

The Madison County Executive Airport Authority
P.O. Box 110 • Meridianville, Alabama 35759

March 13, 2006

A. ROLL CALL AND CALL TO ORDER

The meeting was called to order at 5:00 PM at the Madison County Executive Airport.

X Tom Sharp, Jr.
X Smith Haywood
X Steve Waters
X Joe Patterson
A Ralph Malone

B. MINUTES OF PREVIOUS MEETING(S)

Motion by Joe Patterson to approve minutes from the January meeting, seconded by Smith Haywood and approved.

C. BUSINESS

- 1. Report from FBO – Executive Flight Center, Inc.** – Ray Meyer gave the report for Executive Flight Center, Inc. The sales for 100LL for February were 4,879 gallons. The jet A sales for February were 3,573 gallons. There were a total of 1,608 take-offs and landings in February, 2006. Ray reported that there was bad weather every weekend in that month. Ray brought up the question as to how long someone can remain in the hangar if they have sold their airplane and are looking for another. Tom Sharp, Jr. reported that typically in the past if someone is actively looking they have been allowed to stay for 60 days, but they must provide liability insurance.
- 2. Presentation of lease agreement with North County Sewer Corporation** – Carlton O’Neal gave the presentation on behalf of North County Sewer Corporation which is owned by himself, his brother, and Jeff Enfinger. They have built a 125,000 gallon per day plant just north of the Airport at Steger Road. They are desirous of leasing a portion of the Airport property to build a wastewater treatment facility. In addition, North County Sewer Corporation would provide sewer services to the MCEA. The lease provides for an initial 10-year term to be terminated within five years if the facility has not been built or sewer service provided to the MCEA. Steve Waters pointed out that the proposed lease agreement has a section for “exclusive sewer service rights” which is not allowed by the FAA. Smith Haywood reported that the attorney has pointed out about three things that would need to be changed in the lease. One is the exclusive right section, one would be to add something regarding the appearance, and one would be to limit the agreement to the present owners with the understanding that it would be renegotiated with any new owners. Joe Patterson made the motion to allow Tom Sharp, Jr. to enter into the lease agreement once these three changes have been made. Steve Waters seconded and the motion carried unanimously.
- 3. Report from Will Wilkins of G.W. Jones on projects** - Will Wilkins reported that he met with the Yulista building contractor today. He will have the site contractor’s contract ready for signature. Steve Waters made the motion to allow Tom Sharp, Jr. to enter into an agreement with SJ&L, the site contractor. The price worked out to be \$154,710. Joe Patterson seconded and the motion carried unanimously. Will reported that there has been no word on the additional funds on the stream relocation project.
- 4. Presentation of lease agreement with Yulista Management Services, Inc.** - Tom Sharp, Jr. presented the lease agreement with Yulista Management Services, Inc. The term of the agreement is for a period of four years at \$17,500 per month then the lease can be extended for a period of two years at \$6,500 per month. Joe Patterson made the motion to allow Tom Sharp, Jr., Chairman to enter into the lease agreement with Yulista. Smith Haywood seconded and the motion carried unanimously.
- 5. Report from SKT Architects on bid tabulations and approval of the lowest bidder** - The bid tabulation provided by SKT Architects is attached as a part of these minutes. This bid does not include the actual building. This bid is for construction and concrete slab only. The low bidder was Premier Structures of Athens, AL with a base bid of \$407,050. Alternate #1 for AC units 1&2 will be added at a cost of \$21,989. Also Alternate #2 at a cost of \$13,083.00 for insulation will be added. Therefore, the total bid is \$442,122. Joe Patterson made the motion to allow the Chairman, Tom Sharp, Jr. to enter into a contract with Premier Structures of Athens, AL as the low bidder meeting specifications in the amount of \$442,122 to construct the metal hangar building. Steve Waters seconded and the motion carried.
- 6. Public Comments** – There was a discussion about building a new set of hangars. Donna agreed to canvas the people on the waiting list to determine interest.

D. ADJOURN

Motion to adjourn by Joe Patterson, seconded by Steve Waters, approved.