

Residential Sound Insulation – SMART Program

Frequently Asked Questions

What is the SMART Program?

The Sound Mitigation Acoustical Remedy Treatment (SMART) Program has been developed by the Fresno Yosemite International Airport (FYIA) in response to Federal Aviation Administration (FAA) requirements to reduce the impact of aircraft noise on the indoor living environment of residents around the airport. The SMART Program will provide and install acoustic windows, doors, vent baffles, attic insulation and other noise reducing measures in eligible homes.

Who is eligible?

Currently, owners of single family residences within Community Noise Equivalent Level (CNEL) contours 65-75 around Fresno Yosemite International Airport may apply for the program. Owner occupied, single family homes within the highest CNEL contours will be treated first. Single family rental homes will be assigned to a phase after all owner occupied homes within the current or higher noise contour have been allowed to participate.

Who pays?

The SMART Program improvements are paid entirely by the Federal Aviation Administration and Measure C funds. In exchange for these improvements the property owner will be required to execute and grant an Avigation Easement to the City of Fresno. The Avigation Easement is a permanent legal restriction that provides free and unobstructed passage of aircraft above the property and secures rights for the City of Fresno that pertain to operation of the airport.

Can I get reimbursed for work that I have done?

No, unfortunately, FAA rules do not allow payments to property owners for work that has been done outside of the SMART Program.

When will work begin?

Homes will be assigned to a project phase for design and construction as funds become available from the FAA.

Who does the work?

The City of Fresno will solicit bids for the work from licensed and bonded general contractors. City staff and consultants will inspect the work to make sure that it is completed according to the plans and specifications.

Can I get extra work done?

The FAA grant program only pays for work that is directly related to an approved method of reducing aircraft noise levels in the home. The costs for “upgrades” or additional work cannot be paid with funds from this program.

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Frequently Asked Questions (continued)

How does the program work?

Each phase of the SMART Program is processed through a series of steps to insure that the work complies with the requirements of the program. The major steps are outlined below.

- 1) A grant application from Fresno Yosemite International Airport is submitted to the FAA. When the grant is awarded, preparation begins for the project to expand into a new noise boundary and homeowners within that contour will be contacted by letter. They will be asked to complete and return

an application if they wish to participate in the SMART Program. The date of receipt of the application will determine the order in which homes are treated within a given noise boundary.

- 2) Homeowners that have submitted an application will be contacted to schedule an appointment to sign an Avigation Easement and an Owner Participation Agreement.
- 3) The project architect will contact the homeowner to arrange a design survey meeting at the home. He will be gathering information, measuring and taking pictures in all living spaces and the attic, in order to design the specific noise reduction improvements for your home. At this time the homeowner will be asked to select the type of windows and doors that will be installed.
- 4) The architect will prepare drawings and specifications for the work to be done on the home. Once he has completed the design he will set up another meeting with the homeowner to review and approve the drawings and specifications along with final approval of the window and door selections.
- 5) When design work on a group of homes is completed and approved, a bid package will be put together by SMART Program staff and submitted to the City of Fresno, Purchasing Division to publish a Notice Inviting Bids for the construction contract. The invitation to bid will be advertised for approximately (30) days after which bids will be publicly opened at a specified date and time. The results of the bid will be certified by Purchasing and then approved by SMART Program staff and the FAA. Finally, a report and staff recommendation to award a contract to the lowest responsible bidder will be presented to the Fresno City Council for approval and contract award.
- 6) The successful contractor will set up a preconstruction meeting at the home with the property owner and SMART Program staff to discuss the construction process and verify the materials to be ordered.
- 7) The contractor will put together a schedule and advise the homeowner when the materials are anticipated to arrive, what the construction schedule will be and make arrangements for completion of the work.
- 8) City of Fresno inspectors will be on hand during construction to insure that all work is done in a professional manner per plans and specifications. Once the work is completed the homeowner, architect, contractor and inspector will approve the work and sign a final acceptance document.