

MINUTES of
AIRPORT BOARD MEETING
January 14, 2020
Glacier Fire Department Training Room, 6:00 p.m.

I. **CALL TO ORDER:** Chair Jerry Godkin called the meeting to order at 6:00 p.m.

II. **ROLL CALL:**

Members Present:

Dennis Bedford	Jerry Godkin	Chris Peloso
Al Clough*	Dennis Harris	Angela Rodell
Jodi Garza		*via phone

Staff/CBJ Present:

Patty Wahto, Airport Mgr.	Scott Rinkenberger, Airport Sup't
Marc Cheatham, Deputy Airport Mgr.	Teresa Bowen, CBJ Law
Catherine Fritz, Airport Architect	Mark Fuelle, Fire Department

Public Present:

David McDermott, TSA	Ron Radcliffe, Coastal Helicopters
Mike Wilson, Coastal Helicopters	Greg Knight, KINY Radio

III. **APPROVAL OF MINUTES:** *Angela Rodell moved approval of the minutes of the December 10, 2019, Board meeting. The motion passed by unanimous consent.*

IV. **APPROVAL OF AGENDA:** *The agenda with the addition of Attachment #5, under VII, Exit Lane System Bid Award, was approved.*

V. **PUBLIC PARTICIPATION ON NON-AGENDA ITEMS:** None.

VI. **UNFINISHED BUSINESS:**

A. Aqueous Film Forming Foam (AFFF) Polyfluoroalkyl Substances (PFAS) Contamination Testing Update (Attachment #1). Airport Manager Patty Wahto said the Airport has been going into the testing period with AFFF, also known as the PFAS, contamination site. This is going on nationwide. The wells were drilled in November and after allowing the groundwater to settle down, the initial tests were done in December. Preliminary tests came back, which was in accordance with the plan by Cox Environmental. All six types were tested. The PFAS (see Attachment #1) shows a table of the results and the map shows the location of the test wells. The Airport is still waiting for the water sample results. There is a detection of Perfluorooctanesulfonic acid (PFOS) in MW Test Site 6, which is near the Fire Hall. The result was a 31, which means it is over the limit, but this will be vetted with the water that comes back. When the water samples come back, it will give the Airport the information of what to do and what happens. Once the results are received, the report will go to ADEC (Alaska Department of Environmental Conservation). The Airport will have to find out what the boundaries

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are in the soil and if they come up high for the groundwater itself. The Airport will have to establish some cleanup levels or additional wells to find out where the plume is.

Chair Godkin asked how deep the wells are and how the contamination will be mitigated. Ms. Wahto said she did not think the wells had to be very deep as the groundwater is shallow. Board Member Dennis Harris asked how far away the well is (MW-6) from the underground culvert that is carrying Jordan Creek. She said it is near the Fire Hall, but not far away from the creek.

VII. **NEW BUSINESS:**

A. Airport Terminal Reconstruction Bid Review. The Airport Terminal Reconstruction project began planning design in February 2018, and moved into the bids on November 22, 2019, with the opening on January 9, 2020. There were two bids, with Dawson Construction coming in with the low bid. The protest period ended last Friday. The bid came in lower than the estimate, including all three additive alternates (additional heat source pump for Air Traffic Control, the second elevator carriage, and additional carpeting for the second floor of the terminal). The Board needs to review and approve the bid. It will then go before the Assembly at a special meeting tomorrow night for their approval. *Dennis Harris moved to approve the Airport Terminal Reconstruction bid award (BE 20-020) and all three additive alternatives for a total award of \$16,184,600 to Dawson Construction, pending paperwork submittals, and forward to the Assembly for final award. The motion passed by unanimous consent.* Ms. Wahto gave kudos to Catherine Fritz, the Project staff, and McCool Carlson Green (MCG) for their work. MCG has been great to work with and on top of everything, right up through the end estimates. The Airport looks forward to continuing with them on the project. Chair Godkin gave kudos to staff and all where the bidders came in under the engineer's estimate. This is a good thing for the Airport and the City of Juneau with \$17 million worth of work.

B. Exit Lane System Bid Award (Attachment #5, Addendum). The Airport solicited for a new exit lane system through public bid process. \$380,000 of Airport Fund Balance was approved by the Board on December 10, 2019, and appropriated by the Assembly on January 7, 2019. There was one bid and it was under the construction estimate of \$350,000. It was from Island Contractors for \$309,200. This will go through the protest period through January 15. This needs no further Assembly action. This has been a long time coming. The estimated construction period is 15 days, but the door still needs to be manufactured. This project will be done in late spring or start of the summer. *Angela Rodell moved to approve the award of \$309,200 to Island Contractors for the installation of the exit lane system security equipment, pending completion of the public protest period. The motion passed by unanimous consent.*

C. Airport Manager's Report:

1. Airport Fund Balance (AFB) and Capital Revolving Account (CIP) Balance (Attachment #2). There has been no change since last month.

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2. DC Lobbyist in Juneau. Ms. Wahto reported that she and Catherine Fritz met with CBJ's DC Lobbyist Katie Kachel and Senior Associate Mara Stark-Alcalá earlier today. This meeting discussed Airport projects and priorities. This included the fight for the increase to PFCs (Passenger Facility Charges) and the MALSR lighting to see if there is some language in some of the appropriation bills that would group this together. Some of the other priorities is making sure that the TSA (Transportation Security Administration) Law Enforcement Reimbursement continues. Even though this has been passed, it is making sure that this keeps up on a regular basis. Another item is the State aviation fuel tax share. This has been pushed to the side and Ms. Wahto has asked to resurrect this with the State Lobbyist Kevin Jardell.

3. Legislative Reception. The annual Legislative Reception is scheduled for Wednesday, January 22, 2020, at 5:00 to 6:30 p.m. at Centennial Hall.

4. Sand Shed Demolition. The supplemental agreement was dropped with Dawson Construction. Staff has worked with ECI and has an estimate to get the project ready for bid and go out for bid. The money is included in the current grant. Hopefully there will be no surprises, other than it has been delayed. Staff is working with the owner/tenants of the shared wall to make sure that it does not come down during demolition.

5. 2020 Census. The CBJ is asking the Airport to help spread the word on the 2020 Census that will be starting this spring. The CBJ will be updating info on the www.juneau.org website homepage asking folks to be counted. For the most part the census will be done electronically.

6. Hot Topics. The following is a list of ongoing topics that staff is working on in addition to the regular Architect and Engineering Project Reports:

- *Terminal Reconstruction*:
 - o The temporary relocation of space for FAA Air Traffic Control Administration, Airport Administration, Airport Project office, TSA breakroom and Tailwind food storage have been built out and are ready for occupancy/relocation. The Airport Administration is moving into their space. The FAA Administration offices will move next week. Staff is working on wayfinding to make sure that all bases are covered. This will be done for the temporary spaces and all tenants.
- *Budget preparation* has begun. A Finance Committee meeting will be held in the near future.
- *Notice of Default letters* were sent to three lessees. One was resolved rather quickly; another was resolved recently; and John Coleman thought that the other one would see a resolution.

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7. Airport Engineer Report (Attachment #3): Ms. Wahto said that staff is in a temporary area of moving between projects. Staff is set to move into the Taxiway Project. A lot of other projects, including the Runway Safety Area and Float Pond Projects are ready to close out. Staff will begin working with tenants on the field and Air Traffic, with two major start-up meetings to keep people in the loop with what the contractor will be doing.

8. Airport Architect Report (Attachment #4): Airport Architect Catherine Fritz reported December was a really busy month. Staff is continuing to work on the punch list items for the Sand/Chemical Building and Fueling Station. Portions of the building have been accepted; other portions have not. The contractor is monitoring the heat because of the boiler situation which will be installed in the spring.

As mentioned, staff is working on the old sand shed removal. A contract amendment was executed with ECI to design the project. The fee proposal was accepted and the amendment is in place. The architect will be scheduling their first meeting to come down and do more as-building and working with the owners of the property. The adjacent owners have indicated that they would like to have an independent engineer to be involved and they are in the process of hiring someone to be that person. There are a lot of details to be gathered and worked out. The concept is to get the documents ready for bidding this winter and spring and maybe bid by early summer. The deconstruction work will not be done in the summer because it would be too large of an impact on Coastal Helicopters. It will wait until October. The demolition will not take long as there are no hazardous materials, but it is a lot of logistics to get ready for this project. Unfortunately this means that the grant will not be closed for another year. There seems to be sufficient funds in the grant to do the whole project.

Regarding the Terminal Reconstruction Project, Ms. Fritz said she was pleased to see the design team did well on their cost estimates. When an estimator prepares a construction estimate, they aim to be in the middle of the pack of bidders. This estimator hit that goal right on. She said all of the work that was done and all of the design meetings that were held paid off. Both bids were in the range of the cost estimate.

The Electrical Service Project has the generator set and the new gear that has been put into place in the new utility yard. It is very nice to have a whole new service come in from the east end. All the testing will occur within the next three weeks or so. It will be all ready when the contractor takes over to start demolishing the building. Alaska Seaplanes is getting the Aurora Room ready for their operations, as well as setting their trailers to meet their temporary operations at the north end. The trailers will be used for their Dispatch, Pilot's Lounge and other administrative functions.

VIII. CORRESPONDENCE: None.

IX. **COMMITTEE REPORTS:**

A. **Finance Committee:** Committee Chair Angela Rodell had nothing to report.

B. **Operations Committee:** Committee Chair Al Clough had nothing to report.

X. **ASSEMBLY LIAISON COMMENTS:** None.

XI. **PUBLIC PARTICIPATION ON NON-AGENDA ITEMS:** None.

XII. **BOARD MEMBER COMMENTS:**

A. Angela Rodell asked the Airport Manager if she is getting a sense if Delta is coming back for summer and if Alaska Airlines is changing. The reason she asked is there will be a lot of activity between the runway activity, the terminal construction and normal activity. Ms. Wahto said nothing has been heard from Delta but she was not aware of their starting date yet. They will continue to operate. The only difference she had heard is that Alaska Airlines may start flying to Gustavus earlier due to the ferry service. There have been timing changes. Ms. Rodell hoped that Alaska Airlines might entertain a flight from Juneau to Portland with all of the construction going on in Seattle.

She said she will be flying on February 11 and, therefore, she will not be able to call in or participate for the February meeting.

Ms. Rodell congratulated staff on the bid opening. It is nice to see the projects move forward.

B. Dennis Harris said he visited Payne Field several times during his flights in November as he stayed on the north side of Seattle. One of the things he did was take Boeing's Future of Flight plant tour. He saw 767's, 777's and dream liners under construction as well as a tanker for the military. There are a lot of parked Maxes on every place Boeing can find a place to park a plane. The Boeing employees are all pretty upbeat despite what is going on. At the Boeing facility, he had a chance to sit and watch the operations at Payne Field and it is one busy airport. Not only do they have to contend with Boeing moving airplanes back and forth from one building on the airport to another, but they have to contend with a pretty heavy commercial flight activity for Alaska Airlines as well as some of the local smaller air taxi services. He was told by several people at Boeing that they had noticed the uptick in field traffic.

Mr. Harris will be working for the Census in February, March and April. As a result, he may not be available for daytime meetings and maybe evening meetings, too, depending on the schedule he has to work. He suspected some of the work will be in the evening trying to catch people at home.

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He hoped everyone would show up at Centennial Hall for the reception and meet with legislators. Sometimes people need to be reminded that Juneau's airport is a City airport and there are different problems. It is a point that needs to be made. That and the fact that the aviation fuel tax from the Juneau Airport should not be going to pay for airports in other parts of Alaska. It should stay at the Juneau Airport. He has talked to the Juneau legislators in the past and he knows they are well aware of it. Many legislators from other parts of Alaska are not. It does not hurt to chat with people and let them know. Another thing he hoped that the legislators could be talked into is to pass resolutions asking Congress to increase the fees as they are desperately needed by all airports in Alaska.

XIII. **ANNOUNCEMENTS:** Ms. Wahto said she will be taking a couple of weeks off at the end of May and the beginning of June. Her daughter will be getting married.

XIV. **TIME AND PLACE OF NEXT MEETING:** The next regular Airport Board meeting will be held on February 11, 2020, at 6:00 p.m. in the Glacier Fire Department Training Room.

XV. **EXECUTIVE SESSION:** None.

XVI. **ADJOURN:** *Dennis Harris moved to adjourn. The meeting adjourned by unanimous consent at 6:41 p.m.*