



Grand Junction Regional Airport Authority Board
Regular Board Meeting
Meeting Minutes
December 4, 2018

REGULAR BOARD MEETING

I. Call to Order

Mr. Tom Benton, Board Chairman, called the Meeting of the Grand Junction Regional Airport Authority Board to order at 5:15 PM on December 4, 2018 in Grand Junction, Colorado and in the County of Mesa.

<p><i>Commissioners Present:</i> Tom Benton, <i>Chairman</i> Chuck McDaniel, <i>Vice-Chairman</i> Erling Brabaek Rick Taggart Ronald Velarde</p> <p><i>Airport Staff:</i> Angela Padalecki, <i>Executive Director</i> Aaron Morrison, <i>Clerk fill-in</i> Sarah Menge Eric Trinklein Ben Peck Shelagh O’Kane</p>	<p><i>Other:</i> Geoff Mohney, Mead & Hunt Shannon Kinslow, TOIL Scott Cary, Mead & Hunt Adam Shuler, FCI Construction Larry Kempton, Kempton Air Service, LLC Rhona Dicamillo, DKMG Joe Vaccarelli, Daily Sentinel</p>
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II. Pledge of Allegiance

Ms. Angela Padalecki wanted to acknowledge Commissioner McDaniel with a certificate of perfect attendance in recognition of attending all 2018 Board Meetings.

III. Approval of Agenda

Commissioner Brabaek stated he has a conflict regarding agenda item E. Ferris Lease Reassignment, and wants item to be moved from consent agenda to discussion item. Commissioner Brabaek will be recused for voting for consent agenda item E. due to a conflict of interest.

Commissioner McDaniel moved for the Board to approve the agenda as amended. Commissioner Brabaek seconded. Voice Vote. All Ayes. Commissioners Tufly and Shrader are absent.

IV. Commissioner Comments

None.

V. Citizen Comments

None.

VI. Consent Agenda

- A. November 15, 2018 Meeting Minutes
- B. Uber and Lyft Contract Renewals
- C. FAA AIP Grant Applications
- D. CDOT Grant Offer
- E. Ferris Lease Reassignment
- F. Kempton Lease Changes
- G. Purchase Radio Equipment

Commissioner McDaniel moved for the Board to approve consent agenda items A-G. Commissioner Velarde seconded. Commissioner Brabaek not voting for consent agenda item E. Voice Vote. All Ayes. Commissioners Tufly and Schrader are absent.

VII. Action Items

- A. On-Call General Contractor Master Service Agreement

This master service agreement is to provide contracting services for future building projects at the Airport. The on-call contractors will be under an Agreement with the Airport for a one-year term with the ability to renew on an annual basis.

Staff recommends approving the master services agreement with FCI Constructors, Inc. and PNCI Construction, Inc. for one- year terms since pricing is fixed, and escalation factors would not be ideal in the current economic environment.

Commissioner McDaniel moved for the Board to approve action item A. On-Call General Contractor Master Service Agreement. Commissioner Brabaek seconded. Voice Vote. All Ayes. Commissioners Tufly and Schrader are absent.

VIII. Discussion Items

- A. Rates & Charges Update
- B. Asset Disposal
- C. CMU Commercial Real Estate Study
- D. Standard Ground Lease Benchmarking

IX. Staff Reports

- A. Director's report (Angela Padalecki)
- B. Financial/Activity report (Sarah Menge)
- C. Facilities report (Ben Peck)
- D. Project report (Eric Trinklein)
- E. Contractor report (Colin Bible, Scott Cary, Geoff Mohny, Adam Shuler)

X. Any other business which may come before the Board

None.

XI. Adjournment

Commissioner Velarde moved for adjournment. Vice Chairman McDaniel seconded. Voice Vote. All Ayes.

The meeting adjourned at 8:41PM.

Audio recording of the complete meeting can be found at [https://gjairport.com/Board Meetings](https://gjairport.com/Board_Meetings)

Tom Benton, Board Chairman

ATTEST:

Aaron Morrison, Fill-in Clerk to the Board