

## **Minutes from the Special Called meeting of the KAA on December 30, 2015**

**Call to Order** - Meeting was called to order at 5:30 p.m. by Chair Kirkland

**Roll Call** – all members of the KAA Board of Directors were present except for Capt. Cater who was out of state. Mayor Tony Brown and City Councilman Dan Lewandowski were also present.

**Closed Meeting** – A closed meeting between the KAA Board and attorney Jim Taylor commenced then adjourned at 7:00 p.m.

**Open Meeting** – Called to order by Chair Kirkland at 7: 10 p.m.

### **2016 CPI Increase**

Per the Bureau of Labor Statistics, the CPI at the end of November 2015 was set at 2%. The KAA board also took into consideration that the maximum percentage increase listed in tenants lease contract is 3%. Given the increase in maintenance costs to existing hangars and airport facilities, the board decided the increased amount for 2016 shall be 3%. Wayne Wynn made a motion that the increase to annual leases be 3%, seconded by Scott Fryar. The vote was 5 ayes to 1 nay and the motion carried.

### **Requests from Bob Oehl with Express Air**

In a letter dated 12-23-15, from Mr. Bob Oehl, three requests were made.

The first dealt with verbiage in the lease agreement between Express Air and the KAA be amended to replace “Bob Oehl, individually, and doing business as Express Air, an unincorporated sole proprietorship” with two limited liability companies. Chair Kirkland asked KAA attorney Jim Taylor if there were any legal issues with amending the lease with the new LLC names. Mr. Taylor said this would not be an issue, however Mr. Taylor did strongly recommend that Mr. Oehl be listed in the amended lease as a personal guarantor. Chair Kirkland followed up with a second question about amending the lease amount to comply with the KAA present rate structure since this would be a new lease? Mr. Taylor said that could be done also.

The second request was to repair the ramp area leading from the taxiway to the leased area. Mr. Oehl would contact an asphalt contractor and have them repair and resurface the area as needed and at his expense. Scott Fryar made a motion to grant approval to Mr. Oehl to have the ramp area repaired and resurfaced at Mr. Oehl’s expense, seconded by David Nickles and unanimously approved.

The third request was to remove additional trees and grade an area on the Express Air leased property for customer parking and fully use the leased property. The KAA board took no action on this request except to require Mr. Oehl to include the proposed clearing and future plans on a survey of the Wings of Dreams/Express Air property for review at a future KAA board meeting.

### **FYI by Chair Kirkland**

Chair Kirkland informed the KAA board that the College of Missionary Aviation has requested additional property. Mr. Ron Blake will be meeting with Mr. Huggins to finalize location and size of property. Chair Kirkland also stated that the logistics for charging electrical usage is being processed and will be implemented as annual leases come up for renewal.

**Meeting adjourned at 7:54 p.m.**