

**KITTITAS COUNTY
AIRPORT STUDY SESSION MINUTES
BOCC CONFERENCE ROOM, 205 WEST 5TH ROOM 108 - ELLENSBURG
Regular Meeting**

MONDAY	11:00 AM	December 12, 2022
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Board members present: Chair Laura Osiadacz, Vice Chairman Cory Wright

Others: Codi Fortier, David Ohl, Terry LaRue, Steve Lathrop

Citizen Comments: Terry will be needing to leave early if this study session runs long

New Consultant Update:

Director Ohl gave the commissioners an unofficial consultant recommendation. The recommendation is the county go with JUB as the airport consultant. The commissioners at the meeting were happy with the decision but it was recommended that there were comments and a paper trail as to why JUB was selected instead of the other consultants.

Leasing Update:

Director Ohl updated the commissioners on the leases and where the airport stands. As of now, Tarp-It has now officially signed a lease and the new FBO is still expected to be built. As well, there are six leases that are due for rental increases. Those leases have been sent to prosecutors and will be brought forward so the tenants know their rent will be raised. The t-hangar leases are also about to be up and will need to be reapproved. During this conversation, Commissioner Wright asked to move approval of leases to the airport. This will streamline the process. Director Ohl will be looking into the process.

Director Ohl also mentioned a few leases that are coming up for renewal in the next five years. These leases include CWU and DNR. Both organizations are working with the airport to renegotiate the new leases that works best for both the airport and the organization.

Wetland Mitigation Design Update:

Director Ohl was able to update the commissioners on the wetland mitigation. The IFE for the mitigation was formally finalized and Century West was approved to move forward.

Fuel Tank Discussion:

Director Ohl was able to update the commissioners on the current fuel tank options for the new FBO. The first option is to lease the fuel tanks to the FBO and the airport would be responsible for all the maintenance. The second option would be to sell the fuel tanks to the FBO and we would no longer be responsible for the maintenance, and the airport would still get the fuel flowage fees.

APPROVED

3-7-23

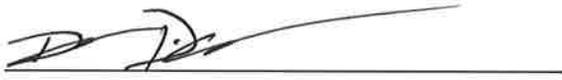
Citizen Comment: Lathrop: Fuel Prices are fair for Ron. Depends on where you go for fuel. Reasonable for Jet Fuel and there is a lot of variation. Need to think about this when discussing. 1 yr. renewal for the t-hangars. Market renegotiation. Can always renegotiate for a new rent. Glad we are moving away from Century West. Like JUB and their wealth.

Terry: Fuel for 100ll can talk to Lindsay and get a discount. Like that there will be a longer lease length. Hates the surcharge and will like to change that. Appreciates Wright. Language in the t-hanger lease that they don't like. Change Lease language.

Has there been a Master Plan Amendment. Following up on if there have been any amendments. Nothing has been completed.

OTHER BUSINESS

Meeting adjourned at 11:36 am



David Ohl

KITTITAS COUNTY COMMISSIONERS
KITTITAS COUNTY, WASHINGTON


Laura Osiadacz, Chairman

SPECIAL MEETING

EXECUTIVE SESSION

COMMISSIONERS

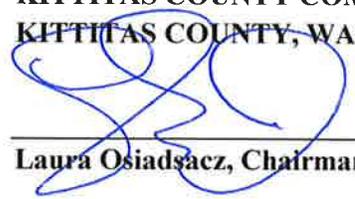
At 11:36 a.m. Chairman Osiadacz opened a Special Meeting and announced the Board would recess into an Executive Session for 10 minutes, until 11:50 a.m. with Vice-Chairman Cory Wright to evaluate the qualifications of an applicant for public employment or to review the performance of a public employee. However, subject to RCW 42.30.140(4), discussion by a governing body of salaries, wages, and other conditions of employment to be generally applied within the agency shall occur in a meeting open to the public, and when a governing body elects to take final action hiring, setting the salary of an individual employee or class of employees, or discharging or disciplining an employee, that action shall be taken in a meeting open to the public.

At 11:48 a.m. the Board reconvened out of Executive Session. No action was taken.

Meeting concluded at 11:48 a.m.



David Ohl

**KITTITAS COUNTY COMMISSIONERS
KITTITAS COUNTY, WASHINGTON**


Laura Osiadacz, Chairman