

ORANGE COUNTY AIRPORT COMMISSION
Airport Commission Hearing Room
3160 Airway Avenue
Costa Mesa, CA 92626

MINUTES OF REGULAR MEETING

May 15, 2013

COMMISSIONERS PRESENT: David Bailey, John Clarey, Bruce Junor, Tony Lam

COMMISSIONERS ABSENT: Chris Welsh

STAFF PRESENT: Alan Murphy, Airport Director
Loan Leblow, Assistant Airport Director
Paul Albarian, Deputy County Counsel
Ralph Sanchez, Administrative Manager, Business Development
Larry Serafini, Deputy Airport Director, Facilities
Jeannette Grieco, Administrative Manager, Facilities
Steve Carrillo, Project Manager, Facilities

CALL TO ORDER: Chair Lam called the meeting to order.

PLEDGE OF ALLEGIANCE: Commissioner Clarey led the assembly in the Pledge of Allegiance.

1. **APPROVAL OF MINUTES** The May 1, 2013 Regular Meeting Minutes were approved as written.
2. **GENERAL AVIATION TIE-DOWN/HANGAR LICENSE AND SHADE COVER TIE-DOWN RATE (ASR 12-000924)** Approve the General Aviation Tie-down/Hangar license and approve the proposed monthly rate for General Aviation Shade Cover Tie-down spaces. Director Murphy stated that a severability clause was added to the contract and language to clarify insurance requirements regarding umbrella policies were included as suggested. In response to Commissioner Bailey, Director Murphy stated that auditors have recommended a 20 year amortization period. Responding to Commissioner Bailey, Director Murphy stated that there are no insurance requirements are in place for an aircraft to land because the Airport is unable to control that but can do it contractually. KJ Leason, tie-down tenant, stated that the proposed rents, late fee and insurance requirements are too high, the amortization period should be 30 or 35 years, and the insurance forms are incorrect. Joe Finnell, tie-down tenant and Pilot's Association President, stated that the "nose-in" configuration is more effective, recommends a 50 year amortization, and the maintenance fee is high. Fred Fourcher, tie-down tenant, supports a 50 year amortization and states that the insurance requirements are excessive. Robert Lanage, tie-down tenant and Pilot's Association member, stated that the Airport needs to take actions to encourage general aviation, such as extending the amortization period to lower costs to tenants and not increase auto insurance requirements. Director Murphy stated the County's Risk Management Department determines the auto insurance requirements; the Airport has a requirement to recover costs and a 20 year amortization is reasonable. Director Murphy said that the response for "tail in" versus "nose in" preference was approximately equal. Assistant Director Leblow stated that as a mixed use airport, the insurance requirements are fair, and in surveying other airports, the requirements are reasonable. Assistant Director Leblow stated that the County's Auditor Controller and an outside auditor were in agreement with a 20 year amortization and also noted that maintenance extend beyond paint. Assistant Director Leblow stated that County policy sets late fee rates. Commissioner bailey stated that he was supportive of extending the amortization period. Director Murphy stated that a 40 year amortization is not appropriate. Commissioners discussed amortization period options. Assistant Director Leblow stated that the amortization schedule was not on hand to continue the discussion.

On Commissioner Bailey's motion and Commissioner Clarey's second, this item was continued to the next regularly scheduled meeting.

3. **MTGL-TESTING & INSPECTION SERVICES – A-E AGREEMENT (ASR 13-000623)** Approve a three-year Architect-Engineer Agreement for testing and inspection services with MTGL, INC.

On Commissioner Junor's motion and Commissioner Clarey's second, this item was unanimously approved.

4. **NINYO & MOORE - TESTING & INSPECTION SERVICES – A-E AGREEMENT (ASR 13-000626)** Approve a three-year Architect-Engineer Agreement for testing and inspection services with Ninyo & Moore Geotechnical and Environmental Sciences Consultants.

On Commissioner Junor's motion and Commissioner Welsh's second, this item was unanimously approved.

5. **CAMPUS DR/BRISTOL ST RIGHT TURN LANE-AE AGREEMENT (ASR 13-000655)** Approve an Architect-Engineer agreement with Stantec Consulting Services Inc., for the preparation of design documents and construction support services for the Campus Dr/Bristol St Right Turn Lane Project.

On Commissioner Junor's motion and Commissioner Lam's second, this item was unanimously approved.

6. **SUMMARY OF RELEVANT ACTIONS BY THE BOARD OF SUPERVISORS** All items were approved as recommended.

7. **ADDITIONAL BUSINESS**

- A. PUBLIC COMMENTS – None.
- B. AIRPORT DIRECTOR COMMENTS – None.
- C. AIRPORT COMMISSION COMMENTS – Chair Lam stated that he will not be present at the next meeting.

8. **ADJOURNMENT OF PUBLIC MEETING** The meeting adjourned at 6:17 p.m.

Respectfully submitted,

Elsa Garcia, Staff Specialist