

**Notice of Public Meeting
of the
DES MOINES AIRPORT AUTHORITY
BOARD**

DATE: May 8, 2018
TIME: 9:00 a.m.
PLACE: Airport Board Room, 2nd Floor, Airport Terminal

Agenda

Call to Order and Roll Call

1. Consider Minutes for April 10, 2018 Meeting
2. Relocate Hangar No. 42 Project (Director of Engineering)
 - a. **Public Hearing** regarding the plans, specifications, form of contract, and estimated total cost for the Relocate Hangar No. 42 Project;
 - b. Consider Resolution adopting plans, specifications, form of contract, and estimated total cost for the Relocate Hangar No. 42 Project;
 - c. Consider award of contract to Jensen Builders, LTD.
3. Parking Garage Maintenance 2018 Project (Director of Engineering)
 - a. **Public Hearing** regarding the plans, specifications, form of contract, and estimated total cost for the Parking Garage Maintenance 2018 Project;
 - b. Consider Resolution adopting plans, specifications, form of contract, and estimated total cost for the Parking Garage Maintenance 2018 Project;
 - c. Consider award of contract to C.K. Fairco, Inc.
4. Runway 13/31 Reconstruction Phase III Project (Director of Engineering)
 - a. **Public Hearing** regarding the plans, specifications, form of contract, and estimated total cost for the Runway 13/31 Reconstruction Phase III Project;
 - b. Consider Resolution adopting plans, specifications, form of contract, and estimated total cost for the Runway 13/31 Reconstruction Phase III Project;
 - c. Consider approval of Federal Aviation Administration Grant No. 70 associated with Runway 13/31 Reconstruction – Phase III;
 - d. Consider award of contract to Flynn Company, Inc.

5. **South Quadrant Water Main Installation Project (Director of Engineering)**
 - a. **Public Hearing** regarding the plans, specifications, form of contract, and estimated total cost for the South Quadrant Water Main Installation Project;
 - b. Consider Resolution adopting plans, specifications, form of contract, and estimated total cost for the South Quadrant Water Main Installation Project;
 - c. Consider award of contract to Halbrook Excavating.
6. **Consider Maintenance Hangar Lease Agreement with Delta Air Lines (Director of Finance)**
 - a. **Public Hearing** – Regarding the leasing of the Maintenance Hangar, Building No. 29
 - b. Consider Maintenance Hangar Lease Agreement with Delta Airlines
7. **Consider Union Agreement with Central Iowa Public Employees Council (Executive Director)**
8. **Consider Union Agreement with Municipal Employees Association (Executive Director)**
9. **Consider Supplemental Agreement No. 1 to Task Order No. 39 for the Relocation of Building No. 42, with Foth Infrastructure and Environment, LLC (Director of Engineering)**
10. **Consider Contract for the extension of Electrical Lines underground to serve Building No. 52 with MidAmerican Energy Company (Director of Engineering)**
11. **Consider Contract for Parking Garage Standpipe and Storm Piping Replacement Project with The Waldinger Corporation (Director of Engineering)**
12. **Consider Supplemental Agreement No. 1 to Task Order No. 40 for Mechanical, Electrical, Plumbing, Architectural and Civil scope additions for the Relocation of Building No. 32, Cargo Facility with Foth Infrastructure and Environment, LLC (Director of Engineering)**
13. **Consider Contract for Pavement Patching Repairs Project with Flynn Company, Inc. (Director of Engineering)**
14. **Financial Report (Director of Finance)**
15. **Briefing (Executive Director)**

16. Adjourn

Agenda Notes:

Call to Order and Roll Call

1. **Consider Minutes for April 10, 2018, Meeting**
2. **Relocate Hangar No. 42 Project (Director of Engineering)**

- a. **Public Hearing** regarding the plans, specifications, form of contract, and estimated total cost for the Relocate Hangar No. 42 Project;

This project is one of the enabling projects in the Terminal Project Plan. Aircraft hangar #33 will be moved from its current location in the south quadrant to a new location and will be renamed hangar #42. The Engineer's Estimate for the improvements is \$1,518,425.00. The project is included in the 2018 Capital Improvement Budget.

- b. **Consider Resolution adopting plans, specifications, form of contract, and estimated total cost for the Relocate Hangar No. 42 Project;**

Staff recommends approval of Resolution adopting plans, specifications, form of contract, and estimated total cost for the Relocate Hangar No. 42 project.

- c. **Consider award of contract to Jensen Builders, LTD.**

Bids were opened on May 1, 2018, and the lowest responsive, responsible bidder was Jensen Builders, LTD for \$1,329,459.90.

Staff Recommendation: Approve the contract with Jensen Builders, LTD in the amount of \$1,329,459.90, and authorize the Director of Engineering and Planning to accept and close out this project when completed in accordance with the contract documents.

3. **Parking Garage Maintenance 2018 Project (Director of Engineering)**

- a. **Public Hearing** regarding the plans, specifications, form of contract, and estimated total cost for the Parking Garage Maintenance 2018 Project;

A variety of exterior joint sealant repairs on both the North and South garage will be completed through this proposed project. The Engineer's Estimate for the improvements is \$120,750.00. The project is included in the 2018 Capital Improvement Budget.

- b. **Consider Resolution adopting plans, specifications, form of contract, and estimated total cost for the Parking Garage Maintenance 2018 Project;**

Staff recommends approval of Resolution adopting plans, specifications, form of contract, and estimated total cost for the Parking Garage Maintenance 2018 project.

c. Consider award of Parking Garage Maintenance contract to C.K. Fairco, Inc.

Bids were opened on May 1, 2018, and the lowest responsive, responsible bidder was C.K. Fairco, Inc. for \$78,075.00.

Staff Recommendation: Approve the contract with C.K. Fairco, Inc. in the amount of \$78,075.00, and authorize the Director of Engineering and Planning to accept and close out this project when completed in accordance with the contract documents.

4. Runway 13/31 Reconstruction Phase III Project (Director of Engineering)

a. Public Hearing regarding the plans, specifications, form of contract, and estimated total cost for the Runway 13/31 Reconstruction Phase III Project;

This contract is for the completion of the third phase of three for the reconstruction of runway 13/31. The project will:

- i. Reconstruct 1,450 feet of Runway 13/31 from Runway 13 end to Taxiway D5 connection.
- ii. Include paved shoulders, edge lighting, signage and centerline lighting.

The Engineer's Estimate for this project is \$8,123,530.00 and it is eligible for Federal Aviation Administration Airport Improvement Project (AIP) grant funding at the normal 90/10 split.

b. Consider Resolution adopting plans, specifications, form of contract, and estimated total cost for the Runway 13/31 Reconstruction Phase III Project;

Staff recommends approval of Resolution adopting plans, specifications, form of contract, and estimated total cost for the Runway 13/31 Reconstruction Phase III project.

c. Consider approval of Federal Aviation Administration Grant No. 70 associated with Runway 13/31 Reconstruction – Phase III;

Staff Recommendation: Subject to FAA approval, authorize the Executive Director to accept and sign the grant agreement No. 70 with FAA for the improvement; and authorize the Director of Engineering and Planning to accept and close out this grant when completed in accordance with the contract documents.

d. Consider award of contract for Runway 13/31 Reconstruction Phase III Project to Flynn Company, Inc. in the amount of \$6,680,016.72.

The lowest responsive, responsible bidder was Flynn Company, Inc. in the amount of \$6,680,016.72.

Staff Recommendation: Subject to an FAA grant award, approve the contract with Flynn Company, Inc., in the amount of \$6,680,016.72 for the improvement. Authorize the Executive Director to sign the contract with Flynn Company, Inc.; and authorize the Director of Engineering and Planning to accept and close out this project when completed in accordance with the contract documents.

5. South Quadrant Water Main Installation Project (Director of Engineering)

a. Public Hearing regarding the plans, specifications, form of contract, and estimated total cost for the South Quadrant Water Main Installation Project;

With the removal of Old Army Post Road, and the expansion of the UPS truck apron at building No. 31, the current water main will be out of installation standards. A new main will be installed at appropriate depths in conjunction with the work to be performed by UPS. This new main will also provide a loop supply for the south quadrant facilities. This will assist in the required water pressure to meet fire protection requirements as well as provide a secondary supply in the event that the other supply fails. The Engineer's Estimate for the improvements is \$342,833.00. The project is included in the 2018 Capital Improvement Budget and is part of the enabling projects for the Terminal Project Plan.

b. Consider Resolution adopting plans, specifications, form of contract, and estimated total cost for the South Quadrant Water Main Installation Project;

Staff recommends approval of Resolution adopting plans, specifications, form of contract, and estimated total cost for the South Quadrant Water Main Installation project.

c. Consider award of contract to Halbrook Excavating.

Bids were opened on May 1, 2018, and the lowest responsive, responsible bidder was Halbrook Excavating for \$404,755.00.

Staff Recommendation: Approve the contract with Halbrook Excavating in the amount of \$404,755.00, and authorize the Director of Engineering and Planning to accept and close out this project when completed in accordance with the contract documents.

6. Consider Maintenance Hangar Lease Agreement with Delta Air Lines (Director of Finance)

a. Public Hearing – Regarding the leasing of the Maintenance Hangar, Building No. 29

The aircraft maintenance building in the South quadrant, Building #29, is leased to Endeavor Air for aircraft maintenance operations on Delta Air Line's aircraft. Endeavor Air is a subsidiary of Delta Air Lines. The lease expired on April 30, 2018.

Staff has negotiated a new lease with Delta Air Lines. The new lease has a five-year term with two additional five-year options.

b. Consider Maintenance Hangar Lease Agreement with Delta Air Lines

Staff Recommendation: Approve the Maintenance Hangar Lease Agreement with Delta Air Lines.

7. Consider Union Agreement with Central Iowa Public Employees Council (Executive Director)

Union negotiations are completed with the Central Iowa Public Employees Council (CIPEC) on a new one-year agreement. CIPEC represents 27 of our employees in Airfield Maintenance, the Electricians unit, and Building Maintenance. The current contract with CIPEC will terminate on June 30, 2018. This new agreement will terminate on June 30, 2019. With the changes in the State law addressing public employee unions, this agreement is much shorter than previous agreements, but many of the benefit clauses are included in our Employee Handbook. However, as in any negotiation, there are a number of changes to the employee benefits.

Staff Recommendation: Approve the Union Agreement with Central Iowa Public Employees Council

8. Consider Union Agreement with Municipal Employees Association (Executive Director)

Union negotiations are completed with the Municipal Employees Association (MEA) on a new one-year agreement. MEA represents 10 of our employees to include the Electronic Technicians, Operations Center Attendants, and Accountants. The current contract with MEA will terminate on June 30, 2018. This new agreement will terminate on June 30, 2019. With the changes in the law addressing public employee unions, this agreement is much shorter than previous agreements. Some of the benefits previously in the agreement are now included in the Employee Handbook.

Staff Recommendation: Approve the Union Agreement with the Municipal Employees Association.

9. Consider Supplemental Agreement No. 1 to Task Order No. 39 for the Relocation of Building No. 42, with Foth Infrastructure and Environment, LLC (Director of Engineering)

Currently, the south cargo storm water control building, #52, is electrically fed from building No. 33, the hangar that will be relocated and become building No. 42. To keep the functionality of building No. 52, a new primary service and transformer is required to be installed from Old Army Post road to a location just south of Taxiway Papa.

Supplemental agreement No. 1 to Task Order No. 39 of the Master Agreement with Foth

Infrastructure and Environment, LLC provides for the design of a communication and electrical duct bank to building No. 52, as well as provide construction administration and observation of the relocation of building No. 42.

Staff Recommendation: Approve Supplemental Agreement No. 1 with Foth Infrastructure and Environment, LLC for \$145,100.00.

10. Consider Contract for the extension of Electrical Lines underground to serve Building No. 52 with MidAmerican Energy Company (Director of Engineering)

Currently, the south cargo storm water control building, #52, is electrically fed from building No. 33, the hangar that will be relocated and become building No. 42. To keep the functionality of building No. 52, MidAmerican Energy Company must install a new primary service and transformer from Old Army Post road to a location just south of Taxiway Papa. This feed is also being sized to handle the relocation of buildings No. 53 & 54, which feed the glycol stations for cargo carriers on the south cargo apron.

Staff Recommendation: Approve Agreement with MidAmerican Energy Company that will extend electrical lines to building No. 52 in the amount of \$68,886.66 and authorize the Director of Engineering and Planning to accept and close out these projects when completed in accordance with the contract documents.

11. Consider Contract for Parking Garage Standpipe and Storm Piping Replacement Project with The Waldinger Corporation (Director of Engineering)

This project will address corrective maintenance issues throughout all four levels of both parking garage structures. The main area of emphasis will be to replace fire protection standpipe and storm piping that is corroded beyond repair. The Engineer's Estimate for the maintenance is \$60,000.00. The project is included in the 2018 Budget. Quotes were opened on April 25, 2018, and the lowest responsive, responsible quote for the project was The Waldinger Corporation in the amount of \$70,810.00.

Staff Recommendation: Approve the contract with The Waldinger Corporation in the amount of \$70,810.00, and authorize the Director of Engineering and Planning to accept and close out these projects when completed in accordance with the contract documents.

12. Consider Supplemental Agreement No. 1 to Task Order No. 40 for Mechanical, Electrical, Plumbing, Architectural and Civil scope additions for the Relocation of Building No. 32, Cargo Facility with Foth Infrastructure and Environment, LLC (Director of Engineering)

Supplemental agreement No. 1 to Task Order No. 40 of the Master Agreement with Foth Infrastructure and Environment, LLC will provide additional design and engineering for mechanical, electrical, plumbing, architectural and civil items into the contract for design of the Building No 32. As discussions have progressed with Federal Express, the sq. ft. of the building has increased at their request. It has grown from approximately 27,500 sq. ft. to 40,700 sq. ft. The lease agreement with FedEx allows the Airport to move them into a

similar space. Since this is additional space, Federal Express will reimburse the cost for design through future negotiated lease payments.

Staff Recommendation: Approve supplemental agreement No. 1 with Foth Infrastructure and Environment, LLC for \$88,210.00.

13. Consider Contract for Pavement Patching Repairs Project with Flynn Company, Inc. (Director of Engineering)

This project will address corrective pavement maintenance issues that have developed in the following locations:

- Division 1 - Taxilane on North side of T Hangar buildings No. 37 & 39.
- Division 2 - Vehicle parking lot approach and service road at building No. 31.

The Engineer's Estimate for the maintenance is \$73,024.00. The projects are included in the 2018 Budget, and are broken up into different divisions due to funding sources. Quotes were obtained and the lowest responsive, responsible quote for the project was Flynn Company, Inc. in the amount of \$60,665.00.

Staff Recommendation: Approve the contract with Flynn Company, Inc. in the amount of \$60,665.00, and authorize the Director of Engineering and Planning to accept and close out these projects when completed in accordance with the contract documents.

14. Financial Report (Director of Finance)

15. Briefing (Executive Director)

16. Adjourn