will follow-up with the State and get a schedule set up, possibly a late fall start. It does not include sewer but does include water for fire protection. We recommend doing the sewer with the access road project. This will be updated next month.

***Additional Infrastructure Funding.***

The airport will receive an additional \$295,000 each year in addition to the \$190,000 it already receives from FAA each year. Our CIP will need to be resubmitted due to the additional funds and will include:

- *Tower Upgrade* - from FAA funds specifically for towers and terminals.
- *Access Road* - will include sewer line extension south of the Powell Hangar; getting more information.
- *East Apron and Taxiway* - north another 400 or 500 feet. Will have smaller hangars.
- *Taxiway "A" West Side* - a discretionary project with FAA funding, \$10 million split into 3 phases.
- *West Side Development Project* - possible additional taxi lane, maintenance shed, and more hangars on the west side; about one million dollars.

Commissioner Gardener wanted to know about the construction impact over the three phases of the Taxiway "A" Project. He thought it could possibly be set it up in two projects to minimize it to two years. Greg noted Taxiway B should be complete by that time and the three phases will help limit the impact. There is no construction safety plan in place yet. This CIP plan will be submitted March 25<sup>th</sup>.

10. **AIRPORT ACTIVITY REPORT, JAMES SMITH, AIRPORT MANAGER**

The fuel report is down from 2021. The previous months, however, have been up. Operations are up the past two months. Ramp has been busy. Chairman inquired if he thought the fuel cost has impacted the small user? Daniel: The change that is normally two to three cents has been up to 52 cents per week. We are still cheaper on Avgas at \$5.49 than XNA at \$6.67.

11. **OLD BUSINESS**

No old business.

12. **COMMENTS FROM COMMISSIONERS**

Commissioner Thomason wanted to discuss the APCO Rubber Property. The City has inquired if the airport would have any interest or use for the buildings. Chairman Johnson thinks they would not be useful for hangars. No decision has been made as of the 3/17/2022 meeting. The City would possibly use the property to lineup

Sunset to the airport. Wyman noted the City was having a traffic study made. The present owners wanted to lease the buildings back for two years which means they could not use the buildings or remove them for the two years. Commissioner Thomason didn't think we would have any use for them in that case. Commissioner Schoonover mentioned with the proximity to airport, FAA restrictions might control what would happen with that property. FAA would require lights on any structures.

**The March 17, 2022 Airport Commission Meeting was adjourned by Chairman Johnson at 1:48 p.m.**

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Neil Johnson, CHAIRMAN

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Beth Parnell, RECORDING SECRETARY

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DATE OF APPROVAL