

WAHOO AIRPORT AUTHORITY

December 14, 2020

The Wahoo Airport Authority, in accordance with agenda posted at City Hall, Post Office and First Bank of Nebraska, met in regular session. Chairman Jay Morrow called the meeting to order at 4:30 p.m. Morrow indicated the Open Meetings Law was located in the room for the public's use. The following board members answered roll call: Burke, and Vasa. Absent: Anderson and Oden. Also present was Mike Lawver, future Authority member.

The Chairperson called for comments not listed on the agenda and none were presented.

A motion was made by Burke, seconded by Vasa to authorize the Chair to sign the agency agreement with NDOT for management of the FAA Grant for AIP Project No. 3-31-0085-015-2021 (Runway and Taxiway Rehab – Phase II – Construction). Roll call vote: Burke, yes; Vasa, yes; and Morrow, yes. Oden and Anderson, absent and not voting. Motion carried.

A motion was made by Vasa, seconded by Burke to authorize the Chair to sign the following grant assurances: consultant selection, project planning and specifications, conflict of interest, drug free workplace, equipment and construction contracts, and project final acceptance for Project No. 3-31-0085-015-2021. Roll call vote: Vasa, yes; Burke, yes; and Morrow, yes. Oden and Anderson, absent and not voting. Motion carried.

A motion was made by Burke, seconded by Vasa to authorize the Chair to sign the attorney retainer agreement with Bromm, Lindahl, et al. Roll call vote: Burke, yes; Vasa, yes; and Morrow, yes. Oden and Anderson, absent and not voting. Motion carried.

Conversation was held on the terms of the building lease agreement between Sierra Bravo, specifically the dollar amount of the monthly lease. Discussion was held on the total amount invested in the facility vs. the monthly hangar rent, and how the return on the investment can be achieved by Sierra Bravo. A five-year lease was discussed with a \$1,500 monthly lease. The final value of the improvements have not yet been determined, and need to be negotiated between the Authority and Sierra Bravo. Utility expenses will be approximately \$75 per month. The Authority will maintain ownership of any repairs that are made as attachments to the facility. Conversation was held about the recently installed sign as well and that it is intended to remain. It was agreed that rent must be paid within 30 days of date due. Final valuation of the building improvements will be determined no later than May 1, 2021 and will be amended into the agreement. A draft agreement will be prepared and submitted to the Authority for consideration at the January meeting for approval. Motion by Vasa, seconded by Morrow to table the approval of the agreement to the next meeting.

Chairperson report: New fuel system for 100LL is working great.

Maintenance contractor report: Contractor has been busy with snow removal and general maintenance. Reported that the Corporate Hangar has not had any activity for the removal of the items. Questions were raised about badger holes and the maintenance contractors were encouraged to talk with Mike Luben with the NE Game and Parks about trapping them again this year.

Engineer's report: Jake Vasa reported a pre-design meeting was held with Chris Corr with Olsson, Anna Lannin with NDOT-Aeronautics, and Steve Witton with the FAA, and reported on the items discussed with regard to the project. The biggest takeaway item from the meeting is that the runway will need to be raised to be in compliance with current FAA standards. This will provide an increase in positive drainage for the area. Harrell reported there was an emphasis on the timeline for the final design to be submitted to the FAA.

Harrell reported on the request for proposals for occupant of the corporate hangar, the new fuel systems, and the extension on the grant for the removal of the trees to the west of the grass runway.

A motion was made by Burke, seconded by Morrow to approve the claims presented for payment:

AUTO	Wahoo Utilities	\$536.86
AUTO	NE Department of Aeronautics	545.00
8234	Derek Schroeder	660.00
8235	BMG CPA	6,000.00
8236	Bomgaars	150.94
8237	Bromm, Lindahl etal	50.00
8238	IES Commercial, Inc.	1,290.29
8239	Jackson Services, Inc.	31.35
8240	Office Net	295.00
8241	Olsson	41,669.04
8242	Papa Tango	3,060.00
8243	George Richmond	720.00
8244	Saunders Co. Treasurer	42.08
8245	Paul Taylor	42.89
8246	Wahoo Concrete Products	210.00
8247	Waste Connections	40.00
1057	QT Pod	945.00
AUTO	World Fuel	<u>30.00</u>
		\$56,318.45

Roll call vote: Burke, yes; Morrow, yes; and Vasa, yes. Oden and Anderson, absent and not voting. Motion carried.

A motion was made by Burke, seconded by Vasa to approve the minutes of the October 12, 2020 meeting as presented. Roll call vote: Burke, yes; Vasa, yes; and Morrow, yes. Oden and Anderson, absent and not voting. Motion carried.

A motion was made by Burke, seconded by Vasa to approve the minutes of the November 16, 2020 meeting with the correction to the fee resolution to be reflective of the \$30 per month fuel surcharge instead of the \$60 per month as was on the resolution in the original minutes. Roll call vote: Bure, yes; Vasa, yes; and Morrow, yes. Oden and Anderson, absent and not voting. Motion carried.

A motion was made by Burke, seconded by Morrow to adjourn at 5:20 p.m. Roll call vote: Burke, yes; Morrow, yes, and Vasa, yes. Oden and Anderson, absent and not voting. Motion carried.

Ex-Officio
Melissa Harrell