

Bennett, John F (DOT)

From: Martellgreenblatt, Rose (DOT)
Sent: Tuesday, May 12, 2009 1:48 PM
To: Kuentzel, Jennifer L (DOT)
Cc: Bennett, John F (DOT); Iles, Becky C (DOT)
Subject: RE: P&P 03.01.030 Section Communication with Statewide and Rural Aviation Leasing for comment/review
Attachments: Sponsor Certification for Real Property Acquisition Chicken.doc; new IIC.doc

Hi Jennifer –

Congratulations on your new position. John has asked me to forward you some information on our process of communication with our Airport Leasing and Property Management Office.

We copy Airport Leasing with all the airport acquisition documents we receive upon recording. We often work with them in crafting language. This accompanied with the latest revised Property Plan is the best way we know how to keep their “title plant” updated. It seems to work out well. Each airport has a file with the recorded documents and the property plan. The Leasing Officers do review the documents and as a part of each renewal, new lease or permit, the parent title is examined. If there are ever questions, we are here to help them.

John shared your conversation regarding the title opinion and summary sheet. I would offer that a title opinion may have some value in the big over view, it does not offer information on title restrictions in ready form. A few years back the process for certifying title to AIP grants was changed. We had been spending oodles of money in staff and attorney time writing title opinions that just got stuck in a file and had no real legal meaning as written. The FAA has been accepting the attached form in lieu of title opinions as a method of acceptable title certification. It is simple, direct and answers all the questions necessary for compliance to the Uniform Act. It does not give you a document list as the grant package attachments do. I have attached one of the new grant forms (IIC) which lists the title and mirrors the information found on the Property Plan.

None of these forms will answer specific questions on title restrictions—one must still read the specific parent title documents referenced. I would be happy to discuss this further if you would like. Best wishes and again congratulations.