

Regular Meeting of the Airport Advisory Commission  
Held in the Conference Room at the RIAC – 1 Jerry Smith Circle  
Thursday, May 16, 2019 at 10:00 a.m.

**Notice of this meeting given to the public in compliance with Section 10-15-1 through 10-15-4 NMSA 1978 and Resolution 19-37.**

**ROLL CALL**

2. The meeting convened at 10:00 a.m. with Chair Kintigh presiding, and Vice Chair Armstrong, Commissioners Kunkel, Marley, and Burress being present.

City Councilors present: Judy Stubbs

Staff present: Scott Stark, Mark Bleth, Evangelina Guerrero, Juan Fuentes

Guests present: Grandon West, Jenna Secrist, Randy Phelps, Dennis Corsi, Justin Castagna, Tim Archibeque, Michael Garcia, Michael Bergfield, Larry Connolly, and Lisa Dunlap

**APPROVAL OF AGENDA**

3. Vice Chair Armstrong moved to approve the May 16, 2019, Airport Advisory Commission agenda. Commissioner Burress was the second. A voice vote was 5-0, and the motion passed unanimously.

**APPROVAL OF MINUTES**

4. Commissioner Marley moved to approve the April 18, 2019, Airport Advisory Commission minutes. Commissioner Kunkel was the second. A voice vote was 5-0, and the motion passed unanimously.

**NON-ACTION ITEMS**

5. Airport Director Status Report (new tenants, significant developments, new or renewed leases, etc., status of Air Service consultant RFP) – Scott Stark, Air Center Director, and Mark Bleth, Air Center Manager discussed the following: FAA Part 139 Inspection, ARFF (flights, index, fire truck, CIP grant), hangar 84, café remodel, building 72 (repair process, pending insurance, City Council, City Manager), airport reserves, Map Grant (terminal), and Mitsubishi (regional jet testing, MRJ 90). Denver International DEN (sister airport memorandum of understanding MOU & press release), United Airlines, Small Community Air Service Development Program (SCASDP) grant application deadline 4:00 PM EDT on Monday, July 15, 2019 with an estimated total program funding of \$12.5 million, SCEYE (interest free loan, Office of the Governor, Gov. Michelle Lujan Grisham and press announcement Saturday, May 18, 2019).

6. Western LLC Presentation – Michael Bergfield, Western LLC Director of Business Development, discussed the following PowerPoint presentation: Crafting Developments That Exceed Expectations – Western LLC. (our vision, services we offer), Real Estate Development and Design-Build Firm Built on Western Values, Western Spirit and Western Common Sense (strategic & master planning, project financing & lease-back), design-build, marketing, property management, portfolio experience, and selected project list.

### **NEW BUSINESS/REGULAR ITEMS**

7. Discuss and consider “Wide Body Hangar Development”– Dennis Corsi, Armstrong Consultants President/CEO and Justin Castagna, Aeroplex Group Partners, LLC Operations & Project Manager, discussed the following: (MRO Market Forecast, Where can we put it?, How much will it cost?, Competitive Airport Comparative Analysis, Central Teardown Site 3 Option #7a, Wide-Body Hangar Development Plan, Summary of Economic Incentives Single-Bay Wide-Body Hangar Project, summary, and course(s) of action/next step). Chair Kintigh moved the airport go forward with the first step in the process to release a request for information (RFI) continued upon with the approval of the City Manager. Vice Chair Armstrong was the second. A voice vote was 5-0, and the motion passed unanimously.
8. Discuss and consider “T-Hangar Building Development” (request for proposal RFP) – Scott Stark, Air Center Director, discussed the following: Purchasing Department RFQ-19-001 RIAC Private T-Hangar Project document (request for qualifications, Aeroplex Group Partners, Western LLC., RFI, State of NM length of lease, FAA length of lease, amortization). Commissioner Kunkel moved the airport go forward with a request for information (RFI) followed by a RFQ if there is positive response continued upon with the approval of the City Manager. Commissioner Burress was the second. A voice vote was 5-0, and the motion passed unanimously.

### **Commission comments for future agenda items** –

9. Discuss potential agenda items for the June 2019 meeting – Chair Kintigh discussed potentially presenting the following items on the agenda in June: “Airport Director Status Report” Updates, “Construction Projects” Updates, “Temporary Parking Lot” Updates, “Building 1083” Updates, Discuss “New Teardown Pad”, “Building 72 Status” Updates, Discuss “Airport Building Matrix”.

### **Reports/Announcements – Members, Council, Staff** –

#### **Public Participation** –

**Adjourn** – The meeting adjourned at 12:20 p.m.

**Next Meeting Date** – Next meeting scheduled for Thursday, June 20, 2019, at 10:00 a.m. in the RIAC Conference Room.