

CARTERET COUNTY – BEAUFORT AIRPORT AUTHORITY MINUTES

REGULAR MEETING

JANUARY 26, 2023

Members Present: Robin Comer, John Floyd, Bucky Oliver, Dean Graham

Members ZOOM: Jesse Vinson, Jimmy Falwell

Others Present: Janie Mason – Airport Business Manager, Peggy Piner – Airport Accounting Technician, Tommy Burns – Carteret County Manager, Chad Noble – FBO Manager

Others ZOOM: Randy Fender & Jay Talbert – Talbert & Bright, Inc., Anthony Held – Maintenance & Grounds Technician

Call to Order:

Robin Comer called the meeting to order and led the Pledge of Allegiance and read the conflict of interest statement. There were none.

Approval of Agenda:

Mr. Oliver made a motion to approve the agenda. It was seconded by Mr. Floyd and passed unanimously.

Approval of Consent Agenda:

Mr. Floyd made a motion to approve the consent agenda. It was seconded by Mr. Oliver and passed unanimously.

Public Comment: There was no public comment.

Tommy Burns – Carteret County Manager explained to the Board how an Interim position works. He said that he had spoken with Airport Business Manager Janie Mason about serving as Interim Airport Manager until a part time Manager is hired. He said there is typically a salary adjustment and when the part time Manager is hired, she will revert to her previous position. He stated that she is willing to serve in this role.

Mr. Burns then spoke of possibly helping the Airport with a truck from the County fleet. He said the County can transfer vehicles with Commissioners approval. He stated he would check with Mr. Foxworth to see what they might have available. Mr. Comer suggested that this would be a better option than spending money on the current truck. Anthony Held – Building & Maintenance Technician stated that if a four wheel drive vehicle became available that it would be very helpful because of getting stuck.

Chairmans Report:

Mr. Comer spoke about speaking with Sunland. He said he explained to Mr. Williford that these warranty items had been hanging out there for quite a while. He stated that he was told they would be here on Saturday to take care of these items.

Randy Fender of Talbert and Bright said he would be glad if they finally got here to do the work. Jay Talbert stated that Randy has been diligent on contacting Sunland monthly for well over a year to get these items taken care of. They said they were hopeful that it would get taken care of this week.

Old Business:

Talbert & Bright Update:

Fuel Farm – already discussed and if they come out this weekend and get the warranty items completed hopefully project can be closed out.

T-Hangars and Taxilanes – Completed construction wise. Final change order executed. Airport has executed the final reimbursement documentation and the closeout documentation for the EDA and final reimbursement package that was sent to EDA on January 17th. Hopefully hear from the EDA in the next couple weeks and they will release the final payment.

Runway 321 Rehab – work authorization was executed, and they are well into preparing the 60% design documents. Per the schedule included in work authorization they should be submitting the 60% submission in early April.

Taxilane Widening – Construction contract executed December 22. Pre-Construction meeting January 19th – Construction will begin February 6th – 28-day construction time frame. – Reached out to the DOA regarding additional funds for this project. Tommy Mann is hopeful that we would be able to get the additional funds. Randy stated that if the additional funds are not approved then the BIL funds can be applied for.

Mr. Talbert stated that it is noteworthy that the application that will go in the end of March will include 2022 and 2023 BIL funds.

Project Little Fish – December 6th –only two bids received. Readvertised – 2nd bid opening December 20th. One bid received. Trader Construction. Bid was higher than expected. Because of that Talbert & Bright reached out to the DOA to see what additional economic development funds were available. DOA has approved additional funding for this project. It is on the agenda for the February Board of Transportation meeting the first week of February. If economic development funds are received there is no match required for those funds. A motion was made by Mr. Graham to approve Little Fish Bid upon the condition that the project is fully funded. The motion was seconded by John Floyd. It passed with 4 yes', 1 no and 1 abstained.

Laughton Property – no changes

2023 State Capital and Infrastructure Funds (SCIF) – Talbert & Bright is working on the exhibits for the land acquisition. They will be scheduling a meeting to determine what the scope of the initial project will entail.

Randy Fender asked that the Board let Janie know what they would like included in the Master Plan presentation. It was decided that the Board meeting would start one hour earlier on February 23, 2023.

New Business:

Mr. Comer asked about the roof coating on the two older hangars. Mr. Oliver stated that he thought a professional roofer should verify that the roofs can be rehabilitated. Mr. Oliver stated that he will talk with Adolpho at A & D Roofing about coming out and checking them out. He said he would arrange an evaluation and estimate. Mr. Comer spoke of using a vinegar and water base to clean before recoating. He said that they needed to make sure the metal is substantial. Mr. Floyd stated that all aircraft need to be removed before any work is done to avoid any potential damages. Mr. Oliver stated that he and Mr. Falwell will monitor this.

The Manual of Airport Rules, Regulations and Minimum Standards was discussed. Mr. Oliver suggested the following:

1. 14/32 No night operations including taxiing.
2. 14/32 & 3/21 No night operations including taxiing by aircraft weighing more than 12,500 lbs.
3. RW 21 – No takeoffs unless crosswind component is exceeded on other runways.
4. RW 3 - No landings unless crosswind component is exceeded on other runways.

He spoke of noise issues and that we are in a noise sensitive area. He stated that he is not saying that these runways should not be used but if they can use other runways to help abate noise then that should be done. Mr. Graham asked Mr. Oliver if Cherry Point could be told that, and Mr. Oliver stated that yes, they can. Mr. Oliver said that if it is in our manual that Cherry Point will respect it. Mr. Graham stated that the military planes are the only ones that he notices making a lot of noise over his house which is adjacent to the airport. Mr. Noble stated that there is a NOTAM stating not to land on those runways, but they still do it. Mr. Oliver said that if the Airport puts it in the manual, then they are in a better position to go and talk with them about landing and taking off on specific runways.

Mr. Noble stated that the flight school is teaching students and they have to learn to land and takeoff. They fly from 7:00 a.m. – until 9:00 p.m. Mr. Oliver stated there is no reason for them to use Runway 21 and Mr. Noble stated that they are being taught and they have to be taught. Mr. Oliver stated they need to stand up for the noise and the way to do that is put it in the manual and then talk with people and let them know they aren't supposed to use these runways unless the crosswind component is exceeded.

Mr. Floyd stated that part of the commitment with the FBO is that they provide a training school. That was something that the airport really wanted and they have purchased additional aircraft for the public to rent and take training. He stated that he did not want to “put handcuffs” on them with their training of pilots. He stated that we have a very good relationship with Mr. Noble at the FBO and that he did not want to limit the flight school if they needed to train under certain conditions. He stated that at all costs

they needed to be proper members of the community and not purposely try to incite ill will. Mr. Comer then asked Mr. Noble if he would be willing to work with us and make some improvements and he stated he would. Mr. Noble stated that he had concerns that if he tells pilots they can't take off on 21 that there will be more on 26 – Mr. Oliver stated that is not what he is suggesting, that they can use 21 if they need it for crosswind, that he is not in any way restricting 21. Mr. Floyd stated that during the summer months with more flights coming and going that it will tie up Mr. Noble's planes where they can't get up and off the ground in a timely manner. Mr. Oliver stated that he did not agree with that, and Mr. Floyd told him that they didn't have to agree. Mr. Oliver stated that is just not accurate. He stated that he had flown out of here for 15 years and that everyone respects the traffic flow and there is no reason unless there is a crosswind to support using a noise sensitive runway.

Mr. Comer suggested that the wording be written to exclude the flight school training. Mr. Oliver stated that was good with him if Mr. Noble would help in looking after the flight school part of it.

Mr. Oliver made a motion to change wording to include excluding the flight school. Mr. Comer seconded it. It passed unanimously.

Mr. Comer asked for a motion to approve the manual as amended. Mr. Oliver made that motion and Mr. Graham seconded it. It passed unanimously.

Mr. Comer made a motion to go into closed session. Mr. Oliver seconded the motion. It passed unanimously.

Returned to open session.

A motion was made by Mr. Comer to approve the cleanup and disposal of asphalt and concrete from Ground Lease No. 72 at the expense of the lessee. A concession of one year's rent will be made in exchange for the work completed. This motion was seconded by Mr. Graham. It passed with 5 Yes' and I abstained.

A motion was made to adjourn by Mr. Floyd and seconded by Mr. Comer. It passed unanimously.

Minutes prepared by Janie Mason