

Minutes of the Regular Monthly Meeting of the
West Calcasieu Airport Managing Board for Tuesday, August 6, 2013

The regular monthly meeting of the West Calcasieu Airport Managing Board was called to order on August 6, 2013, at 5:00 p.m., by Chairman, Tim Dougherty.

Board members present: Tim Dougherty, R. K. Levens, Bill Hankins, Scott Foreman; Joseph R Palermo, Jr., Dalton Langford. Also present: Oliver "Jackson" Schrupf, acting Secretary/Attorney; Darla Perry, CPA; Dana Keel, Citgo Representative; and Michael McDougal, Manager. Also present: George Simon, Airport Tenant; Chuck Stutes, Airport Engineer; Kip Coltrin of KCTE, Inc., as well as, Andrew Vanchiere, Ryan Price, and Brent LeJeune of Dunham Price, Inc. Invocation was given by Tim Dougherty. Pledge of Allegiance led by Dalton Langford.

R. K. Levens moved to approve the minutes of the preceding meeting, July 2, 2013. The motion was seconded and passed.

Oliver Schrupf requested clarification of minutes from July 2, 2013, regarding the names of the people on the Engineer Qualifications and Selection Committee. The Chairman advised that Bill Hankins, Megan McClelland, Oliver Schrupf, and Michael McDougal would serve on that committee.

Darla Perry gave the financial report. She said excluding depreciation, the financial report was about \$9,000 in the red due to multiple repairs and expenses in excess of that budgeted for the previous year. Darla Perry requested a Resolution to approve McMullen & Mancuso as auditors. A motion was made by Bill Hankins to name McMullen & Mancuso, CPAs, as the auditors for the airport. The motion was seconded and unanimously approved.

Darla Perry reported that the West Calcasieu Port Harbor and Terminal District had approved a \$1,000 contribution to the airport for use in the 25 year anniversary.

R.K. Levens reported that a \$1,000 contribution would be made by City of Sulphur for the 25 year anniversary celebration and a request had been made to the Calcasieu Parish Police Jury for \$7,500, but no action has yet been received on that. R.K. Levens reported on the 25 year anniversary that John Bridges agreed to be emcee, and that we need to do what we can to get some publicity.

Bill Hankins asked whether we need to notify the insurance carrier about this event. Darla Perry said she would undertake notification of the insurer.

Mr. Andrew Vanchiere, Ryan Price, and Brent LeJeune addressed the Board to indicate that the (Dunham Price Group) is seeking a lease of up to 6 acres, probably 4-5 acres, for unimproved ground for construction of a cement manufacturing facility; they hope to pay \$100 per acre and to make improvements on the property which improvements will ultimately belong to the owner of the land; they propose to pay about \$500 per month for up to 5 acres with an escalator clause so that the lease can be renewed after 5 years with three 5 year options. Their attorney is Rick Norman. The property sought is in the industrial park of West Cal Airport already zoned heavy industrial. The facility they intend to construct would be similar to the Dunham Price plant at Lincoln Road, west of Lake Charles Regional Airport. They propose to construct an adequate road from Hwy 27 into their facility and will use excess concrete to construct or extend the road.

On motion of Bill Hankins to set up a committee to establish a master plan, seconded by R.K. Levens, it was unanimously approved that a committee be established to create a master plan for the airport and the industrial park. Tim Dougherty appointed Bill Hankins, Tim Dougherty, Chuck Stutes, and Michael McDougal to this committee.

THE MANAGERS REPORT:

Michael McDougal reported that last month 4,632 gallons of av gas were sold (above average amount) and 3757 of Jet A were sold. Mike McDougal reported that La DOTD and FAA Maintenance Reimbursement Program had authorized approximately \$9,600 to be reimbursed for work already performed at Southland Field which may negate the need to reimburse FAA for a claimed overpayment in the past.

Michael McDougal reported that Richard Nelson of La DOTD would be at Lake Charles Regional Airport on August 29, 2013, to discuss a 5 year plan for West Calcasieu Airport.

Michael McDougal also reported that Lacy Spriggs of FAA has advised that the money previously spent for repairs to a washout area on the runway may be sufficient to offset the claimed reimbursement due to FAA due to a prior failure to advertise for engineer.

Michael McDougal also reported that Andy Pelayous is the new program manager for FAA at the current moment. McDougal also reported that Perry Vincent of Louisiana Radio advised that at a cost of \$900 FCC authority had been granted to Southland Field to use the radios which had been donated by Chennault International Airport; these radios will first be put into use on August 17, 2013, for the 25 year anniversary.

McDougal reported that the floor of the office for George Simon's facility needs repair. It was damaged by water during Hurricane Rita and it's never improved but continues to buckle. Mike McDougal will be getting bids for this repair.

George Simon indicated that he intends donate up to \$300 for the anniversary event August 17th.

Mike McDougal proposed to get KYKS 96 radio to broadcast on August 17th at a cost of \$700. R.K. Levens asked that before we commit to the use of the radio that we need to make certain that the contribution request made to Calcasieu Parish Police Jury will be granted.

Mike McDougal reported that the contract with Vaisala for repair of the AWOS needs to be renewed at an estimated cost of \$1,100.

McDougal reported that the City of Sulphur may enter into a Cooperative Endeavor Agreement and fund \$5,000 for the airport. Bill Hankins moved that the West Calcasieu Airport Managing Board accept the \$5,000 contribution from the City of Sulphur and authorize Mike McDougal as manager to sign the Cooperative Endeavor Agreement. This was seconded and passed.

McDougal reported that All American Helicopters, a tenant, had to move their helicopters back to Houston because their customer, Black Elk, was not paying them. However, that problem has been resolved and he expects the helicopters to be returned to Southland in the near future.

Mike McDougal advised that a temporary flight restriction NOTAM (Notice to Airmen) will be entered at Southland Executive Airport from surface to 6000 feet from 9:30-10:30 am on August 17th during the Parapoke Parachute Team skydiving demonstration.

McDougal also reported that All Star Pontiac GMC came and swapped out the courtesy car on August 5, 2013.

McDougal reported that he will be buying pens and caps with Southland Executive Airport written on them.

McDougal reported that he needs to rent a power lift to clean the windows and parts of the hangar. Board members suggested he contact the City to see if the City had suitable equipment, before leasing a lift.

Finally McDougal requested that his title be changed from Manager to Director. On motion of Bill Hankins, seconded and passed the title of Michael McDougal was changed from Manager to Director.

CHAIRMAN'S COMMENTS:


Tim Dougherty reported that we need to do something about Larry King's cattle which remain on the premises. Oliver Schrupf advised that in February 2013 he had notified Larry King that the lease agreement that had originally been executed in 2003 and which had been renewed on one occasion with another 3 year period terminated in 2006 and that thereafter since no action was done under La. law the agreement was effective from month to month. On motion of Bill Hankins, duly seconded and passed, Oliver Schrupf was authorized to send a letter to Larry King to advise him that if he provides proof of commercial liability insurance in the amount of \$1 Million Dollars naming West Calcasieu Airport Managing Board d/b/a Southland Executive Airport as co-insured, that he will have up to 90 days to move his cattle; however if no such insurance policy is provided promptly then he should have only 10 days to remove his cattle from the premises.

Michael McDougal reported that the horses which have been found on the industrial property belong to the Vincents and are supposed to be removed by August 31st and the trash on the industrial park property has been removed by the Vincents.

Kip Coltrin addressed the Board to say that certain portions of the airport property including especially the Southwest side of the runway has holes that need repair and that south of Hangar 3 and the ramp has pipes that need repair and Coltrin advised that the area south of the runway needs spraying. He said there are several bog areas, trash piles, and dilapidated fences. Board members asked Kip Coltrin to meet with Michael McDougal to make a list of projects needed and estimate the cost of each. Kip Coltrin reported that he is cutting trees, chipping and painting trunks to prevent re-growth.

On motion of Joseph R. Palermo, Jr., duly seconded and passed the meeting was adjourned.

Date: August 6, 2013


Oliver Schrupf, Ad hoc Secretary