

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

**DATE:** August 12, 2025  
**TIME:** 9:00 a.m.  
**PLACE:** The Airport Board Room, 2nd Floor, Airport Terminal, will be open to the public.

The public may also monitor, but not participate, in the meeting electronically at: <https://zoom.us/j/9843166544>, or call in at: +1 312 626 6799 US (Chicago), Meeting ID: 984 316 6544#

**Agenda**

Call to Order and Roll Call

- 1. Consider Minutes for July 8, 2025, Regular Board Meeting**
- 2. Consider Leasehold Mortgage for Vertical Vision Hangar Project (Chief Executive Officer)**
- 3. Consider Contract for Concourse Water Main Project with Waldinger Corporation (Chief Development Officer)**
- 4. Consider Contract for Garage B Hourly Lighting Upgrade Project with Waldinger Corporation (Chief Development Officer)**
- 5. Consider rejecting bid associated with South Garage Conversion to Public Parking Project (Chief Development Officer)**
- 6. Financial Report (Chief Financial Officer)**
- 7. Briefing (Chief Executive Officer)**
- 8. Next Meeting**
  - a. September 9, 2025**
- 9. Adjourn**

## **Agenda Notes:**

Call to Order and Roll Call

- 1. Consider Minutes for July 8, 2025, Regular Board Meeting**
- 2. Consider Leasehold Mortgage on the Vertical Vision Land Lease (Chief Executive Officer)**

Vertical Vision has requested approval of a leasehold mortgage on their land lease with the Airport Authority. This will provide for an interest in the lease rights to Northwest Bank should Vertical Vision default on their loan from Northwest Bank. No terms of the Vertical Vision land lease are being amended with this action. Authority attorneys have reviewed the leasehold mortgage and approved the form.

Staff Recommendation: Approve the Leasehold Mortgage on the Vertical Vision Land Lease.

- 3. Consider Contract for Concourse Water Main Project with Waldinger Corporation (Chief Development Officer)**

This project will include installation of a new water main entrance to serve the existing A& C Concourse and disconnection from the existing water service. The scope of the project includes the connection to an existing 12” water main; installation of a new utility water meter and a backflow preventer inside an existing interior room; and connection to the existing water line serving the Concourses. General construction and electrical work are also required to support the water entrance, with site work to include new tap, new water lines, excavation, and paving. The Engineer's Estimate for the project is \$98,349.00.

This project was originally included in the 2027 Administration/Operations Lift Budget in coordination with the current terminal demolition. However, due to the service line rupturing in early 2025, and temporary measures to reestablish the line being ran above grade and outside, Authority staff determined it's best to pull this scope of work forward. This project protects against freezing and the possibility of being contacted by vehicles. Three quotes were opened on August 1, 2025, and the lowest responsive, responsible quote for the project was Waldinger Corporation in the amount of \$199,800.00.

Staff Recommendation: Approve the Contract for Concourse Water Main Project with Waldinger Corporation in the amount of \$199,800.00 and authorize the Chief Development Officer to accept and close out this project when completed in accordance with the contract documents.

**4. Consider Contract for Garage B Hourly Lighting Upgrade Project with Waldinger Corporation (Chief Development Officer)**

This project will include replacement of the ground floor parking garage “B” lighting utilizing existing controls and wiring with new luminaires. Wireless dimming control is to be integrated into individual fixtures. Additionally, new fixtures will be added to the pedestrian walkway on Level 2 of garage “B”, from Stair Tower No 1 to No 2. The Engineer's Estimate for the project is \$124,845.15. Three quotes were opened on August 5, 2025, and the lowest responsive, responsible quote for the project was Waldinger Corporation in the amount of \$100,736.00.

Staff Recommendation: Approve the Contract for Garage B Hourly Lighting Upgrade Project with Waldinger Corporation in the amount of \$100,736.00 and authorize the Chief Development Officer to accept and close out this project when completed in accordance with the contract documents.

**5. Consider rejecting the bid associated with South Garage Conversion to Public Parking Project (Chief Development Officer)**

On July 30, 2025, the date fixed as the date for receiving bids on the project, one bid was received over the engineer's estimate.

Staff Recommendation: Reject the bid associated with the South Garage Conversion to Public Parking project.

**6. Financial Report (Chief Financial Officer)**

**7. Briefing (Chief Executive Officer)**

**8. Next Meeting**

**a. September 9, 2025**

**9. Adjourn**