

**SALINA Airport**  
Authority

Salina Regional  
**SLN Airport**

Fly  
**SLN Airport**

SALINA AIRPORT AUTHORITY BOARD OF DIRECTORS  
REGULAR MEETING

WEDNESDAY, MAY 15, 2024

*Charting the course for  
global success.*

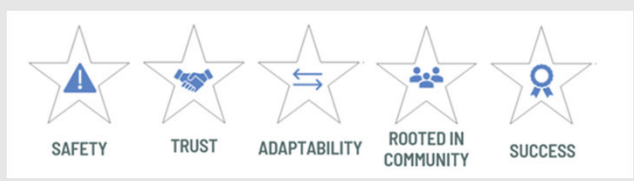


# Call to order.

Stephanie Carlin, Chair



- Determine that a quorum is present and confirm that the meeting notice has been published.
- Recognition of Guests.
- Additions to the agenda and agenda overview.



Approval of the minutes of the

- April 17, 2024 regular board meeting and
- April 24, 2024 special board meeting.

Stephanie Carlin, Chair



Review of  
airport  
activity and  
financial  
reports for  
the month  
ending  
April 30, 2024.

Tim Rogers, A.A.E.  
Shelli Swanson, C.M.



SAFETY

TRUST

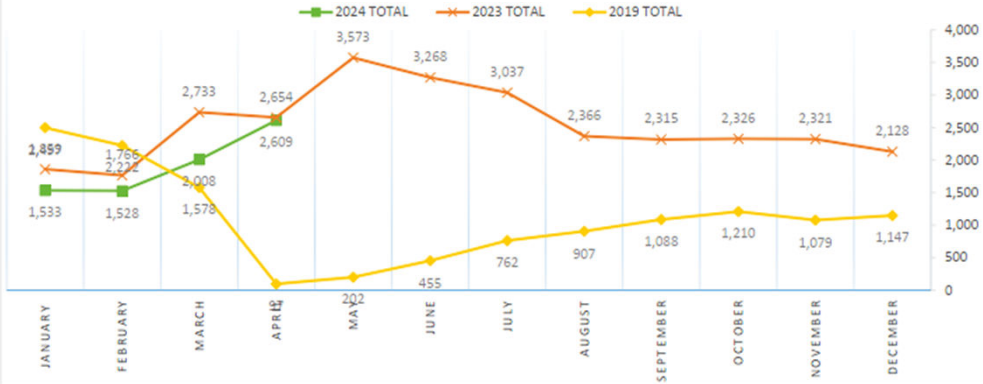
ADAPTABILITY

ROOTED IN  
COMMUNITY

SUCCESS

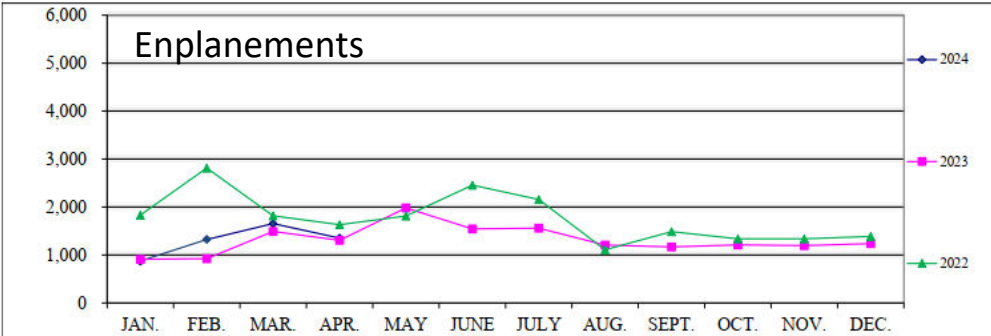
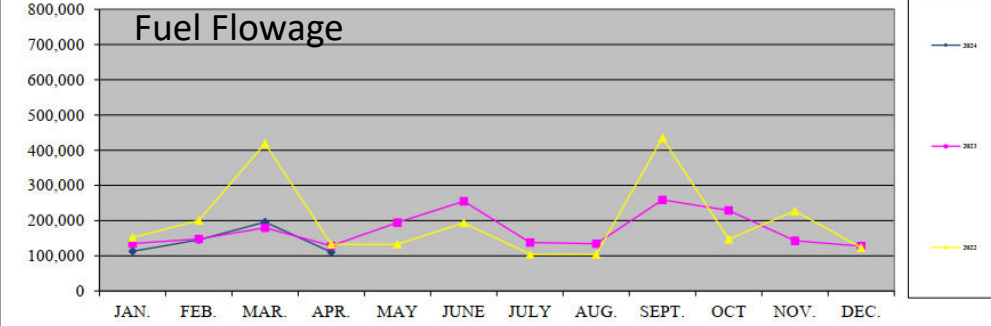
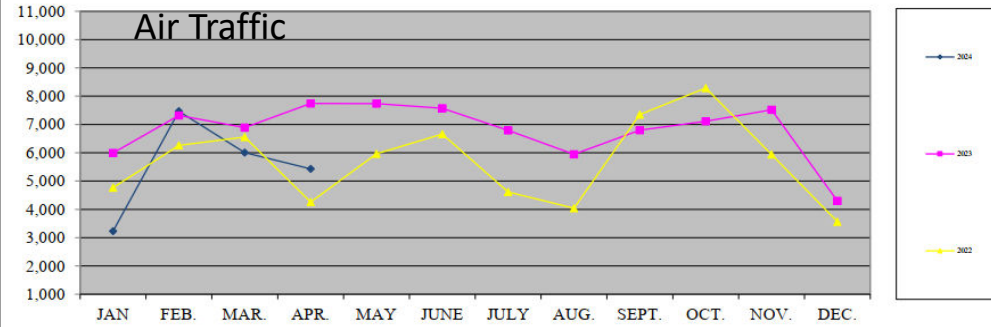
# April 2024 Activity Reports

### TOTAL SLN PASSENGERS - PER MONTH



- \* Per Pax subsidy based on prior 12 months **\$205.45**
- \* Subsidy amount based on \$5,960,542/year effective July 1, 2023
- \* Total passengers - the total of enplaned and deplaned passengers at SLN
- \* Passenger numbers reported are unaudited by SKW and subject to change

Source: SkyWest Monthly Activity Report (Rev/Non-Rev Pax)





### 2024 SkyWest Airlines

Advance Bookings - Enplanements

*Pax Comparison (DEN and ORD)*

	Mon	Tue	Wed	Thu	Fri	Sat	Sun	Mon	Tue	Wed	Thu	Fri	Sat	Sun
	5/13	5/14	5/15	5/16	5/17	5/18	5/19	5/20	5/21	5/22	5/23	5/24	5/25	5/26
<b>DEN</b>	42	47	37	37	33	40	44	48	39	42	32	40	36	36
<b>SLN Load Factor</b>	84%	94%	74%	74%	66%	80%	88%	96%	78%	84%	64%	80%	72%	72%

**AVG LF**  
**79.00%**



## SkyWest Heavy Check Work at 1 Vision

Tim Rogers, A.A.E.





APRIL 2024

FINANCIAL STATEMENTS

APRIL 2024

FINANCIAL STATEMENTS

Moody's Credit Opinion -  
Salina Airport Authority, KS /  
8 May 2023



**Salina Airport Authority**  
**Statement of Net Position Prev Year Comparison**

05/09/2024

As of April 30, 2024

	<u>Apr 30, 24</u>	<u>Mar 31, 24</u>	<u>\$ Change</u>	<u>Apr 30, 23</u>	<u>\$ Change</u>	<u>% Change</u>
<b>ASSETS</b>						
<b>Current Assets</b>						
Total Checking/Savings	12,826,175	13,406,967	-580,792	3,726,235	9,099,940	244%
Total Accounts Receivable	103,129	116,106	-12,977	156,115	-52,986	-34%
Total Other Current Assets	2,462,738	2,447,933	14,805	2,417,912	44,826	2%
<b>Total Current Assets</b>	15,392,042	15,971,006	-578,964	6,300,262	9,091,780	144%
<b>Total Fixed Assets</b>	56,326,455	55,317,737	1,008,718	48,426,109	7,900,346	16%
<b>Total Other Assets</b>	4,030,638	4,030,638	0	4,157,749	-127,111	-3%
<b>TOTAL ASSETS</b>	<u>75,749,135</u>	<u>75,319,381</u>	<u>429,754</u>	<u>58,884,120</u>	<u>16,865,015</u>	<u>29%</u>
<b>LIABILITIES &amp; EQUITY</b>						
<b>Liabilities</b>						
Total Current Liabilities	11,065,808	11,260,956	-195,148	11,050,416	15,392	0%
Total Long Term Liabilities	36,165,412	36,164,577	835	21,217,622	14,947,790	70%
<b>Total Liabilities</b>	47,231,220	47,425,533	-194,313	32,268,038	14,963,182	46%
<b>Total Equity</b>	28,517,914	27,893,850	624,064	26,616,083	1,901,831	7%
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<u>75,749,134</u>	<u>75,319,383</u>	<u>429,751</u>	<u>58,884,121</u>	<u>16,865,013</u>	<u>29%</u>

**Salina Airport Authority**  
**Profit & Loss Prev Year Comparison**  
 January through April 2024

8:42 PM  
 05/09/2024  
 Accrual Basis

	<u>Jan - Apr 24</u>	<u>Jan - Apr 23</u>	<u>\$ Change</u>	<u>% Change</u>
<b>Ordinary Income/Expense</b>				
<b>Income</b>				
<b>Total Airfield revenue</b>	435,194	417,662	17,532	4%
<b>Total Building and land rent</b>	597,617	619,876	-22,259	-4%
<b>Total Other revenue</b>	50,750	45,934	4,816	10%
<b>Total Income</b>	1,083,561	1,083,472	89	0%
<b>Gross Profit</b>	1,083,561	1,083,472	89	0%
<b>Expense</b>				
<b>Total Administrative expenses</b>	698,941	606,519	92,422	15%
<b>Total Maintenance expenses</b>	410,431	373,885	36,546	10%
<b>Uncategorized Expenses</b>	0	0	0	0%
<b>Total Expense</b>	1,109,372	980,404	128,968	13%
<b>Net Ordinary Income</b>	-25,811	103,068	-128,879	-125%
<b>Other Income/Expense</b>				
<b>Total Other Income</b>	2,556,239	1,072,269	1,483,970	138%
<b>Total Other Expense</b>	1,775,012	1,180,347	594,665	50%
<b>Net Other Income</b>	781,227	-108,078	889,305	823%
<b>Net Income</b>	<b>755,416</b>	<b>-5,010</b>	<b>760,426</b>	<b>15,178%</b>

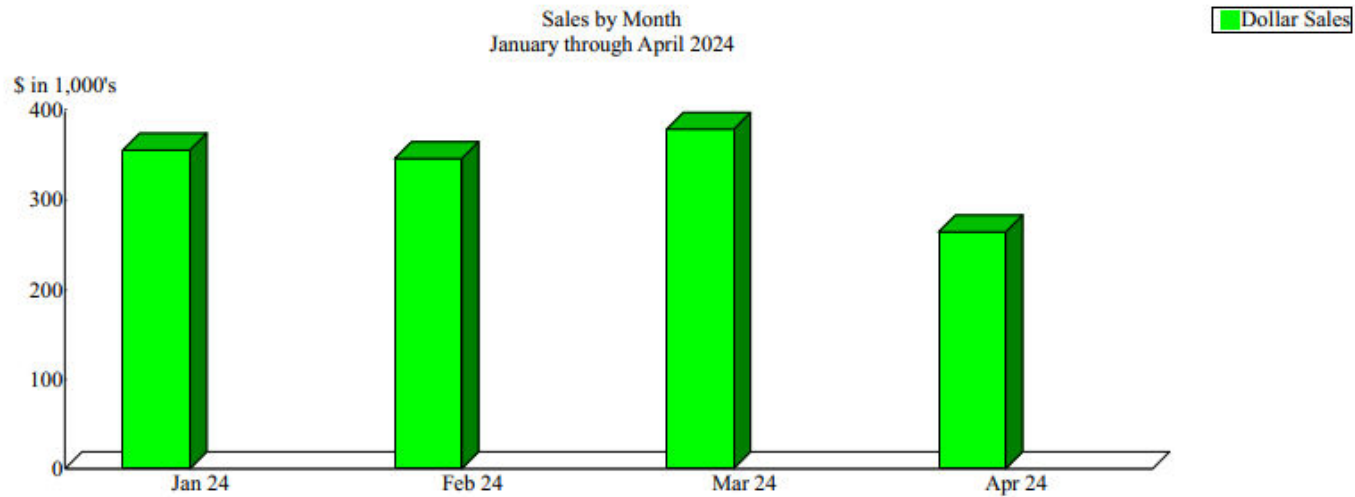
**Salina Airport Authority**  
**Capital Additions Budget vs. Actual**  
As of April 30, 2024

5:16 AM

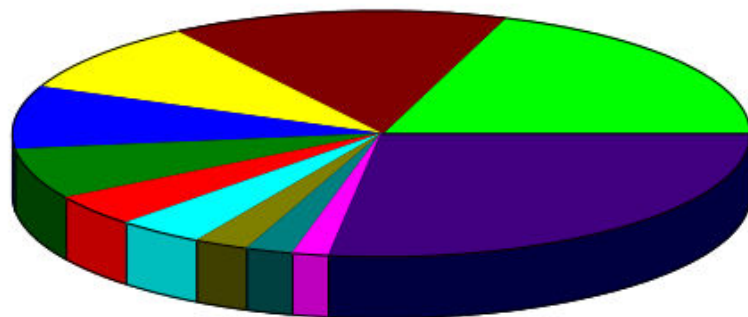
05/10/2024

Accrual Basis

	<b>April 24</b>	<b>Jan - Apr 24</b>	<b>Annual Budget</b>	<b>+/- \$ Over Budget</b>	<b>% of Annual Budget</b>
<b>ASSETS</b>					
<b>Fixed Assets</b>					
<b>Fixed assets at cost</b>					
<b>Total Airfield</b>	895,946	1,765,986	23,755,902	-21,989,916	7%
<b>Total Buildings &amp; Improvements</b>	382,773	2,016,732	3,988,100	-1,971,368	51%
<b>Total Equipment</b>	0	230,372	1,880,500	-1,650,128	12%
<b>Total Land</b>	0	3,400	50,000	-46,600	7%
<b>Total Fixed assets at cost</b>	1,278,719	4,016,490	29,674,502	-25,658,012	14%



Sales Summary  
January through April 2024

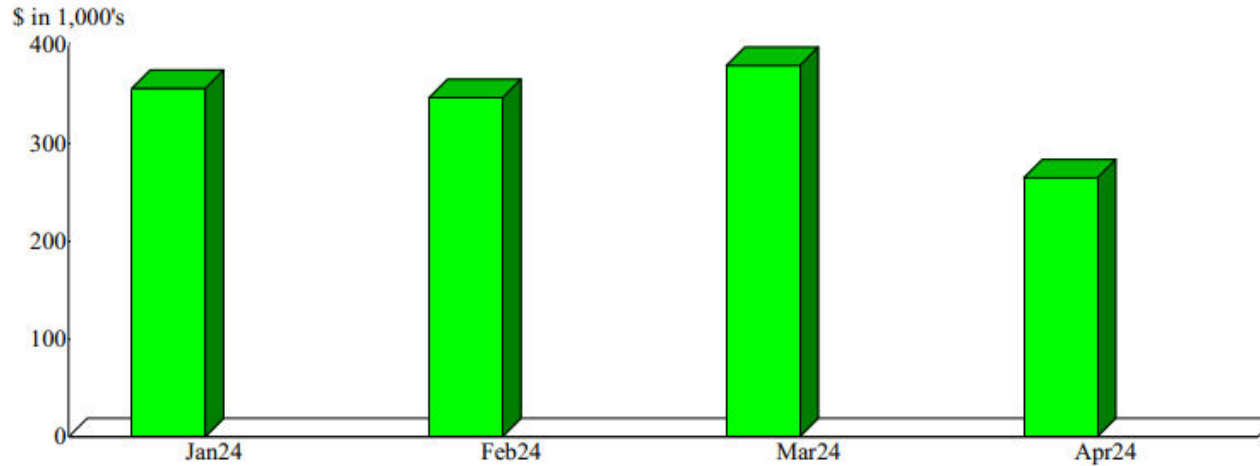


I Vision Aviation, PLLC	19.73%
Saline County	14.88
Kansas Erosion Products, LLC.	9.42
Avflight Salina	8.34
Stryten Salina, LLC	6.78
Universal Forest Products (UFP)	4.16
K-State Salina	3.84
SkyWest Airlines, Inc.	2.40
Nellis AFB	2.20
Durham School Service, L.P.	1.65
Other	26.62
<b>Total</b>	<b>\$1,344,406.41</b>

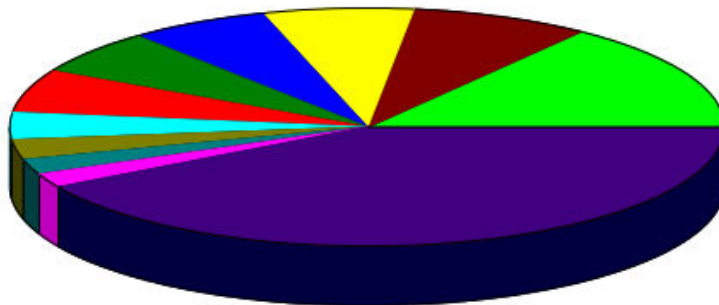
By Customer

Sales by Month  
January through April 2024

Dollar Sales



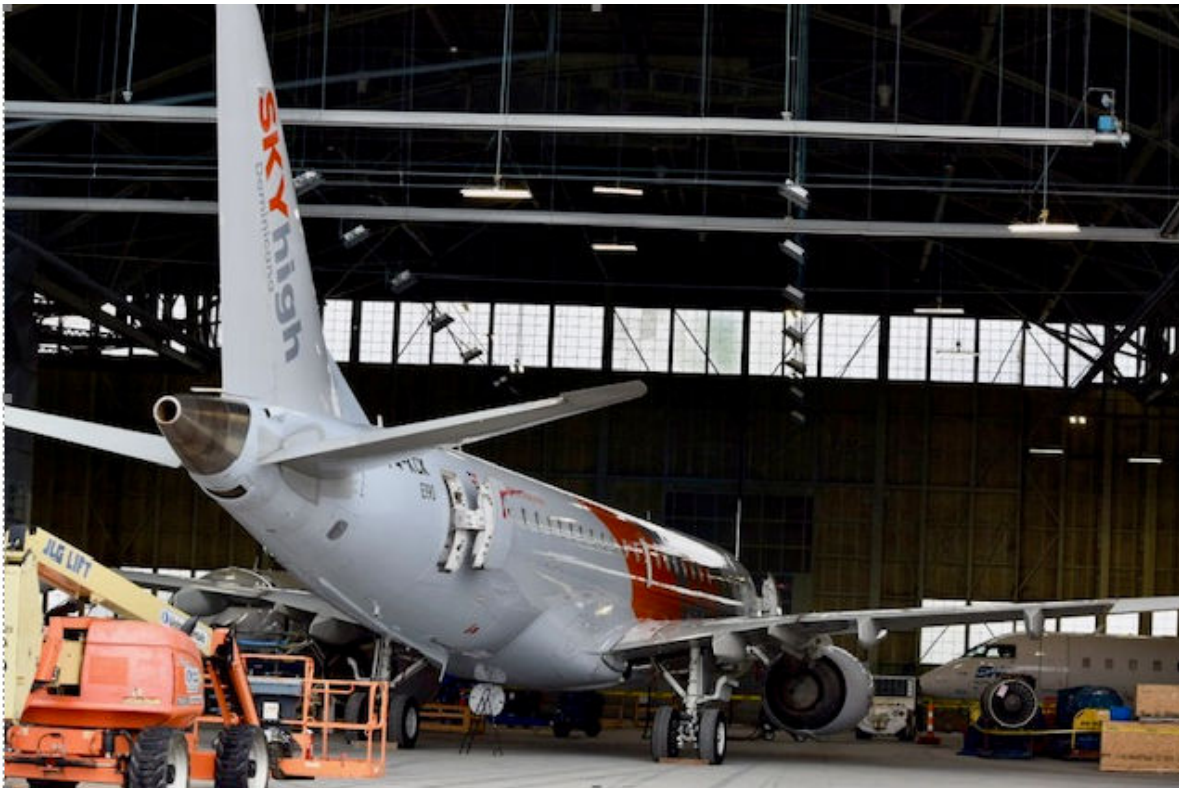
Sales Summary  
January through April 2024



Air Service Grant (Air Service Grant)	14.88%
H-00959-1 (Hangar Facility H959 - 2044 S	8.15
H-0606-3 (Hangar 606, 2630 Arnold Court	6.89
B-01021 (Building #1021 located at 3600	6.51
Insurance(CP) (Insurance Reimbursement)	6.10
B-00655-3 (Bldg. #655 (96,611 SF) - 2656	5.99
FFF-Avflight Salina (Fuel Flowage Fee @	3.76
B-00620-1 (Building #620 (30,000 SF) an	2.84
H-0600-4 (Hangar 600 - 2720 Arnold Court	2.11
H-00409-1 (FBO Hangar - 2010 Rogers Ct.)	2.05
Other	40.72
<b>Total</b>	<b>\$1,344,406.41</b>

By Item

# Consent Agenda Action Items



## Consent Agenda Action Items:

6. Consideration and approval of a lease agreement with the Kansas Highway Patrol. (Swanson)
7. Approval of a lease addendum with Kansas State University Salina. (Swanson)
8. Consideration of a lease agreement with RMA Engineering, LLC for Unit E at the Salina Development Center. (Swanson)
9. Consideration of a lease addendum with RMA Engineering, LLC Hangar H506-2 lease that approves a sublease to FAR Part 135 charter operator AirResources Group. (Swanson)
10. Approval of a Federal Aviation Administration (FAA) grant offer and agreement for the purchase of airport snow removal equipment. (Swanson)
11. Approval of bids received for the purchase of FAA grant funded airport snow removal equipment. (Miller)



## Airport and Airport Industrial Center Development Project Action Items

### Airport and Airport Industrial Center Development Projects Action Items:

12. Approval of construction bids received for the construction of AIM Center of Excellence classroom and shop space at Hangar H626. (Miller and Swanson)
13. Review and discussion of plans to develop the Airport Authority's 80-acre located at the intersection of Water Well and Centennial Rd to add new construct ready sites at the Salina Airport Industrial Center. (Miller and Cunningham)
14. Review and discussion of plans for General Obligation Bond, Temporary Note financing for the following Salina Airport and Airport Industrial Center development projects. (Swanson and Walter)
  - a. Project 80 design and construction of street, sanitary sewer, waterline, and storm drainage improvements in order to facilitate future development.
  - b. Waterline relocation improvements related to the Authority SLN Terminal expansion & renovation.
  - c. Design and site preparation costs related to construction of new Aircraft Maintenance, Repair and Overhaul (MRO) facilities to include hangar, warehouse, interior shops, and paint facilities.
15. Consideration of SAA Resolution 24-05 authorizing the issuance of Salina Airport Authority General Obligation Bond Temporary Notes. (Swanson and Walter)
16. Consideration of an engineering agreement with Wilson & Co. for the design of street and utility improvements to create new Airport Industrial Center development sites at the Airport Authority's 80-acre development site located at Water Well and Centennial Rd. (Miller and Cunningham)

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## **APPROVAL OF CONSTRUCTION BIDS**

*AIM CENTER OF EXCELLENCE  
CLASSROOM AND SHOP SPACE  
AT HANGAR H626*

PIETER MILLER, C.M.  
SHELLI SWANSON, C.M.





**PRELIMINARY PLAT OF AIRPORT INDUSTRIAL CENTER NO. 3  
TO THE CITY OF SALINA, SALINE COUNTY, KANSAS**  
N/2 OF THE NE/4 OF S10-T15S-R3W OF THE 6TH P.M.

## Review and discussion of plans to develop the Airport Authority's 80-acre

### LEGAL DESCRIPTION

THE NORTH HALF OF THE NORTHEAST QUARTER (N/2 NE/4) OF SECTION TEN (10), TOWNSHIP FIFTEEN (15) SOUTH, RANGE THREE (3) WEST OF THE 6TH PRINCIPAL MERIDIAN, SALINE COUNTY, KANSAS, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID NORTHEAST QUARTER, THENCE S 00° 13' 49" E, ALONG THE EAST LINE OF SAID NORTH HALF, A DISTANCE OF 1325.08 FEET TO THE SOUTHEAST CORNER OF SAID NORTH HALF; THENCE S 88° 28' 40" W, ALONG THE SOUTH LINE OF SAID NORTH HALF, A DISTANCE OF 2650.16 FEET TO THE SOUTHWEST CORNER OF SAID NORTH HALF; THENCE N 00° 05' 57" W, ALONG THE WEST LINE OF SAID NORTH HALF, A DISTANCE OF 1320.88 FEET TO THE NORTHWEST CORNER OF SAID NORTHEAST QUARTER; THENCE N 88° 23' 08" E, ALONG THE NORTH LINE OF SAID NORTHEAST QUARTER, A DISTANCE OF 2647.23 FEET TO THE POINT OF BEGINNING;

CONTAINING 3,503,141.2 SQUARE FEET OR 80.42 ACRES, MORE OR LESS.

SAID NORTH HALF IS SUBJECT TO ALL EASEMENTS AND RIGHTS OF WAY OF RECORD.

### BOUNDARY CLOSURE

CLOSURE ERROR DISTANCE = 0.0173'  
ERROR BEARING = S 23° 18' 30" E  
CLOSURE PRECISION = 1 IN 459301.8016



LOCATION MAP  
NOT TO SCALE

### PLAT NOTES

1. COORDINATE SYSTEM = MODIFIED NAD83 KS STATE PLANE COORDINATE SYSTEM NORTH ZONE US SURVEY FOOT.
2. PROJECT COORDINATES / 1.0000639709 = STATE PLANE.
3. ALL PARCELS ARE LOCATED WITHIN ZONE X ON THE FLOOD INSURANCE RATE MAP NUMBER 2016SC0219C WITH AN EFFECTIVE DATE OF APRIL 18, 2018, AND AREA LABELED ZONE X IS NOTED AS BEING PROTECTED FROM THE 1-PERCENT-ANNUAL-CHANCE OR GREATER FLOOD HAZARD BY A LEVEE SYSTEM.
4. THIS PLAT SHALL CONFORM WITH THE PROVISIONS OF RESOLUTION NO. 3186 OF THE CITY OF SALINA DEALING WITH FLOOD HAZARD AREAS.
5. EASEMENTS AND RIGHT OF WAYS SHOWN, WHICH HAVE NOT BEEN PREVIOUSLY DEDICATED, ARE INTENDED TO BE DEDICATED BY THE FINAL PLAT.

### OWNER

SALINA AIRPORT AUTHORITY  
3237 ARNOLD AVENUE  
SALINA, KS 67401

### SURVEYOR

WILSON & COMPANY  
800 EAST 101ST TERRACE, SUITE 200  
KANSAS CITY, MO 64131

### ENGINEER

WILSON & COMPANY  
1700 E IRON AVE  
SALINA, KS 67401

*Located at the interseaction of Water Well and Centennial Rd*

*Adding new construction ready sites at the Salina Airport Industrial Center.*

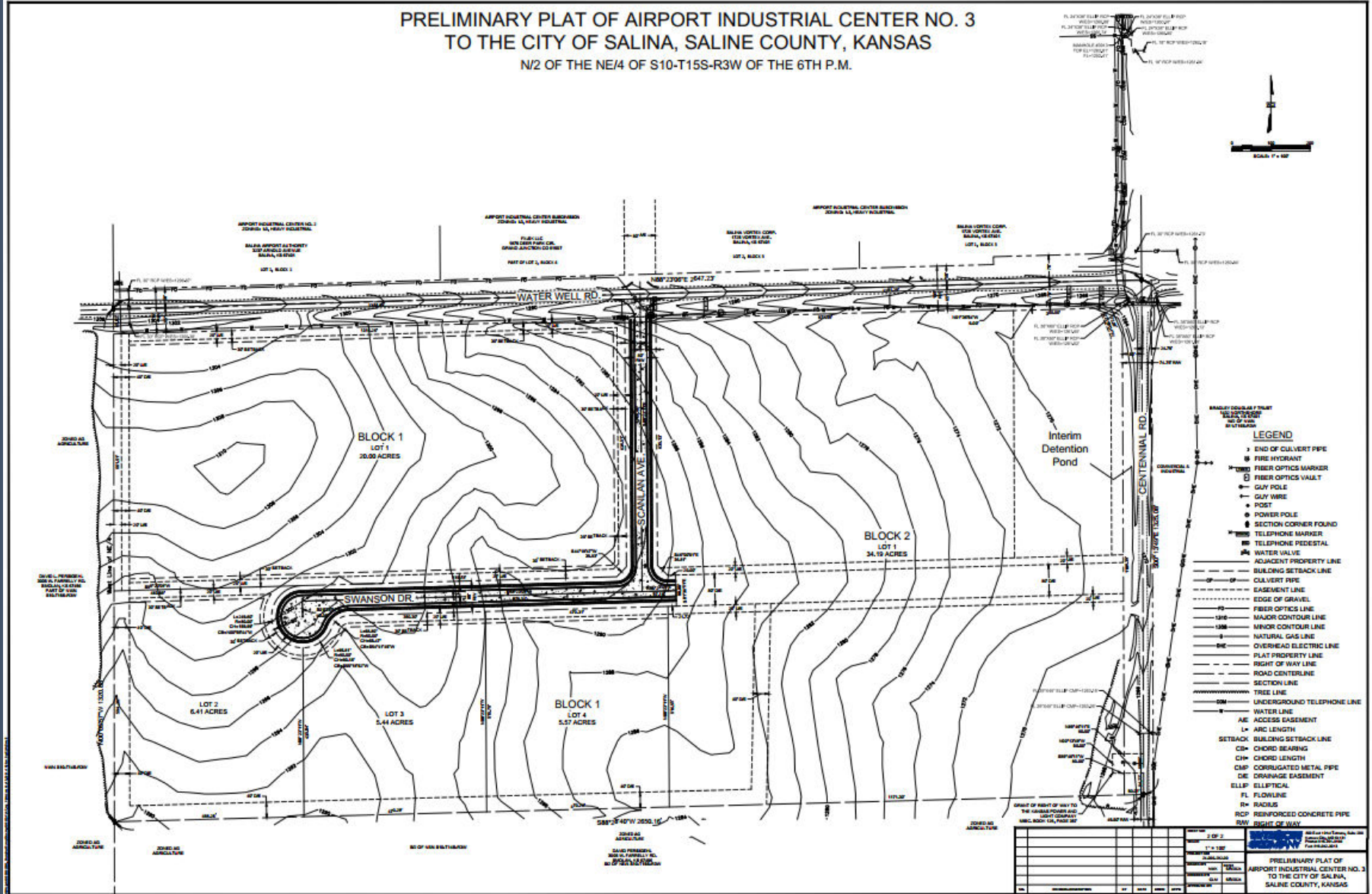
Pieter Miller, C.E.

Maynard Cunningham

DATE	DESCRIPTION	BY	CHECKED	DATE	DESCRIPTION	BY	CHECKED	DATE	DESCRIPTION	BY	CHECKED	DATE	DESCRIPTION	BY	CHECKED
<p align="right">1 OF 2</p>															
<p align="center">1 / PRELIMINARY PLAT OF AIRPORT INDUSTRIAL CENTER NO. 3 TO THE CITY OF SALINA, SALINE COUNTY, KANSAS</p>															

# PRELIMINARY PLAT OF AIRPORT INDUSTRIAL CENTER NO. 3 TO THE CITY OF SALINA, SALINE COUNTY, KANSAS

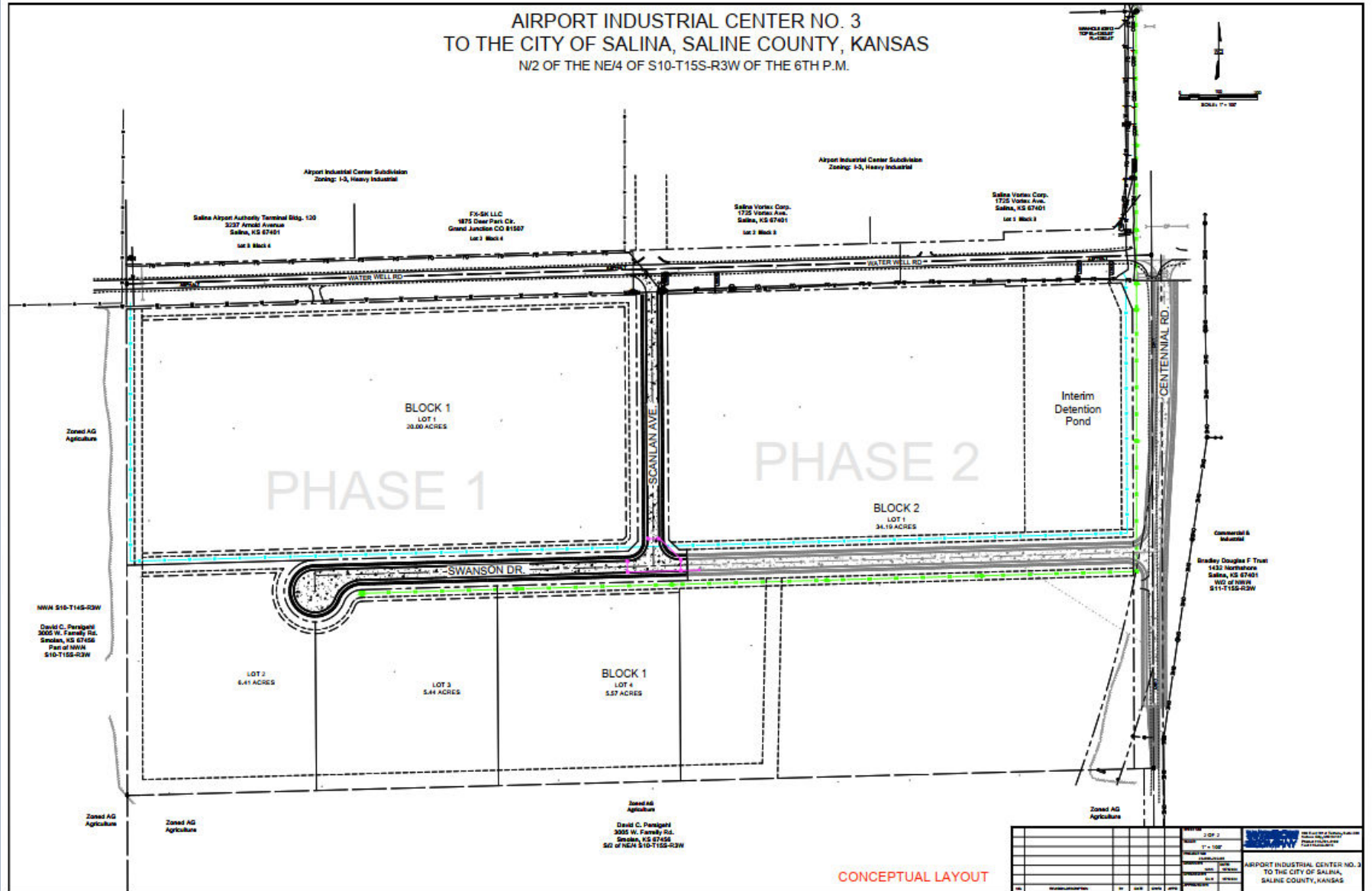
N/2 OF THE NE/4 OF S10-T15S-R3W OF THE 6TH P.M.



- LEGEND**
- END OF CULVERT PIPE
  - FIRE HYDRANT
  - FIBER OPTICS MARKER
  - FIBER OPTICS VAULT
  - GUY POLE
  - GUY WIRE
  - POST
  - POWER POLE
  - SECTION CORNER FOUND
  - TELEPHONE MARKER
  - TELEPHONE PEDESTAL
  - WATER VALVE
  - ADJACENT PROPERTY LINE
  - BUILDING SETBACK LINE
  - CULVERT PIPE
  - EASEMENT LINE
  - EDGE OF GRAVEL
  - FIBER OPTICS LINE
  - MAJOR CONTOUR LINE
  - MINOR CONTOUR LINE
  - NATURAL GAS LINE
  - OVERHEAD ELECTRIC LINE
  - PLAT PROPERTY LINE
  - RIGHT OF WAY LINE
  - ROAD CENTERLINE
  - SECTION LINE
  - TREE LINE
  - UNDERGROUND TELEPHONE LINE
  - WATER LINE
  - AE ACCESS EASEMENT
  - APC LENGTH
  - SETBACK BUILDING SETBACK LINE
  - CD- CHORD BEARING
  - CL- CHORD LENGTH
  - CMP CORRUGATED METAL PIPE
  - DE DRAINAGE EASEMENT
  - ELLIP ELLIPTICAL
  - FL FLOWLINE
  - R- RADIUS
  - RCP REINFORCED CONCRETE PIPE
  - RW RIGHT OF WAY

DATE	2-27-21	
SCALE	1" = 40'	
DRAWN BY	DAVID L. FURBUSH	PRELIMINARY PLAT OF AIRPORT INDUSTRIAL CENTER NO. 3 TO THE CITY OF SALINA, SALINE COUNTY, KANSAS
CHECKED BY	DAVID L. FURBUSH	

**AIRPORT INDUSTRIAL CENTER NO. 3  
TO THE CITY OF SALINA, SALINE COUNTY, KANSAS**  
N/2 OF THE NE/4 OF S10-T15S-R3W OF THE 6TH P.M.



CONCEPTUAL LAYOUT

DATE	2-07-2	PROJECT	AIRPORT INDUSTRIAL CENTER NO. 3
SCALE	1" = 100'	OWNER	CITY OF SALINA
DESIGNED BY		PROJECT NO.	
DRAWN BY		DATE	
CHECKED BY		REVISION	
APPROVED BY		DATE	

DAVID C. PARSONS & ASSOCIATES, P.C.  
3005 W. FAMILY RD.  
SMOKEE, KS 67456

**AIRPORT INDUSTRIAL CENTER NO. 3  
TO THE CITY OF SALINA,  
SALINE COUNTY, KANSAS**

## **Review and discussion of plans for General Obligation Bond, Temporary Note financing for the following Salina Airport and Airport Industrial Center development projects.**

- *Project 80 development: Street, sanitary sewer, waterline, and stormwater drainage design and construction.*
- *New MRO Facilities – design, bidding and site preparation phases.*
- *M. J. Kennedy Air Terminal expansion waterline relocation.*

Shelli Swanson, C.M.  
Mitch Walter

# Consideration of SAA Resolution 24-05

*Authorizing the issuance of Salina  
Airport Authority General  
Obligation Bond Temporary Notes*

Shelli Swanson, C.M.  
Mitch Walter



# Consideration of an engineering agreement with Wilson & Co.

*For the design of street and utility improvements at Water Well and Centennial Rd.*

Pieter Miller, C.M.  
Maynard Cunningham

Pieter Miller  
Deputy Executive Director  
Salina Airport Authority

Subject: Supplemental Agreement No. 1 – Salina Airport Authority – Project 80 Final Design  
Section B Additional Services (as Requested by Supplement Agreement) in the Professional Consulting Services Agreement dated 21 February 2024

Mr. Miller,

Thank you for allowing Wilson & Company (Engineer) to assist the Salina Airport Authority (Owner) with the final design services associated with Project 80 Platting. The following outlines the agreed upon B.1. Design Services Additional Services Supplemental No. 1 scope of work/services, compensation, timeline, and billing terms:

**Project Scope/Services to be Completed:**

**Task B.1A – Field Survey & Mapping Services – Centennial Road Right of Way & Permanent Drainage Easement on the Bradley Douglas Trust Property east of Centennial Road:**

- A. Topographic Field Survey: Perform a field survey to obtain sufficient detail for the Salina Airport Authority Development Survey Services. The field information shall include topographic information to clearly identify above-ground visible topographic features within the area displayed in "Exhibit A" below.
- B. Property Boundary Survey: Record documents will be used in conjunction with found property corners to develop the property line basemap. Property lines, Right-of-Way, and subdivisions will be plotted on the survey base map for the area depicted in "Exhibit B" below.
- C. Ownership and Encumbrance Reports: The Consultant will order O&E reports from a local title company. The deliverables from the title company will need to include: the ownership name, identification of any encumbrances on the property, a description of the property, and copies of deeds and any easements associated with the property. If the property is platted, a copy of the subdivision plat will be required. The Consultant will use this information to confirm and refine the right-of-way and property information used in the base mapping. The Consultant has identified a total of (1) individual tracts.
- D. Right-of-Way & Drainage Easement Generation: The Consultant will coordinate with Engineering to define the Right-of-Way and Drainage Easement to be acquired as part of this project. Legal descriptions and exhibits necessary to acquire said parcel takings shall be provided to the County.
- E. Deliverables: Wilson & Company will produce a legal description and parcel map for the right of way and drainage easements.

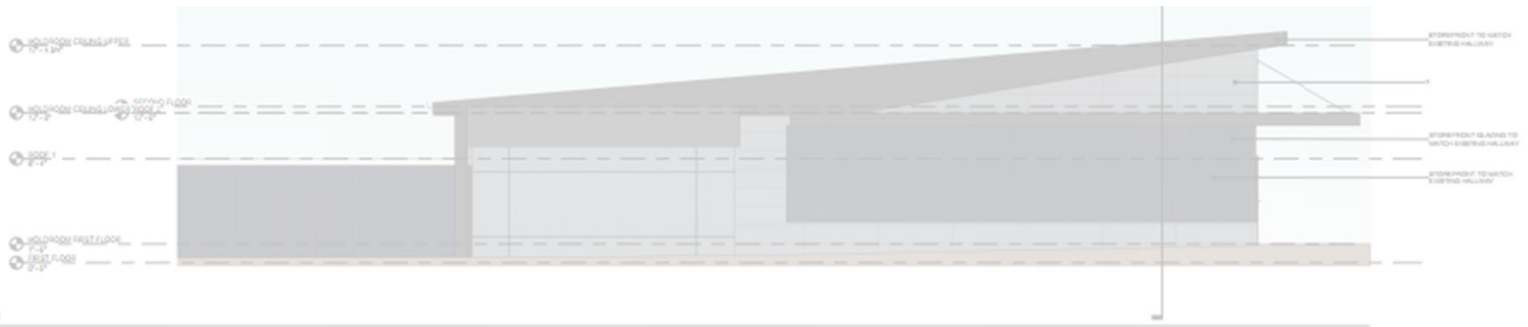
**Task B.1B – Design Services:**

- A. Project Management:
  - a. The Consultant will conduct general project management tasks including coordination and meetings necessary for the project. Extensive coordination is anticipated to be necessary to advance through the preliminary and final platting processes while obtaining the goals and needs of the proposed development.
  - b. Attend a kick-off meeting to review the project schedule and specific design issues that will need to be resolved.
  - c. Attend progress meetings as needed (up to 6) to discuss project progress, design and/or coordination issues that may arise throughout the project, changes that may affect the project, project schedule, and other items as needed. These meetings will occur during the Preliminary and Final design phases only. A monthly progress report will be prepared and provided as well.

# Staff Reports

Pieter Miller, C.M.





E1 NORTH ELEVATION  
1/4" = 1'-0"



C1 EAST ELEVATION  
1/4" = 1'-0"

# M.J. Kennedy Air Terminal



**30%**  
SUBMITTAL

PROJECT NO. 2017-01-01  
DATE ISSUED: 08/15/17  
DESIGNED BY: Dwyer  
DRAWN BY: Aulst  
CHECKED BY: Dwyer

**SALINA Airport Authority**

TERMINAL RENOVATION  
100 AIRPORT AVENUE  
DIXON, MO 64821  
PROJECT NO. SALINA AIRPORT AUTHORITY

PROJECT NO. 2017-01-01  
DATE ISSUED: 08/15/17  
DESIGNED BY: Dwyer  
DRAWN BY: Aulst  
CHECKED BY: Dwyer



# Director's Forum

Stephanie Carlin, Chair





## **STARS Award presentation**

Stephanie Carlin, Chair

Pieter Miller, C.M.



### *Star Recognition – Adaptability*



SAFETY



TRUST



ADAPTABILITY



ROOTED IN  
COMMUNITY



SUCCESS

### **Stephanie Flanagan**

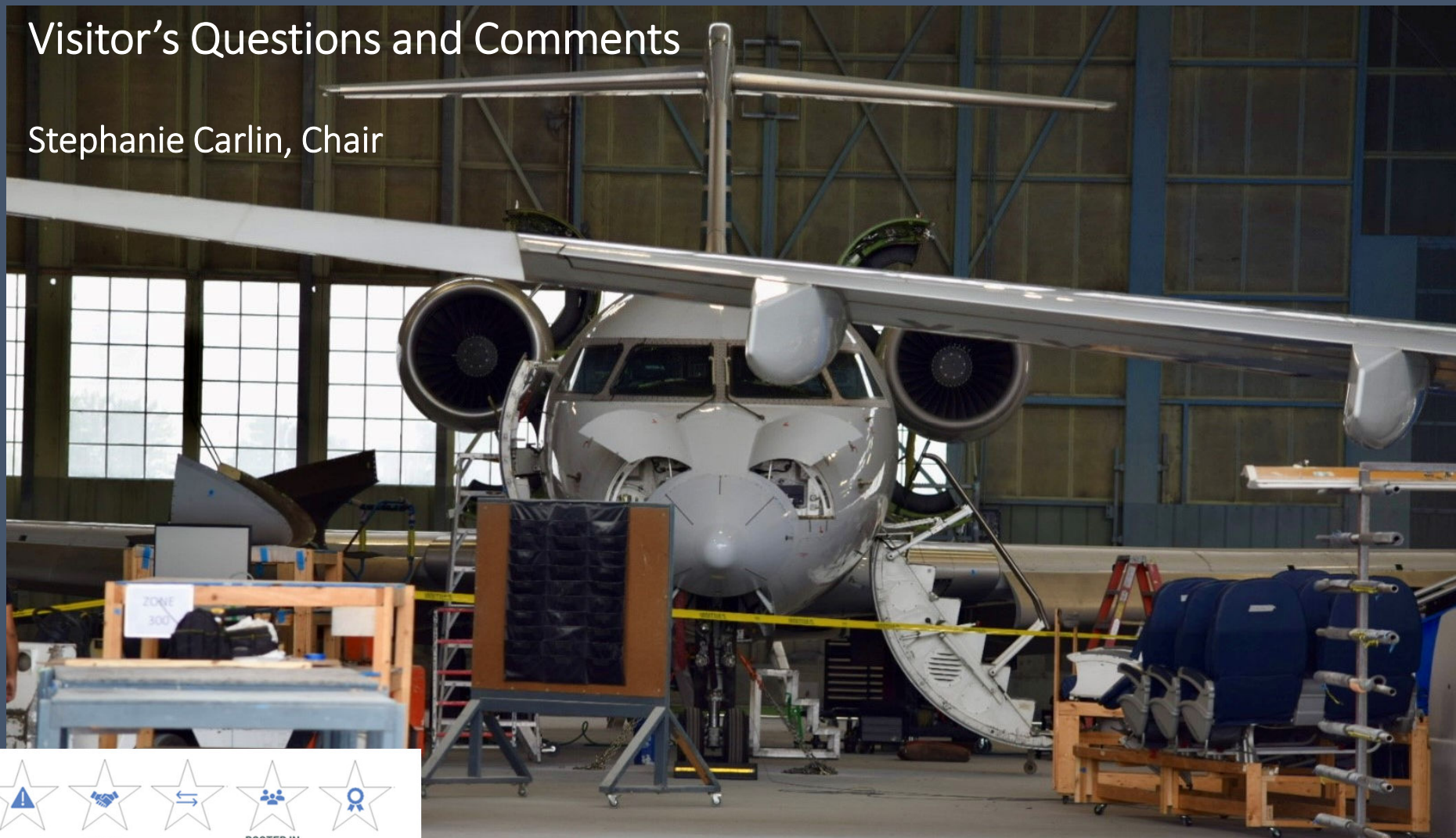
**Recognized by Pieter Miller, Deputy Executive Director**  
**Presented By Stephanie Carlin, Salina Airport Authority Board Chair**  
**Service Date 04/02/2024**

- For extraordinary customer service,
- Identifying and mitigating schedule challenges, and
- Providing 100% flight connections to 32 Denver passengers.

**SALINA** Airport  
Authority

# Visitor's Questions and Comments

Stephanie Carlin, Chair





# Announcements

Kasey Windhorst

## Tim's Retirement Reception

Thursday, June 27, 2024, 3:00 p.m. – 6:00 p.m.

### Upcoming Board Meetings:

- Regular Board Meeting, Wednesday, June 26, 2024, 8:00 a.m. (rescheduled)
- Regular Board Meeting, Wednesday, July 17, 2024, 8:00 a.m.
- Regular Board Meeting, Wednesday, August 21, 2024, 8:00 a.m.

Vision	Mission
Charting the course for global success.	To be a trusted global leader propelling economic growth for aerospace, business, industry, and military by strengthening partnerships.
Values	Goals
Safety Trust Adaptability Rooted in Community Success	Continue building on the 2023 priorities and 2024 Goals



Signatures:  
Chair



# SAA Board of Directors and Senior staff photos

Stephanie Carlin, Chair



Adjournment  
Stephanie Carlin, Chair