

**DES MOINES AIRPORT AUTHORITY BOARD
SUMMARY MINUTES OF MEETING
Des Moines International Airport
May 12, 2026**

Call to Order and Roll Call: 9:00 a.m.

Chaired by: Ms. Lauridsen Sand

Present: Mr. Christensen (via Zoom), Mr. Dickinson, Ms. Feeney, Mr. Feldmann,
Ms. Lauridsen Sand

This meeting was held in-person with a Zoom link also available. The public was provided ability to monitor, but not participate in, the meeting online via Zoom. The Airport Board Room, 2nd Floor, Airport Terminal, was also open to the public.

- A26-053 Consider Minutes for**
- a. April 14, 2026, Regular Board Meeting
 - b. April 14, 2026, Work Session

Ms. Feeney moved to approve both sets of minutes. Mr. Dickinson seconded. Motion Carried: 5-0-0-0; Yeas: Christensen, Dickinson, Feeney, Feldmann, Lauridsen Sand; Nays: 0; Abstained: 0; Absent: 0.

- A26-054 Consider an Electrical Easement with MidAmerican Energy Company for Building No. 46 Addition Project**

The Chief Development Officer stated the proposed electrical easement will allow MidAmerican Energy Company (MAE) to supply and route electrical feed to the existing building No. 46 addition (Shuttle Bus Maintenance) project. The current transformer has settlement on its foundation and is leaning. A new transformer and pad will be installed nearby to allow for reduced cut over time duration. The easement allows for primary feed to the transformer to connect to MAE loop along Willow Creek.

The Chief Development Officer recommended the Board approve an Electrical Easement with MidAmerican Energy Company for the installation of primary feed to Building No. 46 Addition Project.

Mr. Feldmann moved to approve an Electrical Easement with MidAmerican Energy Company for the installation of primary feed to Building No. 46 Addition Project. Mr. Dickinson seconded. Motion Carried: 5-0-0-0; Yeas: Christensen, Dickinson, Feeney, Feldmann, Lauridsen Sand; Nays: 0; Abstained: 0; Absent: 0.

- A26-055 Consider Contract with Breiholz Construction for Temporary Administrative Offices Project**

The Chief Development Officer stated this project is related to the LIFT program of the new Terminal. The temporary space constructed will allow for the relocation of current Terminal functions early and abatement to occur.

- Administrative Offices
 - Relocation of Airport Authority badging, Airport Authority administrative assistant, and Menzies.
 - Demolition efforts required will be credited back to Authority from Joint Venture as part of Administration buildout.
 - Temporary walls will be constructed in correct location of future administrative offices.

The Chief Development Officer stated as the value of the work was under the State of Iowa bidding threshold, quotes were obtained for the Administrative Office project. Quotes were received by both the Joint Venture and Breiholz Construction. The lowest responsive, responsible quote for the project was from Breiholz Construction in the amount of \$106,731.00.

Board members asked some questions which were answered by the Chief Development Officer.

The Project Management Committee recommended the Board approve the agreement for Temporary Administrative Offices with Breiholz Construction in the amount of \$106,731.00 and authorize the Chief Development Officer to accept and close out these projects when completed in accordance with the contract documents.

Mr. Dickinson moved to approve the agreement for Temporary Administrative Offices with Breiholz Construction in the amount of \$106,731.00 and authorize the Chief Development Officer to accept and close out these projects when completed in accordance with the contract documents. Ms. Feeney seconded. Motion Carried: 5-0-0-0; Yeas: Christensen, Dickinson, Feeney, Feldmann, Lauridsen Sand; Nays: 0; Abstained: 0; Absent: 0.

A26-056

Consider Construct Terminal Phase 1A Apron-Bid Package No. 2 Project

- a. Public Hearing regarding the plans, specifications, form of contract, and estimated total cost for the Construct Terminal Phase 1A Apron-Bid Package No. 2 Project**

The Chief Development Officer stated this project will include installation of concrete apron at the new terminal, concrete taxilane and shoulders, as well as vehicle service roadways. This apron is an extension of Phase 1A Bid Package No 1 project to the North which will connect to Taxiway Bravo and the current legacy concourse apron. This project includes utilities for storm sewer, PVC subdrains, and edge lighting. Other construction items include removal of existing apron and taxiway pavement, fill, grading, aggregate base, drainable concrete base, airfield lighting and signage, markings, traffic control, and seeding/site restoration.

The Engineer's Estimate for this project is \$6,333,086.25.

Ms. Lauridsen Sand opened the Public Hearing.

Ms. Lauridsen Sand invited public comment. There were no comments.

Ms. Lauridsen Sand closed the Public Hearing.

b. Consider Resolution adopting plans, specifications, form of contract, and estimated total cost for the Construct Terminal Phase 1A Apron-Bid Package No. 2 Project

The Chief Development Officer recommended the Board approve Resolution adopting plans, specifications, form of contract, and estimated total cost for the Construct Terminal Apron-Bid Package No. 2 Project.

Board members asked some questions which were answered by the Chief Development Officer.

Mr. Dickinson moved to approve Resolution adopting plans, specifications, form of contract, and estimated total cost for the Construct Terminal Apron-Bid Package No. 2 Project. Ms. Feeney seconded. Motion Carried: 5-0-0-0; Yeas: Christensen, Dickinson, Feeney, Feldmann, Lauridsen Sand; Nays: 0; Abstained: 0; Absent: 0.

c. Consider approval of Federal Aviation Administration Grant No. 109 associated with the Construct Terminal Phase 1A Apron-Bid Package No. 2 Project

Grant 109:

- 03-19-0027-109-2026
- Construct Terminal Phase 1A Apron BP No. 2
- Estimated at \$6,737,614.00

The Chief Development Officer recommended the Board authorize the Chief Executive Officer to accept and sign grant agreement No. 109 with FAA for the improvement once received and authorize the Chief Development Officer to accept and close out the grant when completed in accordance with contract documents.

Ms. Feeney moved to authorize the Chief Executive Officer to accept and sign grant agreement No. 109 with FAA for the improvement once received and authorize the Chief Development Officer to accept and close out the grant when completed in accordance with contract documents. Mr. Dickinson seconded. Motion Carried: 5-0-0-0; Yeas: Christensen, Dickinson, Feeney, Feldmann, Lauridsen Sand; Nays: 0; Abstained: 0; Absent: 0.

d. Consider award of contract for the Construct Terminal Phase 1A Apron-Bid Package No. 2 Project to Flynn Companies, Inc. in the amount of \$6,478,961.50

The Chief Development Officer stated the lowest responsive, responsible bidder was Flynn Companies, Inc. in the amount of \$6,478,961.50. This project is eligible for FAA grant funding at 90/10 split.

The Chief Development Officer recommended the Board authorize the Chief Executive Officer to sign the contract with Flynn Companies, Inc. in the amount of \$6,478,961.50 once Grant No. 109 is received for the project and authorize the Chief Development Officer to accept and close out this project when completed in accordance with the contract documents.

Board members asked some questions which were answered by the Chief Development Officer.

Mr. Dickinson moved to authorize the Chief Executive Officer to sign the contract with Flynn Companies, Inc. in the amount of \$6,478,961.50 once Grant No. 109 is received for the project and authorize the Chief Development Officer to accept and close out this project when completed in accordance with the contract documents. Ms. Feeney seconded. Motion Carried: 5-0-0-0; Yeas: Christensen, Dickinson, Feeney, Feldmann, Lauridsen Sand; Nays: 0; Abstained: 0; Absent: 0.

e. Consider Professional Services Agreement, Task Order No. 154, with Foth Infrastructure & Environment, LLC for Construct Terminal Phase 1A Apron-Bid Package No. 2 Project - Construction Phase Services

During the Construct Terminal Apron-Bid Package No. 2 Project, the consultant will provide contract management, construction administration, construction testing, and construction observation for the project. The negotiated amount of the agreement is \$650,498.00. This task order is grant-funded at normal 90/10 split.

The Chief Development Officer recommended the Board authorize the Chief Executive Officer to sign the Professional Services Agreement, Task Order No. 154, with Foth Infrastructure & Environment, LLC in the amount of \$650,498.00 once Grant No. 109 is received for the project and authorize the Chief Development Officer to accept and close out this contract when completed in accordance with the contract documents.

Ms. Feeney moved to authorize the Chief Executive Officer to sign the Professional Services Agreement, Task Order No. 154, with Foth Infrastructure & Environment, LLC in the amount of \$650,498.00 once Grant No. 109 is received for the project and authorize the Chief Development Officer to accept and close out this contract when completed in accordance with the contract documents. Mr. Dickinson seconded. Motion Carried: 5-0-0-0; Yeas: Christensen, Dickinson, Feeney, Feldmann, Lauridsen Sand; Nays: 0; Abstained: 0; Absent: 0.

Consider Existing Terminal Demolition Enabling Project

a. Public Hearing regarding the plans, specifications, form of contract, and estimated total cost for the Existing Terminal Demolition Enabling Project

The Chief Development Officer stated this project will include relocation of the gas service feeding the A & C Concourse, relocation of the fire pump electrical feeder originating at the Bag Claim substation, and relocation of an existing generator load bank from Bldg 3 to Bag Claim. Relocation of the gas service and fire pump feeder will involve directional boring of new services under the existing apron. Both the gas service and the electrical service will include work above grade and within Bag Claim. The existing load bank has been partially disconnected from Bldg 3 and is ready for relocation to Bag Claim. The load bank will support an existing generator in Bag Claim. These projects are being completed ahead of a future project to demolish a portion of the existing Terminal.

The Engineer's Estimate for this project is \$470,000.00.

Ms. Lauridsen Sand opened the Public Hearing.

Ms. Lauridsen Sand invited public comment. There were no comments.

Ms. Lauridsen Sand closed the Public Hearing

b. Consider Resolution adopting plans, specifications, form of contract, and estimated total cost for the Existing Terminal Demolition Enabling Project

The Chief Development Officer recommended the Board approve Resolution adopting plans, specifications, form of contract, and estimated total cost for the Existing Terminal Demolition Enabling Project.

Board members asked some questions which were answered by the Airport Authority Officers.

Mr. Dickinson moved to approve Resolution adopting plans, specifications, form of contract, and estimated total cost for the Existing Terminal Demolition Enabling Project. Ms. Feeney seconded. Motion Carried: 5-0-0-0; Yeas: Christensen, Dickinson, Feeney, Feldmann, Lauridsen Sand; Nays: 0; Abstained: 0; Absent: 0.

c. Consider award of contract for the Existing Terminal Demolition Enabling Project to The Waldinger Corporation in the amount of \$319,148.30

The Chief Development Officer stated the lowest responsive, responsible bidder was The Waldinger Company in the amount of \$319,148.30.

The Chief Development Officer recommended the Board approve the contract with The Waldinger Company in the amount of \$319,148.30 and authorize the Chief Development Officer to accept and close out this project when completed in accordance with the contract documents.

Mr. Dickinson moved to approve the contract with The Waldinger Company in the amount of \$319,148.30 and authorize the Chief Development Officer to accept and close out this project when completed in accordance with the contract documents. Ms. Feeney seconded. Motion Carried: 5-0-0-0; Yeas: Christensen, Dickinson, Feeney, Feldmann, Lauridsen Sand; Nays: 0; Abstained: 0; Absent: 0.

A26-058

Financial Report

- The Chief Financial Officer reported:
 - Revenue
 - Nothing significant to report.
 - Expenses
 - Total expenses are aligned with the budget.
 - Cash Position
 - Total cash is down by \$1.7M from prior month. Received reimbursement of \$13.3M from Federal grants.
 - The Lift DSM contributions from local communities totaling \$16M will no longer be classified as restricted per the auditor's guidance. This change will be reflected in the May 2026 financial statements.
 - Board members asked some questions which were answered by the Chief Financial Officer.

A26-059

Briefing

- The Chief Operations Officer reported:
 - April 2026 taxi statistics.
 - April 2026 passenger statistics.
 - April 2026 summary statistics.
 - Future seat count could be impacted by higher fuel prices as well as by the FAA's order to reduce flight schedules at Chicago O'Hare International Airport starting this month.
- The Chief Executive Officer reported:
 - Risk Register
 - Three items in red. The Chief Development Officer provided details.
 - Board members asked some questions which were answered by the Airport Authority officers.
 - A document in the board packet provided the Board with talking points about the new terminal project. A new document will be provided to the Board monthly. If the Board would like anything added to the document, the Chief Executive Officer stated to let him know.
 - New Rental Car Center (RCC)

- A media day will be held for the new RCC on June 3, 2026, prior to its opening on June 10, 2026, so the media can get the information out to the public.
- Signage will be placed at the old rental car counters for a while advising the public where the new facility is located.
- External signage for car rental return will be changed as well.
- Board members asked some questions which were answered by the Chief Executive Officer and the Communications, Marketing, and Air Service Development Manager.
- Board member parking spots will be moved temporarily into the hourly section of the parking garage. The Chief Operations Officer will show the Board where the spots are after today's board meeting.
- Reminder: a new terminal tour has been set for the Board after the June 9, 2026, board meeting.
- The Chief Operations Officer will start providing updates on a go forward basis on the ORAT process at the next board meeting.

A26-060 Next Meeting

- June 9, 2026, Regular Board Meeting

A26-061 Adjourn

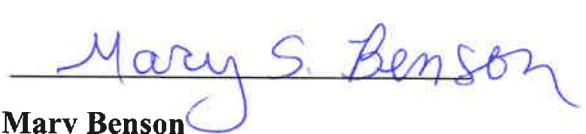
Mr. Feldmann moved to adjourn the meeting. Mr. Dickinson seconded. Motion Carried: 5-0-0-0; Yeas: Christensen, Dickinson, Feeney, Feldmann, Lauridsen Sand; Nays: 0; Abstained: 0; Absent: 0.

The meeting adjourned at 9:39 a.m.

Respectfully Submitted:



Jessica Feeney
Secretary/Treasurer



Mary Benson
Board Clerk