

**Westmoreland County Airport Authority
Regularly Scheduled Meeting
November 12, 2024**

Regular Meeting

The Regularly Scheduled November meeting of the Westmoreland County Airport Authority was held at 9 a.m. Tuesday, November 12, 2024, in the Authority Conference Room at Arnold Palmer Regional Airport in Unity Township, Pennsylvania, in accordance with notice given.

The meeting was called to order by Mr. Rossi, who led the Pledge of Allegiance and directed that the following members be recorded as present:

Donald Rossi - Chairman
Vincent Finoli - Vice Chairman
Edward Kilkeary Sr. - Treasurer
Gary Beck Sr. - Asst. Sec/Treas
Janice Smarto
Mark Gera
Paul Whittaker
Richard Pologruto

Also present were: Executive Director Gabe Monzo; attorney Daniel Hewitt of Avolio Law, authority solicitor; Scott Kunselman of McFarland-Johnson, authority engineers; Quincey Reese, Tribune-Review; Valetta Mowry, pilot; Anne Haines, pilot; Don Armitage of Laurel Highlands Jet Center; Paul Kosko; Airport Manager Moe Haas and Grants Director Dwayne Pickels.

An executive session was called to discuss property matters from 9:01 to 9:24 a.m.

Public Comments - None

Approval of Minutes

Upon the motion of Mr. Pologruto, seconded by Mrs. Smarto, minutes of the Oct. 15, 2024, regular meeting were unanimously approved.

Arnold Palmer Regional Airport and Rostraver Treasurer's Reports -

Mr. Kilkeary reviewed treasurers reports for October.

- Upon the motion of Mr. Beck, seconded by Mr. Finoli, the October, 2024, treasurer's report for Arnold Palmer Regional Airport was unanimously approved.

- Upon the motion of Mrs. Smarto, seconded by Mr. Finoli, the October, 2024, treasurer's report for Rostraver Airport was unanimously approved.

Rostraver Committee Report -

Improvements to the restaurant facility at Rostraver Airport are progressing, Mr. Beck reported. "The restaurant will really help with traffic in and out of there," he said.

Mrs. Smarto said negotiations have progressed with Dunkin' for its purchase of a piece of airport property along Route 51 to be used to develop a new Dunkin' store.

Westmoreland County Airport Authority

Property Committee Report - Mrs. Smarto recommended that the board consider a proposed agreement with Dunkin' for the parcel with the addition of a right of first refusal clause at a price of \$355,000 plus \$10,000 in hand money.

Upon the motion of Mr. Kilkeary, seconded by Mr. Beck, approval of the land sale to Dunkin at a price of \$355,000 plus \$10,000 in hand money with stipulation that a right of first refusal be added to the agreement was approved unanimously.

Engineer's Update Report - by Mr. Kunselman of McFarland-Johnson ARNOLD PALMER REGIONAL AIRPORT

Relocate Taxiways D and E

This project calls for relocation of stub taxiways to meet current FAA safety guidance, Mr. Kunselman said. A pre-construction meeting was held on July 29, 2024. Construction is planned to start in the spring of 2025.

Terminal Addition & Improvements/Apron Equipment Storage Building Design

This project is to design and bid an addition and improvements for the terminal.

"As you can see, the hangar is gone," Mr. Kunselman said, recommending approval of Change Order No. 5 for the removal of an abandoned fuel tank for the general contractor, Allegheny Construction Group, in the amount of \$58,096.50 and a new total contract of \$1,907,923.44. FAA has concurred with the CO.

Upon the motion of Mr. Gera, seconded by Mr. Finoli, the Change Order was unanimously approved.

Construction of the first phase of the Terminal Expansion began Oct. 28, 2024, and is expected to last 12 months. General Contractor Allegheny Construction requested subcontract approval for the following:

- Laurel Design & Construction (flooring, Greensburg) at \$87,600
- Franco Associates (masonry, Pittsburgh) at \$488,000
- Neff Specialties (toilet accessories, Hastings, PA) at \$55,725
- Crosby Garage (Greensburg) at \$120,925

Upon the motion of Mrs. Smarto, seconded by Mr. Gera, subcontract approval for the above listed contractors was approved unanimously, with Mr. Finoli abstaining.

ATCT Improvements

This project consists of habitability and accessibility improvements of the Air Traffic Control Tower, which was originally built in 1981. The project is 100% FAA funded, Mr. Kunselman said. Final inspection for Phase I was held on June 27, 2024, with all punch list items addressed.

Phase II construction began Oct. 7 and is planned to last five months.

The general contractor, ABS Building System Integrators, requests subcontract approval for the following:

- RAME Inc. (Roofing, Washington, PA) at \$25,000
- Bryan Construction Inc. (Drywall & Metal Framing, Slippery Rock PA) at \$125,000
- Construction Concepts of PA Inc. (Ceilings and Soffit Metal, Belle Vernon, PA) at \$95,000
- W.A. Hoy Construction Inc. (Concrete, Export, PA) at \$245,420
- Tom Brown Contracting (Waterproofing & Insulation, Lawrence, PA) at \$25,800
- Greco Steel Products (steel, Springdale, PA) at \$82,515
- Turn Key Foundations (concrete, Canonsburg, PA) \$150,000

Upon the motion of Mr. Gera, seconded by Mr. Kilkeary, subcontractor approval was granted unanimously.

GA Corporate Hangar Entrance

This project would include access and parking improvements to the corporate hangar area. Preliminary plans and renderings have been prepared and funding is being sought. The engineer noted that, due to compliance issues with TSA regulations, it is proposed to move forward with modifications proposed by the engineer in the near future with authority funds to improve safety and security and seek reimbursement of those costs when the larger project is funded.

ROSTRAVER AIRPORT:

AWOS Replacement

Design has begun to replace the existing AWOS, which was installed in 2000 and is now obsolete, Mr. Kunselman said. Bids are scheduled for the late fall of 2024 and a grant application will be filed with FAA in January, 2025.

REQUISITIONS - Mr. Pickels reviewed the requisitions for October, 2024:

LATROBE

Latrobe 69-24 (Terminal Addition PH I (FAA PH II)) Req. No. 1, totaling \$114,623.10
Latrobe 70-24 (Apron Equip Storage Bldg.) Requisition No. 2, totaling \$1,281.60 (ABS Building Systems)
Latrobe 71-24 (Remove/Reconstruct TW D (CA)) Requisition No. 3, totaling \$3,603.93 (MJ)
Latrobe 72-24 (Remove/Reconstruct TWE (CA)) Requisition No. 4, totaling \$4,901.37
Latrobe 74-24 (Terminal Add & Improvements) Req. No. 2, totaling \$14,209.69 (MJ)
Latrobe WCIDC Requisition No. 10, totaling \$222,157.60 (ABS/MJ/Allegheny)
Latrobe State ESA #202406180434 (Security Vehicle) Requisition No. 1, totaling \$44,571.00

Special Projects Account 7110075814 Requisition No. 258, totaling \$850.53

Upon the motion of Mr. Kilkeary, seconded by Mr. Pologruto, requisitions for November, 2024, were unanimously approved as presented.

Solicitor's Report - Mr. Hewitt

Mr. Hewitt reported that the authority's nominating committee will need to prepare a list of nominees for each office to submit at the December meeting to be voted on at the January meeting.

Executive Director's Report — Mr. Monzo

No additional report.

Chairman's report

Mr. Rossi thanked everyone involved with the Veteran's Day program held at the airport Monday.

Adjournment

With no further business, the meeting was adjourned at 9:42 a.m.

The next regular meeting of the authority will be held **Tuesday, December 10, 2024, at 11 a.m.**

Minutes respectfully submitted by:
Dwayne Pickels, Grants Director