MINUTES OF THE MEETING
OF THE
VAN AIRE SKYPORT CORPORATION BOARD OF DIRECTORS

December 10th, 2012

PRESENT: Directors: Jim Winders, Joel Sidell, Helen Gaines, and Mike Schauer. Secretary/Treasurer: Becky Gann. Visitors: Linda Alexander, Bob Gaines, Carl Goeritz and Kevin MacGregor.

The meeting was called to order by Jim 7:02 p.m. at the hangar of Jim Winders'.

MINUTES.

Minutes were approved via email November 19th, 2012.

FINANCIAL STATEMENTS.

The Balance Sheet and Profit and Loss Statement of December 8th, 2012 were reviewed. Discussion and agreement to establish a Prepaid Accounts Receivable account for all 2013 assessment payments made in 2012 to be reflected separately. Discussion and agreement to recombine all runway maintenance accounts (#6100 Runway/Taxiway Maintenance, #6101 Runway Crack Repair, and #6102 Runway Seal Coat) back into one account, #6100. Discussion and agreement to rename account #8110 from P&L Profit for Runway Overlay to Runway Reserve. Motion by Helen to accept financials with above changes, Mike seconded. Motion carried.

OLD BUSINESS:

1. Fuel Committee. See November sales report dated November 30th, 2012. (POC: Russ Emick)

2. Notice of Violation (fuel facility). Jim and Brandon met with Kristin Sullivan, Planning Manager for Adams County. The application for the Conditional Use Permit along with the $500.00 application fee was submitted and accepted the end of November. The next step is for the county to send notification to all people living within 500 feet of the common area. OPEN (POC: Brandon Jewett and Jim Winders)

3. Adams County Storm Water Utility. The county still does not have employees, nor an office to administer this new "fee". No forms or instructions are available to protest this "fee". However, bill will be received on the Real Property Tax bill (which Van-Aire does not pay) and must be paid prior to any protest. OPEN (POC: Jim Winders)

4. 2013 Budget. Reviewed initial presentation of 2013 budget with focus on long-range plan for runway maintenance and overlay. Discussion. Mike motioned to move accounts #6150 Fuel System Miscellaneous Expense, #6171 Fuel System Electricity and #6180 Fuel System Phone Service back up under #6000 Runway/Common Area Expenses, taking the discussion of moving accounts #6171 and #6180 to the annual meeting for final member approval as to whether the fuel facility is self-supporting, Joel seconded. Discussion. Motion carried. OPEN (POC: Jim Winders)

5. Nominating Committee. Helen met with Tom Alexander, Charlie Buscher and Dee Layne. Positions and volunteers to be voted on are as follows:

- Block 1A: Tom Edwards, Charles Elliston and Roland Ochs (need one)
- Block 2A: Paul Danyew, Dan Dodot and Brandon Jewett (need one)
- At-Large: Jean Bousselaire, Gary Fling, Jerry Sisk and Ted Stallone (need one)
- Architectural Control Committee: Tom Alexander, Charlie Buscher and Dave Werner (need two)

In addition, Maggie Adams, Linda Alexander and Jennie Baldwin have volunteered for the Audit Committee.
(POC: Helen Gaines)

NEW BUSINESS:

1. Owner/member sent a note to the board requesting the Late Charges charged him be removed for reasons stated in his note. Discussion. Joel motioned to remove the Late Charges totaling $9.76 with the caveat that if he is late again in paying his assessments, he will be charged current Late Charges along with these Late Charges that are being credited, Helen seconded. Motion carried.

There being no further business, the meeting was adjourned at 9:50 p.m.

Respectfully submitted,

Becky Gann
Secretary / Treasurer

Board of Directors meetings will be the second Tuesday of each month at 7:00 p.m. at the hanger of Jim Winders'.

*January 15th, 2013 **	** Note: This is the 3rd Tuesday.*