

The North Little Rock Airport Commission Meeting was held at 12:00 pm on Thursday, August 25, 2022 in the City Council Chambers in NLR City Hall.

The roll being called, the following Commissioners attended: Todd Adams, Brad Hughes, Mark Bentley, Will Gruber. Tim Cummins, Jake House and Adrienne Smith were absent.
Also Present: Clay Rogers, Marie Miller- City Attorney's Office, Jordan Culver- Garver

Minutes

Mr. Bentley moves to approve the July minutes, Mr. Gruber seconds, the motion carries unanimously.

Financial Report

Mr. Rogers goes through the August budget statement. Mr. Bentley moves to approve, Mr. Gruber seconds. The motion carries unanimously.

Old Business

Williams Property Lease- Mr. Rogers updates the commission on the on going lease discussion. Mr. Rogers says the attorneys for WP showed the city attorney's office case law showing that Arkansas law shows that the holdover on the lease is year to year despite what the original lease says. Attorney Marie Miller says she agrees with the reading of the law and how it applies to this lease. Ms. Miller goes over the law and how it applies. Ms. Miller says WP has sent a lease check in for the \$1.00 per square foot rate. Ms. Miller says as a part of the lease now being considered a year to year holdover is that the airport needs to give 6 months notice before the ending of that year to year lease term if the airport does not want to sign a new lease or renew that year to year term. Mr. Rogers says he's comfortable with this and not worth challenging the reading of the law, and that he is looking into options of using the new infrastructure grant money we've discussed building new hangars on the east side of shifting where those hangars would be to the location of the WP hangars should they elect not to sign a new lease and they take down the hangars and move them. There is general discussion on options for building a hangar in that location and what the time frame would be. Mr. Gruber asks if there is any benefit or risk to not acknowledging that holdover status, or just not making a vote at this time about it. Ms. Miller says she thinks not acknowledging that wouldn't change it. Mr. Adams makes a motion to acknowledge the holdover status being year to year, at the \$1.00 square foot rate, Mr. Bentley seconds. The motion carries unanimously.

Expansion Project Update- Mr. Rogers gives an update on the expansion project.

2022 Airshow- Mr. Rogers updates the commission on plans for the air show.

New Business

RFP/Little Rock Air- Mr. Rogers goes over the RFP responders and that there were two responses, and Little Rock Air was the one that gave the most complete response with good qualifications. Mr. Rogers says he and Chairman Hughes have met with both respondents and asked more questions and interviewed them on their plans. Mr. Rogers says the head of Little Rock Air, Thad Dippolito, works out of the country 3 months at a time and is unable to attend today's meeting, but his brother, Mario, is in attendance and able to talk on behalf of LR Air. There is general discussion with Mario Dippolito on their company and what their plans are. There is discussion on their plan to get a fuel truck. Ms. Miller talks about the RFP process and language and that the options Mr. Dippolito lays out are within the FRP guidelines. Mr. Bentley asks Mr. Rogers if he's seen the financial documents of LR Air. Mr. Rogers says he has not, but that LR Air said in their response they would provide them if requested. Mr. Gruber is concerned we're rushing the decision because of the fuel truck for the air show. Mr. Rogers says it's definitely something he's considering, but that after reviewing the RFP and interviews with LR Air, he is comfortable with their proposal. There is discussion on the lease specifics, and that can the commission move forward with LR Air contingent on negotiating a lease and providing financial statements. Mr. Gruber makes a motion to acknowledge LR Air as a responsible bidder meeting the requirements, and enter into negotiations with them on the lease and financial documents. Mr. Bentley seconds. The motion carries unanimously.

Engineer's Report

Mr. Culver talks about the hangar location for Geoff Hatcher's hangar. Mr. Rogers says he has more to discuss with Mr. Hatcher so he would like to hold off on a vote until he can discuss more with him.

Directors Report

Mr. Rogers says Mayor Hartwick has discussed with him putting a solar farm in on some property on the airport. Mr. Rogers says he doesn't have a lot of detail yet but will report back with more when he has it.

Public Comment

None

Mr. Adams moves to adjourn, Mr. Gruber seconds.

The meeting is adjourned.