

TRUCKEE TAHOE AIRPORT DISTRICT
BOARD OF DIRECTORS AGENDA ITEM SUMMARY

Topic: Non-Aeronautical Land Leasing Update

Purpose	Information: Guidance: X Decision:
Recommendation	Review information provided at the June 2013 Board meeting on potential land lease sites presented by JMA, Clear Capital and District staff, and advise as needed.
Last Action	At the June 2013 Board meeting, staff recommended no further consideration of sites #1 and #4 as they pertain to this project. The Board concurred that these sites did not merit further consideration for this project.
Discussion	<p>Staff continues to meet with JMA and Clear Capital. The following items are being prepared for review in August:</p> <ol style="list-style-type: none"> 1. A conceptual plan for site 3 (and possibly site 2) showing Clear Capital facility footprint and other potential uses 2. Additional site analysis/photos for both sites #2 and #3 3. Further research on land lease structures/rates (Mead & Hunt) for other comparable airports; (target +5 other similar airports) 4. Mead & Hunt & airport staff to provide a “big picture” overview map of potential land available 5. Research land conveyance issue for both sites #2 and #3. <p>Site layout concepts are being developed. The designs will be used to evaluate potential utilization of the leased area and possible compatible adjacent uses as proposed in the Master Plan. The designs will only be conceptual and should not be considered development proposals.</p> <p>Staff will prepare a recommendation for the August Board Meeting outlining potential options.</p>
Fiscal Impact	Staff is working with Mead & Hunt to evaluate non-aeronautical land leasing at other comparable airports. While not directly comparable, this information will be an additional reference to the potential value of land leasing for the District.
Communication Strategy	Staff continues to work with Fresh Tracks Communications (Master Plan Team Communication Consultant) to incorporate broader notification related to this process. Additional outreach will be incorporated with future Master Plan outreach.
Attachments	None