

Sequim Valley Airport Current & Future Projects 2022 and Beyond



Big Hangar

Upgrades started in 2017 and are now complete. This includes new LED lighting, new insulation, new flooring, area clean up, pressure washing, and sheet metal repairs on the south side. A new storage shed for the airport mowers was recently added to the east side of the hangar.

The hangar has recently been leased to a private party at an increased monthly rate for the next 3 years.



New Weather Station

- Washington State University installed a new weather station on the northeast end of the T- hangars in July, 2021. This station is solar powered. It provides both farmers and pilots with wind, temperature and geographical information. Weather information from this station can be viewed on the Airport's website "About" page. It might be expanded to an AWOS with a few upgrades in the future



Sequim		Air Temp: 36.5°F	
Clallam County		Wind: NA6 mph	
Jan 04 09:45 AM		Precip: 0"	
Dewpoint:	27.7°F	Today's High:	36.5°F
Rel. Humidity:	70.2%	Today's Low:	29.4°F
Insolation:	187 W/m ²	Wind Gust:	7.5 mph
2" Soil Temp:	36°F	Latitude:	48.1°
8" Soil Temp:	37.8°F	Longitude:	-123.18°
Air Pressure:	NA	Elevation:	138 ft
Leaf Wetness:	NA		Map it
Visit AgWeatherNet for more information!			
Powered By AgWeatherNet			

<http://weather.wsu.edu/?p=92850&desktop>

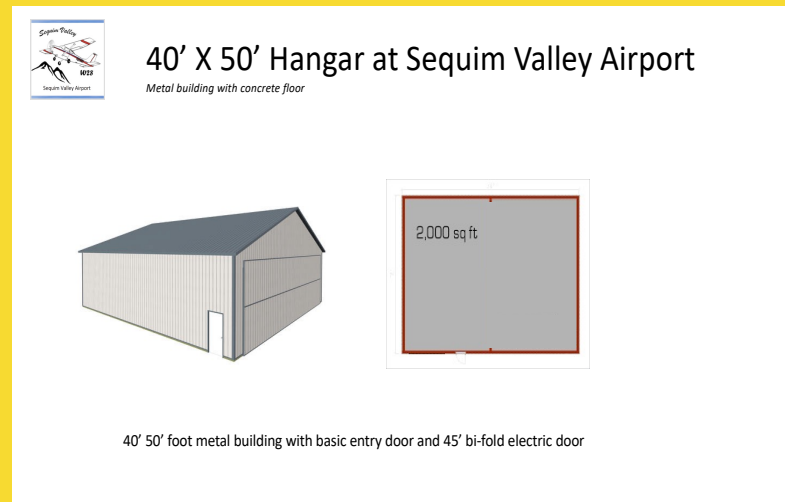
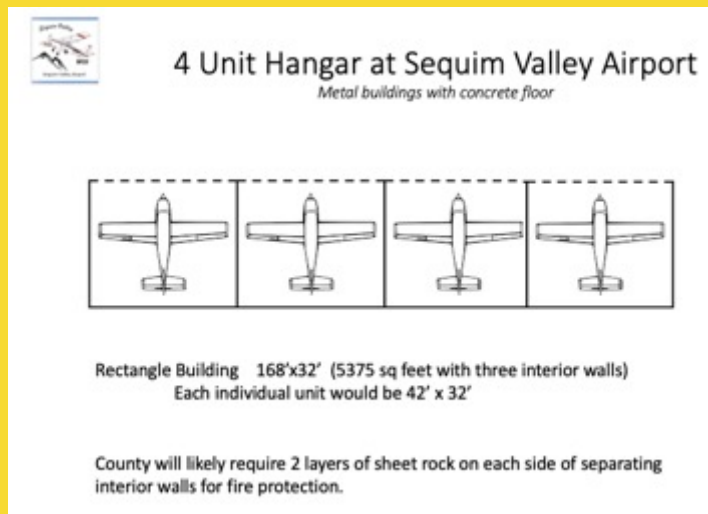
New Rotating Beacon

- The Airport will be installing a new LED medium intensity rotating beacon in early 2022. The funds for this project are from a WSDOT grant. The beacon will replace the old beacon on top of the big hangar and is more energy efficient.



2022 New Hangar Project

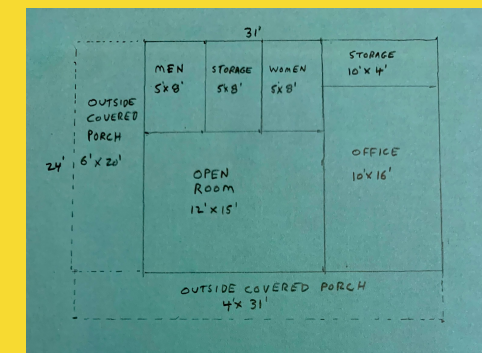
The Airport is tentatively planning on building four additional box rental hangars, a larger 40' x 50' hangar in the field north of the existing T-hangars and a utility building near the fueling area in 2022. The utility building will include restrooms, office and a pilot planning area. This will be funded by a WSDOT CARB low interest loan. One of these four T- hangars will also be used for future EAA Chapter 430 meetings. The timeline on this project might be variable due to quickly changing construction costs.



Sequim Valley Airport Utility Building: OPTION 2

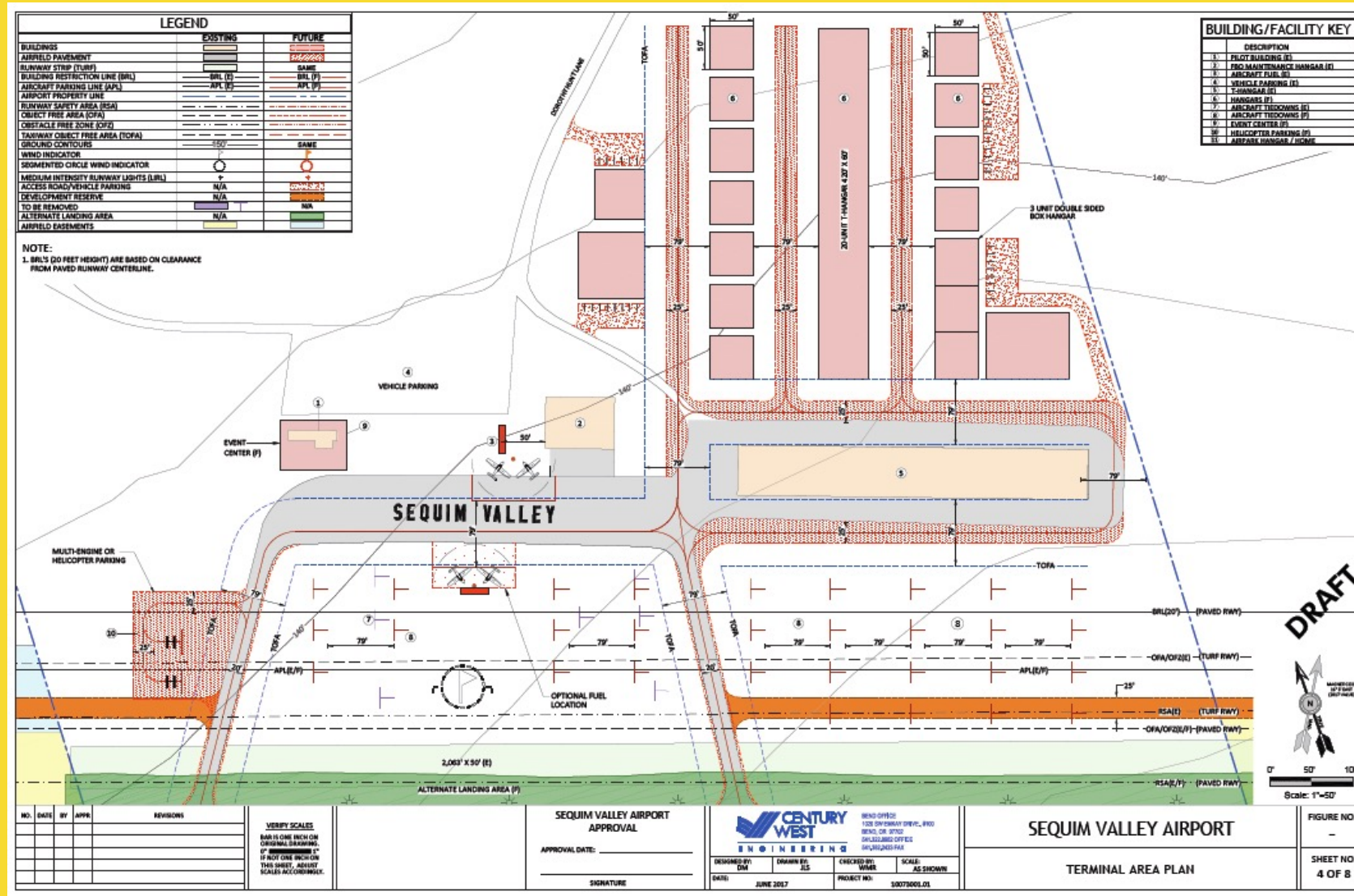
500 square feet inside
444 square foot outside covered porch areas

Floor Plan:



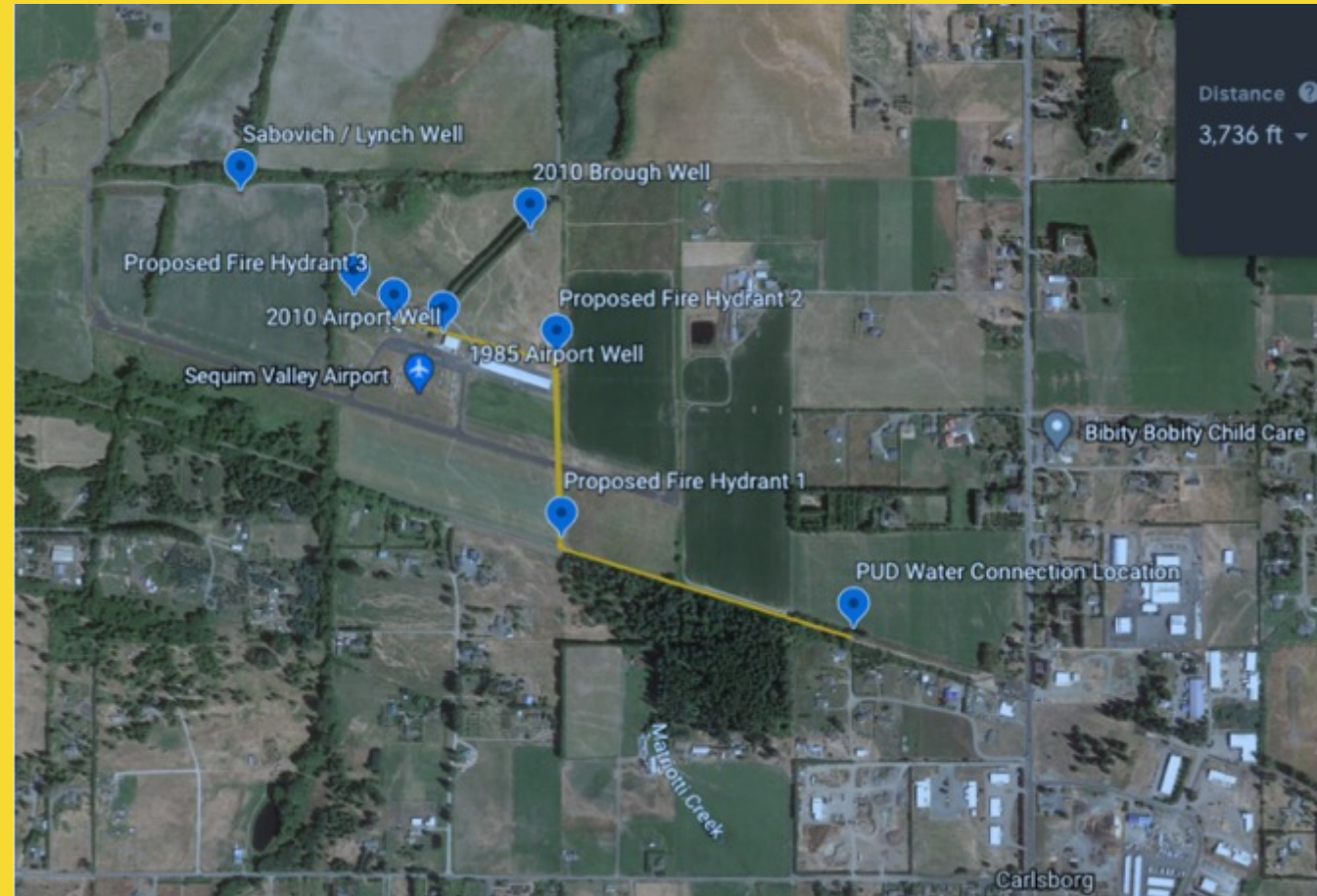
Outside view with door facing south:

Longer Term Possible Future Hangar & Building Projects



Possible Future PUD Water & Sewer Access

- Sequim Valley Airport is currently in discussions with Clallam PUD about possible PUD water access for the Airport. The Airport have and Clallam County Commissioners recently asked the Washington State Department of Commerce to allow the Airport to connect to the Carlsborg Sewer System. This would help lower construction costs on future buildings and enhance future growth opportunities.
- Route (yellow line) might utilize Olympic Discovery Trail Right of way
- Total distance of proposed water & sewer lines is approximately 3736 feet



Recent Paving Projects



- Pavement repair around hangars on north and west side along with the fueling area (completed 11/2021)
- Paved gravel road with asphalt from the parking lot to existing hangars (completed 6/2020)
- Repaved north portion airport entry road with asphalt from the Old Olympic Highway (completed 7/2020)

New Mower and Storage Shed

- The airport purchased a second zero-turn radius mower last year to help streamline and expedite the mowing process. There is also a new 10' x 18' shed for mower and other equipment storage that was installed on the east end of the Main Hangar in October 2020.



Additional Tie-Down & Fly-In Area

Corn is no longer be grown in the field between the hangars and runway. The farmer, Troy Smith, has planted grass hay and the field will become an overflow parking area for Air Affaire Fly-In aircraft. This could also serve as an additional aircraft tie-down area in the future if needed.



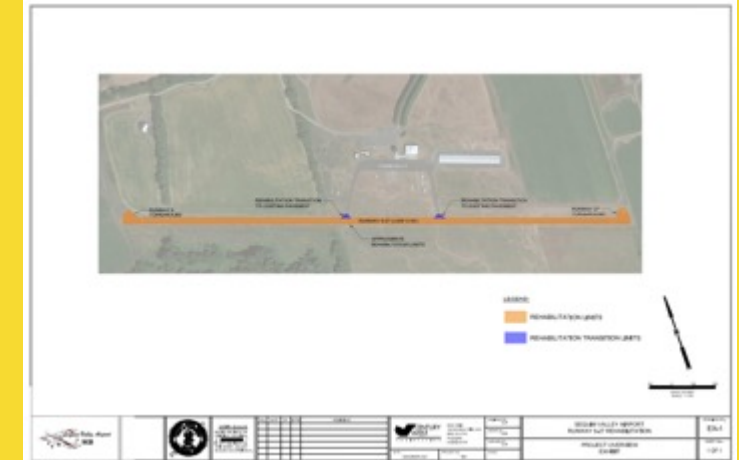
Tiny House Air BnB rentals

The airport tiny houses that are in partnership with Wolf Industries are proving to be successful and are booked most days. Landscaping, outside chairs, games and campfire stove were recently added.



Runway Surface Rehabilitation and Painting

- 2022 State awarded grant for runway design and engineering for pavement rehabilitation
- 2022 - 2023 State awarded grant for runway upgrades, repaving, and painting



Taxiway & Ramp Reconstruction

(Projected 2023 or 2024 depending on WSDOT State funding awards)



Above Ground 100LL Fuel Tank

In the summer of 2020, the old underground 12,000 gallon fuel tank was removed. This was at a cost of \$15K and will reduce a lot of ongoing paperwork and reporting that was required by the State and Department of Ecology. The newer 6000 gallon above ground tank has numerous upgrades and helps streamline the overall fueling operation.



Fuel Rebranding & Upgrades



The aircraft fueling area has been upgraded to concrete. A new much brighter LED light post has been installed for night fueling. The Airport has re-branded to Titan Fuels and a new sign is now installed. This will enable us to split fuel loads with other FBOs and lower our wholesale fuel costs along with implementing a high-quality fuel monitoring program. Ken Brown has taken over fuel billing. His new invoices have a nice look and help streamline the billing process. Thanks Ken!



Bicycle Loaner Program

- Sequim Valley Airport now has a bicycle loaner program for pilots flying to Sequim and Tiny House renters. Arriving pilots can borrow bikes and helmets located at the Airport Office Trailer for local use up to three hours on a first come / first serve basis. Users must sign a waiver to use the bikes. This is great for pilots and visitors wishing explore the local area and drive down Olympic Discovery Trail to go eat at local restaurants. A courtesy car for fly-in pilots will be available starting in early 2022.





SEQUIM VALLEY AIRPORT FLY-IN
&
TINY HOUSE LOANER BIKES

- Use is for fly-in pilots and tiny house renters only
- Bikes (4) are located on airport office trailer porch
- First come / first serve. Please limit use to 3 hours
- Users must fill out waiver in office trailer and place waiver in adjacent lock box on counter to use bikes
- Helmets are required.
- Loaner helmets are located on the shelf inside behind counter
- Lock combo is 1227

Questions: sequimairport@gmail.com

Pop Machine Replacement

Due to ongoing issues with the pop machine a small refrigerator has been installed in the Airport Office Trailer. Soft drinks and water are \$1. on the honor system. The old pop machine will likely be sold later this year.



Installation Of New Runway Entrance Signs On Taxiways



Eagle Scout Project (Weston Mason)

- Replaced & upgraded logs in Airport Parking Lot
- Removed old logs
- Installed red/green runway end lights on east end of runway



Possible Additional Airpark Lots & Continuing Lot Sales



Lot sales continue at Discovery Trail Farm Airpark which provide access fees to the Airport. Possible Phase 3 for Discovery Trail Farm Airpark and or additional surrounding lots for hangar home development.

www.discoverytrailfarmairpark.com



Possible Acquisition of Properties East Of The Runway



This would provide additional clearways / easements for future water & sewer along with access roads from the east. Runway and taxiway extensions to the east might be possible too. Some of these properties might be acquired through future grants from the State.

2022 Annual Air Affaire and Fly-In

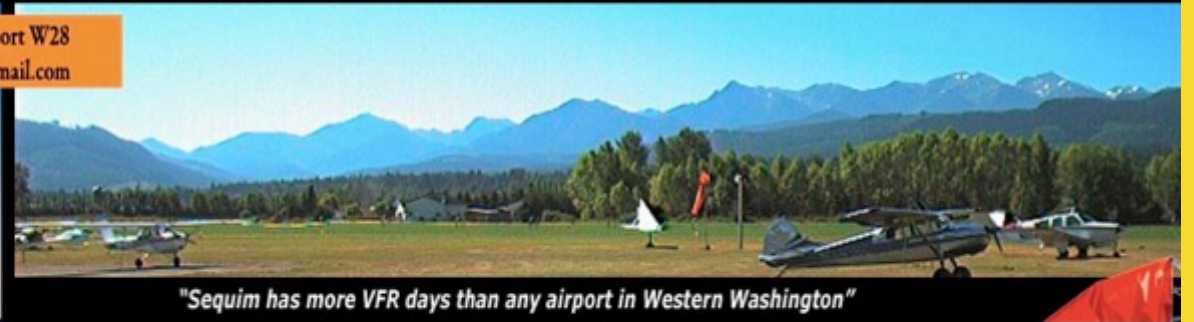
(The 2022 Event subject to possible COVID restrictions) www.olympicpeninsulaairaffaire.com



2022 Olympic Peninsula Air Affaire & Sequim Valley Fly-In

Located at Sequim Valley Airport

Sequim Valley Airport W28
SequimAirport@gmail.com



"Sequim has more VFR days than any airport in Western Washington"

Home Airplane Displays Videos / Photos Aerial Demonstrations Food & Vendors Car Show & Shine RC Planes
Hot Air Balloons Music Helicopter Rides Sponsors Links Directions / Map Contact



FUTURE RESTAURANT - AVIATION COMMERCIAL BUILDING - EVENT CENTER - HANGAR



This concept building would be a metal building with local aviation Northwest feel and look.

There could also be a small tower room on the top of the building with views for meetings or events. The building would have an aviation theme with aviation artwork, airplane models and local aviation history throughout.

A small restaurant, commercial kitchen, microbrewery or wine tasting room could be incorporated into this project. This could be a great venue for events, meetings, weddings, office space and aircraft storage.

Memorial Pavers – Pave the Way to the Future Project

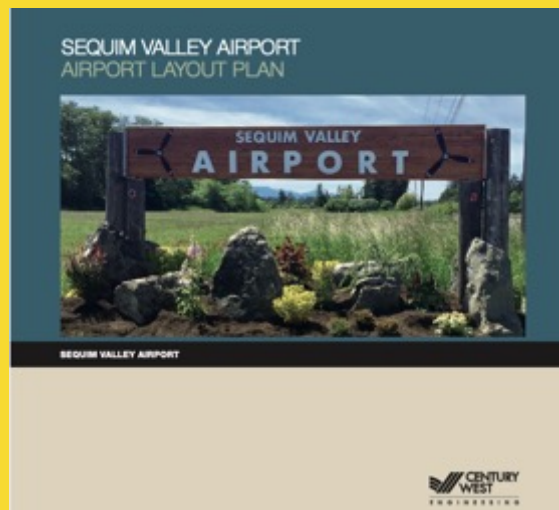
Thank you to the EAA for setting up a memorial area. This is located at the east end of the parking lot and is a memorial to past EAA pilots. For more information contact Ray Ballantyne
president@eaa430.org



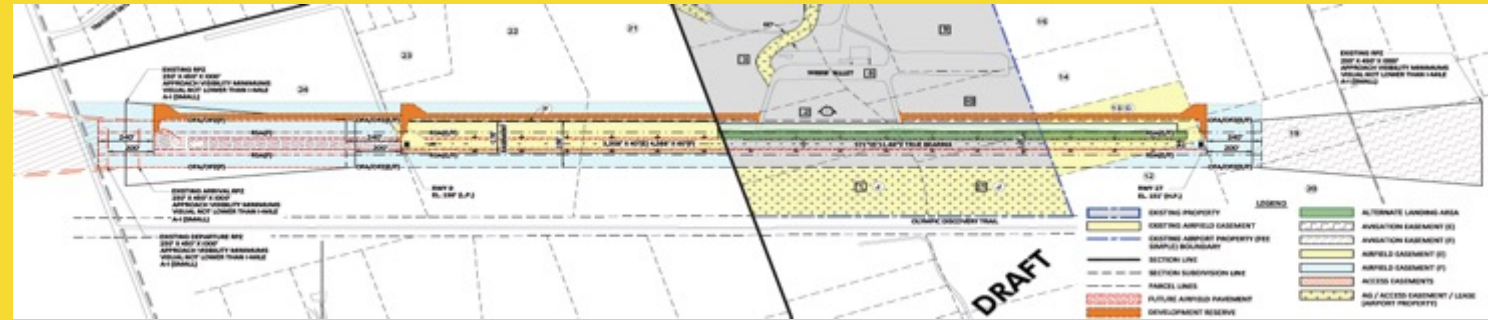
Completion of Airport Layout Plan 2021

After almost 3 years of research work, and planning with WSDOTs Aviation Division and Century West Engineering, our final Airport Layout Plan (ALP) is now complete. The ALP assists us with long term planning and State funding requests. Click on the following link to view the ALP:

<https://documentcloud.adobe.com/link/track?uri=urn%3Aaaid%3Aascds%3AUS%3A4f0e2cfc-0231-499c-b1da-deda3f5548ee#pageNum=1>



20-Year Airport Layout Plan



Sequim Valley Airport - 20-Year Capital Improvement Program		
Project Year	Project Name	Project Type
Short-Term (2016-2020)	Main Apron/Taxilane Rehab Project (2012 PCI 18) & Access Taxiway Rehab Project (Reconstruct Two Taxiways - 2012 PCI 39)	Rehabilitation
	Property Acquisition (17 Acres - RWY 27 Approach/RPZ)	Property Acquisition
	Airport Access Road (Option 1 - Paved Asphalt)	Rehabilitation
	Airport Access Road (Option 2 - Unpaved Gravel)	Rehabilitation
	Obstruction Clearing (RWY 27 Approach) (1 acre)	Obstruction Removal
	Beacon Replacement & Pole	Lighting
Long-Term (2021-2036)	RSA/OFA Improvements and Clearing (to improve grading)	Rehabilitation
	Runway Rehab Project (Option 1 - Overlay, widen to 60 feet at existing length 3,508')	Rehabilitation
	Runway Rehab Project (Option 2 - Overlay, widen to 60 feet & extend to future length 4,588')	Rehabilitation
	Install Runway Edge Lights (LIRL or MIRL Option 1 - Existing Length 3,508')	Lighting
	Install Runway Edge Lights (LIRL or MIRL Option 2 - Future Length 4,588')	Lighting
	Turf Tiedown Reconfiguration/Replacements (12 Tiedown Positions)	Facility
	T-Hangar Taxilanes Rehab Project (Widen to 64.5 feet to meet OFA standards)	Rehabilitation
	Airport Parking Lot (Paved Asphalt)	Rehabilitation
	Install AWOS	Instrumentation
	Install PAPI	Instrumentation
	Taxilane Construction (1 taxilane construction)	Construction
	Runway Rehab Project (Sealcoat/Repaint Markings)	Rehabilitation
	Parallel Taxiway Project (Option 1 - Existing runway length 3,508')	Construction
	Parallel Taxiway Project (Option 2 - Future runway length 4,588')	Construction
	Install Taxiway Edge Lights (LITL or MITL for Future Taxiway Length 4,588')	Lighting
	Airport Layout Plan Update	Planning

Additional Possible Future Airport Enhancements

- Corporate hangars
- Additional T- hangars
- County sewer hookup
- Aviation related manufacturing facilities
- Additional small cabins or studio motel units
- Event Center
- Additional "Tiny House" rental units
- Maintenance equipment storage shed
- RV hookups
- Mini storage units
- Air taxi and courier services
- Aircraft maintenance and parts business
- Avionics shop
- Limited fixed wing or helicopter flight school
- Possible jet fuel concession
- Mini storage units
- Other airport or aviation related businesses

