

# COX FIELD

## AIRPORT MASTER PLAN



PARIS MUNICIPAL AIRPORT

**AIRPORT MASTER PLAN**

**for**

**COX FIELD AIRPORT  
Paris, Texas**

**Prepared for  
THE CITY OF PARIS, TEXAS**

**by  
Coffman Associates, Inc.**

**Approved by the  
City Council of the City of Paris  
on  
May 9, 2011**

**May 2011**

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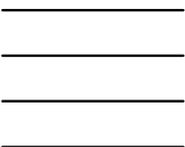
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# INTRODUCTION



# INTRODUCTION

The Cox Field Airport Master Plan has been undertaken to evaluate the airport including capabilities and role, forecasts for future aviation demand, and to plan for the timely development of new or expanded facilities that may be required to meet that demand. The goal of the Master Plan is to provide systematic guidelines for the overall maintenance, development, and operation of the airport.

The Master Plan is intended to be a proactive document which identifies and then plans for future facility needs well in advance of the actual need. This is done to ensure that the City of Paris can coordinate project approvals, design, financing, and construction in a timely manner, prior to experiencing the detrimental effects of inadequate facilities.

An important result of the Master Plan is reserving sufficient areas for future facility

needs. This protects development areas and ensures that these areas will be readily available when required to meet future needs. The intended result is a detailed land use concept which outlines specific uses for all areas of airport property.

The preparation of this Master Plan is evidence that the City of Paris recognizes the importance of air transportation to the area and the associated challenges inherent in providing for its unique operating and improvement needs. The cost of maintaining an airport is an investment which yields impressive benefits for the region. With a sound and realistic Master Plan, Cox Field Airport can maintain its role as an important link to the national air transportation system for the area and maintain the existing public and private investments in its facilities.



Cox Field Airport is located approximately four miles east/southeast of the central business district in Paris, TX, the county seat of Lamar County, and serves as a vital economic asset for the City of Paris and surrounding areas. As such, it should be carefully and thoughtfully planned and subsequently developed in a manner which matches the development goals of the region.

## ***MASTER PLAN GOALS AND OBJECTIVES***

The primary objective of the Cox Field Airport Master Plan is to develop and maintain a financially feasible, long term development program which will satisfy aviation demand and be compatible with area development, other transportation modes, and the environment. The accomplishment of this objective requires an evaluation of the existing airport and a determination of what actions should be taken to maintain an adequate, safe, and reliable airport facility to meet the air transportation needs of the region. The Master Plan will project airport facility requirements and aid in planning, scheduling, and budgeting efforts.

An Airport Master Plan must be developed according to Federal Aviation Administration (FAA) and Texas Department of Transportation (TxDOT) – Aviation Division requirements. However, the Master Plan can also be developed in a manner which makes it useful as a strategic business plan for the airport. FAA and TxDOT require specific components within a Master

Plan. These components, to be detailed in the following chapter, are guidelines which allow for a systematic and technical approach to reach the final development plan.

This Master Plan will provide a 20-year plan for the airport and, in some cases, beyond. As a result, City of Paris officials and airport administration will have the ability to foresee potential future airport funding needs so that appropriate steps can be taken to ensure that adequate funds are budgeted and planned.

Specific goals and objectives of the Cox Field Airport Master Plan are:

- **Preserve Public and Private Investments**

The City of Paris, FAA, and TxDOT have made investments in the airport infrastructure. Private individuals and businesses have made investments in buildings and other facilities. The Master Plan will provide for continued maintenance and necessary improvements to airport infrastructure to ensure maximum utility of the airport and its facilities.

- **Be Reflective of Regional Goals and Objectives**

Cox Field Airport is a public facility serving the needs of local residents and businesses. The Master Plan should be reflective of the desires and visions the City and local communities have for quality of life, business development, and land use. In order to

meet this goal, the Master Plan will consider existing planning documents for the City of Paris and surrounding communities in the ultimate design and use of the airport.

- **Maintain Safety**

Safety is an essential consideration in the planning and development at the airport. The Master Plan will focus on maintaining the highest levels of safety for airport users, visitors, employees, and residents in the surrounding communities.

- **Preserve the Environment**

Protection and preservation of the local environment are essential concerns in the Master Plan. Consideration will be given to improvements proposed in the Master Plan and the potential environmental impacts associated with proposed development.

- **Attract Public Participation**

To ensure that the Master Plan reflects the concerns of the public, the City of Paris, airport tenants, airport users, and businesses throughout the region, the Master Plan process will include an active public outreach program. The process will solicit comments and suggestions from all interested entities which will be included in the final Master Plan report, to the extent possible.

- **Strengthen the Economy**

In continuing support of the growing regional economy, a general goal of the Master Plan is to provide a realistic development plan that will support future airport growth. As a result, the airport will be better positioned to serve as a community resource which will support local jobs and revenues for businesses that rely on a local or regional airport for air transportation functions. The airport is an important economic development resource for the City of Paris, Lamar County, and the region as a whole.

## **MASTER PLAN TASKS**

The Master Plan will accomplish these goals and objectives by completing the following:

- Project needs of airport users through the year 2030.
- Analyze socioeconomic factors which could affect air transportation demand in the City of Paris and the region.
- Evaluate existing and future aviation demand to provide a 20-year plan for future airport development that will optimize airport revenues, use of undeveloped airport property, and promote aircraft safety.
- Develop land use strategies for aviation and non-aviation uses of undeveloped airport property.

- Evaluate land acquisition requirements (if any) for future airport facility development and/or safety requirements.
- Develop a realistic, commonsense plan for the use, re-use, and/or expansion of the airport.
- Establish a schedule of development priorities.
- Analyze the capital improvement needs and options for state and federal grant funding for the airport.
- Coordinate this Master Plan with local, regional, state, and federal agencies.
- Conduct an active and productive public involvement process.

## **BASELINE ASSUMPTIONS**

A Master Plan such as this typically requires some baseline assumptions that will be used throughout the analysis. The baseline assumptions for the Cox Field Airport Master Plan are as follows:

- Cox Field Airport will continue to operate as a general aviation airport through the planning period.
- Cox Field Airport intends to seek general aviation and corporate business aviation based tenants and itinerant operations.
- The general aviation industry will grow as forecast by the FAA in its annual Aerospace Forecasts.

- The socioeconomic characteristics of the region will follow trends similar to those in Chapters One and Two.
- Both a federal program and a state program will be in place through the planning period to assist in funding capital development needs.

## ***MASTER PLAN ELEMENTS AND PROCESS***

The Cox Field Airport Master Plan was prepared per FAA guidelines and industry-accepted principles and practices. The process follows guidance in FAA AC 150/5300-13, *Airport Design*, Change 16, and AC 150/5070-6B, *Airport Master Plans*, Change 1.

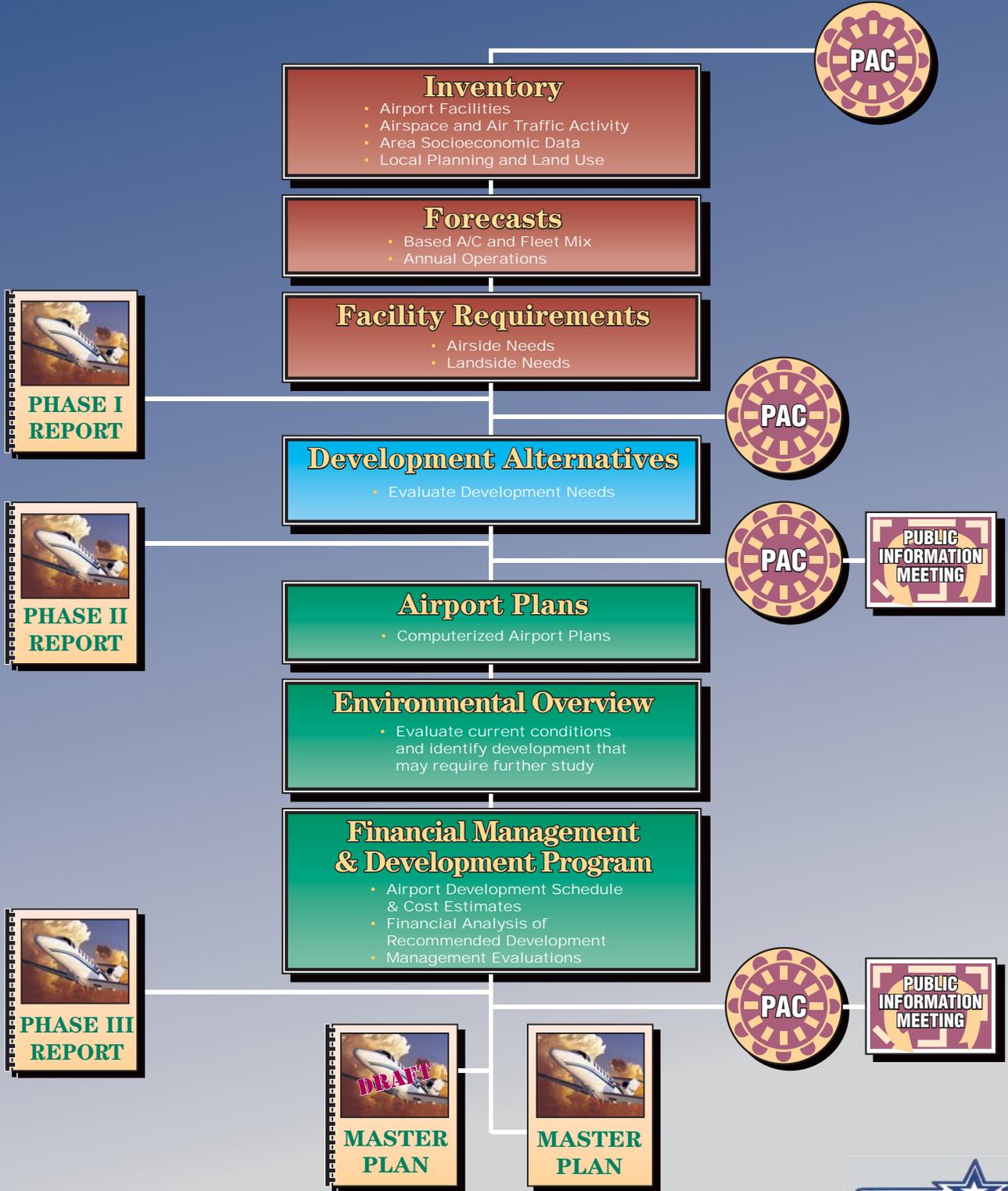
The Master Plan for Cox Field Airport has six general elements that are intended to assist in the discovery of future facility needs and provide the supporting rationale for implementation. **Exhibit A** provides a graphical depiction of the process and elements involved in the Cox Field Airport Master Plan.

### **• Element One - Inventory**

The inventory efforts were focused on collecting and assembling relevant data pertaining to the airport and the area it serves. Information was collected on existing airport facilities and operations. Local economic and demographic data was collected to define the local growth trends. Planning studies which may have relevance to the Master Plan were also collected. Information collected during the in-

# Cox Field Airport

## MASTER PLAN PROJECT WORK FLOW



ventory efforts is summarized in Chapter One – Inventory.

- **Element Two – Aviation Forecasts**

This element examined the potential demand for aviation activity at the airport. This analysis utilized local socioeconomic information, as well as national air transportation trends, to quantify the levels of aviation activity which can reasonably be expected to occur at Cox Field Airport through the year 2030. This includes general aviation based aircraft and annual aircraft operations by type. The results of this effort were used to determine the types and sizes of facilities which will be required to meet the projected aviation demands for the airport through the planning period. The results of this analysis are presented in Chapter Two – Forecasts.

- **Element Three – Facility Requirements**

The intent of this analysis was to compare the existing facility capacities to forecast aviation demand and determine where deficiencies in capacities (as well as excess capacities) may exist. Where deficiencies were identified, the size and type of new facilities to accommodate the demand are identified. The airfield analysis focused on improvements needed to serve the type of aircraft expected to operate at the airport in the future, as well as navigational aids to increase the safety and efficiency of operations. This element also examined aircraft storage hangars and apron needs. The

findings of this analysis are presented in Chapter Three – Facility Requirements.

- **Element Four - Alternatives**

This analysis considered a variety of solutions to accommodate the projected facility needs. This element proposed various facility and site plan configurations to efficiently and effectively use the available airport property. A thorough analysis was completed to identify the strengths and weaknesses of each proposed development alternative, with the intention of determining a single direction for ultimate development. These results are presented in Chapter Four – Airport Development Alternatives.

- **Element Five – Recommended Development**

A graphic and narrative description of the recommended plan for the use, development, and operation of the airport as well as a review of federal environmental requirements applicable to Cox Field Airport was presented. These topics are included in Chapter Five – Recommended Master Plan Concept.

- **Element Six – Capital Plan**

This element focused on the capital needs program. This program defined the schedules, costs, and funding sources for the recommended development projects. The Capital Improvement Program (CIP) is included

in this element. The results of this analysis are presented in Chapter Six – Capital Improvement Program.

In addition to these six elements, a complete glossary further defining various terms used throughout the Master Plan is included as Appendix A. The official Airport Layout Plan (ALP) drawings used by the FAA and TxDOT in determining grant eligibility and funding are included as Appendix B in the Master Plan. A review of the potential environmental impacts associated with proposed airport improvements as well as federal environmental requirements applicable to the airport is presented in Appendix C. Finally, the cost estimates used in determining the total CIP costs are presented in Appendix D.

## ***COORDINATION***

The Cox Field Airport Master Plan is of interest to many within the local community. This includes local citizens, community organizations, airport users, airport tenants, area-wide planning agencies, and aviation organizations. As an important component of the regional, state, and national aviation systems, the Master Plan is of importance to both state and federal agencies responsible for overseeing air transportation.

To assist in the development of the Cox Field Airport Master Plan, a cross-section of interested persons were identified to act in an advisory role in the development of the Master Plan. As members of this Planning Advisory Committee (PAC), the committee members reviewed phase reports and provided comments throughout the Master Plan to help ensure that a realistic, viable plan was developed.

To assist in the review process, a series of draft phase reports were prepared at certain milestones in the planning process as shown on **Exhibit A**. The draft phase reports allowed for input and review during each step of the Master Plan process to ensure that all Master Plan issues were fully addressed as the recommended program developed.

Two public information workshops were also included as part of the plan coordination. The public information workshops allowed the public to provide input and learn about general information concerning the Master Plan. The Master Plan report was made available on the internet via a web page dedicated to the study: [www.coxfield.airportstudy.com](http://www.coxfield.airportstudy.com).