

JOHNSON COUNTY AIRPORT COMMISSION

MINUTES - MEETING: JANUARY 14, 1986 - 1:00 P.M. - INDUSTRIAL AIRPORT

AIRPORT COMMISSION

Present: Arenson Craig
Lehman Walter
Zimmermann

Absent: Osborn Viets

STAFF

Present: Dennis Farnsworth
Fredrichs Harness
Dixon

OTHERS

Present: Mrs. Priscilla Tobler, League of Women Voters

The meeting was called to order by Chairman Walter.

MR. LEHMAN MOVED THE MINUTES OF THE DECEMBER 17, 1985, MEETING BE APPROVED AS MAILED. MOTION SECONDED BY MR. ARENSON. VOTING AYE - ARENSON, LEHMAN, CRAIG, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

Mr. Zimmermann, Chairman of the Operations Committee, reported that his committee met and dicussed a proposed lease with KCH, Inc. for Hangar No. 1 at the Executive Airport. Following discussion, MR. ZIMMERMANN MOVED THE AIRPORT COMMISSION APPROVE THE LEASE WITH KCH, INC. MOTION SECONDED BY MR. LEHMAN. VOTING AYE - ARENSON, LEHMAN, CRAIG, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

There were no reports from the Administrative or Industrial Committees.

Mr. Fredrichs, Director of Aviation, reported that 1985 was a good year for both airports. We had a total of 163,000 operations at the two airports. Adding an estimate of those operations which occurred after the Control Towers closed, will make a total of approximately 185,000 for the two airports. This number compares favorably with the number of operations at both Downtown Airport and Kansas City International.

Mr. Fredrichs reported that there are only six of the T-hangars under construction that have not been spoken for. These should be leased by the time they are completed.

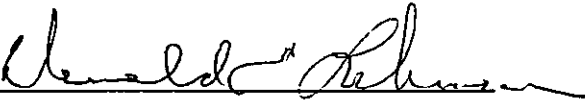
Mr. Fredrichs reported we have had some problems with the runway lights at the Executive Airport. The lights have been in the ground for approximately seventeen years and we are now repairing them and they are operational at this time.

Mr. Farnsworth, Director of Development and Planning, reported we completed the year 1985 in good financial condition and discussed year end printouts.

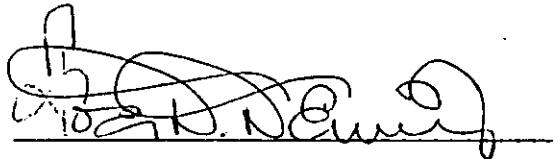
Mr. Dennis, Executive Director, and Mr. Farnsworth reported on the tax revenues generated by the airports.

Following discussion of the Treasurer's report, MR. LEHMAN MOVED FOR APPROVAL OF THE TREASURER'S REPORT FOR DECEMBER 1985. MOTION SECONDED BY MR. ARENSON. VOTING AYE - ARENSON, LEHMAN, CRAIG, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

The meeting was adjourned by the Chairman.



DONALD E. LEHMAN
SECRETARY



JOE D. DENNIS
EXECUTIVE DIRECTOR

JOHNSON COUNTY AIRPORT COMMISSION

MINUTES - MEETING: FEBRUARY 11, 1986 - 1:00 P.M. - INDUSTRIAL AIRPORT

AIRPORT COMMISSION

Present: Craig Lehman
Viets Walter
Zimmermann

Absent: Arenson Osborn

STAFF

Present: Dennis Farnsworth
Fredrichs Harness

Absent: Dixon

OTHERS

Present: Mrs. Priscilla Tobler, League of Women Voters
Mr. George Pyle, Olathe Daily News
Mr. Dave Kaup, Olathe Daily News

The meeting was called to order by Chairman Walter.

MR. LEHMAN MOVED THE MINUTES OF THE JANUARY 14, 1986, MEETING BE APPROVED AS MAILED. MOTION SECONDED BY MR. ZIMMERMANN. VOTING AYE - CRAIG, LEHMAN, VIETS, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

There were no reports from the committees.

Mr. Fredrichs, Director of Aviation, reported that aircraft operations increased at both airports by approximately 2,000 each over January 1985 operations. Good flying weather contributed to this increase.

Mr. Fredrichs reported that on February 6, 1986, the Board of County Commissioners passed a Resolution adopting an Interlocal Agreement between Fire District #1, the City of Gardner and the County for the provision of emergency medical Type II service. The ambulance will be located at the Industrial Airport and the service will be under the administrative control of the Airport Commission. The new positions will be both fire fighters and emergency medical services trained personnel.

Mr. Fredrichs reported that all but three of the T-hangars under construction have been rented. Construction will resume as soon as the weather permits.

Mr. Farnsworth, Director of Development and Planning, presented a County Mutual Aid Contractual Arrangement with Rural Fire District #1 of Johnson County for approval. Following discussion, MR. VIETS MOVED THE CONTRACT FOR FIREFIGHTING SERVICES WITH RURAL FIRE DISTRICT NUMBER ONE BE APPROVED. MOTION SECONDED BY MR. CRAIG. VOTING AYE - CRAIG, LEHMAN, VIETS, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

Mr. Viets, Chairman of the Industrial Committee, requested information on the status of the airport zoning issue. Mr. Farnsworth reported that it is still under development by the County Planning Department.

Mr. Dennis, Executive Director, reported that County Commissioner Johnna Lingle has been designated as the liaison between the Board of County Commissioners and the Airport Commission.

Mr. Dennis reported that he received a request from Ms. Beth K. Christoffersen, General Manager, Johnson County Soccer Association, asking for the use of land on the Industrial Airport for soccer fields. Mr. Dennis reported he had met with Mr. Rich Enochs and Ms. Christoffersen regarding the soccer fields. The land in question was used by the Johnson County Park and Recreation Department as ball fields several years ago. Mr. Dennis stated that any arrangement will be on a year-to-year basis and he provided additional information on liability insurance and other items. Mr. Craig questioned whether the Airport Commission should be involved in this type of activity. Mr. Harness will check into the liability insurance and Mr. Dennis will contact Mr. Gary Haller, Director, Park and Recreation Department, regarding their position on the matter. Following discussion, MR. LEHMAN MOVED THE AIRPORT APPROVE THE USE OF THE LAND IN QUESTION AT THE INDUSTRIAL AIRPORT FOR A ONE YEAR PERIOD CONTINGENT UPON A SATISFACTORY REPORT ON THE LIABILITY INSURANCE AND PARK AND RECREATION DEPARTMENT MATTERS. MOTION SECONDED BY MR. VIETS. VOTING YEA - LEHMAN, VIETS, ZIMMERMANN. VOTING NAY - NONE. MR. CRAIG ABSTAINED. MOTION CARRIED.

Mr. Dennis gave an update on the efforts to attract a scheduled air carrier to the Industrial Airport.

Mr. Craig requested information regarding how the drop in gas and oil prices will affect our income and the budget. Mr. Farnsworth discussed the matter. The staff will review the projected income and expenditures likely to occur if a drop in price takes place and provide the information at the next meeting.


Mr. Viets reported that his firm, Peckham Guyton Albers & Viets, Inc., has been hired by the city of Kansas City, Missouri, to do an airport master plan for Richards-Gebaur Airport. There does not appear to be a conflict of interest at this time. However, he will discuss it with County Commissioner William Franklin and report at the next meeting.

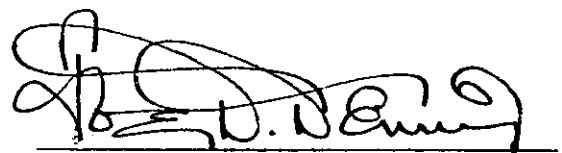
Mr. Dennis discussed the effect the delayed construction of the T-hangars will have on our income for 1986. Mr. Dennis reported that income from fuel flowage is up at both airports.

Mr. Dennis gave an update on prospective tenants.

Following discussion of the Treasurer's report, MR. LEHMAN MOVED FOR APPROVAL OF THE TREASURER'S REPORT FOR JANUARY 1986. MOTION SECONDED BY MR. ZIMMERMANN. VOTING AYE - CRAIG, LEHMAN, VIETS, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

The meeting was adjourned by the Chairman.


DON LEHMAN
SECRETARY


JOE D. DENNIS
EXECUTIVE DIRECTOR

JOHNSON COUNTY AIRPORT COMMISSION

MINUTES - MEETING: MARCH 11, 1986 - 1:00 P.M. - INDUSTRIAL AIRPORT

AIRPORT COMMISSION

Present: Arenson Craig
Lehman Walter
Viets Zimmermann

Absent: Osborn

STAFF

Present: Dennis Farnsworth
Dixon Fredrichs
Harness

OTHERS

Present: Ms. Johnna Lingle, Board of County Commissioners
Mrs. Priscilla Tobler, League of Women Voters

The meeting was called to order by Chairman Walter.

MR. ZIMMERMANN MOVED THE MINUTES OF THE FEBRUARY 11, 1986, MEETING BE APPROVED AS MAILED. MOTION SECONDED BY MR. ARENSON. VOTING AYE - ARENSON, CRAIG, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

There were no reports from the committees.

Mr. Fredrichs, Director of Aviation, reported that we have issued a Notice to Proceed for the Runway 4/22 Lighting Project and the T-hangar Construction Project at the Industrial Airport.

Note: Mr. Lehman arrived.

Mr. Farnsworth, Director of Development and Planning, reported that at the February meeting, the Airport Commission approved a motion to enter into an agreement with the Johnson County Soccer Association, Inc., for the use of a soccer field on the Industrial Airport. Mr. Harness, County Counselor, has drafted an agreement. Mr. Jarrett, County Special Counsel, has reviewed it and agrees. The Agreement specifically states that they will be using the portion of ground specified at their own risk and that they are responsible for the maintenance of the area. We and the Board of County Commissioners are additionally named insureds on their liability policy.

Mr. Farnsworth reported that we have received a similar request from the Olathe Soccer Club for the use of the land that they used last year. The Staff recommends entering into an agreement similar to the Johnson County Soccer Association agreement. Following discussion, MR. ARENSON MOVED THE AIRPORT COMMISSION ENTER INTO AN AGREEMENT WITH THE OLATHE SOCCER CLUB TO PERMIT THEM TO USE A CERTAIN AREA ON THE AIRPORT FOR THEIR SOCCER GAMES. MOTION SECONDED BY MR. LEHMAN. VOTING AYE - ARENSON, CRAIG, ZIMMERMANN, LEHMAN. VOTING NAY - NONE. MOTION CARRIED.

Note: Mr. Viets arrived.

Mr. Farnsworth gave an update on the income and revenues from oil and natural gas sales as they may be affected by declining prices. Oil is not much of a factor since we do not produce much. Mr. Farnsworth stated that he has reviewed the budget we submitted last year. Our estimated revenue may decline by as much as one-third. At the present time sales are at \$1.30 per thousand MCF and should hold there for some time. Without affecting any other part of the Airport budget, anticipated revenues will be sufficient for the maintenance of the present wells and pipelines but additional drilling may be precluded.

Mr. Dennis, Executive Director, gave an update on prospective tenants. He reported that we have been contacted by a firm located in Long Beach, California. They are looking for a site in the midwest on an airport. We don't have many details. It will be a large building with about 500 employees. Mr. Dennis reported that he has a meeting scheduled with Mr. James Douglas on March 19, 1986.

Mr. Dennis reported another company we are working with is the L.B. White Company located in Wisconsin. They manufacture heating equipment.

Mr. Dennis reported that the Trane Company in Wisconsin are looking for a new site.

Mr. Farnsworth reported that the Kansas Department of Economic Development have a potential tenant requiring a 480,000 square foot building with 200 employees. They need 50 acres of ground, will have 100 trucks a day in and out and 150 rail cars a year. We have provided an Airport brochure and other vital information on the Airport.


Mr. Craig discussed pending state legislation and the high degree of interest being shown by the Legislature in enhancing economic development in Kansas. He stated that he was very favorably impressed with the quality and expertise of the consultant hired by the State to develop a plan for economic growth.

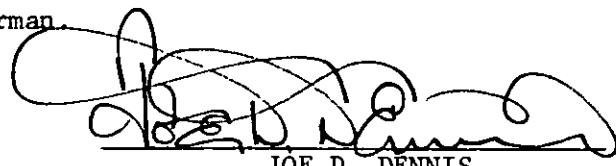
Mr. Viets inquired about the pace of development at the Industrial Airport. A general discussion of past and future growth ensued.

Following discussion of the Treasurer's report, MR. LEHMAN MOVED FOR APPROVAL OF THE TREASURER'S REPORT FOR FEBRUARY 1986. MOTION SECONDED BY MR. VIETS. VOTING AYE - ARENSON, CRAIG, ZIMMERMANN, LEHMAN, VIETS. VOTING NAY - NONE. MOTION CARRIED.

Mr. Farnsworth explained some items on the monthly printouts and reported that the third page shows the addition of the Airport Emergency Services Agency to the Airport Fund. Commissioner Lingle noted that the Board of County Commissioners has contributed \$50,000 for the addition of that Agency.

The meeting was adjourned by the Chairman.


DON LEHMAN
SECRETARY


JOE D. DENNIS
EXECUTIVE DIRECTOR

JOHNSON COUNTY AIRPORT COMMISSION

MINUTES - MEETING: APRIL 8, 1986 - 1:00 P.M. - INDUSTRIAL AIRPORT

AIRPORT COMMISSION

Present: Craig Lehman
Osborn Walter
Zimmermann

Absent: Arenson Viets

STAFF

Present: Dennis Farnsworth
Fredrichs Dixon
Harness

OTHERS

Present: Mrs. Priscilla Tobler, League of Women Voters

The meeting was called to order by Chairman Walter.

MR. ZIMMERMANN MOVED THE MINUTES OF THE MARCH 11, 1986, MEETING BE APPROVED AS MAILED. MOTION SECONDED BY MR. LEHMAN. VOTING AYE - LEHMAN, OSBORN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

There were no reports from the committees.

Mr. Fredrichs, Director of Aviation, reported that the Runway Lighting Project on Runway 4/22 at the Industrial Airport is about thirty percent complete. The contractor hopes to have it completed in about four weeks.

Mr. Fredrichs reported that the T-hangar Project is on hold because of the wet ground. Work will commence when the weather allows.

Mr. Fredrichs reported that we plan to begin the repair of the floors in the older T-hangars at Executive Airport. The floors are deteriorating due to age. Funds are included in this year's budget for the work.

Mr. Fredrichs reported that the traffic count at both airports increased again this month.

Note: Mr. Craig arrived.

Mr. Farnsworth, Director of Development and Planning, requested approval of a lease agreement for an office in the south wing of the Administration Building. The lease is with Mr. Jack Hadel, Hadel Insurance Company for one year lease with two one-year options. Following discussion, MR. LEHMAN MOVED FOR APPROVAL OF THE LEASE OF AN OFFICE IN THE ADMINISTRATION BUILDING TO HADEL INSURANCE COMPANY FOR ONE YEAR WITH TWO ONE-YEAR OPTIONS. MOTION SECONDED BY MR. OSBORN. VOTING AYE - LEHMAN, OSBORN, ZIMMERMANN, CRAIG. VOTING NAY - NONE. MOTION CARRIED.

Mr. Farnsworth reported that on the 20th of March, Mr. John Petersen and Mr. Mike Pettit of Senator Robert Dole's office brought the Administrator of the General Services Administration, Mr. Terrance Golden, to the Industrial Airport; Mr. Golden was in the Kansas City area and had expressed a desire to see the Industrial Airport. He was very impressed.

Mr. Farnsworth reported that in the fall of this year the Industrial Airport is going to be named The Facility of the Year by the National Association of Industrial Developers. The award will be presented at their annual meeting in Spokane, Washington.

Mr. Farnsworth reported that we are in the process of developing the 1987 budget. The preliminary budget will be submitted to the Board of County Commissioners on May 2nd. A tentative budget will be sent to the Airport Commission by April 18th for comments. The completed budget will be voted on at the May 13th Airport Commission meeting. Discussion followed.

Mr. Dennis, Executive Director, reported that the new Deputy Regional Director for the Federal Aviation Administration spent an afternoon touring the Industrial and Executive Airports. He was very interested in our operations. He stated that the Gramm Rudman bill will adversely affect the Airport Improvement Program.

Mr. Farnsworth reported that the Century Wood Products Airport Revenue Bond issue is in default. A bondholders meeting was held on April 2nd. Bank IV, Olathe is the fiscal agent. The seven bondholders formed a committee and elected Paul Walter Chairman. We will assist the Committee in its efforts to dispose of the building. The original issue was \$750,000; the principal has been reduced to \$450,000. On May 1st we will assert our right as landlord to take possession of the building. Discussion followed.

Mr. Dennis and Mr. Farnsworth gave an update on prospective tenants.

Mr. Farnsworth reported that we hope to have a paving bid letting in June for the I-35/Industrial Parkway interchange. Bridge work will begin in a few weeks.

Mr. Craig asked for an update on the status of the zoning regulations for land in the vicinity of the Airports. Mr. Dixon stated that the County Planning and Legal Departments are composing a draft for Airport Commission consideration.

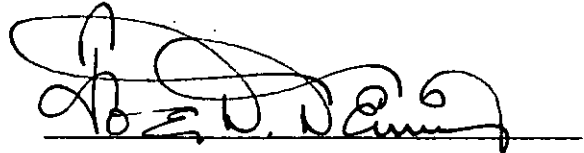
Mr. Walter reported receipt of a copy of a letter to Mr. Mark Viets from Commissioner William E. Franklin responding to Mr. Viets' concern that a potential conflict of interest may occur because his firm, Peckham Guyton Albers & Viets, Inc., are preparing a Master Plan for Richards-Gebaur Airport. Following the reading of the letter, MR. ZIMMERMANN MOVED THAT MR. FRANKLIN'S LETTER BE MADE A PART OF THE MINUTES OF THIS MEETING. MOTION SECONDED BY MR. LEHMAN. VOTING AYE - LEHMAN, OSBORN, ZIMMERMANN, CRAIG. VOTING NAY - NONE. MOTION CARRIED.

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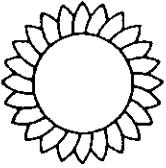
Following discussion of the Treasurer's report, MR. LEHMAN MOVED FOR APPROVAL OF THE TREASURER'S REPORT FOR MARCH 1986. MOTION SECONDED BY MR. CRAIG. VOTING AYE - LEHMAN, OSBORN, ZIMMERMANN, CRAIG. VOTING NAY - NONE. MOTION CARRIED.



DON LEHMAN
SECRETARY



JOE D. DENNIS
EXECUTIVE DIRECTOR



March 20, 1986

Mr. Mark A. Viets
Vice-Chairman
Johnson County Airport Commission
c/o Peckham Guyton Albers & Viets, Inc.
116 West 47th Street - Suite 201
Kansas City, Missouri 64112

Dear Mark:

I have reviewed your letter of February 28, 1986, and concluded there would be no conflict of interest that would compromise your effective performance as a member of the Airport Commission. I did want to commend you on two things:

1. The good job you do as an Airport Commission member and your willingness to bring your unique expertise to this Board.
2. The highly professional and ethical manner in which you conducted yourself in making your employment by Kansas City, Missouri, for the Richards-Gebaur Airport Master Plan known to me. It is rare today even to hear from professionals in a manner like this. It is most refreshing and commendable, and I appreciate you doing this.

Thank you for writing, and I look forward to your continued good service on the Airport Commission.

Sincerely,

Bill Franklin

William E. Franklin
Commissioner, First District

WEF:clb

cc: Board of County Commissioners
E. H. Denton, County Administrator
Paul W. Walter, Chairman, Airport Commission
Joe Dennis, Executive Director, Airport Commission



Johnson County Airport Commission

One Industrial Parkway
Industrial Airport, Kansas 66031
913/782-5335

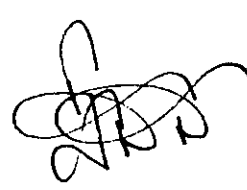
June 5, 1986

MEMORANDUM

TO: AIRPORT COMMISSION MEMBERS

FROM: JOE D. DENNIS, EXECUTIVE DIRECTOR

SUBJECT: JUNE 1986 AIRPORT COMMISSION MEETING



The June 10, 1986, Airport Commission meeting has been rescheduled for Tuesday, June 17, 1986, at 1:00 P.M.

JDD/dmj

June 5, 1986

MEMORANDUM

TO: AIRPORT COMMISSION MEMBERS
FROM: JOE D. DENNIS, EXECUTIVE DIRECTOR
SUBJECT: JUNE 1986 AIRPORT COMMISSION MEETING



The June 10, 1986, Airport Commission meeting has been rescheduled for Tuesday, June 17, 1986, at 1:00 P.M.

JDD/dmj

JOHNSON COUNTY AIRPORT COMMISSION

MINUTES - MEETING: MAY 13, 1986 - 1:00 P.M. - INDUSTRIAL AIRPORT

AIRPORT COMMISSION

Present: Arenson Lehman
 Walter Zimmermann

Absent: Craig Osborn
 Viets

STAFF

Present: Dennis Farnsworth
 Fredrichs Dixon
 Harness Carmody

OTHERS

Present: Ms. Johnna Lingle, County Commissioner, 2nd District
 Mrs. Priscilla Tobler, League of Women Voters

The meeting was called to order by Chairman Walter.

MR. ARENSON MOVED THE MINUTES OF THE APRIL 8, 1986, MEETING BE APPROVED AS MAILED. MOTION SECONDED BY MR. ZIMMERMANN. VOTING AYE - ARENSON, LEHMAN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

There were no reports from the committees.

Mr. Fredrichs, Director of Aviation, reported that work has resumed on the T-hangar project at the Industrial Airport.

Mr. Fredrichs reported that the runway lighting project is progressing and the lights should be on by the end of May.

Mr. Fredrichs reported that on June 9th we will close runway 17-35 for approximately one week to perform destructive testing to determine weight bearing capacity.

Mr. Fredrichs reported there will be an air show commemorating Harold Neumann's 80th birthday on May 17, 1986, at the Executive Airport.

Mr. Farnsworth, Director of Development and Planning, presented a request from Mr. Julian Riding for the lease of sufficient land to construct a skeet and trap shooting range at one of the airports. Mr. Farnsworth presented a brief description of the requirements for the project. He stated that there is no area on the Industrial Airport to accommodate the request and the only area possible at the Executive Airport is the recently acquired land south of the airport. During discussion it was pointed out that Airport Commission policy has been to lease land for aviation, industrial and agricultural purposes and not for recreational use. Following discussion, MR. LEHMAN MOVED THAT THE AIRPORT COMMISSION ADHERE TO THEIR LEASING POLICY AND NOT LEASE LAND FOR RECREATIONAL USE. MOTION SECONDED BY MR. ZIMMERMANN. VOTING AYE - ARENSON, LEHMAN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

Mr. Farnsworth presented a request from Mr. Darvin S. Winn to purchase a 6.2 acre parcel of land owned by the County located at 191st Street and Cedar Niles Road formerly used as a radio range station and marker beacon location. The land is presently zoned agricultural and, if purchased, would become single family residential. It was pointed out during discussion that the land is directly under the instrument approach to Runway 35 and half way between the outer and middle markers. The location is not desirable for residential usage. Following discussion, MR. LEHMAN MOVED THAT WE NOT SELL THE LAND. MOTION SECONDED BY MR. ZIMMERMANN. VOTING AYE - ARENSON, LEHMAN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

Mr. Farnsworth reported that we have received a proposal from C & J Hauling and Wrecking to demolish Buildings 43, 45 and 46 at the Industrial Airport. These buildings have been designated for demolition for some time. They want ten months to complete the work, are bondable and insurable. We have a 40 ton crane which we acquired as surplus about five years ago. This crane can be disposed of after one year so is eligible for disposal at this time. C & J Hauling and Wrecking would like to have \$20,000 and the crane for tearing down and disposing of the buildings. We once had an offer to demolish the swimming pool building at a cost of \$102,000 so this would be a much lower price. Following discussion, MR. ZIMMERMANN MOVED WE ACCEPT THE PROPOSAL FROM C & J HAULING AND WRECKING TO DEMOLISH BUILDINGS 43, 45, and 46 AT THE INDUSTRIAL AIRPORT WITH THE COMPENSATION BEING \$20,000 PLUS ONE SPECIFIED CRANE. MOTION SECONDED BY MR. LEHMAN. VOTING AYE - ARENSON, LEHMAN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

Ms. Lingle requested that Mr. Farnsworth contact County Commissioner Bruce Craig and make him aware of the aforementioned demolition company for possible work in preparing the new Courthouse parking area in Olathe.

Mr. Farnsworth reported that the Board of County Commissioners approved the donation of the land at the south end of the Industrial Airport to the State of Kansas in return for the State matching the \$2.8 million of Federal money which we received for the Interstate-35/Industrial Parkway interchange. The project is on schedule.

Mr. Farnsworth reported that Century Wood Products, Inc., located at the Industrial Airport, has defaulted on the Airport Revenue Bonds issued for the construction of their building. Mr. Walter announced that he would not participate in the discussion and would abstain from the vote because his bank is a major bondholder. Mr. Farnsworth stated that he had discussed the Airport Commission's options, as landlord, with the County Legal Department. Three options are open to the Airport Commission: The Commission may continue the Lease and give the Tenant time to cure the default; the Commission may terminate the Lease; and the Commission may call for the redemption of all outstanding bonds. With the advice of the Legal Department, the Staff recommends termination of the Lease 30 days from the notice to Century Wood Products, Inc. Following discussion, MR. LEHMAN MOVED THAT THE AIRPORT COMMISSION TERMINATE THE LEASE WITH CENTURY WOOD PRODUCTS, INC., AND THAT THE COMPANY BE SO NOTIFIED. MOTION SECONDED BY MR. ARENSON. VOTING AYE - ARENSON, LEHMAN, ZIMMERMANN. VOTING NAY - NONE. MR. WALTER ABSTAINED BECAUSE HIS BANK IS A MAJOR BONDHOLDER. MOTION CARRIED.

Mr. Dennis, Executive Director, gave an update on prospective tenants.

County Commissioner Lingle discussed the Airport Commission recommendation for the inclusion of an Industrial Airport terminal building in the County Five Year Capital Improvement Program. She questioned the need to include the terminal in the program because no hard requirement exists for the building within the five year time period. If the need arises, the terminal could be put in the program. Following discussion, MR. ARENSON MOVED THAT THE AIRPORT COMMISSION WITHDRAW THEIR RECOMMENDATION FOR THE INCLUSION OF AN INDUSTRIAL AIRPORT TERMINAL BUILDING IN THE COUNTY FIVE YEAR CAPITAL IMPROVEMENT PROGRAM. MOTION SECONDED BY MR. ZIMMERMANN. VOTING AYE - ARENSON, LEHMAN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

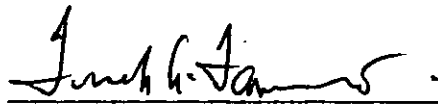
Mr. Dennis reported that Mr. Fredrichs, Mr. Hilgers, and he will attend the American Association of Airport Executives' annual meeting in Seattle, Washington next week. Mr. Dennis reported that Mr. Farnsworth will attend the National Association of Installation Developers conference this fall.

MR. LEHMAN MOVED FOR APPROVAL OF THE TREASURER'S REPORT FOR APRIL 1986. MOTION SECONDED BY MR. ARENSON. VOTING AYE - ARENSON, LEHMAN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

The meeting was adjourned by the Chairman.



DON LEHMAN
SECRETARY



for
JOE D. DENNIS
EXECUTIVE DIRECTOR

JOHNSON COUNTY AIRPORT COMMISSION

MINUTES - MEETING: JUNE 17, 1986 - 1:00 P.M. - INDUSTRIAL AIRPORT

AIRPORT COMMISSION

Present: Arenson Craig
Lehman Walter
Zimmermann

Absent: Osborn Viets

STAFF

Present: Dennis Farnsworth
Dixon Harness
Carmody

Absent: Fredrichs

OTHERS

Present: Mr. Phil O'Conner, The Kansas City Star
Mr. Jim Eiker, dePaul Health Service Systems of Milwaukee

The meeting was called to order by Chairman Walter.

MR. LEHMAN MOVED THE MINUTES OF THE MAY 13, 1986, MEETING BE APPROVED AS MAILED. MOTION SECONDED BY MR. ZIMMERMANN. VOTING AYE - ARENSON, CRAIG, LEHMAN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

There were no reports from the committees.

Mr. Farnsworth, Director of Development and Planning, reported in the absence of the Director of Aviation, that aircraft operations at Industrial Airport were up last month thirty-seven percent over a year ago and for the year they are up seventeen percent; operations at Executive Airport are up ten percent for the year. Last year at this time there was a runway rehabilitation program underway at the Industrial Airport which was a contributing factor for the lower traffic count at Industrial and higher traffic count at Executive.

Mr. Farnsworth reported that we completed the load bearing capacity testing of the Runway 17-35 at the Industrial Airport. Results show that we can land Boeing 727-200 class aircraft safely on Runway 17-35 without causing damage to the runway.

Mr. Farnsworth reported that last Friday we had the annual Certification Inspection by the FAA. The Department of Transportation Inspector General was here with the FAA to watch them perform the Certification Inspection. The two minor deficiencies noted have been corrected. Mr. Fred Cason, the FAA inspector, noted in his report that "the airport maintenance is commendable". Both Airports were re-certified.

Mr. Farnsworth reported the T-hangar project at the Industrial Airport is progressing on schedule and all 46 hangars have been spoken for.

Mr. Farnsworth reported that the new runway lights on Runway 4-22 were operating.

Mr. Craig inquired about the progress in establishing an airport in Wyandotte County to replace Fairfax. Mr. Farnsworth stated there is still interest in the project and sites have been suggested.

Mr. Farnsworth reported the Interstate-35/Industrial Parkway interchange construction is progressing on schedule. The first portion should be completed late in 1986, the second portion should be completed in 1987, and the third and last portion should be completed in 1988.

Mr. Farnsworth introduced Mr. Jim Eiker, the Director of the Johnson County Youth Substance Abuse Program, which is operated by the dePaul Health Service Systems. They are looking for a temporary location for a period of one year. They would like to lease one of the residential houses on the Industrial Airport for a period of one year and rehabilitate it for use in the Program. dePaul Health Service Systems has offered to pay \$1,000.00 per month rental which will be applied back to amortize the rehabilitation costs of up to a total of \$12,000.00. Mr. Eiker stated that liability insurance would be provided naming the Airport Commission and County Commissioners as additional insureds. Following discussion, MR. ARENSON MOVED THE AIRPORT COMMISSION APPROVE A LEASE WITH THE DEPAUL HEALTH SERVICE SYSTEMS OF MILWAUKEE FOR ONE RESIDENCE LOCATED AT THE INDUSTRIAL AIRPORT FOR A PERIOD NOT TO EXCEED EIGHTEEN MONTHS AT A RENTAL OF \$1,000 PER MONTH. MOTION SECONDED BY MR. LEHMAN. VOTING AYE - ARENSON, CRAIG, LEHMAN. VOTING NAY - NONE. MR. ZIMMERMANN ABSTAINED. MOTION CARRIED.

Mr. Farnsworth presented a request from the law firm Shook Hardy and Bacon representing the Mark Twain Bank Plaza. Mark Twain Bank Plaza is asking for a collateral assignment of lease of the Royal Tractor Company's building at the Industrial Airport. Royal Tractor Company leases a building constructed with industrial revenue bonds. The bank wants this assignment of lease as security for a revolving line of credit which they are offering Royal Tractor Company. Following discussion, MR. ARENSON MOVED THAT THE AIRPORT COMMISSION APPROVE THE REQUEST FOR ASSIGNMENT OF THE LEASE OF THE ROYAL TRACTOR COMPANY. MOTION SECONDED BY MR. ZIMMERMANN. VOTING AYE - ARENSON, CRAIG, LEHMAN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

Mr. Farnsworth reported that Mid Central/SYSCO Food Services, Inc., has requested that we permit them to use a portion of the closed runway west of Industrial Parkway for their annual truck rodeo and hold their annual company picnic in the Navy Memorial Park. The rodeo and picnic will be held August 16th. Following discussion, MR. ARENSON MOVED THE AIRPORT COMMISSION APPROVE THE USE OF A PORTION OF THE CLOSED RUNWAY AT THE INDUSTRIAL AIRPORT BY MID CENTRAL SYSCO FOOD SERVICES, INC., FOR ONE DAY, AUGUST 16, 1986, FOR A TRUCK RODEO AND THAT THEY PROVIDE A CERTIFICATE OF INSURANCE NAMING THE JOHNSON COUNTY AIRPORT COMMISSION AND THE BOARD OF COUNTY COMMISSIONERS OF JOHNSON COUNTY, KANSAS, AS ADDITIONAL INSUREDS FOR AUGUST 16, 1986. MOTION SECONDED BY MR. LEHMAN. VOTING AYE - ARENSON, CRAIG, LEHMAN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

Mr. Farnsworth reported that the Industrial Airport Control Tower contract with Midwest Air Traffic Control Services, Inc., must be renewed prior to July 1, 1986. The original contract was for a five year period, renegotiable prior to July 1 each year. This will be the first renewal year. The staff asked Midwest Air Traffic Control Services to submit two renewal proposals: one for the period July 1, 1986 to December 31, 1986, and one for the calendar year 1987. The reason for the change was to make the contract year coincide with the Airport budget year. Following discussion, MR. LEHMAN MOVED THAT THE AIRPORT COMMISSION APPROVE AN EXTENSION FROM JULY 1, 1986, TO DECEMBER 31, 1986, IN THE AMOUNT OF \$54,631.50 AND AN EXTENSION FROM JANUARY 1, 1987, TO DECEMBER 31, 1987, IN THE AMOUNT OF \$109,263.01 TO THE MIDWEST AIR TRAFFIC CONTROL SERVICES, INC., CONTRACT DATED JULY 1, 1985. BOTH FOREGOING AMOUNTS SUBJECT TO INCREASE DEPENDING UPON THE COST OF LIABILITY INSURANCE. MOTION SECONDED BY MR. CRAIG. VOTING AYE - ARENSON, CRAIG, LEHMAN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

Mr. Farnsworth discussed a memorandum from Mr. Philip Harness, County Counselor, to the Airport Commission recommending termination of a Lease Agreement with AnTrian, Inc., a tenant at the Industrial Airport. Mr. Harness discussed the foreclosure action by Bank IV Olathe on the building and recommended that the Airport Commission terminate its Lease Agreement with AnTrian. The reason for termination is the non-payment of land rent and utility bills for a period of over six months. Following discussion, MR. ARENSON MOVED THAT THE AIRPORT COMMISSION TERMINATE THE LEASE WITH ANTRIAN, INC., AND THAT THE COMPANY BE SO NOTIFIED. MOTION SECONDED BY MR. CRAIG. VOTING AYE - ARENSON, CRAIG, LEHMAN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

Mr. Dennis, Executive Director, reported that the monthly County Management Team Meeting was held at the Industrial Airport last Friday.

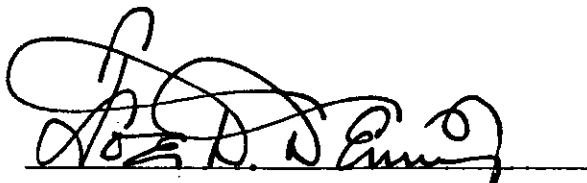
Mr. Craig requested the status of the development of zoning regulations within one mile of the Airports. Mr. Dennis and Mr. Dixon reported that a meeting is scheduled for tomorrow morning to discuss the matter. Mr. Craig asked if anything has happened in this interim period to adversely affect the airports. Mr. Dennis and Mr. Farnsworth discussed this matter and reported that nothing has happened to adversely affect the airports but one action affected us favorably: the Overland Park Zoning Board approved a request by Blue Valley Nursery for a variance in zoning for land east of the Executive Airport which is now zoned residential. We supported this request.

Following discussion, MR. CRAIG MOVED FOR APPROVAL OF THE TREASURER'S REPORT FOR MAY 1986. MOTION SECONDED BY MR. LEHMAN. VOTING AYE - ARENSON, CRAIG, LEHMAN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

The meeting was adjourned by the Chairman.



DON LEHMAN
SECRETARY



JOE D. DENNIS
EXECUTIVE DIRECTOR

JOHNSON COUNTY AIRPORT COMMISSION

MINUTES - MEETING: JULY 8, 1986 - 1:00 P.M. - INDUSTRIAL AIRPORT

AIRPORT COMMISSION

Present: Arenson Craig
Lehman Viets
Zimmermann

Absent: Osborn Walter

STAFF

Present: Dennis Farnsworth
Fredrichs Dixon
Harness Carmody

OTHERS

Present: Ms. Johnna Lingle, County Commissioner, 2nd District
Mrs. Priscilla Tobler, League of Women Voters
Mr. James F. Pilley, Public Works Director/County Engineer
Mr. Phil O'Conner, The Kansas City Star

The meeting was called to order by Mr. Viets, the Vice Chairman.

MR. LEHMAN MOVED THE MINUTES OF THE JUNE 17, 1986, MEETING BE APPROVED AS MAILED. MOTION SECONDED BY MR. ARENSON. VOTING AYE - ARENSON, LEHMAN ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

There were no reports from the committees.

Mr. Fredrichs, Director of Aviation, reported that the transformer for the Runway lights and the Precision Approach Path Indicator System for Runway 4-22 should be received by the 15th of July.

Mr. Fredrichs reported that aircraft operations at both airports increased over June 1985.

Mr. Fredrichs reported the T-hangar project is progressing on schedule.

Mr. Farnsworth, Director of Development and Planning, reported that we received \$8,233.50 from the sale of surplus equipment at the County Auction held at the Industrial Airport on June 14th.

Note: Mr. Craig arrived.

Mr. Farnsworth discussed the inability of Midwest Air Traffic Control Services, Inc., to acquire liability insurance at a reasonable cost. He reported that the Airport Commission was covered by liability insurance to a total of \$30,000,000. Following discussion, MR. LEHMAN MOVED THAT THE COUNTY LEGAL DEPARTMENT AND THE AIRPORT STAFF EXAMINE THE AIRPORT COMMISSION LIABILITY COVERAGE AND THAT THE STAFF REPORT THE FINDINGS TO EACH MEMBER OF THE AIRPORT COMMISSION ON JULY 11, 1986, ALONG WITH A RECOMMENDATION AS TO WHETHER A SPECIAL MEETING NEED BE CALLED FOR DISCUSSION AND/OR A DECISION. MOTION SECONDED BY MR. ARENSON. VOTING AYE - ARENSON, CRAIG, LEHMAN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

Mr. Farnsworth stated that a cash offer of \$530,000.00 for the Century Wood Building has been transmitted to the bond holders and the fiscal agent. The First National Bank & Trust Company of Lenexa, holder of 33-1/3% of the outstanding, has called for redemption of the outstanding bonds. The Commission will be kept informed of the situation.

Mr. Farnsworth reported that AnTrian, Inc., located at the Industrial Airport, has ceased operations and left their premises. Bank IV, Olathe, holds a mortgage on the building and Centerre Bank has an interest in the equipment. No action is necessary at this time.

Mr. Farnsworth reported that Mr. Doug Smith, Executive Director of the Wastewater District, met with us regarding a sludge composting pilot program that they wish to inaugurate. Commissioner Lingle stated that if this pilot program works, the Board will find other property to continue it and they anticipate that the County would save approximately \$500,000 a year plus they would be able to sell the finished product. We can accommodate the pilot program on the Airport. No action is required.

Mr. Farnsworth reported that Shedd's Food Products has requested a land lease option for five years on two seven acre tracts adjacent to the land they occupy. Following discussion, MR. CRAIG MOVED THE AIRPORT COMMISSION GRANT SHEDD'S FOOD PRODUCTS AN OPTION ON SEVEN ACRES FOR A PERIOD OF FIVE YEARS AND AN OPTION ON AN ADDITIONAL SEVEN ACRES FOR A PERIOD OF TWO YEARS WITH THE RIGHT TO RENEW THE OPTION. MOTION SECONDED BY MR. LEHMAN. VOTING AYE - ARENSON, CRAIG, LEHMAN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

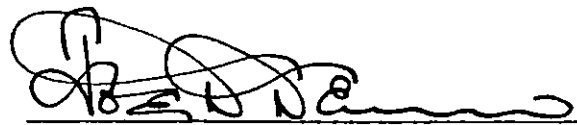
Mr. Farnsworth reported that he has received a copy of the County Staff recommendations on the 1987 budget presented to the Board of County Commissioners. Highlights of the budget were discussed. Commissioner Lingle stated that if the Commission would like to meet with the Board and discuss the budget, time is available. A tentative time was scheduled for July 16th at 9:30 a.m. The staff will confirm this time with Airport Commission members wishing to attend.

Mr. Dennis, Executive Director, introduced Mr. James F. Pilley, Public Works Director/County Engineer. Mr. Pilley presented a concept for an east-west highway through southern Johnson County which would relieve the present congestion on I-435 and I-35. MR. CRAIG MOVED THE AIRPORT COMMISSION ENDORSE THE CONCEPT OF THE PROPOSED ROAD SYSTEM PRESENTED BY THE COUNTY ENGINEER. MOTION SECONDED BY MR. LEHMAN. VOTING AYE - ARENSON, CRAIG, LEHMAN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

Following discussion, MR. LEHMAN MOVED FOR APPROVAL OF THE TREASURER'S REPORT FOR JUNE 1986. MOTION SECONDED BY MR. ARENSON. VOTING AYE - ARENSON, CRAIG, LEHMAN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

The meeting was adjourned by the Vice Chairman.


DON LEHMAN
SECRETARY


JOE D. DENNIS
EXECUTIVE DIRECTOR

JOHNSON COUNTY AIRPORT COMMISSION

MINUTES - MEETING: AUGUST 12, 1986 - 1:00 P.M. - INDUSTRIAL AIRPORT

AIRPORT COMMISSION

Present: Arenson Craig
Lehman Viets
Walter Zimmermann

Absent: Osborn

STAFF

Present: Dennis Farnsworth
Fredrichs Dixon
Harness Carmody

OTHERS

Present: Mrs. Priscilla Tobler, League of Women Voters

The meeting was called to order by Chairman Walter.

MR. VIETS MOVED THE MINUTES OF THE JULY 8, 1986, MEETING BE APPROVED AS MAILED. MOTION SECONDED BY MR. LEHMAN. VOTING AYE - LEHMAN, VIETS, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

There were no reports from the committees.

Mr. Fredrichs, Director of Aviation, reported that on August 13th we will have the final inspection by FAA of the Runway 4/22 lighting project.

Mr. Fredrichs reported that the T-hangars at the Industrial Airport should be ready for occupancy on September 1st and we hope to have fifty percent occupancy at that time; within three months we should have them all occupied.

Mr. Fredrichs reported that the crack filling project on the runways and taxiways at the Industrial Airport is seventy-five percent complete.

Mr. Fredrichs reported that it is highly probable that the Airport Commission will receive an FAA grant in calendar year 1986 for the Master Plan Studies of the Industrial and Executive Airports. The Request For Proposals are published and will be opened on August 29th. A committee consisting of Mr. Fredrichs, Mr. Dixon, and Mr. Chesney will examine the proposals and recommend an order of preference for selection.

Mr. Farnsworth, Director of Development and Planning reported that the sludge composting project will begin within the next two weeks.

Mr. Farnsworth presented a quit claim deed conveying about one-third of an acre of land south of the Industrial Airport to the State of Kansas for the right-of-way for the I-35/Industrial Parkway interchange. Following discussion, MR. VIETS MOVED THAT THE AIRPORT COMMISSION APPROVE THE QUIT CLAIM DEED. MOTION SECONDED BY MR. LEHMAN. VOTING AYE - LEHMAN, VIETS, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

Note: Mr. Craig and Mr. Arenson arrived.

Mr. Farnsworth presented a request from Ms. Sharon Merkel to lease the Century Wood Products building at the Industrial Airport. Mr. C. D. Rogers, the owner of Olathe Manufacturing and the Buck Rogers Company, both located on the Industrial Airport, will guarantee the lease. Following discussion, MR. LEHMAN MOVED THAT THE AIRPORT COMMISSION APPROVE A LEASE BETWEEN THE JOHNSON COUNTY AIRPORT COMMISSION AND SHARON MERKEL FOR THE CENTURY WOOD PRODUCTS BUILDING, SUBJECT TO APPROVAL OF THE DOCUMENTATION, AND RECOMMEND THAT THE BOARD OF COUNTY COMMISSIONERS APPROVE THE LEASE. MOTION SECONDED BY MR. VIETS. VOTING AYE - ARENSON, CRAIG, LEHMAN, VIETS, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

Mr. Farnsworth reported that the dePaul Health Systems have accepted the lease which was approved at the July meeting. Renovation of the facility has started.

Mr. Dennis, Executive Director, reported that he and Mr. Farnsworth met this morning with Mr. Karl Lehman and Mr. Don Lehman, of Farmers Bank & Trust Company, and Mr. Krahn of the Kansas Department of Transportation regarding the relocation of the Farmers Bank lease at the southwest corner of the Industrial Airport. The new rail spur and the continuation of the highway into Gardner will require displacing the facility. Following discussion, MR. CRAIG MOVED THAT THE EXECUTIVE DIRECTOR BE AUTHORIZED TO NEGOTIATE A NEW LEASE WITH FARMERS BANK AND TRUST, IN APPROXIMATELY THE SAME SIZE, TO BE LOCATED AT THE NORTHEAST CORNER OF MOONLIGHT ROAD AND HIGHWAY-56 WITH THE UNDERSTANDING THAT THE ONLY COST TO THE AIRPORT COMMISSION WILL BE THE COST OF EXTENDING UTILITIES AND WITH THE FURTHER UNDERSTANDING THAT ANY STRUCTURE ERECTED THEREON MEET WITH THE APPROVAL OF THE AIRPORT COMMISSION AND BE INSPECTED BY THE APPROPRIATE AUTHORITIES AND THAT AN OPTION OF UP TO FIVE YEARS BE GRANTED TO ALLOW FOR THE ROAD AND RAILROAD CONSTRUCTION; ALL OF THE FOREGOING BEING CONTINGENT UPON FARMERS BANK AND TRUST RELEASING ANY CLAIMS THEY MAY HAVE AGAINST THE AIRPORT COMMISSION. MOTION SECONDED BY MR. ZIMMERMANN. VOTING AYE - ARENSON, CRAIG, VIETS; ZIMMERMANN. VOTING NAY - NONE. MR. LEHMAN ABSTAINED. MOTION CARRIED.

Mr. Dennis and Mr. Farnsworth reported that they and Mr. Walter met with the Board of County Commissioners and discussed the 1987 budget.

Mr. Dennis reported that the Interstate-35/Industrial Parkway interchange project is progressing and the State will let the paving bids on August 21st.

Mr. Craig requested information on progress in obtaining scheduled airline service at the Industrial Airport and whether any new tenants are interested in locating at the Industrial Airport. Mr. Dennis responded that the airline industry is reluctant to make any commitments at this time. Mr. Dennis gave an update on prospective tenants.

Mr. Craig stated that he is a member of a task force created by the legislature to examine taxation in the State of Kansas. He requested information on the effects of state taxation on current and prospective tenants.

Note: Mr. Lehman left the meeting.

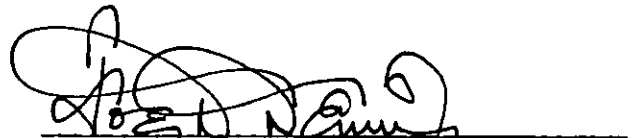
Minutes - August 13, 1986 - Airport Commission Meeting
Page 3

Following discussion, MR. ARENSON MOVED FOR APPROVAL OF THE TREASURER'S REPORT FOR JULY 1986. MOTION SECONDED BY MR. CRAIG. VOTING AYE - ARENSON, CRAIG, VIETS, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

The meeting was adjourned by the Chairman.



DON LEHMAN
SECRETARY



JOE D. DENNIS
EXECUTIVE DIRECTOR

JOHNSON COUNTY AIRPORT COMMISSION

MINUTES - MEETING: SEPTEMBER 9, 1986 - 1:00 P.M. - INDUSTRIAL AIRPORT

AIRPORT COMMISSION

Present: Arenson Lehman
 Osborn Viets
 Walter Zimmermann

Absent: Craig

STAFF

Present: Dennis Fredrichs
 Dixon Harness

Absent: Farnsworth

OTHERS

Present: Ms. Johnna Lingle, County Commissioner, 2nd District
 Mrs. Priscilla Tobler, League of Women Voters
 Mr. Phil O'Conner, The Kansas City Star

The meeting was called to order by Chairman Walter.

MR. LEHMAN MOVED THE MINUTES OF THE AUGUST 12, 1986, MEETING BE APPROVED AS MAILED. MOTION SECONDED BY MR. ZIMMERMANN. VOTING AYE - ARENSON, LEHMAN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

Mr. Walter called for election of officers. MR. LEHMAN MOVED THAT THE CURRENT OFFICERS BE RE-ELECTED FOR A TERM OF ONE YEAR; THE CURRENT OFFICERS ARE: CHAIRMAN - PAUL WALTER; VICE CHAIRMAN - MARK VIETS; SECRETARY - DON LEHMAN; TREASURER - JAMES OSBORN. MOTION SECONDED BY MR. ARENSON. VOTING AYE - ARENSON, LEHMAN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

There were no reports from the Operations and Industrial Committees.

Mr. Lehman, Chairman of the Administrative Committee, reported his committee met and asked Mr. Walter and Mr. Dennis, Executive Director, to report on the meeting. Mr. Walter stated that Shedd's Food Products, Inc. is considering enlarging their facility at the Industrial Airport and adding a new product line. The effluent from the facility could possibly have an adverse effect on the Airport wastewater treatment plant. Mr. Farnsworth, Director of Development and Planning, is working with Shedd's personnel to solve the potential problem. Mr. Dennis reported that in conversations with Shedd's management, the subject of some degree of tax abatement for the new addition under the recently passed State economic development incentives legislation was discussed. A discussion of tax abatement followed. County Commissioner Lingle commented that she would require considerably more information before she would be prepared to discuss the matter.

Note: Mark Viets arrived.

The broad issues of tax abatement, reclassification and reappraisal were discussed.

Note: Mr. Osborn arrived.

Mr. Dennis reported that United Parcel Service has shown some interest in establishing a cargo operation at the Industrial Airport. We have provided the information they requested about the airport facilities. They will contact us later.

Mr. Fredrichs, Director of Aviation, reported the T-hangar project at the Industrial Airport will be completed by the end of next week. By the end of this month they should be fifty percent occupied.

Mr. Fredrichs reported that airport operations are up at both airports.

Mr. Fredrichs reported that the selection committee for a Consultant for the Airport Master Plan Studies will present their recommendation at the October Airport Commission meeting.

Mr. Fredrichs reported that a Crash-Fire-Rescue training course is being conducted by the University of Kansas. All of the Airport firefighting personnel are attending plus twenty from other fire departments.

Mr. Viets asked about the sludge composting experiment at the Industrial Airport. Mr. Viets stated that he is concerned about the odor created by the experiment.

Mr. Viets asked if anything is being done regarding the proposed K-7/175th Street/M-150 loop road project. Commissioner Lingle stated that it is still in the informal talk stage.

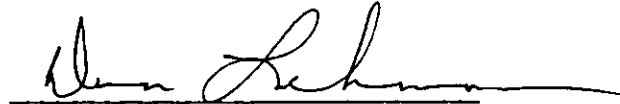
Mr. Viets requested the status of the development of zoning regulations within a one mile radius of the Airports. Mr. Dennis reported that the County and Airport staffs are working on the regulations and that it should be completed by mid-November.

Mr. Dennis stated that a health care organization is interested in locating a clinic on Industrial Airport property on Moonlight Road north of 56-Highway.

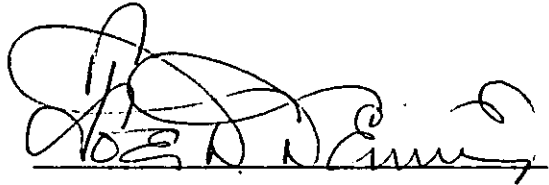
Mr. Viets requested information on the status of the Control Tower insurance policy. Mr. Harness, Legal Council, stated that they have placed \$250,000.00 in escrow and are continuing to look for another insurance carrier. Mr. Fredrichs reported that the American Association of Airport Executives will be holding a meeting in Dallas the first part of October. They will have all the non-federal control tower operators there and will discuss this problem. AAAE has been working with Southern Marine and Aviation Underwriters in putting together a group insurance program for control tower liability. Mr. Fredrichs stated that he will attend the meeting and that Mr. Garry Havens, President of Midwest Air Traffic Control Services, Inc. which operates the control tower at the Industrial Airport, will also be attending the meeting for this specific reason.

Following discussion, MR. ZIMMERMANN MOVED FOR APPROVAL OF THE TREASURER'S REPORT FOR AUGUST 1986. MOTION SECONDED BY MR. LEHMAN. VOTING AYE - ARENSON, LEHMAN, OSBORN, VIETS, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

The meeting was adjourned by the Chairman.



DON LEHMAN
SECRETARY



JOE D. DENNIS
EXECUTIVE DIRECTOR



Johnson County Airport Commission

One Industrial Parkway
Industrial Airport, Kansas 66031
913/782-5335

October 24, 1986

MEMORANDUM

TO: BOARD OF COUNTY COMMISSIONERS
Kent E. Crippin, Chairman
Bruce R. Craig
William E. Franklin
Janet D. Leick
Johnna Lingle

COUNTY ADMINISTRATOR
E. H. Denton

AIRPORT COMMISSION MEMBERS
Paul Walter, Chairman
Herbert Arenson
Benjamin Craig
Donald Lehman
James Osborn
Mark Viets
Matthew Zimmermann

FROM: Frank A. Farnsworth, Director of Development & Planning *FAF*

SUBJECT: Airport Commission Meeting Rescheduled

Because of a conflict in Holidays, the November 11th Airport Commission meeting has been rescheduled for Tuesday, November 18th at 1:00 p.m. at the Airport Commission offices at the Industrial Airport.

FAF/dmj

JOHNSON COUNTY AIRPORT COMMISSION

MINUTES - MEETING: OCTOBER 14, 1986 - 1:00 P.M. - INDUSTRIAL AIRPORT

AIRPORT COMMISSION

Present: Arenson Craig
Lehman Viets
Walter Zimmermann

Absent: Osborn

STAFF

Present: Dennis Fredrichs
Dixon Harness

Absent: Farnsworth

OTHERS

Present: Mrs. Priscilla Tobler, League of Women Voters
Mr. Phil O'Conner, The Kansas City Star

The meeting was called to order by Chairman Walter.

MR. LEHMAN MOVED THE MINUTES OF THE SEPTEMBER 9, 1986, MEETING BE APPROVED AS MAILED. MOTION SECONDED BY MR. ZIMMERMANN. VOTING AYE - ARENSON, CRAIG, LEHMAN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

There were no reports from the Operations and Industrial committees.

Mr. Lehman, Chairman of the Administrative Committee, reported that his committee met to consider the recommendation of the committee charged with the selection of an Airport Planning Consultant from among the companies responding to the Airport Commission's request for proposals to prepare Airport Master Plans for the Executive and Industrial Airports. Three responses were received and each of the respondees were interviewed. The Selection Committee recommended that the proposal of Coffman Associates, Inc., of Kansas City, Missouri, be accepted. The Selection Committee also stated that all the requirements, policies and criteria of the Federal Aviation Administration and the County had been followed in the solicitation of proposals and their consideration. The price to be negotiated for the work will be within the dollar amount of the grant offer from the FAA and the matching money provided from the Airport budget. Following discussion, MR. LEHMAN MOVED THE AIRPORT COMMISSION ACCEPT THE SELECTION COMMITTEE'S RECOMMENDATION FOR AN AIRPORT PLANNING CONSULTANT AND DIRECT THE STAFF TO NEGOTIATE A CONTRACT WITH COFFMAN ASSOCIATES, INC., FOR THE PREPARATION OF AIRPORT MASTER PLANS FOR THE JOHNSON COUNTY EXECUTIVE AND INDUSTRIAL AIRPORTS AND, UPON SUCCESSFUL COMPLETION OF NEGOTIATIONS, DRAFT A RECOMMENDATION FOR SUBMISSION TO THE BOARD OF COUNTY COMMISSIONERS ACCEPTING THE CONTRACT. MOTION SECONDED BY MR. CRAIG. VOTING AYE - ARENSON, CRAIG, LEHMAN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

Mr. Fredrichs, Director of Aviation, reported that operations at both airports have increased and that the Executive Airport may reach 120,000 operations for the year if the weather cooperates. A total of 200,000 for the two airports for the year is very probable.

Mr. Fredrichs reported that the staff is negotiating with the U.S. Navy for a Fire Protection Contract for their installation at the Industrial Airport. The Industrial Airport Fire Department now meets their criteria to supply this service.

Mr. Dennis, Executive Director, displayed the plaque naming the Industrial Airport as the "Facility of the Year." The award is sponsored by Plants, Sites and Parks, a national publication and was presented to Mr. Farnsworth at the annual meeting of the National Association of Installation Developers.

Mr. Dennis reported that a small company which supplies bulk cement for ready-mix companies is interested in locating at the Industrial Airport. We have a rail spur available at a suitable site. The staff will continue to negotiate and provide additional information at the next meeting.

Note: Mr. Viets arrived.

Mr. Dennis reported that the staff is continuing to work with Shedd's Food Products on an expansion of their facility at the Industrial Airport.

Mr. Dennis reported that we have been approached by a group which is considering locating a medical clinic at the Industrial Airport. Additional information will be provided when it becomes available.

Mr. Dennis reported that we are talking with a silkscreen printing company. They require about five acres and a forty thousand square foot building. They will employ about forty-five people.

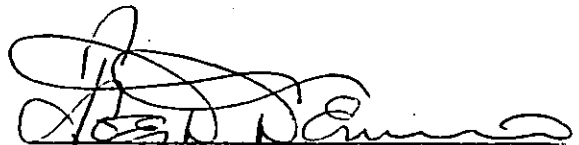
Mr. Dennis reported that he has talked with Mr. Jennings of Petro D, Inc., one of our natural gas purchasers, about finding a better market for our gas. Mr. Jennings is exploring the possibilities.

Following discussion, MR. ARENSON MOVED FOR APPROVAL OF THE TREASURER'S REPORT FOR SEPTEMBER 1986. MOTION SECONDED BY MR. ZIMMERMANN. VOTING AYE - ARENSON, CRAIG, LEHMAN, VIETS, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

The meeting was adjourned by the Chairman.



DON LEHMAN
SECRETARY



JOE D. DENNIS
EXECUTIVE DIRECTOR

JOHNSON COUNTY AIRPORT COMMISSION

MINUTES - MEETING: NOVEMBER 18, 1986 - 1:00 P.M. - INDUSTRIAL AIRPORT

AIRPORT COMMISSION

Present: Arenson Lehman
 Osborn Viets
 Zimmermann

Absent: Craig Walter

STAFF

Present: Dennis Farnsworth
 Fredrichs Dixon
 Harness

OTHERS

Present: Mrs. Priscilla Tobler, League of Women Voters
 Mr. J. Barry Hokanson, Planning Director, Johnson County
 Mr. David Peel, Johnson County Planning Department
 Mr. David Higdon, Partner, Higdon & Hale, C.P.A.
 Mr. Doug Sutton, Higdon & Hale, C.P.A.
 Mr. Phil O'Conner, The Kansas City Star
 Mr. Mike Martinez, The Kansas City Times

The meeting was called to order by Mr. Lehman, Secretary, in the absence of the Chairman.

MR. ARENSON MOVED THE MINUTES OF THE OCTOBER 14, 1986, MEETING BE APPROVED AS MAILED. MOTION SECONDED BY MR. ZIMMERMANN. VOTING AYE - ARENSON, OSBORN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

There were no reports from the Operations and Industrial Committees.

Note: Vice Chairman Viets arrived and assumed the chair.

Mr. Lehman, Chairman of the Administrative Committee, reported that his committee met and Mr. Osborn of the committee would present the report. Mr. Osborn reported that the committee met November 13th at which time Mr. Dennis stated that he was submitting his resignation as Executive Director of the Airport Commission effective December 31, 1986. The Administrative Committee discussed retaining Mr. Dennis as a consultant for a period of one year. A contract was approved by the Committee. Following discussion, MR. OSBORN MOVED THAT THE AIRPORT COMMISSION ACCEPT THE RESIGNATION OF MR. DENNIS. MOTION SECONDED BY MR. ARENSON. VOTING AYE - ARENSON, LEHMAN, OSBORN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED. MR. ARENSON MOVED THE AIRPORT COMMISSION APPROVE THE CONTRACT WITH MR. DENNIS FOR CONSULTANT SERVICES FOR A PERIOD OF ONE YEAR. MOTION SECONDED BY MR. LEHMAN. VOTING AYE - ARENSON, LEHMAN, OSBORN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED. MR. OSBORN MOVED THAT THE AIRPORT COMMISSION APPOINT MR. FARNSWORTH AS INTERIM EXECUTIVE DIRECTOR UNTIL SUCH TIME AS THE COMMISSION COMPLETES ITS SEARCH FOR A PERMANENT EXECUTIVE DIRECTOR. MOTION SECONDED BY MR. ZIMMERMANN. VOTING AYE - ARENSON, LEHMAN, OSBORN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

Mr. Farnsworth introduced Mr. Barry Hokanson, Director, and Mr. David Peel, Staff Member, of the Johnson County Planning Department. Mr. Hokanson and Mr. Peel discussed the status of the plan for zoning and land usage in the vicinity of the Industrial Airport. During discussion, Mr. Viets requested that land usage along Interstate Highway 35 both north and south of the Gardner interchange be specifically addressed in order to maintain an aesthetically pleasing and dignified main entrance to the Airport. Mr. Osborn agreed with Mr. Viets and further stated that the zoning regulations and land usage plan were imperative in order to avoid encroachment such as exists around the Executive Airport.

Note: Mr. Viets left the meeting and returned the chair to Mr. Lehman.

Mr. Lehman introduced Mr. Higdon and Mr. Sutton of Higdon & Hale, C.P.A.'s, who presented the 1985 independent audit of the Airport Commission. Following discussion, MR. ZIMMERMANN MOVED THE ANNUAL AUDIT FOR 1985 BE ACCEPTED. MOTION SECONDED BY MR. OSBORN. VOTING AYE - ARENSON, OSBORN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED. Mr. Dennis reported that copies of the audit have been sent to the Board of County Commissioners.

Mr. Fredrichs, Director of Aviation, reported that aircraft operations at both the Industrial and Executive Airports have increased considerably over 1985.

Mr. Fredrichs reported that Vice President Bush landed at the Industrial Airport November 1, 1986. There were no incidents.

Mr. Farnsworth reported that the Airport Commission had directed the staff to negotiate a contract with Coffman Associates, Inc., for the preparation of Airport Master Plans for the Industrial and Executive Airports. The negotiations were completed and a contract was presented for consideration. Following discussion, MR. ZIMMERMANN MOVED THAT THE AIRPORT COMMISSION APPROVE THE CONTRACT AND SUBMIT IT TO THE BOARD OF COUNTY COMMISSIONERS RECOMMENDING THEIR APPROVAL. MOTION SECONDED BY MR. ARENSON. VOTING AYE - ARENSON, OSBORN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

Mr. Farnsworth reported that the paving of the I-35/Industrial Parkway interchange has been postponed until spring because of weather conditions.

Mr. Farnsworth reported that in accordance with earlier Airport Commission discussions, the staff has asked Howard Needles Tammen and Bergendoff to prepare a Grant Application for Federal Aviation Administration funds to extend the north-south runway at the Industrial Airport by 1200 feet making the total length 8500 feet. This extension will provide the capability of accepting operations on an all weather basis by Douglas DC-8 and Boeing 757 class aircraft.

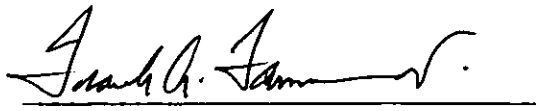
Following discussion, MR. ZIMMERMANN MOVED FOR APPROVAL OF THE TREASURER'S REPORT FOR OCTOBER 1986. MOTION SECONDED BY MR. ARENSON. VOTING AYE - ARENSON, OSBORN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

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MR. ZIMMERMANN MOVED THE MEETING BE ADJOURNED. MOTION SECONDED BY MR. OSBORN.
VOTING AYE - ARENSON, OSBORN, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.



DON LEHMAN
SECRETARY



for JOE D. DENNIS
EXECUTIVE DIRECTOR

JOHNSON COUNTY AIRPORT COMMISSION

MINUTES - MEETING: DECEMBER 9, 1986 - 1:00 P.M. - INDUSTRIAL AIRPORT

AIRPORT COMMISSION

Present: Arenson Craig
 Lehman Viets
 Walter Zimmermann

Absent: Osborn

STAFF

Present: Dennis Farnsworth
 Fredrichs Dixon
 Carmody

OTHERS

Present: Mrs. Priscilla Tobler, League of Women Voters

The meeting was called to order by Chairman Walter.

Mr. Walter stated: "Since this is Joe's last meeting as Executive Director, I would like to take this opportunity to express my appreciation and, I am sure, the rest of the Airport Commission's, for his years of service. Joe, we regret that you are leaving, but we are glad that you are going to be with us as a consultant for the next year. We wish you the very best in your future endeavors." Mr. Dennis responded with his thanks.

MR. LEHMAN MOVED THE MINUTES OF THE NOVEMBER 18, 1986, MEETING BE APPROVED AS MAILED. MOTION SECONDED BY MR. ARENSON. VOTING AYE - ARENSON, LEHMAN, VIETS, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

There were no reports from the Committees.

Mr. Fredrichs, Director of Aviation, reported that aircraft operations at both airports continue to increase and we should reach 125,000 at the Executive Airport this year.

Mr. Fredrichs reported that we have published a new snow removal plan and both airports are ready for winter weather. We have installed radios in our snow removal equipment in order to increase the safety of snow removal operations and provide positive control of our equipment. The radios were acquired as surplus equipment from the Road and Bridge Department.

Mr. Fredrichs reported that the contract with Coffman Associates, Inc., for the preparation of the Airport Master Plans for the Industrial and Executive Airports has been signed by the Board of County Commissioners.

Mr. Farnsworth, Director of Development and Planning, reported that our discussion with the Heartland Cement Company as reported in the September and October meetings has resulted in a request from Heartland to lease approximately 3.5 acres at the Industrial Airport for the construction and operation of a cement distribution center. We will locate them on the west side of the airport on a rail spur and adjacent to Moonlight Road. Following discussion, MR. LEHMAN

MOVED THE AIRPORT COMMISSION ENTER INTO A LEASE AGREEMENT WITH HEARTLAND CEMENT COMPANY FOR A PORTION OF GROUND AND RAIL SPUR AT THE INDUSTRIAL AIRPORT. MOTION SECONDED BY MR. VIETS. VOTING AYE - ARENSON, LEHMAN, VIETS, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

Mr. Farnsworth reported that Marley Homes which makes modular homes and is located at Osage City wants to lease 30,000 square feet of ground at the Industrial Airport on a temporary basis. They need temporary storage in this vicinity. This will be a month-to-month lease and should last approximately four months. Following discussion, MR. ARENSON MOVED THE AIRPORT COMMISSION APPROVE A LEASE WITH MARLEY HOMES FOR APPROXIMATELY THIRTY THOUSAND SQUARE FEET OF GROUND AT THE INDUSTRIAL AIRPORT TO STORE MODULAR HOMES. MOTION SECONDED BY MR. LEHMAN. VOTING AYE - ARENSON, LEHMAN, VIETS, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

Mr. Dennis, Executive Director, reported that he has been working with members of the staff to transfer signature cards, authority to sign for contracts, and the postal contract to Mr. Farnsworth effective January 1, 1987.

Note: Mr. Craig arrived.

Mr. Dennis provided an update on prospects.

Mr. Fredrichs reported that about fifty percent of the new hangars at the Industrial Airport are occupied. Mr. Craig asked about the waiting list. Mr. Fredrichs reported that several potential tenants have sold their airplanes or otherwise decided they did not want to rent a hangar. He will continue his efforts to lease the hangars.

Mr. Craig requested the status of the Master Plan contract. He was informed that it had been signed.

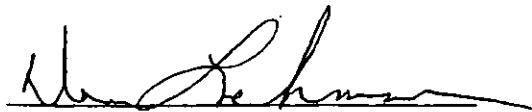
Mr. Craig requested information on the progress of the zoning regulations. He was provided a synopsis of last month's briefing by the Planning Department.

Mr. Dennis and Mr. Farnsworth gave an update on the progress of the Interstate-35/Industrial Airport interchange project.


Mr. Dennis gave an update on prospects for airline service at the Industrial Airport.

Following discussion, MR. ARENSON MOVED FOR APPROVAL OF THE TREASURER'S REPORT FOR NOVEMBER 1986. MOTION SECONDED BY MR. LEHMAN. VOTING AYE - ARENSON, CRAIG, LEHMAN, VIETS, ZIMMERMANN. VOTING NAY - NONE. MOTION CARRIED.

The meeting was adjourned by the Chairman.



DON LEHMAN
SECRETARY



JOE D. DENNIS
EXECUTIVE DIRECTOR