

By Design

TALKING POINTS



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Having a Master Plan for Your Airport

Given the technical, environmental and procedural complexities of improving an airport, it's no wonder airport project development can often be cumbersome, time-consuming and frustrating for local officials, especially when a series of needed projects must span a period of many years. In addition, without a well-coordinated Capital Improvement Plan (CIP), financing of airport development can be challenging. The pressure to be responsive to the changing needs of your current and future airport users has the potential to impact the community and business development as well.

There is a good strategy all airport owners (sponsors) can use to help proactively manage these challenges as they arise. That strategy is called airport planning. A long term vision, or Master Plan, helps you determine where your airport currently stands and where it is going in the next two, ten or twenty years. Master Planning is the first step for any airport development project to become a reality. Master Planning identifies key issues and development milestones, evaluates short and long-term needs, and sets realistic funding and project schedules. Master Planning uses public involvement to help build consensus for the development of your airport.

With a Master Plan in place, you can be better prepared for changes in airport needs, such as an increase in annual operations, larger aircraft, new approach types, or changes in local or federal

government regulations. Proper management of the social, economic, or environmental impacts of any significant activity such as a major airport project may require coordinated work and actions by you to accomplish long-term development of your airport. From environmental reviews to zoning and land acquisition to construction, a vision of your airport needs and eventual goals allows you to efficiently develop your facility throughout the planning period.

The Federal Aviation Administration (FAA) defines a Master Plan in Advisory Circular (AC) 150/5070-6B as "a concept of the long-term development of an airport. It displays the concept graphically and reports the data and logic upon which the plan is based. Master Plans are prepared to support modernization of existing airports and creation of new airports, regardless of size, complexity, or role."

Regular review and updates to your Master Plan protects your airport investment and ensures you and the public that your airport will continue to meet the needs of the community.

Bolton & Menk, Inc. has developed Master Plans for many General Aviation airports in the Upper Midwest. For further information regarding Master Planning, feel free to give us a call at 952-890-0509, or e-mail Ron Roetzel at ronro@bolton-menk.com.

The FAA MSP-ADO listed their top ten secrets for a successful airport project at the Wisconsin Land Use Conference, October 28-29, 2008

1. Be realistic in your expectations
2. Nail the project justification
3. Before anything else, figure out the questions that you need to find answers to
4. Heighten FAA's and Wis-BOA's confidence in the product you prepare and give to the postman to deliver
5. Your professional judgment serves a critical role
6. Grow the working relationships that you have with federal, state, and local agencies
7. Be honest, reliable, and credible
8. If you fail to plan, you plan to fail
9. Utilize your resources
10. No surprises!

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TALKING POINT:

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We welcome you to stop by our exhibit at the Wisconsin Airport Manager's Association conference on May 4-6 in Eau Claire. Or, if you can't make it to the conference, look us up on the web at www.bolton-menk.com/services/aviation.



Master Plans



Environmental Reviews



Aeronautical Surveys



Land Acquisition/Zoning



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