



# MTAA

METROPOLITAN TOPEKA AIRPORT AUTHORITY  
TOPEKA REGIONAL AIRPORT & BUSINESS CENTER | BILLARD AIRPORT

Board of Directors

## MTAA Board Meeting 3:00 PM

**Tuesday, February 15, 2022**

**MTAA Administrative Office – Board Room  
6510 SE Forbes Ave., Building #620**

**Addressing the MTAA Board:** No person shall address the Board during a Board Meeting, unless they have notified the MTAA Administration Office by 2:00 P.M. on the day of any Board Meeting of their desire to speak on a specific matter on the published meeting agenda or during the public comment portion of the Board Meeting. This limitation shall not apply to items added during the course of a meeting. The Board does not take action with respect to any subject not on the agenda unless added to the agenda by a vote of the Board. Persons addressing the Board will be limited to four (4) minutes of public address on a particular agenda item. Debate, question/answer dialogue or discussion between Board members will not be counted towards the four (4) minute time limitation. The Chair may extend time with the unanimous consent of the Board or the Board by affirmative vote may extend the four (4) minute limitation. Persons will be limited to addressing the Board one (1) time on a particular matter unless otherwise allowed by an affirmative vote of the Board. Citizens wishing to offer Public Comment may sign up by phoning the MTAA Administration office at 862-2362. The Board may waive prior notice by majority vote. To make arrangements for special accommodations please call (785) 862-2362. A 48-hour advance notice is preferred. Agendas are available on Thursday afternoon prior to the regularly scheduled Board meetings at the MTAA Administration Office, Topeka Regional Airport and Business Center, 6510 SE Forbes Ave., Ste. 1, Topeka, KS 66619.

1. Inquire if Notification was given to all Requesting Notification of MTAA Board Meetings.
2. Approve Minutes of the MTAA's Regularly Scheduled Board Meeting of January 18, 2022.
3. Public Comment.
4. Adopt Agenda.

### **ACTION ITEMS:**

5. Consider Approval of WSP USA, Inc., Agreement No. 30900280 – Task Order No. 6 Abandoned Apron/Ammo Road Planning Services.
6. Consider Purchase of Fire Equipment for the Multi-Purpose First Responder Vehicle.
7. Consider Quote for Airfield Paint for Topeka Regional Airport and Philip Billard Airport.
8. Consider Purchase of 2022 Budgeted Maintenance Equipment.

### **INFORMATION ONLY ITEMS:**

9. Monthly Reports:
  - a. Aviation-Related Issues & Air Service – Eric Johnson
  - b. Economic Development & Leasing Activity – Eric Johnson
  - c. Monthly Financial Reports – Cheryl Trobough
10. Executive Session.

Metropolitan Topeka Airport Authority  
Topeka Regional Airport & Business Center | Bldg. 620  
6510 SE Forbes Ave., Ste. 1 | Topeka, KS 66619-1446  
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mtaa-topeka.org



METROPOLITAN TOPEKA AIRPORT AUTHORITY  
 TOPEKA REGIONAL | BILLARD AIRPORT  
 AIRPORT & BUSINESS CENTER

**Board of Directors**

**Metropolitan Topeka Airport Authority  
 January 18, 2022**

**Regular Monthly Meeting ..... 3:00 PM**

Chairman, Mike Munson, brought the regular monthly meeting of the MTAA Board of Directors to order at 3:00 PM with the following Board members present: Lisa Stubbs, Brian Armstrong and Erica Garcia-Babb. Tom Wright attended via ZOOM. Also in attendance were:

- Steve Hyjek (via ZOOM)
- Jay Freund of WSP USA, Inc. (via ZOOM)
- Sam Stallbaumer of WSP USA, Inc. (via ZOOM)
- Bill Cochran of City of Topeka (via ZOOM)
- John Lueger of Heinen Brothers
- Molly Howie of GO Topeka
- William Wempe – MTAA Police/Fire
- Terry Poley – MTAA Maintenance
- Timothy Resner of Frieden & Forbes, LP – Legal Counsel to the Board

Other staff members present were Eric Johnson, Cheryl Trobough and Danielle Sheehy.

**Item 1. Notice.**

Chairman Munson inquired if everyone who requested notification had been notified of this meeting. **Ms. Trobough replied that notifications were sent.**

**Item 2. Approve Minutes of the MTAA's Regularly Scheduled Board Meeting of December 21, 2021 and the Special Teleconference Board Meeting of December 29, 2021.**

Chairman Munson asked the Board to review the Minutes of the Regularly Scheduled Board Meeting of December 21, 2021 and the Special Teleconference Board Meeting of December 29, 2021 and inquired if there were any additions, corrections or comments to the Minutes.

**Ms. Stubbs moved to approve the Minutes of the Regularly Scheduled Board Meeting of December 21, 2021. Ms. Garcia-Babb seconded the motion. Mr. Armstrong stated that he would be abstaining from the vote because of the miscommunication he was not on the call for the meeting. Motion carried with Mr. Armstrong abstaining.**

**Ms. Garcia-Babb moved to approve the Minutes of the Special Teleconference Board Meeting of December 29, 2021. Mr. Wright seconded the motion. Ms. Stubbs signified her abstention due to her absence. Motion carried with Ms. Stubbs abstaining.**

**Item 3. Public Comment**

Chairman Munson inquired if there was anyone registered to speak during Public Comment. Mr. Johnson replied that there was not.

**Item 4. Adopt the Agenda.**

Chairman Munson inquired if there were any changes to the Agenda as presented.

**Ms. Garcia-Babb made a motion to adopt the Agenda as presented. Ms. Stubbs seconded the motion. Motion carried.**

Before proceeding with the agenda, Chairman Munson advised the Board on recent developments. The overall message conveyed by Chairman Munson is as follows:

The MTAA Board of Directors are in the unique position and have the pleasure of overseeing the operations of two very successful, long-standing airports that serve the interests of many individuals and businesses in this region and our Capital City. It is up to us as a board, in conjunction with the management of the MTAA, to ensure that we maximize the potential of our airport facilities and property.

On Tuesday, January 11, Eric Johnson, President of the MTAA, had the opportunity to present an update on MTAA operations to the City Council. Also in attendance at that meeting were Mr. Munson and Mr. Armstrong. The meeting was a positive reinforcement of how excited our local elected officials and others are to work together with the MTAA to put our airports on a path toward expanded opportunities and future success at both Billard and Topeka Regional.

Mr. Munson, Mr. Johnson and Mr. Resner have planned a trip to Salina Regional Airport on Friday, January 21, to meet with Tim Rogers, Director of Airport and the Salina Airport Authority board's legal counsel, Greg Bengston, to discuss what has worked for them and what hasn't.

Mr. Hyjek's presentation, "*Growing the Aerospace & Defense Industry in Topeka*" is on-point with these issues.

**Item 5. Aerospace / Aviation Industry Growth Opportunities Presentation.**

A presentation by Steven Hyjek, Senior Policy Advisor with Baker Donelson, provided an overview of the work completed in the last year, along with recommendations on how a pro-economic development strategy (which includes a shared-risk strategy) would yield the aviation / aerospace industry economic development objectives with Topeka Regional Airport (FOE) as a centerpiece of that effort.

The full Powerpoint presentation is attached and made a part of the official minutes.

**Item 6. Consider Purchase of One (1) New Police Vehicle.**

Mr. Johnson reported that the approved 2022 budget includes \$50,000 for the purchase of a new police patrol vehicle. Just as it was in 2021, delivery of any type of vehicle is substantially delayed due to supply chain disruptions. Staff looked into availability and found Shawnee Mission Ford has a 2022 Ford Explorer Police package due for delivery to the dealer in late February or early March. They have provided a quote of \$35,694.00 for this vehicle. Ellis Boys CDJR also provided a quote of \$43,215.00 for a Dodge Durango however, the estimated cost is several thousand dollars more and the order has not begun production. At this time, an anticipated delivery date is not available.

Mr. Johnson requested the MTAA Board of Directors waive the requirement of soliciting sealed bids for this purchase. Going out to bid for a vehicle at this time may result in not taking delivery for several months or quite possibly not purchasing a much-needed vehicle this year.

Mr. Resner advised that a waiver is not necessary. According to the policy adopted by the Board, Section II, 5. E. states "for purchases where the MTAA Board of Directors determines that only one known source exists, that only one single supplier can fulfill the requirements, that a used item which meets the requirements becomes available and is subject to immediate sale, including an auction, or that it is not in the best interest of the MTAA to solicit bids in accordance with paragraphs 1, 2 or 3 of this Section II."

Mr. Johnson made a recommendation that the Board approve the quote offered by Shawnee Mission Ford for the 2022 Ford Explorer for \$35,694.00 and authorize staff to proceed with the purchase of the vehicle.

**Mr. Armstrong made a motion to authorize staff to proceed with the purchase of the 2022 Ford Explorer from Shawnee Mission Ford at a cost not to exceed Thirty-five Thousand Six Hundred Ninety-four dollars and no Cents (\$35,694.00). Mr. Wright seconded the motion. Motion carried.**

**Information Only Items:**

**Item 7. Monthly Reports**

**7.a. Aviation-Related Issues & Air Service – Mr. Johnson**

Mr. Johnson provided the following report:

- The DOT released the 2022 Small Community Air Service Development (SCASD) Grant application RFP last week. Applications are due on March 15. The big thing to note is that there is \$17 million available – which is the most in many years. That means there will be more awards made.

Air service has always been a challenge but the pandemic is making it even more difficult. Airlines have parked dozens of regional jets that serve markets like Topeka. While major airlines are canceling fewer flights now that the holiday rush has passed, many travelers with seats on planes operated by regional carriers are still experiencing significant disruptions. Regional airlines operate 43% of scheduled passenger flights in the United States, according to the Regional Airline Association.

- Staff recently submitted the Airport Capital Improvement Program project list to the FAA. AIP-eligible projects are submitted to the FAA on an annual basis to keep everyone up to date on plans and update anticipated costs for each. The majority of MTAAs projects rely heavily on discretionary funds and must compete for the funding.

**7.b. Economic Development & Leasing Activity – Mr. Johnson**

Mr. Johnson provided the following report:

- There is a prospective tenant for the recently vacated warehouse space. As soon as repairs are made to the space, details will be worked out to see if this building will meet their needs.
- Not really economic development but some repairs will need to be made to the terminal building. The building suffered some wind damage during the recent storm, but because of that damage, it was discovered there is some hidden water damage. The work will be identified and bids will be solicited.
- **DELINQUENT ACCOUNTS (as of 12/31/2021)**
  - Paul Kirk dba Advance Street Rod Design – Account remains delinquent for finance charges and a portion of the September invoice and October, November & December invoices;
  - Tony Lynch – Delinquent for finance charges and November invoice & December invoices;
  - Prometal Fabrication LLC – Delinquent for September, October, November & December invoices & finance charges;
  - Rural Development Corporation – Partial payments were received for the March, April, May & June, July and August 2020 invoices. Finance charges on unpaid balances each month. All unpaid charges relate to Bldg. #624;

Mr. Johnson provided the following report on December Leasing Activity:

- **LEASE ACTIVITY (CPI is 5.4%)**
  - **NEW LEASES/RENEWALS**
    - Technical Application & Consulting renewed their lease at the same terms of 1 year with one (1) 1-year option.
  - **OPTIONS EXERCISED**
    - - NONE -

- **INCREASES**
  - Two (2) tenants received a CPI increase.
- **DECREASES**
  - Rural Development Corporation DID NOT renew the leases on parking lots J & K (used for KanCare employees)
- The current monthly rental income is \$180,223 which is approximately \$2,162,681 per year.

#### **Item 8. Executive Session**

**Chairman Munson moved that the meeting be recessed for the purpose of an Executive Session, pursuant to the Kansas Open Meeting Laws. The justification for this Executive Session is the need to preserve attorney-client confidentiality in the discussion of litigation and leasing. Mr. Munson stated that the Executive Session will be for a period not to exceed twenty-five (25) minutes beginning at 4:05 p.m. and this meeting shall reconvene at 4:30 p.m. Mr. Armstrong seconded the motion. Motion carried.**

Chairman Munson reconvened the Regular Session at 4:30 p.m. and stated that there was no action to be taken as a result of the Executive Session.

#### **Adjournment**

Chairman Munson inquired if there was any further business to discuss, hearing none, he asked for a motion to adjourn. **Mr. Armstrong made the motion to adjourn. Ms. Stubbs seconded the motion and the meeting was adjourned at 4:30 p.m.**

These official minutes were approved by the Board of Directors on February 15, 2022.

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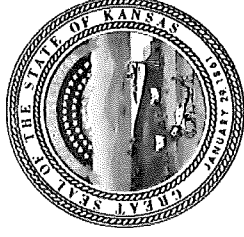
Brian Armstrong, Secretary

Attachment: "Growing the Aerospace & Defense Industry in Topeka" Presentation



# Growing the Aerospace & Defense Industry in Topeka

2022 Pathway & Objectives



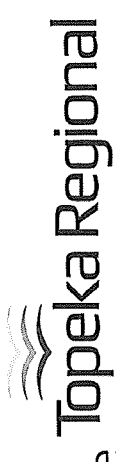


## Top Level Overview

- Growth in the aviation & aerospace industry nationally.
  - Aviation and aerospace as a complement to Topeka's economic development focus.
- Why Kansas can compete for industry growth – specifically Topeka.
  - Types of companies / targets
- Challenges / how we address them:
  - Infrastructure, workforce, visibility in the market space
- Actions underway to address challenges & create opportunities
- Actions and timelines for CY 2022

- Aerospace & Aviation US contribution to Gross Domestic product:
  - \$340B in 2015 /\$420 B in 2020.
- Core areas and their metrics
  - End user manufacturer / Supply Chain
    - Supply chain overtook manufacturing majority share of market in 2016 – trend continuing.
  - Outsourced Maintenance Repair & Overhaul (M&RO)
    - \$44.8 Billion (2020)
    - With an **annual growth rate projected of 12%** (\$55.6 Billion by 2025).
  - Aircraft sectors Passenger / Cargo (Aerospace Industries Association)
    - 2020 = \$17B (\$4B Passenger / \$13B Cargo)
  - Unmanned systems growth \$14.3B in 2020 with **annual growth rate of 14%** (\$36B by 2030)
    - Commercial -- \$3.8B (2020) with project growth to \$12B (2030)
    - Defense -- \$10.5B (2020) with projected growth to \$24B (2030)
- Aviation & Aerospace overlaps with Topeka’s ongoing economic development strategic efforts  
(Back-up slide #1)



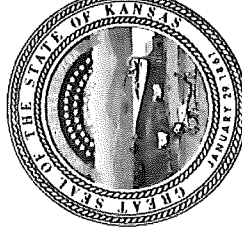


## Kansas' / Topeka's competitive posture

- Industry Sectors for Topeka / why
  - Aircraft Conversions (Passenger to Cargo)
  - Aviation M&RO
  - Unmanned Systems (air vehicles and/or sensor packages)
  - Aviation supply chain (Composites, precision machining)
  
- Target companies with growth “plans”
  - Domestic
    - HAECO (M&RO), ST Engineering (Aviation components), Radiant Technologies (R&D – hypersonics / cyber), Triumph Group (Aviation control systems)
  - International
    - UK (Blighter, Babcock,
    - AUS -- NOVA Systems (F-35 components manufacturing), Quick Step Holdings (Composites for drones and manned aircraft)

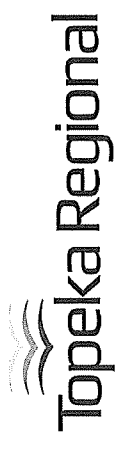
## Challenges to Address

- Issues
  - Absence of available infrastructure which meets the needs of aerospace companies.
  - Visibility in the competitive marketplace
  - Workforce development investment / partnering with industry & academia.
  - Competition regionally and nationally.
- Proposed Solutions (Back-up slides on each topic)
  - Infrastructure
    - Proactive partnership with Forbes
    - Public-Private Partnership for infrastructure needs.
  - Marketing of site with known aviation realtor partner
  - Workforce
    - Washburn Tech, State of Kansas as critical partners
    - 190th Air Refueling Wing cadre
    - Greensboro State, local / academia integrated strategy
  - “Competimates” have vested interest in success to make this region a hub for industry needs.

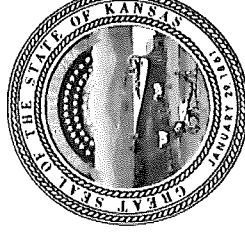


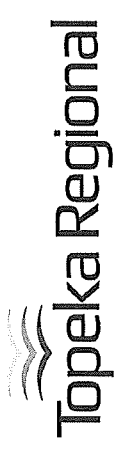


## Actions Underway



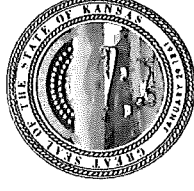
- Information gathering
  - Foundational data in place
  - Option for video teleconferencing with comparable airport communities with success achieved in attracting aviation & aerospace industry.
- Options planning
  - MTAA / Topeka Partnership active movement on development.
  - State partnership
  - Framework for development and contractual agreements
- Engagement
  - MTAA / State
  - Infrastructure
  - Workforce
  - Aviation & aerospace industries
- Project execution
  - Discussions with Topeka Partnership, MTAA and KDOC

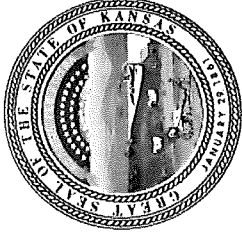




## 2022 Milestones / Objectives

- **Infrastructure Development**
  - Agreement on way forward to provide infrastructure needed to attract industry.
  - Agreement in principle with developer / financier.
  - Approvals to proceed with site preparation and construction.
  - Announcement of project development.
  - Options for realtor partnership to market facilities as complement to Topeka Partnership
- **Workforce development program**
  - Lessons learned applications for Kansas (if any).
  - Partnership with State of Kansas and academia.
- **Site visits by Aviation industry executives**
  - Development of marketing / “awareness” materials to draw industry attention.
  - US corporate visits in late spring / early summer (contingent on way ahead for infrastructure plan).
  - International company visits in summer 2022.





# Back Up Slides



## Aerospace / Ag Tech Overlap Opportunities



### Aviation

- Unmanned air (or ground) systems utilization, manufacturing & sustainment.
- Ground, air, water data collection services.
- Precision-machining to support both industries.
- Supply chain overlap identification.
- Asset visibility & management

### Software development / AI & Machine Learning

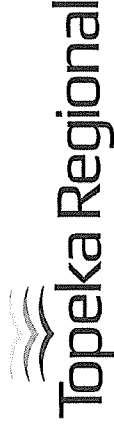
- Aerospace and Ag Tech benefit from automated systems for production and Machine Learning and AgTech benefit from organic software development capability in KS – academia.
- AI and Machine Learning for repetitive production process, sustained surveillance (both), management of big data (Agri Biz / Ag Tech).
- Software development critical for aerospace industry.
- Cyber capabilities in Wichita as foundation for expansion to Topeka.

### Management systems / Quality control

- Networking of various Agri-Biz elements to create greater efficiencies (also impacts employment levels).
- Tolerances required within aerospace industry could elevate workforce development in both business sectors.
- Option to draw business from Kansas City region to Topeka given mix of industry there / objectives for Topeka.
- Finance & auditing systems also of import to both industries.

### Sensors / Remote Ops

- Fixed or mobile surveillance – especially useful in remote sustained surveillance.
- Production & operations opportunities in this realm.
- Sensors are increasingly ubiquitous for QC, surveillance, operations.
- Hardware and software development aligns with higher learning institutions in Kansas.

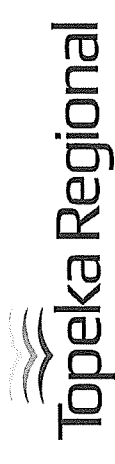


## Infrastructure Public Private Partnership

- Partners: GO TOPEKA; MTAA, Shawnee County, Kansas Department of Commerce, Industry.
- Concept
  - Locate facilities on or near Forbes Field
    - MTAA or GO TOPEKA retains ownership of the land.
    - MTAA proactive support critical if on Forbes Field.
    - Developer obtains a no-cost lease for the land until the facilities are built and a private sector company occupies the facilities.
  - Financed and constructed by a developer
    - Once built, GO TOPEKA and/or MTAA lease the facilities from the developer at a discounted rate.
    - GO TOPEKA and/or MTAA lease the facilities for not more than 5 years.
    - Beyond 5 years, the developer is allowed to privately market the facilities.
- Partnership Concept – State / Local support
  - State & Local tax abatements which can be offered to the developer.
  - Options for public sector assistance to developer with bonding and/or financing support and an associated offset from developer upon tenant occupancy.
    - If the State and/or Topeka assist with bonding or financing support, the lease cost to GO TOPEKA/MTAA – and eventually aerospace industry, would be further reduced.
- Sampling of developer partners
  - Wichita
    - Air Capital Flight Line (Johnny Stevens & David Murfin) - <http://www.aircapitalflight.com/>.
  - St. Joseph, Missouri
    - E.L. Crawford Construction - <https://elcrawford.com/>
  - Austin, Texas
    - Lynxs Construction - <https://lynxs.com/>

- Sampling of private sector developer / financing partners
  - Wichita
    - Air Capital Flight Line - <http://www.aircapitalflight.com/>
      - Johnny Stevens & David Murfin
  - St. Joseph, Missouri
    - E.L. Crawford Construction - <https://elcrawford.com/>
      - Kelly Crawford (CEO) [kelly@elcrawford.com](mailto:kelly@elcrawford.com)
      - Adam Stein (Berkshire Hathaway financier) [astein@bhhsstein.com](mailto:astein@bhhsstein.com)
  - Austin, Texas
    - Lynxs Construction - <https://lynxs.com/>
      - Jenny Ortiz – [Jenny.Ortiz@lynxs.com](mailto:Jenny.Ortiz@lynxs.com)



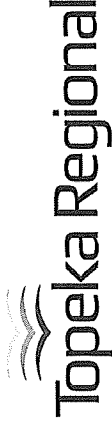


## Market visibility

- Leading National aviation realtor POC's
  - Airspace Texas
    - Ryan Cox (President & Broker) - [Ryan@AirSpaceTexas.com](mailto:Ryan@AirSpaceTexas.com)
  - Burns & McDonnell
    - Preetica Kumar (Business Development Manager) - [pkumar@burnsmcd.com](mailto:pkumar@burnsmcd.com)
  - Business Aviation Group
    - Iver Retrum (Managing Broker) – [Iver@bagroup.aero](mailto:Iver@bagroup.aero)
  - CBRE Richard Ellis
    - Katrin Gist - [Katrin.gist@cbre.com](mailto:Katrin.gist@cbre.com)
  - Coffman & Associates
    - Mike Dmyterko (President) - [miked@coffmanassociates.com](mailto:miked@coffmanassociates.com)
  - Landrum & Brown
    - Rob Adams (VP Environmental Cincinnati) - [Rob.Adams@landrumbrown.com](mailto:Rob.Adams@landrumbrown.com)
  - WSP
    - David McAlister (Chief Development Officer) - [david.mcalister@wspgroup.com](mailto:david.mcalister@wspgroup.com)



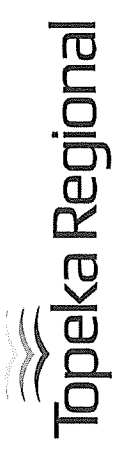
## Workforce Development (NC example)



- Piedmont Triangle / State of NC Workforce Development
  - Electrical engineers
  - A&P mechanics
  - Structural engineers
  - Software developers
- Workforce development program partners
  - Andrews High School Aviation Academy
  - Guilford Technical Community College (GTCC) - three centers specializing in aerospace training
  - Forsyth Technical Community College - aviation campus at Smith Reynolds Airport
  - North Carolina A&T - aerospace-related engineering programs
- Degree / certificate programs
  - 13,209 students enrolled in engineering programs.
  - 8,811 engineering and engineering technology degrees awarded.
  - Aerospace / Aeronautical
    - 179 degrees or certificates awarded by GTCC in 2019 for A&P, Avionics & Air
  - Transportation
    - 285 degrees awarded in North Carolina for Aerospace / Aeronautical Engineering
- Curriculum
  - A&P, Aviation, Machining, Mechanical Engineering, Mechatronics Engineering,
  - Electronics Engineering, Heavy Equipment & Transport Technology, Welding, NDT
- Workforce impacts:
  - 14,700 people employed in aerospace, supply chain, and related companies
  - 2,439 active A&P mechanics certified in the region



## Kansas / Missouri Competitimates



- Kansas
  - Kansas Mod Center / NIAR Electrical engineers
  - Salina Airport
  - Kansas National Guard
  - Private Sector
    - Spirit Aerostructures
    - Thales
    - General Atomics
    - GA manufacturers in Wichita
  
- Missouri
  - Kansas City Airport
  - St. Joseph / Missouri National Guard (139h Airlift Wing)
  - Boeing Military Aircraft



Office of: President

To: Board of Directors

From: Eric M. Johnson 

Subject: **Consider Approval of WSP USA, Inc.,  
Agreement No. 30900280 - Task Order No. 6  
Abandoned Apron/Ammo Road Planning Services.  
(Board Action Required)**



Date: February 8, 2022

We are applying for a grant through the State of Kansas Strengthening People and Revitalizing Kansas (SPARK) program. This program oversees the distribution process of the American Rescue Plan Act (ARPA) funding with a focus on Health and Education, Economic Revitalization, Connectivity, and Efficiency and Modernization. As you know, the MTAA has received several grants, however, an award of this grant will allow us to repurpose the abandoned apron for future economic development.

Task Order No. 6 is for the planning services and the development of opinions of probable cost for potential MRO improvements at Topeka Regional Airport. The purpose of the planning services and development of opinions of probable costs is to provide information for use in potential development of MRO facility(ies) at Topeka Regional Airport. WSP will look at two different sites at Topeka Regional Airport for potential MRO development. These two sites are identified as: Abandoned Apron Site and Ammo Road Site. We'll also consider a one-hangar and a two-hangar facility in the planning and the development of opinions of probable costs

I request the Board approve WSP USA, Inc., Task Order No. 6 - Abandoned Apron/Ammo Road Planning Services, in the total amount of Twenty-One Thousand Three Hundred Seventy-Five Dollars and No Cents (\$21,375.00). Funds are available in Line Item 92270, Economic Development/Emergency Needs in the 2022 budget.

Please contact me if you have any questions.

**PROFESSIONAL SERVICES AGREEMENT**

WSP Agreement No. – 30900280

Task Order No. 6 (30900280F)

This Task Order No. 6 is made and entered into this \_\_\_\_ day of \_\_\_\_\_, 2022, by and between **the Metropolitan Topeka Airport Authority**, with offices at 6510 SE Forbes Avenue, Suite 1, Topeka, Kansas 66619, (hereinafter called the "OWNER"), and **WSP USA Inc.**, a New York corporation, with offices at 300 Wyandotte, Suite 200, Kansas City, Missouri 64105 (hereinafter called "WSP").

**WITNESSETH**

WHEREAS, the parties entered into a Professional Services Agreement on the 21<sup>st</sup> of July 2020 (hereinafter called the "Agreement");

WHEREAS, Owner has determined the need for WSP to perform certain Services;

NOW, THEREFORE, for the consideration hereinafter set forth, the parties do mutually agree as follows:

**1. Scope of Services**

WSP shall perform the Services and provide the deliverables as set forth below:

See Scope of Services for 2022 MRO Preliminary Site Planning and Opinions of Probable Costs (Planning Service - Task Order 6).

**2. Schedule**

WSP shall provide the services stated above in accordance with a schedule set forth below:

See Scope of Services for 2022 MRO Preliminary Site Planning and Opinions of Probable Costs (Planning Service - Task Order 6).

**3. Compensation**

For Cost Reimbursable Task Orders:

- A. The OWNER shall compensate WSP for the performance of SERVICES stated above, on the basis of a lump sum for the design services in Exhibit A1 for an amount of Twenty-One Thousand Three Hundred Seventy-Five Dollars and zero Cents (\$ 21,375.00).

4. Both parties agree that this Task Order No. 6 shall be made part of the Agreement between Owner and WSP, and except as amended herein, all terms, covenants and conditions of the Agreement shall remain in full force and effect.

PROFESSIONAL SERVICES AGREEMENT

IN WITNESS WHEREOF, this Task Order No. 6 has been executed by Owner and WSP, effective from the day and year first written above.

METROPOLITAN TOPEKA AIRPORT AUTHORITY

WSP USA Inc.

\_\_\_\_\_  
Signature  
Eric M. Johnson  
President and Director of Airports  
\_\_\_\_\_  
Typed Name/Title

\_\_\_\_\_  
Date of Signature

Digitally signed by  
Cogan, Scott (cogansm)  
Date: 2022.02.10  
08:46:51 -06'00'

\_\_\_\_\_  
Signature  
Scott M. Cogan, PE  
Assistant Vice President; KC Business Lead  
\_\_\_\_\_  
Typed Name/Title

02/10/2022  
\_\_\_\_\_  
Date of Signature

**WSP USA Agreement No. – 30900280F (Task Order No. 6)**

**Task Order No. 6 – 2022 MRO PRELIMINARY SITE PLANNING  
AND OPINIONS OF PROBABLE COSTS**

**PLANNING SERVICES**

This Task Order No. 6 – 2022 MRO Preliminary Site Planning and Opinions of Probable Costs Services is made and entered into this \_\_\_\_\_ day of \_\_\_\_\_, 2022, by and between **the Metropolitan Topeka Airport Authority**, (hereinafter called the "MTAA" or "OWNER"), and **WSP USA, Inc.** with offices at 300 Wyandotte St. Suite 200, Kansas City, Missouri, 64105 (hereinafter called "WSP" or "CONSULTANT").

**WITNESSETH**

WHEREAS, the parties entered into a Professional Services Agreement on 21 July 2020;

WHEREAS, MTAA has determined the need for CONSULTANT to perform preliminary site planning and opinions of probable costs for the potential Maintenance, Repair and Overhaul (MRO) improvements at Topeka Regional Airport, Topeka, Kansas

NOW, THEREFORE, for the consideration hereinafter set forth, the parties do mutually agree as follows:

**SCOPE OF CONSULTANT SERVICES – PHASE ONE**

**I. Project Objective:**

**A. Background.**

This project is for the planning services and the development of opinions of probable cost for potential MRO improvements at Topeka Regional Airport, Topeka, Kansas for the Metropolitan Topeka Airport Authority (MTAA). The purpose of the planning services and development of opinions of probable costs is to provide information to the MTAA and others for use in potential development of MRO facility(ies) at Topeka Regional Airport.

The MTAA has expressed a desire to review two different sites at Topeka Regional Airport for potential MRO development. These two sites are identified as: Abandoned Apron Site and Ammo Road Site. Additionally, the MTAA has expressed a desire to consider a one-hangar and a two-hangar facility in the planning and the development of opinions of probable costs.



B. Physical Project Goals:

1. Provide preliminary planning concepts for the development of two different sites, as previously described.
2. Provide preliminary concepts for one-hangar and two-hangar scenarios at each of the two sites. In each scenario, room for future growth will be evaluated and discussed.
3. Provide for preliminary opinions of probable costs for each of the site scenarios.
4. Discussions regarding the advantages and the disadvantages for each site, as well as the opinions of probable costs for each site scenario, shall be presented in a brief report.

C. Funding

1. Funding for the project is to be provided solely by the Metropolitan Topeka Airport Authority with no other funding partners participating in the project. CONSULTANT will not be required to track the funding participation in the project by others except for the Metropolitan Topeka Airport Authority.

D. Division of Engineering Work.

1. This task order provides for the planning services and the development of opinions of probable cost for potential MRO improvements at Topeka Regional Airport, Topeka, Kansas.
2. No other services are to be provided under this task order.

II. **Project Task Descriptions:**

A. General:

1. CONSULTANT shall provide preliminary planning services for the project that consists of site visits, limited field measurements, analysis, design rationale, design, and developing opinions of probable costs for the purpose of providing information to the MTAA and others for use in project development.
2. CONSULTANT shall not assist the MTAA, in the preparation of documentation required to comply with Federal and State Environmental requirements. It is assumed that the project will be eligible for a Categorical Exclusion and that an Environmental Assessment or an Environmental Impact Statement will not be





required. Services for an EA or EIS (or other NEPA clearances/certifications) are not included in this scope of services and are considered additional work.

3. No other permits or certifications are anticipated or included in the scope of services for the project.

## B. Planning Services.

The CONSULTANT shall prepare the planning services and the development of opinions of probable cost for potential MRO improvements at Topeka Regional Airport. Planning scope items shall include the following:

1. Provide preliminary concepts for the development of two different sites, as previously described.
2. Provide preliminary concepts for one-hangar and two-hangar scenarios at each of the two sites. In each scenario, room for future growth will be evaluated and discussed.
3. Concept development will be based upon the Boeing 777 aircraft as the design aircraft. Hangar facilities will be designed to house two design aircraft at one time.
4. Presentation of concepts shall be on two-dimensional drawings overlaid on aerial photographs to show the layout of the proposed site improvements in relationship with existing physical conditions. Three dimensional renderings can be provided for an additional cost if desired.
5. Site work improvements to be considered in the concept developments shall include:
  - i. Grading
    1. Line of sight assessment for Abandoned Apron Area.
  - ii. Drainage
  - iii. Retention/Detention facilities (if required)
  - iv. Water Quality Best Management Practices (BMP)
  - v. Determination if NEPA study, etc. is necessary. It is assumed that a Categorical Exclusion (CATEX) will satisfy NEPA requirements.
  - vi. Utilities
    1. Gas
    2. Water
    3. Electricity
    4. Sewer
    5. Telecommunications
  - vii. Access Roads/Drives
  - viii. Fencing
  - ix. Pavements
    1. Hangar Aprons
    2. Taxi lane



3. Aircraft Parking

6. Opinion of Probable Cost data shall be developed for the following scenarios:
  - x. Abandoned Apron Area – One-Hangar Facility
  - xi. Abandoned Apron Area – Two-Hangar Facility
  - xii. Ammo Road Area – One-Hangar Facility
  - xiii. Ammo Road Area – Two-Hangar Facility
7. Probable cost data available from historical aviation and highway information shall be used for the development of opinions of probable costs.
8. Discussions regarding the advantages and the disadvantages for each site, as well as the opinions of probable costs for each site scenario, shall be presented in a brief report.
9. Project designs and quantities are to be developed with the use of publicly available lidar survey data.
10. Geotechnical investigations will not be performed as a part of this task order.
11. The MTAA understands that the development of quantities and designs will meet lower standards of expectations as compared to an in-depth design project requiring a higher level of resource commitment.
12. WSP shall meet with the MTAA on two different occasions:
  - i. Project Initiation Meeting – discuss project requirements and goals.
  - ii. Submission of 95% Complete Documents – review and discuss developed work with MTAA and to receive comments/modifications to developed work.
13. WSP shall meet with the MTAA and others on one occasion:
  - i. State officials to present developed work.

**III. Project Schedule:**

CONSULTANT shall complete the task order work in accordance with the following schedule based on the MTAA’s Notice to Proceed (NTP) to the CONSULTANT:

DATE START	DATE END	CALENDAR DAYS	DESCRIPTION
18-Feb-22	18-Feb-22	1	NTP for Design
21-Feb-22	21-Feb-22	1	Site Visit
21-Feb-22	21-Feb-22	1	Pre-Planning Meeting with MTAA
22-Feb-22	11-Mar-22	17	95% Complete Documents



16-Mar-22	16-Mar-22	1	Meeting with MTAA
17-Mar-22	23-Mar-22	1	Final Submission

**IV. Project Sustainability Initiatives:**

The CONSULTANT shall utilize electronic correspondence and electronic documents when communicating or transferring information between the CONSULTANT, the MTAA, and certain project stakeholders. Information/documentation exchanged shall include, but is not limited to, project related materials such as project memorandum and correspondence, required project submittals, review comments and disposition, and the project quality control program and checks.

The overall purpose of the use of electronic media shall be to minimize the need for the printing of hardcopy materials (unless specifically required by this Agreement), to facilitate timely exchange and reviews of project related materials and provide a comprehensive record of the project design activities.

**VI. Project Deliverables:**

- A. CONSULTANT shall submit one (1) sets each of at the 95% level of preliminary concept development and opinions of probable costs. Drawings shall be submitted on 11" X 17" reduced drawings.
- B. CONSULTANT shall submit two (2) sets (11X17) each of a final (100% level) of concept development drawings and a brief report of advantages/disadvantages and opinions of probable costs.
- C. CONSULTANT shall pay for all reproduction, printing and distribution cost associated with progress submissions. The MTAA shall arrange for and pay all costs associated with printing of the documents required for submission to other entities.

**VII. Progress Meetings & Reports:**

CONSULTANT shall submit bi-weekly progress reports, preferably single page summaries. Progress reports will document decisions made and work progress during period, work scheduled for next period, problems and open issues. The overall project schedule will be updated bi-weekly and submitted as part of the progress reports.

**VIII. Meetings and Presentations:**

- A. CONSULTANT shall meet with the MTAA on two different occasions:
  - 1. Project Initiation Meeting – discuss project requirements and goals.
  - 2. Submission of 95% Complete Documents – review and discuss developed work with MTAA and to receive comments/modifications to developed work.



3. Consultant shall also make presentations of project design information, cost, schedules, etc., to the MTAA Board of Directors (one (1) meetings maximum).
4. CONSULTANT shall take notes and distribute draft minutes of all presentations and meetings for review, address comments received, and distribute final minutes for each meeting or presentation within five working days to maintain the effectiveness of the effort and the schedule of the project.

**IX. Document Archiving:**

- A. The CONSULTANT shall prepare preliminary concept drawings and a brief report presenting advantages/disadvantages and opinions of probable costs for archiving. Items to be archived include, but are not limited to, correspondence and minutes. CONSULTANT shall also review all documents for project closeout for content and elimination of duplicates. Items previously included in submissions are not required to be re-submitted.
- B. Items shall be archived on electronic disk (CD or DVD), containing the original documents in their appropriate format, that is, ".docx", ".xlsx", or ".mpp" and all documents in ".pdf" format. All pages in the ".pdf" format files shall be orientated correctly so that they can be read upon opening. File sizes of the ".pdf" format files should be minimized as much as possible for easier download and viewing. Typical file sizes should not exceed 2 MB per file. Files should be generated from the electronic source files versus scanned images from a hard copy, when possible.

**X. Compensation**

- A. The MTAA shall compensate CONSULTANT for the performance of the preliminary planning services and development of opinions of probable costs as stated above, the amount indicated in the Task Order No. 6.
- B. In the event a particular task is deleted from the planning services and development of opinion of probable cost phases, the appropriate amount of monies associated for that task in the particular phase shall be deducted from the totals provided above. The appropriate amount of monies will be the subtotals provided for the individual tasks in phases as presented in Exhibit A, Fee Proposal. Adjustments to the contract amounts provided here shall be made as an Exhibit B, Fee Adjustments, to this agreement.
- C. In the event that additional services are required for the project, the hourly rates provided for in Exhibit A, Fee Proposal will be utilized in the negotiation process if the additional services are to be compensated for based upon a cost-plus maximum agreement.



Both parties agree that this Task Order No. 6 – 2022 MRO Preliminary Site Planning and Opinions of Probable Costs Services at Topeka Regional Airport is entered into in accordance with the provisions of the Agreement and all of the terms, covenants and conditions of the Agreement are incorporated into and made a part of this Task Order.

IN WITNESS WHEREOF, this Task Order No. 6 – 2022 MRO Preliminary Site Planning and Opinions of Probable Costs Services at Topeka Regional Airport has been executed by MTAA and CONSULTANT, effective from the day and year first written above.

**OWNER**

**CONSULTANT**

**METROPOLITAN TOPEKA  
AIRPORT AUTHORITY**

**WSP USA INC.**

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Signature

Eric M. Johnson  
President & Dir. of Airports  
\_\_\_\_\_  
Typed Name/Title

Scott M. Cogan PE  
Assistant Vice President; KC Business Lead  
\_\_\_\_\_  
Typed Name/Title

02/10/2022

\_\_\_\_\_  
Date of Signature

\_\_\_\_\_  
Date of Signature

ATTEST:

ATTEST:

By \_\_\_\_\_  
Cheryl Trobough


By \_\_\_\_\_  
Name:

Title Dir. Of Administration & Finance

Title \_\_\_\_\_



Office of: President  
To: Board of Directors

From: Eric M. Johnson 

Subject: **Consider Purchase of Fire Equipment  
For the Multi-Purpose First Responder Vehicle  
(Board Action Required)**



Date: February 9, 2022

We budgeted \$250,000.00 in the 2021 budget for the purchase of a First Responder Vehicle. The Danko Emergency Equipment bid of \$208,500.00 was authorized by the Board during the May 2021 meeting and it is on order. The remaining funds were intended to procure equipment for this truck. Staff obtained a quote for this equipment from Danko as well.

As a reminder, the apparatus will respond to the following types of calls:

- **Medical responses** – Primary Function, as medical calls are our most frequent response. This will reduce usage of over-sized vehicles for response.
- **Grass responses** – Will replace Brush 3 that has been mechanically failing.
- **HazMat responses** – Will be equipped with required monitoring and mitigation equipment.
- **Rescue response** – Will supplement the Aerial on all rescues, allows apparatus access where the Aerial may be too big, allows quick water deployment. Lighter and 4x4 will allow for off road access. Has attachment points around the apparatus for vehicle/aircraft stabilization.
- **ARFF responses** – Lighter and 4x4 will allow access to incidents within safety areas that large ARFF trucks cannot access allowing foam deployment, has onboard Class B foam system operated from within the cab by a single firefighter.

As you can see above, the design of this apparatus will allow for responses to almost every call we respond to, either as primary or supplemental, making it our most commonly used apparatus. In addition to design, it allows for us to place equipment for various responses versus it being geared towards one style of call response. The equipment on the attached quote will be installed on the truck prior to it being placed in service.

It is my recommendation the Board authorize staff to purchase the equipment for the First Responder Vehicle from Danko Emergency Equipment and local vendors at a total cost of Thirty-Eight Thousand One Hundred Forty-three Dollars and Ninety-nine Cents (\$38,143.99). The 2021 allocated funds of \$250,000 have been encumbered for the 2022 purchase of the apparatus and the equipment.

If you have any questions, please do not hesitate to contact me.



**Danko Emergency Equipment**

PO Box 218  
 302 E 4th Street  
 Snyder, NE 68664-0218 USA  
 Phone: 402-568-2200  
 sales@danko.net  
 www.danko.net

**Quote No: 26051**

**Friday, January 21, 2022**

Page 1 of 2

*Account Address:*

**Attention:**  
**METROPOLITAN TOPEKA AIRPORT AUTH**  
 6510 SE FORBES AVE  
 SUITE 1  
 TOPEKA, KS 66619-1446  
 Phone: 785-862-2362  
 Email

*Shipping Address:*

**MTAA - POLICE & FIRE**  
 6500 SE FORBES AVE  
  
 TOPEKA, KS 66619

Ship Via	Shipping Terms	Prices are Valid Until
BEST WAY	Prepay and Add	Sunday, February 20, 2022

Line #	Part ID:	Description	Qty	Price	Extended
1	JUN	JUNKIN JSA300 BASKET	1.00	350.00	350.00
2	JUN	JUNKIN JSA 360 SPINAL BOARD	1.00	250.00	250.00
3	HEN	LAERDAL SUCTION UNIT PART 8272329 LSU AC And DC Cords, Battery, Vacuum Tubing Directions for Use With Disposable Bemis Canister & Patient Tubing Each	1.00	1,100.00	1,100.00
4	FLIR-K55	FLIR-K55 THERMAL CAMERA KIT 320x240, 60HZ, 3-BUTTON  INFRARED CAMERA, CARABINER STRAP, RETRACTABLE LANYARD, 2 BATTERIES, DESKTOP CHARGER, HARD TRANSPORT CASE, POWER SUPPLY, USB CABLE, T20 SCREWDRIVER	1.00	5,300.00	5,300.00
5	FSP	FIRECRAFT SAFETY SENSEIT 925-00000-40 4GAS METER WITH PUMP (LELE, CO, O2, H2S)	1.00	1,500.00	1,500.00
6	STR44315	STREAM LIGHT VULCAN 180 VEHICLE MOUNT SYSTEM - 12V DC DIRECT WIRE RACK, INCLUDES QUICK RELEASE SHOULDER STRAP - ORANGE - DIV 2	4.00	175.00	700.00
7	STR90503	STREAM LIGHT SURVIVOR - 120V/100V AC/12V DC - ORANGE	4.00	120.00	480.00
8	TFTUM12-NF	PRO/PAK, 3 NOZZLES, W/1.5" NH STRAP, 2.7FT HOSE	1.00	800.00	800.00
9	HUR-273180000	HURST BLACK STRONGARM KIT (LAW ENFORCEMENT/TACTICAL) (INCLUDES 2 BATTERIES, 1 CHARGER, 1 SET COMBINATION TIPS, 1 SET DOOR OPENER TIPS)	2.00	6,500.00	13,000.00
10	PHT-AC-213	AC-13 AUTO CRIB PAIR SMALL INCLUDES (2) AC-13 AUTO CRIB-ITS VEHICLE STABILIZATIION DEVICE. SPRING LOADED FOR AUTOMATIC OPERATION. 14.5 LBS STOWED 28"X6"X2.75" 13" IN HEIGHT	1.00	1,050.00	1,050.00
11	DBS	D.B.SMITH 190514 SMOKECHASER 5 GALLON BACK PACK SPRAYER WITH POCKETS	4.00	200.00	800.00
12	FHU-MX	FIRE HOOKS UNLIMITED MAXXIMUS ONE PIECE DROPPED FORGED MULTIPURPOSE FORCIBLE ENTRY TOOL 2 3/4" ADZ. 30" LENGTH	1.00	275.00	275.00
13	IROFBK28-G	IRON FOX FLATHEAD AXE GROOVED 28" (FOR MATTING WITH HALLIGAN)	1.00	200.00	200.00



**Danko Emergency Equipment**

PO Box 218  
 302 E 4th Street  
 Snyder, NE 68664-0218 USA  
 Phone: 402-568-2200  
 sales@danko.net  
 www.danko.net

**Quote No: 26051**

**Friday, January 21, 2022**

Page 2 of 2

*Account Address:*

**Attention:**

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6510 SE FORBES AVE  
 SUITE 1  
 TOPEKA, KS 66619-1446  
 Phone: 785-862-2362  
 Email

*Shipping Address:*

**MTAA - POLICE & FIRE**

6500 SE FORBES AVE  
  
 TOPEKA, KS 66619

Ship Via	Shipping Terms	Prices are Valid Until
BEST WAY	Prepay and Add	Sunday, February 20, 2022

Line #	Part ID:	Description	Qty	Price	Extended
14	FXMGMM-2	GLAS-MASTER TOOL	1.00	200.00	200.00
18	CTCMT48FSS	McLEOD TOOL	3.00	120.00	360.00
19	FLARPS27D	SHOVEL, ROUND POINT, FIBERGLASS, D-HANDLE, 27" LONG	1.00	45.00	45.00
20	FLABC24	BOLT CUTTER 24"	1.00	60.00	60.00
21	FLA	FLAMEFIGHTER FB FIRE BROOM	2.00	28.00	56.00
22	FLA	FLAMEFIGHTER FR  FIRE RAKE, FIBERGLASS HANDLE	2.00	45.00	90.00
23	FLAFHAF6LB	AXE, FLAT HEAD, FIBERGLASS HANDLE, 36", 6 LB.	2.00	100.00	200.00
24	FLAPHAF6LB	AXE, PICK HEAD, FIBERGLASS HANDLE, 36" LONG, 6 LB.	1.00	100.00	100.00
25	SVMV20-BD-12-AC-SP	SVM 20" PPV, DEWALT 2X 12 AH BAT., 2X AC CHARGERS, SHORE POWER	1.00	5,500.00	5,500.00
26	FHU	FIRE HOOKS PB-24 24" PROBAR	1.00	260.00	260.00
27	PHI	PHILIPS EMG 861304 R01	1.00	1,580.00	1,580.00
28	FLASQP27D	SHOVEL, SQUARE POINT, FIBERGLASS, D-HANDLE, 27" LONG	1.00	45.00	45.00
29	SVMBD12-X2	SVM 2 PACK, DEWALT 12 AH BATTERIES	2.00	675.00	1,350.00
30	SVMBDCH-AC	SVM 1 DEWALT AC, FAST CHARGER	1.00	145.00	145.00

<b>Contact</b>  Salesperson: Tyler Ingram Contact Phone: Email:	Sub Total	<b>\$35,796.00</b>
	Tax	<b>\$0.00</b>
	Total Price	<b>\$35,796.00</b>



ADDITIONAL EQUIPMENT FOR THE QUICK ATTACK THAT IS NEEDED THAT DANKO DOES NOT SUPPLY.

STIHL 391 CHAINSAW - \$639.99

DEWALT XR 20 SERIES BATTERY POWERED POWER TOOL KIT W/RECIPROCATING SAW/GRINDER/IMPACT DRIVER - \$1008.00

MILWAUKEE TOOL KIT - \$500.00

TOTALS -


DANKO - \$35,796.00

LOCAL VENDERS (ITEMS ABOVE) - \$2147.99 (\$200.00 BUFFER) - \$2347.99

TOTAL OF DANKO AND LOCAL VENDERS - \$38,143.99

Office of: President

To: Board of Directors

From: Eric M. Johnson 

Subject: **Consider Quote for Airfield Paint for  
Topeka Regional Airport and Philip Billard Airport.  
(Board Action Required)**



Date: February 9, 2022

With lessons learned last year, staff started early this year to obtain quotes for airfield paint. You may recall paint was backordered several months in 2021. Each year we are required to ensure paint marking on our runways, taxiways and aprons meet FAA requirements. Given the size of the airfield, this requires a significant amount of paint even with a rotational schedule.

Of the vendors contacted, Spectrum paint is the only vendor that has indicated they can supply the paint in 55-gallon drums. This discounts the price by \$0.25 per gallon, and considering the number of markings we need to address, the drums simplify the process. Lead time for production is at least eight to ten weeks.

I recommend the Board authorize staff to purchase the required paint in preparation for the upcoming season at a cost of Fifteen Thousand Fifty-Three Dollars and Fifty-six Cents. (\$15,053.56).

If you have any questions, please do not hesitate to contact me.

From: Cecil Barry [cecil.barry@spectrumpaint.com]  
Sent: Tuesday, January 25, 2022 10:05 AM  
To: Terry Poley; Matt Anstaett  
Cc: Skip Campfire; Cecil Barry  
Subject: Traffic Paint

Terry,

Please find below the pricing for the Traffic Paint.

AEX00357/EA A042D40 55GL WB JET-DRY WHT AEX00357 \$1,021.90 per Drum 4 Drums

5 gal pail jet dry yellow	\$107.24 per five
5 gal pail jet dry black	\$100.36 per five
5 gal pail fast dry red	\$109.67 per five
5gal pail jet dry white	\$102.76 per five

If you want to go with Drums instead of fives please deduct \$.25 per gallon and we can make the request for Drums.

Lead time for production is still estimated at 8-10 weeks at this time.


Thank you for the consideration,

Cecil Barry  
Account Manager  
1550 SW Wanamaker, Ste 100C  
Topeka, Ks. 66604

Cell 785-766-8926  
Office 785-272-8818

Office of: President

To: Board of Directors

From: Eric M. Johnson 

Subject: **Consider Purchase of 2022 Budgeted Maintenance Equipment. (Board Action Required)**



**MTAA**

METROPOLITAN TOPEKA AIRPORT AUTHORITY  
TOPEKA REGIONAL | BILLARD AIRPORT  
AIRPORT & BUSINESS CENTER

Date: February 9, 2022

The 2022 budget identifies several pieces of equipment for the MTAA Maintenance Department including two tractors, two batwing mowers and two zero turn radius (ZTR) mowers. Staff researched equipment from various manufacturers. We discovered John Deere has a Sourcewell Collaborative discount program for all of the equipment we anticipate purchasing. Only accepted municipal entities can participate in this program and it offers 19% off retail pricing.

The Sourcewell quote for the equipment is shown below:

Equipment	Quantity	Price	Extended
John Deere Z997R Diesel	2	\$20,500.00	\$41,000.00
John Deere FC15M Flex Wing Rotary	2	\$22,000.00	\$44,000.00
John Deere 6135E Tractor with Cab	2	\$71,500.00	\$143,000.00
		<b>TOTAL</b>	<b>\$228,000.00</b>

This cost is \$136,000.00 less than budgeted and the Sourcewell quote provides for an overall discount of \$116,102.34.

I am requesting authorization to purchase two John Deere Z997R ZTR mowers at a cost of \$41,000.00, two (2) John Deere FC15M Flex Wing Rotary mowers at a cost of \$44,000.00 and two (2) John Deere 6135E tractors at a cost of \$143,000.00 for a total purchase price of Two Hundred Twenty-Eight Thousand Dollars and No Cents (\$228,000.00).

If you have any questions, please do not hesitate to contact me.

**Quote Summary**

**Prepared For:**  
 MTAA  
 PO BOX 19053  
 TOPEKA, KS 66619

**Prepared By:**  
 Trey Miller  
 Heritage Tractor, Inc.  
 2701 Nw Us Highway 24  
 Topeka, KS 66618  
 Phone: 785-235-5100  
 tmiller@heritagetractor.com

**Quote Id:** 25973340  
**Created On:** 26 January 2022  
**Last Modified On:** 10 February 2022  
**Expiration Date:** 23 February 2022

Equipment Summary	Suggested List	Selling Price	Qty	Extended
JOHN DEERE Z997R DIESEL NA	\$ 31,106.00	\$ 20,500.00 X	2 =	\$ 41,000.00
JOHN DEERE FC15M Flex Wing Rotary Cutter	\$ 30,643.00	\$ 22,000.00 X	2 =	\$ 44,000.00
JOHN DEERE 6135E Cab Tractor (114 PTO hp)	\$ 110,302.17	\$ 71,500.00 X	2 =	\$ 143,000.00
<b>Equipment Total</b>				<b>\$ 228,000.00</b>

<b>Quote Summary</b>	
Equipment Total	\$ 228,000.00
SubTotal	\$ 228,000.00
Est. Service Agreement Tax	\$ 0.00
<b>Total</b>	<b>\$ 228,000.00</b>
Down Payment	(0.00)
Rental Applied	(0.00)
<b>Balance Due</b>	<b>\$ 228,000.00</b>

Salesperson : X \_\_\_\_\_

Accepted By : X \_\_\_\_\_



# Selling Equipment

Quote Id: 25973340

Customer: MTAA

## JOHN DEERE Z997R DIESEL NA

**Equipment Notes:** All equipment is eligible for the sourcewell discount.  
All discounts have been applied.

**Suggested List**  
\$ 31,106.00

**Hours:**

**Selling Price**

**Stock Number:**

\$ 20,500.00

Code	Description	Qty	Unit	Extended
091QTC	Z997R DIESEL NA	2	\$ 28,019.00	\$ 56,038.00
<b>Standard Options - Per Unit</b>				
001A	United States/Canada	2	\$ 0.00	\$ 0.00
1151	26x12N12 Michelin X Tweel Turfs	2	\$ 1,332.00	\$ 2,664.00
1523	72 In. 7 GAUGE FastBack™ PRO Rear Discharge Deck	2	\$ 1,170.00	\$ 2,340.00
<b>Standard Options Total</b>				<b>\$ 5,004.00</b>
<b>Value Added Services Total</b>				<b>\$ 0.00</b>
<b>Other Charges</b>				
	Freight	2	\$ 520.00	\$ 1,040.00
	EnviroCrate	2	\$ 65.00	\$ 130.00
<b>Other Charges Total</b>				<b>\$ 1,170.00</b>
<b>Suggested Price</b>				<b>\$ 62,212.00</b>
<b>Customer Discounts</b>				
<b>Customer Discounts Total</b>			<b>\$ -10,606.00</b>	<b>\$ -21,212.00</b>
<b>Total Selling Price</b>				<b>\$ 41,000.00</b>

## JOHN DEERE FC15M Flex Wing Rotary Cutter

**Equipment Notes:** All equipment is eligible for the sourcewell discount.  
All discounts have been applied.

**Suggested List**  
\$ 30,643.00

**Hours:**

**Selling Price**

**Stock Number:**

\$ 22,000.00

Code	Description	Qty	Unit	Extended
22C0P	FC15M Flex Wing Rotary Cutter	2	\$ 27,370.00	\$ 54,740.00
<b>Standard Options - Per Unit</b>				
0202	United States	2	\$ 0.00	\$ 0.00
1200	Spring Suspension	2	\$ 0.00	\$ 0.00
2501	Blade Pan - 125 HP	2	\$ 0.00	\$ 0.00
2541	Inward Rotation	2	\$ 0.00	\$ 0.00



# Selling Equipment

Quote Id: 25973340

Customer: MTAA

3015	6 Laminated Tires - (Double center, single on wings) - Puncture proof	2	\$ -526.00	\$ -1,052.00
3511	540 RPM Driveline - Cat 6	2	\$ 0.00	\$ 0.00
3603	540 RPM - 125 HP Gearbox - Commercial duty - Inward rotation	2	\$ 791.00	\$ 1,582.00
5120	Ball Type Hitch	2	\$ 317.00	\$ 634.00
5290	Suspended Tongue	2	\$ 821.00	\$ 1,642.00
<b>Standard Options Total</b>				<b>\$ 2,806.00</b>
<b>Value Added Services Total</b>				<b>\$ 0.00</b>
<b>Other Charges</b>				
	Freight	2	\$ 1,870.00	\$ 3,740.00
<b>Other Charges Total</b>				<b>\$ 3,740.00</b>
<b>Suggested Price</b>				<b>\$ 61,286.00</b>
<b>Customer Discounts</b>				
<b>Customer Discounts Total</b>			<b>\$ -8,643.00</b>	<b>\$ -17,286.00</b>
<b>Total Selling Price</b>				<b>\$ 44,000.00</b>

## JOHN DEERE 6135E Cab Tractor (114 PTO hp)

**Equipment Notes:** All equipment is eligible for the sourcewell discount.  
All discounts have been applied.

**Suggested List**

\$ 110,302.17

**Hours:**

**Selling Price**

**Stock Number:**

\$ 71,500.00

Code	Description	Qty	Unit	Extended
334FP	6135E Cab Tractor (114 PTO hp)	2	\$ 101,223.00	\$ 202,446.00
<b>Standard Options - Per Unit</b>				
182B	GreenStar™ Ready	2	\$ 0.00	\$ 0.00
183B	Less JDLink™ Hardware	2	\$ 0.00	\$ 0.00
185A	JDLink™ Connectivity	2	\$ 0.00	\$ 0.00
0202	United States	2	\$ 0.00	\$ 0.00
0409	English Operator's Manual North America	2	\$ 0.00	\$ 0.00
0500	Less Package	2	\$ 0.00	\$ 0.00
1385	24F/12R PowrReverser™ Plus Transmission, Wet Clutch, EH PTO, 40 Km/h	2	\$ 1,454.00	\$ 2,908.00
1950	Less Application	2	\$ 0.00	\$ 0.00
2050	Cab Standard	2	\$ 0.00	\$ 0.00
2130	Air Suspension Seat with Swivel (MSG 95)	2	\$ 1,032.00	\$ 2,064.00



# Selling Equipment

Quote Id: 25973340

Customer: MTAA

3340	Triple Deluxe SCV with ISO Breakaway Couplers	2	\$ 445.00	\$ 890.00
4015	Standard Hitch	2	\$ 0.00	\$ 0.00
4120	Telescopic Draft Links	2	\$ 0.00	\$ 0.00
4315	Standard Drawbar	2	\$ 0.00	\$ 0.00
4421	Sway Bars	2	\$ 0.00	\$ 0.00
5212	460/85R34 In. 8PR R1 Radial	2	\$ 0.00	\$ 0.00
6045	MFWD (4 Wheel Drive) Front Axle, electro-hydraulic activation.	2	\$ 0.00	\$ 0.00
6210	340/85R24 In. 8PR R1 Radial	2	\$ 0.00	\$ 0.00
7700	Shipping Preparation for Truck	2	\$ 0.00	\$ 0.00
8995	Long front weight bracket	2	\$ 284.00	\$ 568.00
<b>Standard Options Total</b>				<b>\$ 6,430.00</b>
<b>Technology Options</b>				
1900	Less Display	2	\$ 0.00	\$ 0.00
1880	Less Receiver	2	\$ 0.00	\$ 0.00
<b>Technology Options Total</b>				<b>\$ 0.00</b>
<b>Dealer Attachments</b>				
SJ10170	Antenna	2	\$ 37.77	\$ 75.54
RE199488	Engine Manifold Heater	2	\$ 261.80	\$ 523.60
RE575067	Radio, Deere/Delco AM/FM Stereo with Clock, Front Audio Input Jack for MP3 Players, and Weatherband	2	\$ 449.00	\$ 898.00
R127764	Weight, front suitcase 43 kg (95 lb) quantity of one	36	\$ 134.20	\$ 4,831.20
<b>Dealer Attachments Total</b>				<b>\$ 6,328.34</b>
<b>Value Added Services Total</b>				<b>\$ 0.00</b>
<b>Other Charges</b>				
	Freight	2	\$ 700.00	\$ 1,400.00
	Setup	2	\$ 2,000.00	\$ 4,000.00
<b>Other Charges Total</b>				<b>\$ 5,400.00</b>
<b>Suggested Price</b>				<b>\$ 220,604.34</b>
<b>Customer Discounts</b>				
<b>Customer Discounts Total</b>			<b>\$ -38,802.17</b>	<b>\$ -77,604.34</b>
<b>Total Selling Price</b>				<b>\$ 143,000.00</b>



# Activity Report



## Topeka Regional Airport

FOE FAA TOWER OPERATIONS	Jan-22	Jan-21	Jan-20	2022	2021		2020	
				Accumulated Totals Y-T-D	Y-T-D Through Jan	Calendar Yr Totals	Y-T-D Through Jan	Calendar Yr Totals
Air Carrier	24	9	8	24	9	190	8	87
Air Taxi	36	28	25	36	28	454	25	359
Itinerant General	460	460	349	460	460	7,806	349	6,349
Itinerant Military	288	339	361	288	339	4,917	361	5,778
Local Civil	130	120	66	130	120	2,629	66	1,602
Local Military	592	816	632	592	816	12,018	632	8,543
GRAND TOTAL	1,530	1,772	1,441	1,530	1,772	28,014	1,441	22,718

PASSENGER ACTIVITY	Jan-22	Jan-21	Jan-20	2022	2021		2020	
				Accumulated Totals Y-T-D	Y-T-D Through Jan	Calendar Yr Totals	Y-T-D Through Jan	Calendar Yr Totals
<b>COMMERCIAL SERVICE</b>								
Passengers Enplaned	-	-	-	-	-	-	-	-
Passengers Deplaned	-	-	-	-	-	-	-	-
Aircraft Landed	-	-	-	-	-	-	-	-
<b>CHARTERS</b>								
Passengers Enplaned	358	160	393	358	160	1,649	393	2,524
Passengers Deplaned	347	227	441	347	227	1,955	441	2,456
Aircraft Landed	16	12	13	16	12	47	13	60
<b>MILITARY CHARTERS</b>								
Passengers Enplaned	56	-	-	56	-	7,493	-	519
Passengers Deplaned	171	-	-	171	-	3,180	-	83
Aircraft Landed	2	-	1	2	-	112	1	18
Combined Total Passengers Enplaned	414	160	393	414	160	9,142	393	3,043
Combined Total Passengers Deplaned	518	227	441	518	227	5,135	441	2,539



## Billard Airport

TOP FAA TOWER OPERATIONS	Jan-22	Jan-21	Jan-20	2022	2021		2020	
				Accumulated Totals Y-T-D	Y-T-D Through Jan	Calendar Yr Totals	Y-T-D Through Jan	Calendar Yr Totals
Air Carrier	0	0	0	0	0	3	0	0
Air Taxi	91	53	53	91	53	1,018	53	779
Itinerant General	741	762	614	741	762	11,724	614	11,562
Itinerant Military	40	26	50	40	26	462	50	484
Local Civil	432	616	474	432	616	6,028	474	6,764
Local Military	0	16	4	0	16	120	4	154
GRAND TOTAL	1,304	1,473	1,195	1,304	1,473	19,355	1,195	19,743

**DELINQUENT ACCOUNTS  
AS OF JANUARY 31, 2022**

NAME OF BUSINESS		TOTAL PAST DUE	JANUARY CHARGES	30 DAYS PAST DUE	60 DAYS PAST DUE	90 DAYS PAST DUE	120 DAYS PAST DUE	ACTION			
								T E L	L R	A G R	L G L
<b>TOPEKA REGIONAL BUSINESS CENTER:</b>											
<b>- CURRENT TENANTS -</b>											
ADVANCE STREET ROD DESIGN	RENT/FC	\$7,433.64	\$2,291.21	\$2,291.31	\$2,289.96	\$561.16	\$0.00	X	X		
BRACKETT INC.	RENT/FC	\$4,248.26	\$4,248.26	\$0.00	\$0.00	\$0.00	\$0.00	X	X		
HEARTLAND TREE SERVICE	RENT/FC	\$304.05	\$304.05	\$0.00	\$0.00	\$0.00	\$0.00	X	X		
TONY LYNCH	RENT/FC	\$5,655.64	\$1,885.83	\$1,913.69	\$1,854.86	\$1.26	\$0.00	X	X		
MARK A. LEWIS	RENT/FC	\$671.75	\$671.75	\$0.00	\$0.00	\$0.00	\$0.00	X	X		
PROMETAL FABRICATION LLC	RENT/FC	\$5,948.43	\$1,239.95	\$1,221.62	\$1,203.57	\$1,133.40	\$1,149.89	X	X		
RURAL DEVELOPMENT CORP	RENT/FC	\$27,407.69	\$405.04	\$399.05	\$393.16	\$387.35	\$25,823.09	X			X
<b>SUBTOTAL</b>		<b>\$51,669.46</b>	<b>\$11,046.09</b>	<b>\$5,825.67</b>	<b>\$5,741.55</b>	<b>\$2,083.17</b>	<b>\$26,972.98</b>				
<b>- VACATED TENANTS -</b>											
<b>SUBTOTAL</b>		<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>				
<b>TOPEKA REGIONAL AIRPORT:</b>											
<b>- TENANTS -</b>											
ADJUTANT GENERAL OF KANSAS	JOINT USE AGRMNT	\$16,397.50	\$16,397.50	\$0.00	\$0.00	\$0.00	\$0.00	X	X		
<b>SUBTOTAL</b>		<b>\$16,397.50</b>	<b>\$16,397.50</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>				
<b>- AIRPORT USER LANDING FEES -</b>											
ATLAS AIR INC	LANDING FEES	\$1,425.00	\$475.00	\$950.00	\$0.00	\$0.00	\$0.00	X	X		
EASTERN AIRLINES LLC	LANDING FEES	\$2,670.00	\$905.00	\$475.00	\$0.00	\$0.00	\$1,290.00	X	X		
ELITE AIRWAYS LLC	LANDING FEES	\$224.00	\$0.00	\$224.00	\$0.00	\$0.00	\$0.00	X	X		
HILLWOOD AIRWAYS	LANDING FEES	\$509.00	\$509.00	\$0.00	\$0.00	\$0.00	\$0.00	X	X		
MIAMI AIR INTERNATIONAL INC	LANDING FEES	\$2,428.00	\$0.00	\$0.00	\$0.00	\$0.00	\$2,428.00		X		X
RVR AVIATION	LANDING FEES	\$86.18	\$0.00	\$0.00	\$0.00	\$0.00	\$86.18	X	X		
UNITED AIRLINES	LANDING FEES	\$161.84	\$0.00	\$0.00	\$0.00	\$0.00	\$161.84	X	X		
<b>SUBTOTAL</b>		<b>\$7,504.02</b>	<b>\$1,889.00</b>	<b>\$1,649.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$3,966.02</b>				
<b>PHILIP BILLARD:</b>											
BILLARD AIRPORT RESTAURANT	RENT/FC	\$1,198.37	\$1,198.37	\$0.00	\$0.00	\$0.00	\$0.00	X	X		
<b>SUBTOTAL</b>		<b>\$1,198.37</b>	<b>\$1,198.37</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>				
<b>WATER &amp; SEWER:</b>											
ADJUTANT GENERAL OF KANSAS ARMY	WATER	\$831.93	\$0.00	\$0.00	\$0.00	\$831.93	\$0.00	X	X		
MARK A. LEWIS BLDG 248	WATER/FC	\$112.95	\$112.95	\$0.00	\$0.00	\$0.00	\$0.00	X	X		
MARK A. LEWIS BLDG 629	WATER/FC	\$112.95	\$112.95	\$0.00	\$0.00	\$0.00	\$0.00	X	X		
<b>SUBTOTAL</b>		<b>\$1,057.83</b>	<b>\$225.90</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$831.93</b>	<b>\$0.00</b>				
<b>GRAND TOTALS</b>		<b>\$77,827.18</b>	<b>\$30,756.86</b>	<b>\$7,474.67</b>	<b>\$5,741.55</b>	<b>\$2,915.10</b>	<b>\$30,939.00</b>				

**ACTION LEGEND:**  
TEL - CONTACTED BY TELEPHONE/IN PERSON  
LTR - SENT STATEMENT, LETTER, EMAIL  
AGR - PAYMENT AGREEMENT

Metropolitan Topeka Airport Authority  
 Monthly Leasing Activity Report  
 January 2022

October 2020 CPI is 6.2%

2% Increase was applied in lieu of CPI

ANNUAL RENT

TENANT ADDRESS (FACILITY #) FROM TO

**NEW:**

NONE \$0.00 \$0.00

**RENEWALS DUE:**

Murray, Christopher dba Mid America Painting	200 SE Engle St. (#123/129)	\$6,526.43	\$6,656.96
R&R Pallet Service of Garden City *(Rent decrease 1 year)	501 SE Axton St.. (#170A)	\$76,602.70	\$72,772.56
R&R Pallet Service of Garden City *(Rent decrease 1 year)	501 SE Axton St.. (#170B&C)	\$133,108.13	\$126,452.72
Sunflower Auto Auction	545 SE Engle St. (#131)	\$41,765.84	\$42,601.16

**OPTIONS:**

Groendyke Transport Inc.	Parking Lot	\$7,568.26	\$7,719.63
Riverside Farms	PB Farm Ground (88.29 Acres)	\$9,260.71	\$9,445.92
Riverside Farms	PB Farm Ground (97.14 Acres)	\$6,531.82	\$6,662.46
Riverside Farms	PB Farm Ground (98.8 Acres)	\$10,969.66	\$11,189.05
RJ Meier Farms	PB Farm Ground	\$25,037.06	\$25,537.80

**INCREASES:**

Evergy	Lot 6	\$23,000.00	\$23,460.00
Freeman Holdings, LLC	740 SE Airport Drive (#610-Ste. 10 & 11)	\$64,450.57	\$65,739.58
Freeman Holdings, LLC	6610 SE Forbes Ave. (#619)	\$27,561.73	\$28,112.96
H&H Aircraft Services, LLC	3600 NE Sardou Ave. (#4-Ste. 5)	\$15,175.66	\$15,479.17
H&H Aircraft Services, LLC	3600 NE Sardou Ave. (#26)	\$42,235.97	\$43,080.69
H2I, LLC	6431 SE Bleckley St. (#255-Land)	\$8,003.50	\$8,163.57
Haselwood Farm Inc.	TRA Farm Ground	\$1,938.00	\$1,976.76
LMC, Inc.	555 SE 70th St. (#383 - Land)	\$2,745.21	\$2,800.11
R&R Pallet Service of Garden City	Engle Lot	\$9,319.74	\$9,506.13
Topeka Construction Co.	7121 & 7127 SE Forbes Ave. (#449 & #450 - Land)	\$8,877.84	\$9,055.40
Topeka Construction Co.	7131 SE Forbes Ave. (#448 - Land)	\$4,012.54	\$4,092.79

**DECREASES:**

R&R Pallet Service of Garden City (Not Renewed)	501 SE Axton St.. (#170D)	\$46,992.73	\$0.00
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**MISCELLANEOUS:**

NONE \$0.00 \$0.00

**\*\*MONTHLY INCOME CHANGES\*\***

New Annl. Rate	\$520,505.42
Old Annl. Rate	\$571,684.10
Annual Diff.	-\$51,178.68
/12	-\$4,264.89
Mo. Adj.	\$0.00
Mo. Incr. (Decr.)	-\$4,264.89

Metropolitan Topeka Airport Authority  
 Monthly Gross Rental Income Report  
 January 2022

TOPEKA REGIONAL AIRPORT

	TENANT		FACILITY	MONTHLY RENT
1	Air National Guard		Jt. Use. Agreement	\$5,465.83 *
2	American Flight Museum	1	612	\$1,300.14
3	Combat Air Museum	2,3	602/604	\$295.59
4	Freeman Holdings LLC	4	600	\$1,707.64
	" "	5	601	\$4,245.59
	" "	7	609	\$2,531.08
	" "	8	610 - Suite 10,11	\$5,478.30
	" "	9	Land Lease (#613)	\$881.56
	" "	10	619	\$2,342.75
	" "	11	627	\$498.86
	" "	12	697	\$381.84
5	Gary Properties LLC	13	626	\$1,780.08
6	Haselwood Farm Inc.	14	Farm	\$164.73 ***
	Haselwood Farm Inc.	15	Farm A	\$104.84 ***
	Haselwood Farm Inc.	16	Farm B	\$740.09 ***
	Haselwood Farm Inc.	17	Farm C	\$96.58 ***
7	Pettit, Brooks	18	603 - 240sf	\$50.00
8	Shawnee County	19	667 (Firing Range)	\$541.85 ***
9	Topeka Police Dept.	20	669 (Firing Range)	\$103.09 ***
				\$28,710.44

TENANT		FACILITY	MONTHLY RENT
1	ACA Event Rental LLC	1 260	\$2,348.50
2	AT&T Services, Inc.	2 280	\$472.19
3	Advanced Coatings Inc.	3 137	\$876.04 ***
4	A-1 Restaurant and Bar Supply	4 252	\$2,875.13
	A-1 Restaurant and Bar Supply	5 139 (storage)	\$500.00
	A-1 Restaurant and Bar Supply	6 624	\$4,500.00
5	Blue Jazz Java LLP	7 243	\$2,217.09
6	BME Home LLC	8 384	\$4,377.50
7	Brackett, Inc.	9 451	\$4,073.51
8	Concrete Supply of Topeka, Inc.	10,11,12 147-148-149	\$1,714.05
9	Evergy	13 Parking Lot S (#18)	\$1,955.00
10	F&L Enterprises Inc. dba WOW Truck and RV Wash	14 100	\$1,198.65
11	Federal Aviation Administration	15 620	\$824.94
12	Freeman Holdings LLC	16 178	\$63.71
13	Gainwell Technologies LLC	17,18,19,20 Parking Lots #1, #2, #3, #4	\$903.67
14	Grandmother's Inc.	21 Parking Lot #21	\$1,125.74
15	Groendyke Transport Inc	22 Parking Lot #17 (6N Lot A)	\$643.30
16	Ground 1, LLC	23 Land Lease (#453)	\$6,377.45
17	H2I, LLC	24 Land Lease (#255)	\$680.30
18	Heartland Coca-Cola Bottling Co.	25 Land Lease (#400)	\$2,517.08
19	Henderson, Brad d/b/a Heartland Tree Service	26 Parking Lot #10W (260W)	\$300.00
20	Hinnah, Dan	27 657	\$1,453.33
21	Home Depot USA, Inc.	28,29,30,31 Parking Lots #7, #20, #23 & #24	\$3,345.79
22	Houser Enterprises, Inc	32 167	\$6,273.00
23	JSLewis, Inc.	33 415	\$386.92
24	KADA Enterprises LLC	34 Parking Lot #10E (260E)	\$322.22 ***
25	Kansas Sand & Concrete, Inc	35 Parking Lot #16 (Axton Lot A)	\$1,248.25
26	Kirk, Paul L. Sr. dba Advance Street Rod Design	36 140	\$1,768.00
27	Klaton Real Estate, LLC	37 Land & Bldg. Lease (#622)	\$1,519.66
28	Koelling, Michelle & Duke d/b/a MDK	38 801	\$1,250.84
29	LMC, Inc.	39 321	\$590.53
	" " "	40 Land Lease (#383)	\$233.34
	" " "	41 Land Lease (#621)	\$257.06
	" " "	42 820	\$5,128.05 <->
30	Lewis, Mark A. d/b/a M. Lewis Properties	43 248	\$203.28
	" " "	44 629	\$458.54
31	Lynch, Tony C. dba T&J Repair	45 114	\$1,690.97
32	McPherson Contractors Inc.	46 452	\$1,185.87
33	Mr. O Auto Sales, LLC	47 183	\$347.40
34	Murray, Christopher d/b/a Mid-America Painting	48,49 123/129	\$554.75
35	NFI Interactive Logistics LLC	50 Parking Lot #12 (University/Bleckley)	\$381.41
36	Nzekwe, Chigbo	51 181	\$53.22
37	Phoenix Recovery of Kansas LLC	52 225	\$1,327.07
38	ProMetal Fabrication, LLS	53 379	\$1,040.76
39	R & R Pallet of Garden City, Inc	54 170 A	\$6,064.38
	R & R Pallet of Garden City, Inc	55,56,57 170 B/C & Pkg Lot #14 (Axton Lot B)	\$10,537.13
	R & R Pallet of Garden City, Inc.	58 Parking Lot #13 (Engle St)	\$792.18
40	Rippe Enterprises	29 Parking Lot #15 (Axton Lot C)	\$566.38
41	Rural Development Corp.	60 281	\$1,901.20
	" " "	61,62 638/818	\$1,947.97
42	SEKESC - Greenbush	63 605	\$10,730.03
43	Sports Car Club of America	64 300	\$6,976.58
44	Sunflower Auto Auction, LLC	65 131	\$3,550.10
45	Topeka Construction, LLC	66,67 Land & Bldg. Lease (#449 & #450)	\$1,095.69
	" " "	68 Land & Bldg. Lease (#448)	\$337.69
46	T.R. Management Inc.	69 154	\$1,024.88
	" " "	70 344	\$2,413.52
47	UAR Direct, LLC	71 197	\$955.60
48	Vaerus Aviation Inc.	72 151	\$1,335.63
			\$121,793.07

TENANT			FACILITY	MONTHLY RENT
1	Air Explorer Scouts Post No. 8	1	15	\$105.06
2	Billard Airport Restaurant	2	4 - Suite 2	\$1,080.66
3	H&H Aircraft Service LLC	3	4 - Suite 5	\$1,289.93
	" " "	4	4 - Suites 6,7,8	\$625.00
	" " "	5	7	\$1,303.75
	" " "	6	10	\$928.51
	" " "	7	12	\$58.95
	" " "	8	T-Hangars, Fuel Farm	\$3,853.08 *****
	" " "	9	26	\$3,590.06
5	Heartland Airplanes, LLC	10	9	\$258.29 *
6	NOAA	11	Weather Station	\$3,536.73
7	New-Jetz, LLC	12	Land (#27)	\$599.90
8	Riverside Farms LLC	13	Farm	\$2,274.78 ***
9	RJ Meier Farms LLC	14	Farm	\$2,128.15 ***
10	Teamsters Local Union #696	15,16,17	1,2,3	\$2,084.61
11	Technical Applications & Consulting	18	17	\$1,736.99
				\$25,454.45

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GRAND TOTALS

68	TENANTS	110	FACILITIES	\$175,957.96
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\*Paid Quarterly

\*\* Paid Semi-Annually

\*\*\*Paid Annually

\*\*\*\*\*Minimum Guarantee

</> Lease Expired - Negotiations Incomplete - Holdover Tenancy Payment

Metropolitan Topeka Airport Authority  
 Monthly Lease Income Net Change Report  
 January 2022

	JAN 2022	DEC 2021	JAN 2021	JAN 2020	JAN 2019	JAN 2018	JAN 2017	JAN 2016	JAN 2015	JAN 2014	JAN 2013
<b>TOPEKA REGIONAL AIRPORT</b>											
TENANTS	9	9	9	9	9	10	10	10	12	11	11
FACILITIES LEASED	20	20	20	21	21	22	22	20	22	26	27
<b>TOPEKA REGIONAL BUSINESS CENTER</b>											
TENANTS	48	48	44	48	43	44	42	39	38	39	39
FACILITIES LEASED	72	74	69	75	69	69	66	57	55	56	58
<b>PHILIP BILLARD AIRPORT</b>											
TENANTS	11	11	12	12	12	14	14	13	12	11	11
FACILITIES LEASED	18	17	17	17	17	19	19	18	21	19	18
<b>TOTAL</b>											
TENANTS	68	68	65	69	64	68	68	62	62	61	61
FACILITIES LEASED	110	111	106	113	107	110	106	95	98	101	103
<b>MONTHLY LEASE INCOME</b>	\$ 175,958	\$ 180,223	\$ 167,098	\$ 168,545	\$ 155,936	\$ 158,021	\$ 149,460	\$ 131,303	\$ 113,043	\$ 121,201	\$ 119,965
<b>NET CHANGE</b>	\$ (4,265)	\$ 13,126	\$ (1,447)	\$ 12,609	\$ (2,085)	\$ 8,561	\$ 18,157	\$ 18,260	\$ (8,158)	\$ 1,236	\$ (13,347)