



**COLORADO SPRINGS  
AIRPORT**

Colorado's small airport

**MINUTES  
Airport Advisory Commission  
Wednesday, January 26, 2022  
3:00PM – 5:00PM  
Colorado Springs Airport Conference Room B  
(Public Via Teleconference)  
Teams Meeting**

**VOTING COMMISSIONERS PRESENT: 5**

Chairman Aaron Wood, Vice Chairman Bill Nichols, Commissioner Danny Mientka, Commissioner Mark Volcheff (via TEAMS), and Commissioner Michelle Ruehl (via TEAMS),

**I. MEETING CALLED TO ORDER at 3:10PM JANUARY 26, 2022, by CHAIRMAN WOOD**

**II. APPROVAL OF THE DECEMBER 15, 2021 MEETING MINUTES**

Vice Chairman Nichols made a motion to approve the December 15, 2021 meeting minutes. Commissioner Volcheff seconded.

VOTE: **APPROVED (Unanimous, Roll Call Passes 5 Yes).**

**III. COMMUNICATIONS**

- None

**IV. PUBLIC COMMENT**

- None

**V. NEW BUSINESS AND REPORT ITEMS**

**A. Land Use Review – Kris Andrews**

Kris Andrews presented fifteen (15) Land Use Items.

Vice Chairman Nichols made a motion to recommend approval of Land Use Items

#1, #2, #3, #5, #7, #8, #9, #12, #13, #14 and #15 as presented by airport staff. Commissioner Mientka seconded.

**VOTE: APPROVED (Unanimous, Roll Call Passes 5 Yes)**

Land Use Item #6: Briefed

Kris Andrews gave a detailed briefing of Land Use #6, a request by Select Service Consultants on behalf of General Services Administration for approval of the 2515 Aviation Way Wireless Communications Facility (WCF) CM3 Minor Amendment. The plan consists of co-locating DISH Wireless Communication antenna's that will be placed at 58' on an existing tower (will not increase height of tower). The site is zoned PIP-2/AO (Planned Industrial Center with Airport Overlay) and is located southeast of Aviation Way and Astrozon Boulevard.

Land Use Item #10: Briefed

Kris Andrews gave a detailed briefing of Land Use #10, a request by SSC on behalf of DISH Wireless and Mountain States for approval of the 2801 Avondale Drive Wireless Communications Facility CM3 development plan minor amendment. The amendment consists of the removal and replacement of three (3) antennas and the installation of six (6) new remote radio units (RRUs) mounted to the existing 99'-3" tall monopole and ancillary improvements (no change in height). The site is currently zoned R1- 6000 AO (Single-Family Residential with Airport Overlay) and located west of Powers Boulevard and north of Constitution Avenue at 2801 Avondale Drive.

Discussion: Commissioner Volcheff shared his concerns of the language used in bullet three Staff Recommendations/Conditions of Approval: The applicant is to file an airspace evaluation case with the FAA for the purposes of a frequency review/analysis and provide the results to the Airport before the commencement of construction activities.

Ensuing a detailed discussion regarding the FAA Form 7460-1 Frequency Review and Staff Recommendations/Conditions of Approval language, the Commission was provided with sufficient information to render a recommendation to change the Staff Recommendations/Conditions of Approval language to read: The applicant is to file an airspace evaluation case with the FAA for the purposes of frequency review/analysis and provide the confirmation of approval from the FAA to the Airport before the commencement of construction activities.

Chairman Wood made a motion to recommend approval of Land Use Items #6 and #10 as presented by airport staff. Vice Chairman Nichols seconded.

**VOTE: APPROVED (Unanimous, Roll Call Passed 5 Yes)**

Land Use Item #11: Briefed

Kris Andrews gave a detailed briefing of Land Use #11, a request by White Bear Ankele Tanaka & Waldron Attorneys at Law on behalf of CPR Entitlement, LLC for approval of the Waterview North Metropolitan District Nos. 1 and 2. The District consists of 116.52 acres of mixed-use development northeast corner of Bradley

Road and Powers Boulevard and 28.36 acres of mixed-use development at the southeast corner of Bradley Road and Powers.

Discussion: Commissioner Volcheff shared his concerns of the language used in bullet six Accident Potential Zone: A portion of the proposed development is within the Accident Potential Zone 1 (APZ-1) subzone of the Commercial Airport Overlay District.

Ensuing a detailed discussion regarding the language, the Commission was provided with sufficient knowledge to render a recommendation.

Commissioner Mientka made a motion to recommend approval of Land Use Item #11 as presented by airport staff. Vice Chairman Nichols seconded.

**VOTE: APPROVED (Unanimous, Roll Call Passed 5 Yes)**

Land Use Item #4: Briefed

Due to a conflict of interest, Commissioner Mientka excused himself from the Land Use Item #4 discussion.

Kris Andrews gave a detailed briefing of Land Use Item #4, a request by Matrix Design Group on behalf of Reagan Ranch Development, LLC, for approval of a final plat for High Plains at Reagan Ranch. The plat creates 181 residential lots, along with a tract for future commercial development. The site is currently zoned PUD/PBC/APZ1/APZ2/AO (Planned Unit Development/Planned Business Center with Accident Potential Subzone 1 & Subzone 2 and Airport Overlay) and consists of 56.22 acres. The property is located at the southeast corner of State Highway 94 and Marksheffel Road.

Discussion: Commissioner Volcheff shared his concerns of the language used in bullet five Accident Potential Zone 1 and bullet point six Accident Potential Zone 2: The proposed residential development appears to be outside of the Accident Potential Zone 1 (APZ-1)/ Potential Zone 2 (APZ-2) subzone of the Commercial Airport Overlay District.

Following a discussion regarding the language, the Commission was provided with sufficient knowledge to render a recommendation to replace bullet five and bullet point six with new language to read: The proposed residential development is outside of the Accident Potential Zone 1 (APZ-1)/ Potential Zone 2 (APZ-2) subzone of the Commercial Airport Overlay District.

Vice Chairman Nichols made a motion to recommend approval of Land Use Item #4 as presented by airport staff. Chairman Wood seconded.

**VOTE: APPROVED (Roll Call Passes 3 Yes, 1 Abstain)**

## **B. Director's Airport Business Report**

- **Project Status Report**

- Airport/Airfield construction report presented by Bud Geng.

Jeremy Ownings, Operations Manager, presented the Commission with an overview of 5G and the impact on Colorado Springs Airport (COS) operations. Pertinent updates will be provided to the Commission via Chairman Wood.

- **Traffic Trend Report**

- The airline data analysis was presented by Joe Nevill.
- COS had 935,952 enplanements and 1,864,485 total passengers who traveled through the terminal in 2021, representing an 11.5 percent increase when compared to 2019.
- Colorado Springs Airport (COS) had 87,958 enplanements for the month of December 2021, 22.4 percent over 2019.
- COS traffic has seen recovery faster in the U.S. during COVID through Quarter 3 2021.
- Director Greg Phillips and Joe Nevill will be attending Routes Americas conference next month in San Antonio, meeting with eight or more airline carriers.

- **COS Financial Report**

- No COS financial report, pending year-end audit.

- **Airport Business Development Report**

- Airport business development report presented by Troy Stover.
- Discussions of development throughout General Aviation and Peak Innovation Park continue.

## **C. General Business** – Director Greg Phillips

- Greg Phillips shared that Master Plan chapters 1 through 3 have been viewed and are available on the website: [www.coloradospringsairportmasterplan.com](http://www.coloradospringsairportmasterplan.com) Chapters 4 and 5, facility requirements and alternatives, will be posted once reviewed and edited by Jvialton.
- COS will be receiving CAPA's (Colorado Asphalt Pavement Association) "Best in Colorado" Asphalt Pavement Award for the Rehabilitate Runway 17R-35L Project at the awards celebration on February 9, 2022.
- At the American Association of Airport Executives Conference (AAAE) Greg Phillips was involved in conversations regarding Sustainable Aviation Fuel (SAF) and importance of the issue moving forward.
- Greg Phillips and Brett Miller attended and spoke at the International Association of Baggage System Companies (IABSC) Annual Summit last week in Dallas. Talks were focused on oversized baggage handling and sustainable systems.

## **D. Chairman's Report** – Chairman Wood

- Chairman Wood attended community events recently and shared his appreciation to those participates from the Commission and COS staff.

**VI. OTHER BUSINESS**

- Washington Update – Commissioner Ruehl
  - None

**VII. COMMISSION MEMBERS' COMMENTS**

- Dave Elliott, Meadow Lake Airport Liaison, shared that the FAA is working on the global positioning system (GPS) approaches for Meadow Lake Airport (FLY).
- County Commissioner Gonzalez expressed his thanks for all that the Commission does.
- County Commissioner VanderWerf thanked the Commission for their compliments on the State of the Region.

**VIII. CHAIRMAN'S COMMENTS**

- None

**IX. ADJOURNMENT**

- Chairman Wood adjourned the meeting at 5:13 P.M.

**The next meeting date is Wednesday, February 23, 2022**