

The 206 Task Force

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The 206 Task Force presented twenty-four 3-minute editorials to the City Council about Hayward's light aircraft history during PUBLIC COMMENTS.

The 206 Hangar Task Force continues to reach out to politicians, administrators and agencies in an effort to make real the FAA's objective to use various sources of airport revenue to keep airport rates and fees below market rates. In the eyes of the FAA, that is the best way to ensure the growth and development of light aircraft aviation in the years to come.

THE TASK FORCE REPORT

206 HANGAR PILOTS

HAYWARD AIRPORT

Summer 2017



Rent for hangars are subject to airport policies, or are they?

A market study, made public in March, claimed some hangar rents are fifty percent below market value. This is in dispute. In June, the Public Works Director, told the City Council, some hangar rents will increase fifty percent, at ten percent per year until the disputed market value is captured. The Mayor disagreed with the PWD saying, "No!" to raising rents fifty percent.

Source: City Council CCTV

The airport manager sent Notices to Increase Rent, June 26, 2017 hiking fees ten percent, beginning August 1, 2017, perhaps in the first of five such increases which are *in dispute*.

The City's Master Fee Schedule controls hangar rates. Two policies, created nearly twenty years ago, manage rent increases today. All agree.

One policy says (among other things) that rents will increase every **two years according to CPI**. All agree.

The second policy notes several things, including every **four years** rates may be set by a market **study, if the City Council chooses**. All agree.

2017 is not a market share year according to these policies making the June 26 Notice to Increase Rent a *violation* of City policy.

The City's Attorney, Manager, Council, and Airport Manager were asked repeatedly to explain the airport manager's rent increase faux pas.

All agree that the policy is for *market share* increases on the 4th, 8th, 12th year and so on. The Public Works Department said that 2007 was a *market share* year. So, frees from this years market rate increase violates City airport policies *unless officials can divide four years into ten years, evenly*.