



**COLORADO SPRINGS
AIRPORT**

**MINUTES
Airport Advisory Commission
Wednesday, October 28, 2020
3:00PM – 5:00PM
Colorado Springs Airport, Conference Room B
(Via Teleconference)
Team Meeting**

VOTING

COMMISSIONERS PRESENT:

John Maier –Chairman
Bill Nichols – Vice Chairman
Hal Ellis – Commissioner
Michelle Ruehl – Commissioner (via phone)
Chic Myers – Commissioner
David L Couch – Commissioner (via phone)

VOTING

COMMISSIONER ABSENT:

Aaron Wood – Commissioner

NON-VOTING

MEMBERS PRESENT:

Mark Volcheff – Alternate Commissioner
Danny Mientka – Alternate Commissioner
Councilor Andy Pico - City Council Representative (via Teams)
Bill Murray – City Council Representative (via Teams)
County Commissioner Stan VanderWerf – Liaison Commissioner
(arrived later)
Dave Elliott – Meadow Lake Airport Liaison

NON-VOTING

MEMBERS ABSENT:

County Commissioner Mark Waller – Liaison Commissioner

CITY STAFF PRESENT:

Greg Phillips – Director of Aviation
Michael Gendill – Legal Advisor
Ivette Rentas – Customer Relations Coordinator
Brett Miller – Assistant Director of Aviation (via Teams)
Steven Gaeta – Design & Construction Manager (via Teams)
Joe Nevill – Air Service Development Manager
Kevin Keith – Aviation Planner (via Teams)
Christina Bonewell – Financial Analyst II (via Teams)

GUESTS PRESENT:

Brian Potts – PPACG (JLUS) (via Teams)
Amy Kelley – US Air Force Academy (via Teams)
Nick Johnson – Aviation (via Teams)
Morgan Hester – Principal Planner at City of Colorado Springs
(via Teams)
Kelly Nelson - The Equity Group (via Teams)
Kevin Schurr – Campbell Hill Aviation Group
Other attendees via phone were unknown

I. MEETING CALLED TO ORDER at 3:00PM OCTOBER 28, 2020 by CHAIRMAN MAIER

II. APPROVAL OF THE AUGUST 13, SPECIAL MEETING MINUTES

Vice Chairman Nichols moved to approve the August 23, 2020 special meeting minutes. Commissioner Myers seconded.

Discussion: None

VOTE: **APPROVED (Unanimous).**

APPROVAL OF THE SEPTEMBER 23, 2020 MEETING MINUTES

Vice Chairman Nichols moved to approve the September 23, 2020 meeting minutes. Commissioner Myers seconded.

Discussion: None

VOTE: **APPROVED (Unanimous).**

III. COMMUNICATIONS

- None

IV. PUBLIC COMMENT

- Greg Phillips welcomed Mr. Kevin Schurr, Air Service Consultant for the Campbell Hill Aviation Group from Washington, DC to the AAC meeting.

V. NEW BUSINESS AND REPORT ITEMS

A. Land Use Review – Kevin Keith

Alternate Commissioner Volcheff questioned the Commission’s process for “Recommending Approval” of Land Use Items that have no direct impact on Airport Operations. Commissioner Volcheff suggested a textual change to recommendations concerning such items. After a lengthy discussion, Commission’s Council agreed to research and provide an opinion regarding the propriety of a “No Objections” recommendation by the Commission.

Kevin Keith presented ten (10) Land Use Items.

Chairman Maier made a motion to recommend approval of Land Use Items #1, #2, #3, #4, #6, #7, #8, #9, and #10 as recommended by airport staff. Vice Chairman Nichols seconded.

Discussion: None

VOTE: **APPROVED (Unanimous).**

Land Use Item #5: Briefed

Due to a conflict of interest, Alternate Commissioner Mientka excused himself from the Land Use Item #5 discussion.

Kevin Keith gave a detailed briefing on Land Use Item #5, Request by Matrix Design Group on behalf of Pikes Peak Investments for approval of a major amendment to the Banning Lewis Ranch Master Plan. Kevin Keith mentioned that because the development is outside the airports 65 DNL, under current code and regulations the airport would not object. The developer has

agreed to include an Avigation Easement, 40db indoor noise level study, and Noise Disclosures in the concept plan.

Discussion: Vice Chairman Nichols shared that due to the airport staff and developers working together, reaching an agreement that works for the Airport, Developer, and the Community looked promising. Based upon the current code the Commission agreed to move forward with approval.

Vice Chairman Nichols made a motion to recommend approval of Land Use Item #5 provided all the airports conditions of approval be incorporated. Commissioner Myers Seconded.

VOTE: APPROVED (Unanimous).

- ALUCP Briefing – Kevin Keith

Kevin Keith presented the Commission with the Land Use Study Updated briefing. The Commission has agreed to continue discussions regarding the Airport Land Use Compatibility Plan (ALUCP) at the November 18, 2020 AAC meeting.

B. Director's Airport Business Report

- Project Status Report – Steven Gaeta
 - Installation of the airline and car rental counters is expected to begin in early November 2020.
 - A partial Notice to Proceed (NTP) has been issued to Kiewit for the rehabilitation of runway 17R/35L. A full NTP is expected prior to April 2021.
- Traffic Trend Report – Greg Phillips
 - Airport is predicting approximately 361,000 enplanements by year-end. Compared to 841,000 enplanements in 2019.
 - United Airlines has added daily flights to Denver and Chicago.
 - Air service numbers continue to increase.
 - Beginning March 2021 South West Airlines (SWA) will bring 13 daily departures to the Colorado Springs Airport. SWA will have non-stop flights to Dallas Love Field, Denver, Chicago Midway, Las Vegas, and Phoenix.
 - Overall operations for Air Carriers are down 42%, General Aviation is up 12.5%, and Military Aviation is up 11% for a 7% increase in year over year.
 - Studies released have stated that due to the air circulation in an aircraft, airline travel is one the safest public environments.
- COS Financial Report – Christina Bonewell
 - Revenues are above 50% more than previously projected.
 - Operating revenue is down 43% for the month of September.
 - Cumulative operating expenses are showing greater numbers than predicted in March 2020.
 - The airport has requested \$2.2M from the CARES Act Funding. An additional \$2.2M will be requested before the end of the year.
 - Currently, the airport has 461 days of cash reserve.
- Airport Business Development Report – Greg Phillips
 - COS Owners hanger development is awaiting the Certificate of Occupancy to move forward.
 - The Sierra Nevada Corp. (SNC) Lean-to project is moving forward.
 - The new SNC hangar and taxi lane are complete and operational.
 - Aerospace broke ground and began construction of a 90,000 sq. ft. development in Peak Innovation Park.
 - Discussions of a 10-acre and 22-acre ground lease in Peak Innovation Park is moving forward.
 - The roundabout on Peak Innovation Parkway is moving forward and expected to be completed in November 2020.
 - Project Rodeo is moving forward and scheduled to be completed in the summer

- of 2021.
- o Discussions of a 280,000 sq. ft. development in Peak Innovation Park is moving forward. Additional information is forthcoming.
- o In addition to what was mentioned, the airport currently has 16 projects in negotiation.

C. GENERAL BUSINESS/COVID-19 Update – Greg Phillips

- No COVID-19 update at this time.
- Greg Phillips-announced that SWA would begin serving the Colorado Springs Airport in March 2021. SWA is initiating air service from the Colorado Springs Airport to thirteen (13) destinations in five (5) cities. Greg Phillips expressed his gratitude to all airport employees for their dedication and hard work in achieving this long sought after service for the residents of the City of Colorado Springs and all surrounding communities.
- Alternate Commissioner Mientka congratulated Greg Phillips and airport staff for a job well done. SWA will bring great opportunities for the airport and community.

D. Chairman’s Report

- None

VI. OTHER BUSINESS

- Colorado Aeronautical Board Update – Commissioner Myers
 - No updates at this time.
- Westside Operators Meeting Discussion – Chairman Maier
 - Commissioner Wood met with the stakeholders on the west side general aviation; there was no airport involvement at the meeting. Attendees included; SNC, Colorado Jet Center, Cutter, National Museum, JHW, and Five Star. “Meeting purpose was to establish lines of communications among-the stakeholders. Participants expressed optimism about future increased stakeholder involvement with the airport. Stakeholders specifically requested an updated briefing about the construction-staging plan during the rehabilitation of runway 17R/35L planned for 2021. A meeting will be scheduled with Greg Phillips to discuss how best to achieve enhanced communication and flow of information between the airport and the burgeoning West Side Operators’ Group.
 - Commissioner Ellis reiterated the importance to all airport stakeholders of establishing good communication between the West Side Operators and airport staff.

VII. COMMISSION MEMBERS’ COMMENTS

- Meadow Lake Airport Liaison Dave Elliott expressed his gratitude to the airport staff for their participation in the Surplus Property Program.

VIII. CHAIRMAN’S COMMENTS

- None

IX. AIRPORT ADVSORY COMMISSION ELECTIONS: Chairman/Vice Chairman

- Election of officers for 2021
 - o Paper ballots were distributed to the Commissioners.
 - o Commissioner Ruehl requested to be excused from consideration for any office.
 - o Commissioner Couch requested to be excused from consideration for any office.
 - o Commissioner Wood was absent from the meeting.
 - o Commissioner Ellis expressed his desire to be elected Chair of the Commission and shared his experience and if elected as the Chairperson, how that experience could be of benefit to

- moving the Commission forward.
- Chairman Maier expressed his desire to be reelected as Chair of the Commission. He also shared that because of a pending move out of the Colorado Springs area, if elected, he would be stepping down from the AAC in March 2021, 5 months prior to the end of his second term on the AAC.
 - Chairman John Maier was reelected as Chairman of the AAC for a term of 12 months by a majority of those present and eligible to vote for Chairman.
 - Vice-Chairman Nichols was reelected as Vice Chair of the AAC for a term of 12 months by a majority of those present and eligible to vote for Vice-Chairman.

*Note: By the Rules and Procedures of the AAC, a nomination is not required to be placed in consideration for election to the position of Chairman or Vice-Chairman of the Commission.

X. **ADJOURNMENT**

The meeting was adjourned at 5:23 PM.

The next meeting date is ~~Wednesday, November 18, 2020~~