

**ROCHELLE AIRPORT ADVISORY BOARD
REGULAR MEETING
MONDAY, DECEMBER 12, 2011**

The Rochelle Airport Advisory Board met on Monday, December 12, 2011 at 3:00 p.m. in the Council Chambers of City Hall.

Call Meeting to Order: The meeting was called to order at 3:00 p.m. by Greg Sparrow, Chairman.

Roll Call: Present: Greg Sparrow, William Tyler, Dale Meyers, Norman Jenkins, Joel Thompson, and Sally Sawicki. Absent: John Kenney. Had a quorum of 6. Also present were Don Elliott, Mark Delhotal, Judy Schermerhorn (Deputy City Clerk).

Approval of Minutes: October 24, 1011 minutes approved as corrected by voice vote without dissent.

Public Commentary: None

Old Business:

- 1) **Runway Extension (Land Acquisition Update):** Don Elliott
 - City Attorney, Alan Cooper, working on revisions (change in language) after which it will go back to Attorney Chuck Cole. Takes time but is moving forward.
 - This will not affect the funding.

- 2) **CSC Construction Schedule:** Mike Woods
 - Formed up; pouring; start putting up steel next week if weather cooperates.
 - The building is on the grounds.
 - FAA permit has been issued.
 - City building permit will be taken care of after a few minor revisions.

- 3) **Airport Sanitary Sewer Project:** Don Elliot
 - Lift station ordered. Several weeks out.
 - Waiting for final IEPA permit.
 - Have until April 1st to complete project.

- 4) **Airport Marketing and Strategic Planning:** Don Elliott
 - Scott Rozanas and Don have been working together on ideas and plans.
 - Mark Delhotal is taking a lead role in this.
 - Should have a drafted plan for the Advisory Board to look at and give input by the next meeting.

New Business:

- 1) **Hangar Development Presentation – Bob Moreland:**
 - Background: retired from American Airlines; needed a hangar for his plane; didn't want bottled steel so built his own.
 - Very different design; a pole-barn style hangar; solar heated; zero cost of energy when kept at 55 degrees.
 - Kept building more as requested by others.
 - Morton Buildings heard about these hangars and formed a partnership with him. Mr. Moreland is the manager and Morton Buildings builds them.
 - Met Mark while getting his fuel at the airport. That is how the idea of building here in Rochelle came up.
 - The price is so much less; very successful.
 - Gave a Power Point presentation showing the hangars.
 - Formed an association; split all the costs for the entire complex.

- For single size \$122/mo and for the twin engine \$138. This is entire cost per month.
- Problem with old steel is it's hard to heat; results in moisture due to condensation, resulting in corrosion damage.
- Morton Buildings are high quality; wonderful environment for planes, maintain a good warranty.
- Price is very competitive.
- Requirements expected from City:
 - (a) Provide long-term lease.
 - (b) Snow removal.
 - (c) Pad ready.
 - (d) Utilities to each building
 - (e) Taxi ways; connect his building to taxi ways.
- Cost: about \$45,000 for 1,000 square feet.
- Can design to each individual customer.
- Pre-sell them; furnish loans.
- Per Don, this is a good time to consider with budgets coming up.
- Next step is sending out flyers in area to get idea of interest.

Moved by Sally Sawicki and seconded by Joel Thompson, **“I move that we pursue the information needed to go to City Council and the ability to include Rochelle in the informational mailer being sent out by Mr. Moreland, telling about these buildings.”** Motion passed by voice vote without dissent.

2) **Rochelle Avionics Lease Agreement:**

- 2-year lease agreement was up in October.
- Survived those two years; met the agreement during that time.
- They need more time; better option than to lose them.
- They have brought in fuel sales; sales tax to City; pay utilities and heat; added a couple jobs.
- They are trying very hard; not taking any more salary than essential; they have invested everything they have into this business.
- Propose to keep rent same for another year.

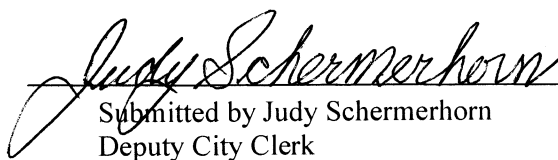
Moved by Norm Jenkins and seconded by Bill Tyler, **“I recommend to Council that we amend the 5-year agreement to give them another free year.”** Motion passed by voice vote without dissent.

Announcements/Concerns:

- 1) Next meeting is **February 27, 2012.**
- 2) Re: Lance Noggle's complaint of skydiver landing/trespassing on his property; CSC was to have talked to Mr. Noggle and was this taken care of. Mike Wood said that they haven't talked to yet but plan on contacting all the landowners in the area right before Christmas and offer gifts and visit with them. Don verified that it will be done.

New Agenda Requests: None

Adjourn Meeting: At 4:05 pm., moved by Joel Thompson and seconded by Bill Tyler, **“I move the meeting be adjourned.”** Motion passed by voice vote without dissent.


 Submitted by Judy Schermerhorn
 Deputy City Clerk