



# AIRPORT MANAGER'S REPORT

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**Airport Commission**

June 11, 2026

# BACKGROUND

This Report is provided to inform the Airport Commission about operations, City Council actions, events, meetings and other issues concerning the Riverside Airport.

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

# OPERATIONAL ACTIVITY



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Aircraft Operations			
Prior Year Quarter Versus Current Year Quarter	Jan-April 2025	Jan-April 2026	To Date
	43,331	44,658	+2.8%
Prior Year Month Versus Current Year Month	April 2025	April 2026	
	12,184	11,937	-2.0%

Note: FAA aircraft operations statistics are reported on a calendar year basis. Average 397 operations daily in April 2026.



# FINANCIAL ACTIVITY



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July 1, 2025-April 30, 2026			
	Operating Budget	Actual	% to Budget
Expenditures <sup>(1)</sup>	\$2,272,319.32	\$1,400,004.09	61.6% <sup>3</sup>
Revenue <sup>(2)</sup>	\$2,274,000.00	\$2,132,731.21	93.8%

21.73%  
below

10.47%  
above

Notes:

<sup>1</sup> Including adjustments and encumbrances

<sup>2</sup> Preliminary figures as of 4/30/2026

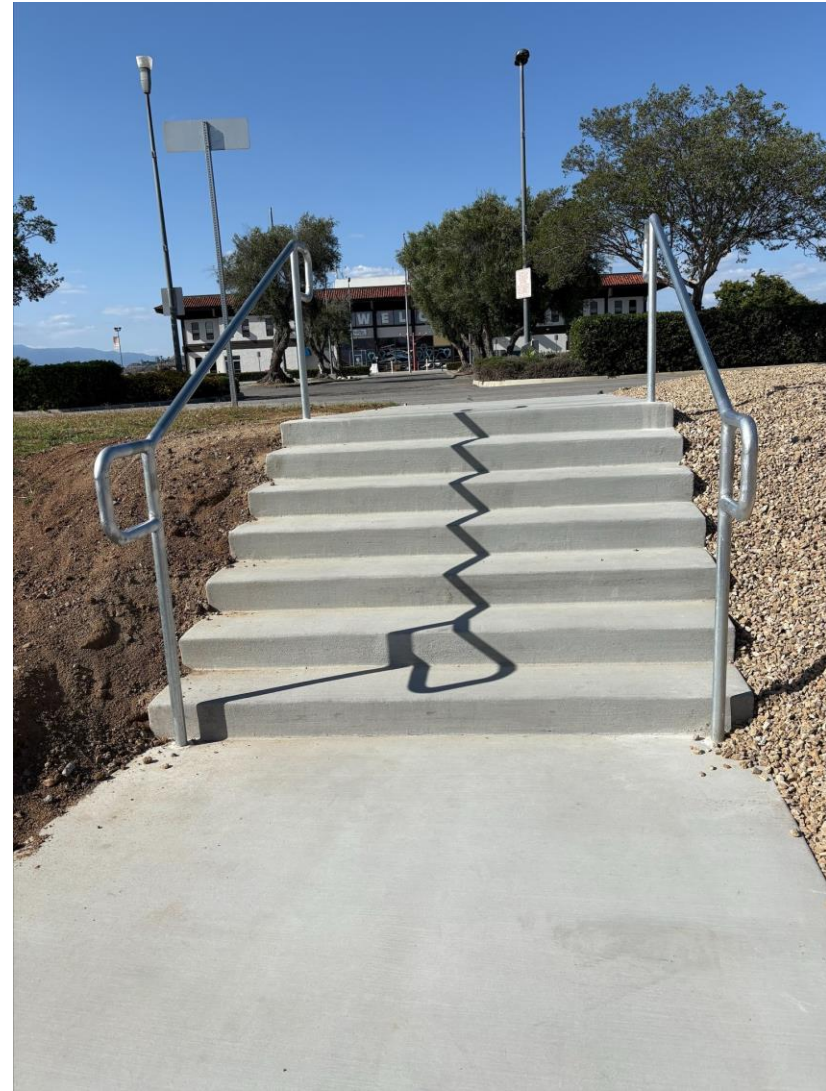
<sup>3</sup> 83.33% complete with FY. If on budget, actual amounts should be 83.33% to budget.



# HIGHLIGHTS



# PUBLIC WORKS PARTNERSHIP



# AEROSPACE EXPO – APRIL 25



# AEROSPACE EXPO



# AEROSPACE EXPO



# AEROSPACE EXPO



# AEROSPACE EXPO



# PLANT BINGO – APRIL 22



# PLANT BINGO



# PLANT BINGO



# PLANT BINGO WINNERS



# CONCRETE



# CONCRETE



# SIGNAGE



# CALFIRE BASE OPS FOR BAIN FIRE – MAY 19



# Proposed Rates & Charges

Last updated July 2022

# PROPOSED RATES & CHARGES

PARFLIGHT HANGARS	
\$500 (\$425.96 currently)	40'w x 31'd - door opening 40'w - 940 sq feet
\$600 (\$489.42 currently)	40'w x 36'd - door opening 40'w - 1,080 sq feet

BROWN HANGARS	
\$700 (\$607.22 currently)	46'w x 37'd - door opening 46'wx12'6"tall- 1,340 sq feet
\$850 (\$762.21 currently)	50'w x 48'd - door opening 50'wx12'6"tall- 1,682 sq feet
\$950 (\$854.67 currently)	50'w x 40'd - door opening 50'wx12'6"tall- 1,886 sq feet (#25)
\$1,250 (\$1132.90 currently)	50'w x 50'd - door opening 50'wx12'6"tall- 2,500 sq feet

GEMENDE HANGARS	
\$500 (\$ 459.50 currently)	42'w x 32'd - door opening 42'w - 1,014 sq feet
\$550 (\$510.72 currently)	40.6'w x 32'd - 1,127 sq feet (#11)



# PROPOSED RATES & CHARGES

GRIFFIN/MUNKSGAARD HANGARS	
\$900 (\$812.06 currently)	56'w x 46'd - door opening 56'w - 1,792 sq feet

M1 HANGAR	
\$1,200 (\$994.25 currently)	55'w x 47''d - door opening 50'w - 2,194 sq feet

M2 HANGAR	
\$950 (\$827.46 currently)	55'w x 47'd - door opening 50'wx11'4''tall- 1,826 sq feet

L1A HANGAR	
\$600 (\$474 currently)	40'w x 30'd - door opening 40'wx - 1,046 sq feet + 90' Storage

L1B HANGAR	
\$850 (\$740.91 currently)	50'w x 30'd - door opening 40'wx - 1,200 sq feet + 435' Storage



# PROPOSED RATES & CHARGES

UTILITIES	
\$50/mo (currently \$15)	Hangar
\$100/mo (currently \$25)	Office

ADVERTISING	
\$150/wk or \$500/mo	Marquee
\$100/wk or \$300/mo	Terminal Digital Sign
\$100/wk or \$300/mo	Terminal flat screen tvs

# PROPOSED RATES & CHARGES

RENTALS	
\$1,000, 6pm-12am	Terminal use for special event by for-profit, on-airport tenant/organization
\$250, 6pm-12am	Terminal use for special event by non-profit, on-airport tenant/organization
\$3,000, 6pm-12am	Terminal use for special event by for-profit, off-airport individual/organization
\$750, 6pm-12am	Terminal use for special event by non-profit, off-airport individual/organization
\$200 per 2 hours	Terminal use for meeting by for-profit
\$100 per 2 hours	Terminal use for meeting by non-profit

Rental for special event includes chairs and round tables to seat 200 people, as well as use of the patio, plus setup and teardown. Customers will need to arrange DJ and Café catering, if desired.

Unauthorized use of terminal will be charged 2x the appropriate rate after the fact.



# PROPOSED RATES & CHARGES

TIEDOWN FEE	
\$85/day	Single-engine
\$125/day	Twin-engine

GATE CARD	
\$40 initial	For initial card issuance per card. Max two cards per hangar
\$40 renewal	Required renewal every two years
\$50 replacement	To replace a card unaccounted for

# PROPOSED RATES & CHARGES

<b>NON-AERO HANGAR USE</b>	
3x monthly rent	Based on current rental rate for each lease space

<b>NON-AIRWORTHY AIRCRAFT STORAGE</b>	
1.75x monthly rent	Based on current rental rate for each lease space

# PROPOSED RATES & CHARGES

SPECIAL EVENTS	
\$40/adult, \$10/under 18; late reg \$50/20; race day \$60/\$30	Airport runway run, 5K and/or fun run

FILMING	Staff time will be assessed labor rate of \$100/hr
Non-AOA	Professional \$500/day; student \$25/day
AOA	Professional \$1,000/day; student \$50/day

LABOR CHARGE	
\$100/hr	For specific requests requiring dedicated staff time
\$100 per instance	Non-emergency vehicle escort



# PROPOSED RATES & CHARGES

OFFICE SPACE	
\$1.80/sq ft/mo	Terminal
\$1.50/sq ft/mo	Hangar

LAND	
\$0.75/sq ft/yr	Improved commercial
\$0.60/sq ft/yr	Unimproved commercial
\$0.45/sq ft/yr	Improved non-commercial
\$0.50/sq ft/yr	Unimproved non-commercial



# CITY COUNCIL

## Recent City Council Actions:

- Title 12 Revisions Adopted
- Waypoint Aviation 10-year Lease



# CITY COUNCIL

## Upcoming City Council Actions:

- CAVU 5-year lease
- Taxiway A Rehab Project Change Order - Original project amount was \$775,559.00, and the added pay items total \$88,843.75, representing an 11.45% increase to the overall project value. Original Council-approved change order authority was 10%.
- Marquee Award Bid – Front Signs



# RECOMMENDATION

- That the Airport Commission receive this June 2026 Report.