



CPAD BOARD REGULAR MONTHLY MEETING – November 24, 2025

Meeting Minutes
IN-PERSON MEETING
IN ROBERTSON'S HANGAR - 3188 BONANZA DRIVE

Directors: Chris Cockrell, Greg Wright, Mark Eagar, Tina Robertson, and John Cook

1) 7:01 PM Call to Order/Roll Call

Chris Cockrell	Present
Greg Wright	Present
Mark Eagar	Present
Tina Robertson	Present
John Cook	Present

PLEDGE OF ALLEGIANCE

2) ADOPTION OF AGENDA

MOTION to adopt Agenda for the November 24, 2025 Regular Meeting of the Board of Directors

Motion by: Tina Robertson **Second:** Chris Cockrell

Record of votes:

Chris Cockrell	Yes
Greg Wright	Yes
Mark Eagar	Yes
Tina Robertson	Yes
John Cook	Yes



3) ADOPTION OF MINUTES

MOTION to adopt Minutes for October 24 , 2025 Regular Meeting of the Board of Directors

Motion by: Tina Robertson

Second: Greg Wright

Record of votes:

Chris Cockrell	Yes
Greg Wright	Yes
Mark Eagar	Yes
Tina Robertson	Yes
John Cook	Yes

4) TREASURER REPORT

Director Robertson

Financial Reports

- YTD as of Oct 2025 Profit and Loss-Airport
- Month only report Oct 2025 CPAD Management Overview
- YTD as of Oct 2025 Profit and Loss-Street Maintenance
- CPAD Special Tax Reporting Policy recommendation
- YTD as of Oct 2025 CPAD Management Report
- YTD as of Oct 2025 CPAD ASSESSMENT District Management Overview

Discussion

Director Robertson went over the standardized current reports.

Supporting documents were shown and are posted on website.

Method used by EDC to report and disburse property Tax funds was discussed.

EDC disbursements are not up-to-date which is normal and expected.

Treasurer will research if EDC can disburse funds on differing schedules.

Treasurer will draft a modified Policy and Procedures to clearly separate Airport/Street funds and define Special Tax Reporting to be presented to the board at January meeting.

Financial reports posted on the website



5) AIRPORT MANAGER REPORT

District Manager Zimlich

- Fuel Sales
- Ongoing Airport Projects
- Ongoing Airfield Projects
- Airfield Condition
- Vacancy
- Airpark

Discussion:

Fuel Sales:

10/20/25-11/19/25, 3149.970 Gallons Value = \$16,694.92

Culvert Cleanout

- a) Mira Loma Dr Section – EDC waiting on CDFW permit.
- b) On Field – Dug out successfully. Spoils removal pending.

Compliance Updates

- a) Meetings with FAA unavailable during shut down.
- b) Through the fence agreement.

Emergency Response

- a) Maps are outdated
- b) Fine tuning access (Knox locks)

AWOS/Lighting Interruptions

- a) PG&E installed monitor

No community days for rest of the year

Pavement is compliant

- a) High priority for FAA funds

Lighting and gates are operational

- a) PG&E monitoring

AWOS operational

- a) No recent issues reported

Fuel operational

- a) Fuel price change

Hangers are all leased and 0 tiedowns available.

Streets

- a) Multiple vendors inspected & agreed that sealing is the right procedure
- b) Sealing entire airpark would exceed budget/resources

District Manager's Report posted on the website.



6) UPDATE ON PROCUREMENT AND CONTRACTS

Director Eagar

- Review Creek Cleanout Plans
 - County Involvement/contribution.
 - Analyze cleanout bids.
- Discuss options for clearing fod from runway and runup areas
 - Tow behind sweeper – fund or seek contributions from CPAF/FOCA.
 - Street sweeper - Discuss and Vote to authorize district manager to pursue plan and bids for purchase of a street sweeper for the airport and airpark.
- Discuss and vote to authorize district manager to pursue contracting with runway light controller provider for servicing and repair/replacement of controller.

Discussion

Area airports were asked what type of sweepers were used.

A demonstration of a \$5,000 tow-behind sweeper showed that the unit picked up numerous rocks and debris with each pass.

We could approach the foundation for funding.

The District Manager will research sweepers and report at the January meeting.

The runway light controller is reaching end of life and a replacement needs to researched.

- 7) PUBLIC FORUM/PUBLIC COMMENT:** *Only items that are within the jurisdiction of CPAD will be considered. Statements from the floor will be heard during public forum/public comment; public comments are limited to one 5-minute comment per person per topic. Comments and or requests requesting board action will be referred to staff and if appropriate, placed on a future agenda.*

Discussion.

T-hangers are on airport property but privately owned.

We need a plan of how to handle collecting funds from t-hangar owners and their use of runways and taxiways for vehicle access. This plan needs to be discussed at the January meeting.



OLD BUSINESS

Director Eagar

- FAA Grants and Actions
 - Responses to questions from FAA have been drafted and we are ready to meet with them within the next two weeks. Cameras are functional and currently in use at the airport
- Status on FAA weather Cameras and AWOS Push to Flight Services.
 - Cameras are functional and currently in use at the airport.

Discussion

Photos from the cameras were shown.

8) NEW BUSINESS:

Director Eagar

9) NEXT REGULAR MEETING *Monday, January 26, 2026*

10) ADJOURNMENT 8:15 PM