



ATTACHMENT #8

Memorandum

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TO: Patricia deLaBruere,
JNU Airport Manager

DATE: August 5, 2014

FROM: Catherine Fritz, AIA
JNU Airport Architect

Romeo's Tap Room and *Cup o' Joe* are open for business! The liquor license was authorized in late July, allowing the renovated concession space on the second floor of the terminal (non-secure side) to open on July 29, 2014. Construction is substantially complete and everyone is pleased to have the new café and bar open. A minor punch list remains that is expected to be complete by the end of August. Staff continues to work with JDA to refine the secure Departure Lounge space to allow alcohol service to begin in that area as soon as possible. Many thanks go to the Projects Office staff (especially Kris Ritter and Greg Jerue), and the Terminal Maintenance staff for their hard work to complete the renovation.

Construction documents for Gate 6 roof and siding repairs were reviewed with the Contractor, North Pacific Erectors, who will make the needed roofing repairs at the end of the summer. They will prepare for the work by getting badged, and we will schedule the repairs once Delta Air Lines has closed for the season and Alaska Airlines has reduced service to Fall flight schedules, which will reduce activity on the ramp.

Signage improvements around the airport terminal continue. Staff has developed signage to clarify and direct drivers to the Cell Phone Waiting Area, and is working with Alaska DOT and CBJ Streets staff to get the metal signs made. It is hoped that if more people are aware of this free short-term parking area, they will refrain from waiting or parking on the front curb. The No Smoking signage is also being reviewed to consider improvements that will direct people to designated smoking areas only, and make it clear that e-cigarettes follow the same No Smoking rules as other smoking devices. Staff has also been considering options for replacing the Gateway/Welcome sign. In Fall 2011, the Airport Board approved a concept for a sculptural Gateway sign in the current location. Funding for the sign was not secured, but there was interest in using the 1% for Art program to accomplish the project in the future. Once the next phase of terminal renovation is confirmed, a budget line item will include 1% for Art, per CBJ ordinance, and could be considered for the Gateway/Welcome sign project.

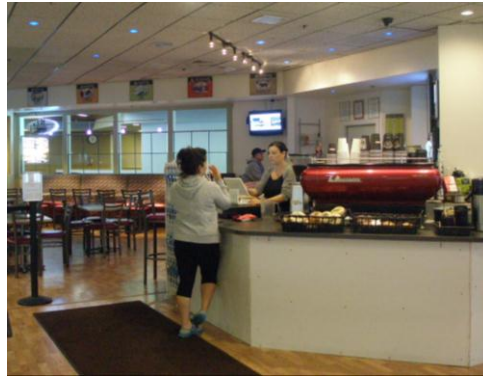
Following direction from the Airport Board on July 9, 2014, staff began working with the design team to develop a concept to replace the north end of the terminal as the next phase of renovation. The architects and engineers are evaluating building systems and materials, and addressing the expected construction impacts to tenants. The building form will be similar to other terminal renovations/additions, but some distinct aesthetic character is being considered for the north wing. A presentation that describes the concept and a financing plan is being prepared for the September 2014 Airport Board meeting.

Projects Office staff has been gathering and analyzing Airport terminal utility information to better understand the building's usage, and develop strategies for energy conservation and cost reductions. The utilities include electrical, diesel heating fuel, garbage, sewer, and water, and are discussed in a separate memo included in the August 13, 2014 Board packet. Additionally, Mechanical Engineer Doug Murray has prepared an analysis of the heat pump system that will be presented at the Airport Board meeting.

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The Counterfitters modify the counter top in the new concession space.



A customer places an order in the renovated café.



Travelers enjoy Romeo's Tap Room.



Model of 2011 Gateway/Welcome Sign,
approx. scale 1" = 2'