

**Minutes of Meeting**  
**Airport Update**  
**October 16, 2018**  
**10:00 a.m.**

The Kootenai County Board of Commissioners: Chairman Marc Eberlein, Commissioner Chris Fillios, and Commissioner Bob Bingham met to discuss the following agenda items. Also present were Airport Director Steven Kjergaard, Deputy Airport Director Phil Cummings, Civil Deputy Prosecutor R. David Ferguson and Deputy Clerk Ronnie Davisson. Also present were citizens Mike Kincaid, Daryl Foreman, Frank O'Connell, Greg Gfeller, Charlie Branch, John Dixon, and Harry Craviotto.

- A. Call to Order:** Chairman Marc Eberlein called the meeting to order at 10:01 a.m.
- B. Changes to the Agenda:** There were no changes to the agenda.
- C. Business:**

**Army Depot Update (Action)**

Airport Director Steven Kjergaard said he had a phone call with the FAA (Federal Aviation Administration) the day prior, in which he stated they had accepted the property description for the land release. He said that they anticipated it would be completed within the month, depending on how long it would take to approve the signing process. Commissioner Bob Bingham said the only other task in front of them was that the offer received for the land had been under appraised value. Mr. Kjergaard said since the property had been bid out, that left the Airport eligible to negotiate the price for the property. He also noted the buyer was still interested in the property.

**Lease Contract Verbiage (Action)**

**Unitech Project Status (Action)**

Mr. Kjergaard said that Unitech's bank was attempting to obtain an agreement related to foreclosure and security for their investment. He explained that if the Airport were to be paid regularly and Unitech's expansion did not hinder Airport operations, then he would not have any concerns.

Civil Deputy Prosecutor R. David Ferguson said that in the agreement that had been put forward, there had not been given any ability for the current BOCC or future BOCC to deal with the bank or lessee in the event of a foreclosure. He opined the BOCC should have the final say or final approval in order to protect the Airport and its operations, and noted that the language was not included in the contract, but was something that should be added.

Mr. Kjergaard said there needed to be a new lease anyway, so it would be easy to make any additions or changes to the lease.

**Stancraft Proposal Status (Action)**

Mr. Kjergaard said the Airport was currently working with the County Surveyor for the layout of the FBO (Fixed Base Operator) location, but had not yet requested the paint hangar location. He explained there was no further information they had received; rather, it had just been the proposed layout received. He said if the Board needed, he could request the FBO's future plan, but it was currently discussions on the layout proposal.

- D. Public Comment:** This section is reserved for citizens wishing to address the Board regarding a County related issue. Idaho Law prohibits Board action on items brought under this section except in an emergency circumstance. Comments related to future public hearings should be held for that public hearing.

Citizen Mike Kincaid raised his hand for public comment.

He began by stating he had been invited by Commissioner Chris Fillios and extended gratitude to Chairman Eberlein for his prior invitation and support through the process of editing and drafting the Minimum Standards and Rules for the Airport. Mr. Kincaid explained he was part of the Coeur d'Alene COE Group, which was a committee formed by Airport Advisory Board Chair Joan Genter. The group included not only the citizens in attendance, but pilots, hangar owners, the Coeur d'Alene Airport Association and others.

Mr. Kincaid read a document to the Board, drafted by the Coeur d'Alene COE Group, where they outlined their concerns with the Minimum Rules and Standards. Some of the concerns they listed were that not all updates and changes were necessary; they believed some clauses conflicted with FAA regulations and a confusing, hard-to-read format. Ultimately, they requested more time before adopting the Minimum Rules and Standards to remedy all the concerns presented.

After the discussion concluded, Chairman Eberlein suggested that these topics should be brought up during the Airport Advisory Board meeting the following evening. He explained that while they serve in the capacity of the BOCC, they are allowed to ask questions and hear opinions, but could not provide personal opinions.

Chairman Eberlein adjourned the meeting at 10:46 a.m.

Respectfully submitted,

JIM BRANNON, CLERK

MARC EBERLEIN, CHAIRMAN

BY: \_\_\_\_\_  
Ronnie Davisson, Deputy Clerk

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