

THE ZELIENOPE AIRPORT AUTHORITY
REGULAR MONTHLY MEETING, WEDNESDAY, JULY 17, 2024 @ 7 PM

VIA ZOOM ONLY

<https://zoom.us/j/96201780337?pwd=bUxwbHAwREtoREmVROxJeFoveUF2Zz09>

MEETING AGENDA

1. Call to Order and Pledge of Allegiance.
2. Approval of Minutes of Previous Meeting(s):
Board Discussion. Motion(s)—Approve/Table/Disapprove.
The June Meeting was canceled as it fell on a Federal and State Holiday.
3. Financial Statements Offered for Review: Citizen Comments and Questions
Board Discussion. Motion(s)—Approve/Table/Disapprove.
4. Bill List Offered for Review: Citizen Comments and Questions.
Board Discussion. Motion(s)—Approve/Table/Disapprove.

5. OLD BUSINESS

Pending Right to Know Requests (if any): NONE .

Other: _____

6. NEW BUSINESS

A. Right-to-Know Requests: None

B. Manager's Report

- Update on construction
- Update on finances
- Update on leases, master tenants, and sub-tenants
- Update on user, neighbor, and citizen inquiries

--Other: _____

Update on PJC/NOTAMs.

C. Solicitor's Report

--Zoom Meetings--Continuation of Zoom or other videoconferencing meetings rather than in person meetings: Pennsylvania Department of Community and Economic Development has confirmed via email from Sonya L. Schuck of DCED to the Solicitor that ZAA may continue holding its meetings via Zoom or video conferencing as long as the public is notified on the website and in Sunshine Notices and has the opportunity to participate.

--Update on 401 Grant eminent domain case—Settlement discussions proved unsuccessful and the case is now scheduled for trial this coming November. The Solicitor requests a brief Executive Session tonight on this issue.

--Beaver County Tax Notice(s). Manager and solicitor will file for exemption of the two properties still on the tax rolls. The solicitor has been advised by the Beaver County Assessment Office that the exemption applications will not be available for completion and submission until this summer. The Solicitor is following up.

--Amended By-laws—The solicitor is preparing a final version. The solicitor will add an indemnification provision and a provision as to excess liability insurance coverage after further discussion with ZAA Chair.

--Dr. Nelson's Estate/land purchase—Approval of final Sale Agreement, subject to clarification as to wetlands regulations, FAA regulations, and other issues.

--PennDot Right-of-Way update—Solicitor has circulated his draft documentation to PennDot for review and is awaiting scheduling of meeting with PennDOT at its request.

--Naming Rights and other identified revenue-generating opportunities—Introductory presentation by consultant(s), originally scheduled for May meeting, has been postponed due to scheduling

issues. The consultants will appear via Zoom at a regular ZAA meeting this summer or fall.

--PJC update (taxi lane expansion, master lease, etc.). Manger will update as new information becomes available.

--Peoples Natural Gas—Peoples has requested a Line Extension Agreement involving a right of way. Cost to Authority is \$1.00. Peoples has accepted most of the Solicitor’s proposed revisions to the Agreement and Solicitor has recommended, after considering information provided about insurance coverages and discussion with Chairman Surgalski and the Manager, that People’s hold harmless and indemnification language should be accepted, considering all the circumstances.

D. Other New Business, if any, from Chair and Board Members. Motions if required: _____

Board Discussion. Motion(s)—Approve/Table/Disapprove.

7. EXECUTIVE SESSION

--Regarding 401 Grant trial date and trial issues, requested by Solicitor.

--Other executive session items, if any, that may be requested by Board or Manager will be announced at to category (e.g., personnel, litigation, contract negotiations, etc.) before going into executive session.

8. EMERGENCY BUSINESS

--None.

OTHER CITIZEN PARTICIPATION

Board Discussion. Motion(s)—Approve/Table/Disapprove

ADJOURNMENT _____ PM.