



City of Arts & Innovation

Airport Commission

TO: HONORABLE COMMISSIONERS

DATE: MARCH 12, 2020

FROM: GENERAL SERVICES DEPARTMENT

SUBJECT: AIRPORT MANAGER'S OPERATIONS AND ACTIVITY REPORT

ISSUE:

Receive a report on the Riverside Municipal Airport's operations and activity for the period of July 2019 to January 2020.

RECOMMENDATION:

That the Airport Commission receive this report on Riverside Municipal Airport operations and activity for the period of July 2019 to January 2020.

BACKGROUND:

The Airport Manager's Operation and Activity Report is provided to inform the Airport Commission (Commission) about operations, City Council actions, events, meetings and other issues concerning the Riverside Municipal Airport (Airport).

DISCUSSION:

This update includes information about Airport operations, financials, activities, events, and investment in infrastructure.

Key Operational and Financial Statistics

Operations:

Aircraft Operations (takeoffs and landings)			
Year over Year	Jan 2019	Jan 2020	Year to Date
	7,698	10,820	41%
Monthly	Jan 2019	Jan 2020	
	7,698	10,820	41%

Financials:

REPORTING PERIOD: July 1, 2019 – January 31, 2020					
	BUDGET	EXPENDED	YEAR TO DATE	PROGRAMMED YEAR TO DATE	
Expenditures	\$1,682,339	\$881,946	52%	\$981,365	58%
	BUDGET	RECEIVED	YEAR TO DATE		
Revenue	\$1,343,643	\$1,094,114	81%	\$783,792	58%

NOTE: Expenditures/Revenue for FY 2019/20 are unaudited.

Recent City Council and Committee Actions:

On January 12, 2020, the City terminated an agreement with NextGen Flight Academy, Inc. to develop approximately 18 acres of land on the west side of the Airport. NextGen Flight Academy was unable to secure the significant funding for this project, estimated at \$22 million. At this time, the Airport does not anticipate re-bidding this project.

On March 3, 2020, City Council will consider an amendment to the Mead & Hunt, Inc., on-call airport design agreement, to increase the contract's total compensation amount from \$250,000 to \$500,000. This increase request was the result of numerous changes over the past three years in the Federal Aviation Administration's funding of Airport projects and the sequencing of those projects. This funding increase will allow for continued payments to Mead & Hunt, Inc. over the remainder of contract term ending in 2022.

Upcoming City Council and Committee Actions:

April 2020: staff is submitting two reports for Council to approve ground leases:

1. The first lease is with AvTech for approximately 2,750 sq. ft. of land to be used for storage of material associated with their business. Annual rent from this lease will be \$828.
2. The second lease is with Riverside Air Services for a multi-unit hangar development. This lease is the result of a Request for Proposals (RFP) that was issued in May 2019. Negotiations with the first respondent selected were terminated at the respondent's request in January 2020. The second respondent is Riverside Air Services, Inc. (RAS), the Airport's fixed based operator. It is the intention of RAS to build approximately five hangars at the corner of Gemende and Flight Road, currently used as aircraft tie-down positions. Annual rent will be approximately \$22,044. One condition outlined in the agreement is that the developer agrees to bring new tenants to the Airport.

Other activities and events

A Request for Proposals (RFP) to conduct an Airshow at Riverside Municipal Airport was issued in December 2019. Proposals were due January 31, 2020. Unfortunately, the City did not receive any proposals for consideration. The difficulty in securing an entity is due to the size of the area for aerial demonstrations, known as the show box. The Airport currently has the

smallest show box allowed by the Federal Aviation Administration. The previous air show organizer was a non-profit group put together by tenants on the Airport. Current air show organizers are for-profit, and with the limited number of spectators, combined with the small show box, this location does not lend itself to a profitable venture.

Staff is working with the Riverside Police Officers Association to host a Charity BBQ, “Lost in the Sauce” on March 21, 2020. Proceeds will go towards Veteran homelessness, healthcare and hunger programs. The event will include aircraft fly-ins, a car show, local bands and a vendor fair.

Staff is working with the Latino Pilots Association to host an aviation event at the Airport on April 4, 2020. This event will focus on increasing awareness of aviation jobs and education to the Latino community, although the event is open to everyone.

The Federal Aviation Administration has tentatively approved the Airport’s 2020 federal grant request. This request totals approximately \$370,000 to cover the following four projects:

PROJECT	TOTAL COST	FEDERAL GRANT	STATE GRANT	AIRPORT FUNDS
Emergency Generator	\$300,000	\$270,000	\$13,500	\$16,500
Airfield signs	\$30,000	\$27,000	\$1,350	\$1,650
Relocate windsock	\$20,000	\$18,000	\$900	\$1,100
PCI reimbursement	\$20,000	\$18,000	\$900	\$1,100

A copy of the Airport Capital Improvement Plan is attached.

FISCAL IMPACT:

There is no fiscal impact associated with receiving this monthly activity report.

Prepared by: Kim Ellis, Airport Manager
Approved by: Carl Carey, General Services Director
Approved by: Moises Lopez, Deputy City Manager

Attachment:

1. Airport Capital Improvement Plan
2. Presentation