

**LOUISVILLE REGIONAL AIRPORT AUTHORITY
BOARD MEETING
SEPTEMBER 17, 2025**

The regular meeting of the Board of the Louisville Regional Airport Authority was held on September 17, 2025. Chairman Dale Boden convened the meeting at 3:01 p.m. in the Boardroom of the Louisville Regional Airport Authority.

Board members present: Mr. Cleo Battle, Mr. Mark Blieden, Mr. Chris Carmicle, Mr. Mitchel Denham, Ms. Laura Benson Jones, Mr. Brian Lavin, Mr. John Sistarenik and Mr. Mike Ward. Not in attendance: Ms. Marcia Dall and Mayor Craig Greenberg. Mr. Tom Halbleib attended as counsel to the Board.

Staff Members in attendance: Ms. Pat Apone-Scanlan, Ms. Tairra Bridgewaters, Ms. Dodie Caulk, Ms. Natalie Chaudoin, Ms. Lauren Deel, Ms. Jorgie Dermody, Mr. Jonathan Giardina, Mr. Anthony Gilmer, Chief Josh Grimes, Mr. Kyle Hartlage, Ms. Noel Jolly, Mr. Dan Mann, Ms. Kim Pemberton, Ms. Brenda Perry, Mr. David Prince, Ms. Beverly Santamouris, Ms. Megan Atkins Thoben, Mr. Adam Thomas, Mr. Darrell Watson, Mr. Jason Wheeler and Mr. John Wilson.

Also in attendance: Mr. Phil Clark, Mr. Tony Derricks, Mr. Jacob Franklin, Ms. Wendy Harrower, Ms. Brenda Medina, Ms. Michelle Morris, Mr. Zachary Neds, Mr. Joe Pittman, Mr. Vinay Polepalii, Ms. Holli Roger Smith, Mr. Todd Tabor and Mr. Todd Walter.

Prior to the consideration of the minutes, Chairman Boden welcomed Mr. Mike Ward to the Board. Mr. Ward is a former Kentucky State Representative for the 34th District (1989-1993), a former Member of Congress for the 3rd Congressional District (1995-1997) and the owner of WardCampaigns, Inc., a communications and marketing consultant including political campaigns. He is the founder and President of BlueWaveAmerica a political action committee.

CONSIDERATION OF MINUTES

On motion duly made and seconded, the minutes of the Annual Board Meeting and the Regular Board meeting held July 16, 2025, were unanimously approved. Mr. Cleo Battle and Ms. Laura Benson Jones were not present for the approval of the minutes.

STAFF REPORTS

CONSTRUCTION REPORT

Mr. Hartlage provided the construction report. At Louisville Muhammad Ali International Airport for the Security Checkpoint Expansion Project, work has been delayed due to difficulty locating underground utilities and the need to relocate the utilities for the piers to be drilled. Pier construction continues and the contractor is currently drilling 2 piers per day. The next phase of construction includes steel erection and slab pour. For the Reconstruct Taxiway B – Phase 1 Project, the project is ahead of schedule. Taxiway centerline lights, edge lights and signs remain

to be completed and final grading and punchlist items are nearing completion. For the 2025B Pavement Rehabilitation Project to remove and replace concrete slabs across the airfield, work continues during weekend closures and the contractor is on week 6 of the 12-week project.

At Bowman Field for the Rehabilitate Corporate Row Project to remove, reconstruct and mill and overlay the pavement along the Corporate Alley at LOU, substantial completion was achieved on August 22nd. The project was a three-day closure and had minimal impact on the tenants. The contractor will return this month to complete final pavement markings and address minor pavement repairs.

Mr. Mann and Ms. Jorgie Dermody advised the Board that the new restroom at LOU will be open in the next two weeks.

FINANCE REPORT

Ms. Santamouris provided the finance report. She began with the preliminary results for Fiscal Year 2025. The audit is almost complete and the only adjustment remaining is the true up of the airline rates and charges. The Authority is on target for both revenue and expenses. Revenue was \$1.7 million or 2% over budget and expense was over by about \$1.8 million or 4%. Overall, year to date revenue and expenses net down to less than 1% difference from the operating budget for the year. The main difference was in non-operating activities: depreciation, some accounting adjustments for other post-employment benefits and pension, which are harder to estimate. The Fiscal Year 2025 budget also overestimated how much the Authority would draw on grants for the Fiscal Year, some of which was due to the delays in the Security Checkpoint Expansion Project.

The Authority is two months into Fiscal Year 2026, and operating revenues are \$1 million over budget and operating expenses are \$1 million under budget. Parking revenue is performing over budget. Enplaned passengers are softer than anticipated. Staff budgeted a 3% reduction in enplanements and enplanements are slightly below the budget. Landed weight is performing slightly above budget.

Mr. Mann showed a video about the most recent Economic Impact Study conducted by the Authority and provided the Board with a summary of the study's findings. SDF generates \$12.8 billion in annual economic impact with nearly 90,000 jobs and \$551.1 million contributed in state and local tax revenue. SDF is the number one airport in economic impact for the state, outperforming both CVG and LEX. More Kentucky residents choose SDF when they fly. SDF is also number one for cargo operations in North America and number five in the world. Additionally, Bowman Field is the busiest general aviation airport in the state. As the Authority encourages the state to invest in SDF, the narrative should be that the state should invest in Kentucky's airport, not Ohio's airport. The Authority has also installed wall wraps in the Terminal to promote that SDF is Kentucky's number 1 airport.

CONSENT ITEMS

The Board chose to consider all the consent agenda items as one item:

Axtell Pavement Solutions, LLC Contract Amendment 3 — Airfield Markings Removal and Painting Services Agreement — Louisville Muhammad Ali International Airport — Approval

In January of 2023, the Board approved a contract with Axtell Pavement Solutions, LLC of Scott Township, PA for Airfield Markings Removal and Repainting Services. This contract had an initial two-year term and a total contract value of \$800,000, with the option of three additional one-year extensions. Executed in February 2025, the first amendment extended the contract for one year through February 20, 2026, and increased the not-to-exceed amount to \$1,295,000. In July 2025, the Board approved the second amendment to this contract, increasing the not-to-exceed amount to \$2,543,063 for increased services due to reduction in usage of the airfield maintenance agreement with Hi-Lite Airfield Services.

Based upon Axtell's successful performance of services and the continued reduction in airfield marking services provided by Hi-Lite Airfield Services, staff seeks approval to extend the term of Axtell's contract by one year and to add \$1,360,727 in additional funds. This third amendment will result in a not-to-exceed amount of \$3,903,790. The necessary budgeted funds for the current fiscal year are available to support this service.

Mr. Mann recommended the Board approve a one-year extension of the Airfield Markings Removal and Repainting Services Agreement with Axtell Pavement Solutions through February 20, 2027, with a new not-to-exceed total of \$3,903,790; and, authorize the Executive Director to execute the necessary agreement documents subject to review and approval by counsel as to legality of form and content.

2. Alliance — Phase 2 Terminal Enhancement and Remodeling Program Consulting Services Contract Amendment 11 — Louisville Muhammad Ali International Airport — Approval

At the January 20, 2015 board meeting, Alliance was awarded the contract to lead the design of the Terminal Enhancement and Remodeling Program. Additionally, the Board approved an amendment to the contract with Alliance at the July 18, 2018 board meeting to provide consulting services required for Phase 2 design of the terminal enhancement and remodeling program as a continuation of comprehensive upgrades to public spaces of the terminal, including interior renovations, technology updates and a range of exterior and landside enhancements. The Board also approved Amendment 10 to the contract with Alliance at the July 16, 2025 board meeting to provide construction administration for the concourse improvements and design services for the Terminal façade improvements.

The purpose of Contract Amendment 11 is to authorize Alliance to provide construction administration services for the West Terminal Area Vestibule Project. In accordance with the previously approved unit rates with Alliance, the total not-to-exceed value of Contract Amendment 11 is \$63,147.

Mr. Mann recommended the Board approve Amendment 11 to the contract for Terminal Enhancement and Remodeling Program Consultant Phase 2 Design Services with Alliance of Minneapolis, MN in the not-to-exceed amount of \$63,147 for a new total not-to-exceed amount of \$19,718,267.80; and, authorize the Executive Director to execute the necessary contract documents subject to review and approval by counsel as to legality of form and content.

3. Maintenance Building Parking Area Improvements — Louisville Muhammad Ali International Airport — Contract Award

This project includes of the expansion of parking areas and the maintenance yard for the Authority's Maintenance Building at Louisville Muhammad Ali International Airport. The work includes demolition of existing pavement and fencing, installation of new asphalt pavement and fencing, the replacement of an existing oil/water separator, and associated earthwork, drainage, lighting, signage and utilities. The Maintenance Building Parking Area Improvements Project was advertised in *The Courier-Journal*, in the *Louisville Defender*, and in the Tri-State Minority Supplier Development Council newsletter. The project was posted on the Authority's website. Five bids were received. Upon review of all documentation provided, the lowest, responsive bidder was Hall Contracting of Kentucky, Inc. of Louisville, KY with a bid price of \$477,524.50. Authority staff and our consultant have reviewed the bid documents submitted by Hall Contracting of Kentucky, Inc., have verified the bid to be responsive, and recommend the contract award.

Mr. Mann recommended the Board award the contract for the Maintenance Building Parking Area Improvements project to Hall Contracting of Kentucky, Inc. of Louisville, KY at a bid price of \$477,524.50; and authorize the Executive Director to execute the necessary contract documents subject to review and approval by counsel as to legality of form and content.

4. ERMCA Aviation, LLC — In-Line Baggage Screening System Operation and Maintenance Services Agreement Second Amendment — Louisville Muhammad Ali International Airport — Approval

The Authority has a contract with ERMCA Aviation, LLC of Grand Prairie Texas to provide daily maintenance of the In-Line Baggage Screening System (ILBSS), for the Louisville Muhammad Ali International Airport. The contract was approved by the Board in June of 2024 for an initial three-year term and a total contract value of \$2,708,959.80, with two renewal options of one-year each. In November 2024, the first amendment was executed to expand the scope of services, increasing the contract total by \$210,099.

The ILBSS has been in operation since September of 2007, providing all screening activities for checked baggage. Its computer software was upgraded in 2020, and as terminal improvements continue, the system's mechanical components are due for replacement. This two-phase project will begin by replacing the four baggage makeup carousels. The second phase, to be completed later, will involve replacement of critical components that have reached end-of-life, are no longer supported, or have been discontinued by the manufacturer. Given ERMCA's successful performance and extensive knowledge of the ILBSS, staff seek approval to add \$1,243,180 in additional funds for the replacement of carousels. This second amendment will result in a new not-

to-exceed amount of \$4,162,238.80. The necessary budgeted funds are available to support this service. Once pricing for the second phase is obtained, an additional amendment will be brought back to the Board for consideration.

Mr. Mann recommended the Board approve the Second Amendment to the Agreement for In-Line Baggage Screening System Operations and Maintenance Services in the amount of \$1,243,180 with a new not-to-exceed total of \$4,162,238.80; and authorize the Executive Director to execute the necessary contract documents subject to review and approval by counsel as to legality of form and content.

5. Hi-Lite Airfield Services, LLC — Airfield Runway Rubber Removal and Runway Skid Resistance Management Services Agreement Second Amendment — Louisville Muhammad Ali International Airport — Approval

In April of 2023 the Authority executed a contract with Hi-Lite Airfield Services, LLC of Watertown, NY based upon the Sourcewell Cooperative Agreement, to provide airfield maintenance services including airfield marking services, runway friction testing, and rubber removal. The contract has an initial four-year term and a total contract value of \$400,000, with a one-year option to extend. In June 2024, the Board approved the first amendment to this contract, increasing the not-to-exceed amount to \$900,000 for ongoing services. Given Hi-Lite's successful performance to date and the Authority's growing need for friction testing and rubber removal services, staff seek approval of the Second Amendment to add \$726,168 to the current contract. The necessary budgeted funds are available to support this service.

Mr. Mann recommended the Board approve the Second Amendment to the contract for Airfield Markings Maintenance and Runway Skid Resistance Management with Hi-Lite Airfield Services providing a new not-to-exceed amount of \$1,626,168; and authorize the Executive Director to execute the necessary amendment documents subject to review and approval by counsel as to legality of form and content.

6. HNTB Task Order 15 Planning, Engineering, & Architectural Professional Services — Louisville Muhammad Ali International Airport — Approval

On November 15, 2023, the Board approved the award of a Planning, Engineering, & Architectural Professional Services contract with HNTB for a three-year period. The contract requires Board approval for each Task Order.

Task Order 15 authorizes HNTB to provide construction administration services for the Maintenance Building Parking Area Improvements project at SDF. The project includes the expansion of parking areas and the maintenance yard for the Authority maintenance building. The work includes the demolition of existing and installation of new asphalt pavement and fencing, replacement of an existing oil/water separator, associated earthwork, drainage, lighting, signage, and utilities. The negotiated amount for Task Order 15 is \$83,525.

Mr. Mann recommended the Board approve the above Task Order to the contract with HNTB for a negotiated amount of \$83,525; and authorize the Executive Director to execute the necessary contract documents subject to review and approval by counsel as to legality of form and content.

7. On-Call Material Testing, Inspection and Geotechnical Services — Louisville Muhammad Ali International Airport and Bowman Field — Contract Award

This project consists of providing On-Call Material Testing, Inspection, and Geotechnical Services for Louisville Muhammad Ali International Airport and Bowman Field. These services are required by FAA Grant Assurances and are typically used on all construction projects at both airports. A Request for Qualifications was advertised in *The Courier-Journal*, in the *Louisville Defender*, and in the Tri-State Minority Supplier Development Council newsletter, and was posted on the Authority's website. Statements of Qualifications were received from six firms.

A working group comprised of Authority representatives independently reviewed the Statements of Qualifications, confirmed all requirements were met, and has determined WSP, USA, Inc. to be the most qualified firm. Therefore, Authority staff recommends awarding the On-Call Material Testing, Inspection, and Geotechnical Services Contract to WSP USA, Inc. for an initial three-year term, with the option to extend for an additional two-year term. The initial contract will be approved in an amount not-to-exceed \$500,000. A fee schedule, consistent with FAA and engineering standards, will be negotiated with WSP USA, Inc. and applied to all services under the contract.

Mr. Mann recommended the Board approve the award of a three-year contract for On-call Material Testing, Inspection and Geotechnical Services to WSP, USA, Inc. in the amount not-to-exceed \$500,000, with the option for an additional two-year term; and authorize the Executive Director to execute the necessary contract documents subject to review and approval by counsel as to legality of form and content.

8. On-Call Environmental Services — Louisville Muhammad Ali International Airport and Bowman Field — Contract Award

This contract consists of providing On-Call Environmental Services for Louisville International Airport and Bowman Field. These services include storm/sanitary water quality studies, deicing related studies, underground water studies, Phase I & II environmental studies, hazardous waste generation/disposal issues, and spill prevention studies, as well as consulting services concerning 24-hours emergency response services. Preparation of special environmental studies concerning FAA grant requirements is also included in this project. A Request for Qualifications was advertised in *The Courier-Journal*, in *The Louisville Defender*, and in the Tri-State Minority Supplier Development Council newsletter, and was posted on the Airport Authority's website. Statements of Qualifications were received from six firms.

A working group comprised of Authority representatives independently reviewed the Statements of Qualifications, confirmed all requirements were met, and has determined Linebach Funkhouser, Inc. of Louisville, KY to be the most qualified firm. Therefore, Authority staff recommends

awarding the On-Call Environmental Services Contract to Linebach Funkhouser, Inc. of Louisville, KY in an initial not-to-exceed amount of \$750,000 with the option for one additional renewal in the amount of \$500,000. A fee schedule, consistent with FAA and engineering standards, will be negotiated with Linebach Funkhouser, Inc. and applied to all services under the contract.

Mr. Mann recommended that the Board approve the contract award for On-call Environmental Services to Linebach Funkhouser, Inc. of Louisville, KY in an initial amount not-to-exceed \$750,000 with the option for one additional renewal in the amount of \$500,000; and authorize the Executive Director to execute the necessary contract documents subject to review and approval by counsel as to legality of form and content.

9. Foth Task Orders 16, 17, and 18 — Planning, Engineering, & Architectural Professional Services — Louisville Muhammad Ali International Airport and Bowman Field — Approval

On November 20, 2024, the Board approved the award of a Planning, Engineering & Architectural Services contract to Foth for a three-year period. The contract requires Board approval for each Task Order.

Task Order 16 authorizes Foth to provide construction administration and observation services for the Deicer Tank Relocation Project at SDF. The project includes relocation of the existing deicer storage tank and its associated components, removal of the existing foundation, and replacement with usable concrete pavement. The negotiated amount for Task Order 16 is \$90,742.

Task Order 17 authorizes Foth to provide design and bidding services for the Taxiway B Electrical Rehabilitation Project at SDF. This project will include the replacement of taxiway edge and centerline lighting, taxiway signs, and runway guard lights along Taxiway B. The negotiated amount for Task Order 17 is \$190,236. This task order will be 90% funded by an FAA grant.

Task Order 18 authorizes Foth to provide design and bidding services for the Rehabilitate Airfield Pavements Project at SDF. The project is part of the annual slab repair that includes the rapid slab removal and replacement construction methods for concrete slabs across the airfield. The negotiated amount for Task Order 18 is \$150,724. This task order will be 90% funded by an FAA grant.

Mr. Mann recommended the Board approve the above Task Orders to the contract with Foth for a combined negotiated amount of \$431,702; and authorize the Executive Director to execute the necessary contract documents subject to review and approval by counsel as to legality of form and content.

10. Administration Building Exterior Envelope Improvements Phase 2 —Bowman Field — Contract Award

This project encompasses the rebuilt sections of the existing parapet wall on the Bowman Field Administration Building. The project also includes partial window replacements around the exterior of the building. The LOU Administration Building Exterior Envelope Improvements Project was advertised in *The Courier-Journal*, in the *Louisville Defender*, in the Tri-State Minority Supplier Development Council newsletter, and was posted on the Authority's website. Three bids were received. Upon review of all documentation provided, the lowest, responsive bidder was Martin Construction Company of Louisville, KY with a bid price of \$270,000. Authority staff and our consultant have reviewed the bid documents submitted by Martin Construction Company, have verified the bids to be responsive, and recommend the contract award.

Mr. Mann recommended the Board award the contract for the LOU Administration Building Exterior Envelope Improvements – Phase 2 Project at Bowman Field Airport to Martin Construction Company of Louisville, KY at a bid price of \$270,000; and authorize the Executive Director to execute the necessary contract documents subject to review and approval by counsel as to legality of form and content.

On motion duly made and seconded, the Board approved Mr. Mann's recommendations for the consent agenda items 1 through 10. Mr. Cleo Battle was not present for the vote.

ACTION ITEMS

11. Resolution Authorizing Application Submittal for KY GRANT Program of 2024 — Louisville Muhammad Ali International Airport — Approval

The Government Resources Accelerating Need Transformation (GRANT) Program of 2024 established in the Kentucky Cabinet for Economic Development offers funds to support federal grant matching requirements for projects in the public interest and for public purpose. Authority staff have investigated the program requirements and determined that federally funded projects for airfield improvement and safety qualify.

The Authority has received a grant from the Federal Aviation Administration (FAA) for the Reconstruction of Taxiway D North project to enhance airfield safety and capacity by the removal and replacement of airfield pavement, construction of two new runway intersections and replacement of the associated lighting, marking and signage. This project creates a more direct runway approach, improving safety in accordance with the requirements of FAA Part 139 guidance on runway standards. The FAA grant requires a 10 percent match, totaling \$1,141,141. Staff is seeking board approval of a resolution (copy attached) to authorize the submission of the GRANT application to cover the Authority's match on this project.

Mr. Mann recommended the Board approve the resolution granting authority for staff to submit a GRANT Program application to the Cabinet for Economic Development; and authorize the Executive Director to execute the necessary documents subject to review and approval by counsel as to the legality of form and content. On motion duly made and seconded, the Board approved Mr. Mann's recommendation. Mr. Cleo Battle was not present for the vote.

12. Purchase of 402 McLean Avenue Property — Approval

Upon motion duly made and seconded, the Board elected to move agenda item number 12 – Purchase of 402 McLean Avenue Property — to the end of the agenda. Mr. Cleo Battle was not present for the vote.

13. SDF Deicer Tank Relocation — Louisville Muhammad Ali International Airport — Contract Award

This project includes the relocation of the existing deicer storage tank and its associated components, removal of the existing foundation, and replacement with usable concrete pavement. The SDF Deicer Tank Relocation project was advertised in *The Courier-Journal*, in the *Louisville Defender*, in the Tri-State Minority Supplier Development Council newsletter and was posted on the Authority's website. Two bids were received. Upon review of all documentation provided, the lowest, responsive bidder was Sunesis Construction Co. of West Chester, OH with a bid price of \$618,265. Authority staff and our consultant have reviewed the bid documents submitted by Sunesis Construction Co., have verified the bid to be responsive, and recommend the contract award.

Mr. Mann recommended the Board award the contract for the SDF Deicer Relocation project to Sunesis Construction Co. of West Chester, OH at a bid price of \$618,265; and authorize the Executive Director to execute the necessary contract documents subject to review and approval by counsel as to legality of form and content. On motion duly made and seconded, the Board approved Mr. Mann's recommendation. Mr. Cleo Battle was not present for the vote.

14. West Terminal Area Vestibule — Louisville Muhammad Ali International Airport — Contract Award

This project includes selective demolition and rebuilding of the Arrivals West Vestibule at Louisville Muhammad Ali International Airport. The West Terminal Area Vestibule project was advertised in *The Courier-Journal*, the *Louisville Defender*, in the Tri-State Minority Supplier Development Council newsletter and was posted on the Authority's website. Three bids were received. Upon review of all documentation provided, the lowest, responsive bidder was Calhoun Construction Services, Inc. of Louisville, KY with a bid price of \$598,800. In addition, one bid alternate will be accepted, totaling \$5,900, resulting in a total contract amount of \$604,700. Authority staff and our consultants have reviewed the bid documents submitted by Calhoun Construction Services, Inc., have verified the bid to be responsive, and recommend the contract award.

Mr. Mann recommended the Board award the contract for the West Terminal Area Vestibule project to Calhoun Construction Services, Inc. of Louisville, KY at a bid price of \$604,700; and authorize the Executive Director to execute the necessary contract documents subject to review

and approval by counsel as to legality of form and content. On motion duly made and seconded, the Board approved Mr. Mann's recommendation. Mr. Cleo Battle was not present for the vote.

15. Residential Sound Insulation Project No. 2025-2.1-42 Construction Contract — Award

Upon motion duly made and seconded, the Board tabled agenda item 15 Residential Sound Insulation Project No. 2025-2.1-42 Construction Contract. Mr. Cleo Battle was not present for the vote.

16. Aero Louisville, LLC — Agreement and First Amendment to Air Cargo Center Lease Agreement — Louisville Muhammad Ali International Airport — Approval

The Authority and Aero Louisville, LLC ("Realterm") are parties to an Air Cargo Facility Lease Agreement, dated November 11, 2019 (the "Agreement"), including a 734,725 square foot tract of land at Louisville Muhammad Ali International Airport. Under the Agreement, Realterm leases the existing Air Cargo Facility and related improvements. The Initial Term of the Agreement expires December 31, 2034; however, the Authority, at its sole option, may renew the Initial Term for one (1) additional five-year term.

Realterm and its subtenant, Federal Express Corporation ("FedEx"), are proposing several improvements to upgrade one (1) of the existing aircraft parking positions to accommodate larger aircraft. The project includes approximately 12,100 sq.ft. of additional aircraft ramp and approximately 25,400 sq.ft. of additional site ground leased area. The estimated capital investment for these improvements is approximately \$2,700,000, to be funded by Realterm and/or FedEx.

In connection with these improvements, the parties have negotiated terms of an Agreement and First Amendment to Air Cargo Center Lease which include: (i) granting Realterm the option to renew the Initial Term, at any time during the Initial Term, for one (1) additional five-year term, which would extend the term through December 31, 2039, (ii) revising the Premises to a total of 772,225 sq.ft., and (iii) establishing a revised monthly base rent in the amount of \$169,040.48.

Mr. Mann recommended the Board approve the Agreement and First Amendment to Air Cargo Center Lease Agreement with Aero Louisville, LLC; and authorize the Executive Director to execute the necessary contract documents subject to review and approval by counsel as to legality of form and content. On motion duly made and seconded, the Board approved Mr. Mann's recommendation. Mr. Cleo Battle was not present for the vote.

17. Consent to Assignment an Assumption of Lease from Gordon Technologies, LLC to Louisville Aviation, LLC — Bowman Field — Approval

The Authority entered into a Lease with Gordon Equipment Company, Inc., dated October 13, 1999 (the "Lease"). Gordon Technologies, LLC ("Gordon Technologies") is the successor to Gordon Equipment Company, Inc. Further, the Lease was amended by the First Amendment, dated March 27, 2015. The term of the Lease expires on September 30, 2029.

Gordon Technologies has formally notified staff that they entered into a Hangar / Lease Purchase with Louisville Aviation, LLC (“Louisville Aviation”) for the acquisition of the aircraft hangar and related improvements and, pursuant to the Lease, have requested that the Authority consent to the assignment of the Lease. Staff has reviewed (i) the Hangar / Lease Purchase between Gordon Technologies and Louisville Aviation, (ii) Louisville Aviation’s financial standing and (iii) proposed use of the hangar and found the review to be favorable.

Mr. Mann recommended the Board approve the Consent to Assignment and Assumption of Lease, which assigns the Lease from Gordon Technologies, LLC to Louisville Aviation, LLC as described above; and authorize the Executive Director to execute the necessary contract or other documents subject to review and approval by counsel as to legality of form and content. On motion duly made and seconded, the Board approved Mr. Mann’s recommendation. Mr. Cleo Battle was not present for the vote.

18. Aviation Gasoline Supply and Delivery — Bowman Field — Contract Award

The Authority issued a solicitation for bids to supply and deliver Aviation Gasoline to Bowman Field to support the upcoming self-serve fueling station that will be accessible to all airport users. Construction of the above ground fuel tank was approved at the July 16, 2025 Board meeting.

The Authority received three responsive bids from Associated Energy Group, Avfuel Corporation, and Campbell Oil Company. After careful evaluation by staff at Bowman Field and the Procurement Department, staff recommends awarding the contract to Campbell Oil Company of Elizabethtown, North Carolina, as the firm providing the best value to the Authority. Staff seeks an initial two-year term, with options for two additional one-year renewals and a not-to-exceed amount of \$500,000 for the initial term based upon anticipated use at Bowman Field by tenant and transient aircraft operators. While this expense was not included in the FY 26 budget, it is anticipated that once construction is completed and the fuel farm becomes operational, there will only be minimal expenses during the last quarter of the FY26 Budget Year, which will be offset by sliding markups passed along to the aircraft operators and reimbursements from the state on excise taxes.

Mr. Mann recommended the Board approve a two-year contract for Aviation Gasoline Supply and Delivery to Campbell Oil Company, in the not-to-exceed amount of \$500,000 with two additional one-year extension options; and authorize the Executive Director to execute the necessary contract documents subject to review and approval by counsel as to legality of form and content. On motion duly made and seconded, the Board approved Mr. Mann’s recommendation. Mr. Cleo Battle was not present for the vote.

12. Purchase of 402 McLean Avenue Property — Approval

Prior to the consideration of item 12 Chairman Boden made the following motion to enter into closed session at 3:27 p.m.:

“I hereby move that the Board enter closed session pursuant to KRS 61.810(1)(b) for deliberations on the future acquisition or sale of real property by a public agency, whereby the publicity would likely affect the value of a specific piece of property to be acquired for public use or sold by a public agency”

The motion was seconded and approved, and the Board entered closed session.

The Board re-convened in open session at 3:55 p.m. to consider agenda item number 12.

The staff of the Authority have agreed, subject to Board approval, to terms of a Purchase and Sale Agreement whereby the Authority will purchase the approximately 16.14-acre tract of land and related improvements (the “Property”). The Property is located west of Louisville Muhammad Ali International Airport and is shown on the attached Exhibit A.

Mr. Mann recommended the Board approve the purchase of the Property located at 402 MacLean Avenue; and authorize the Executive Director to execute the Purchase and Sale Agreement between the Louisville Regional Airport Authority and the seller, and the documents necessary to consummate the purchase, subject to review and approval by counsel as to legality of form and content. On motion duly made and seconded, the Board approved Mr. Mann’s recommendation. M. John Sistarenik abstained from the vote.

There being no additional business, the meeting adjourned at 3:58 p.m.

Dale Boden, Chairman

Dan E. Mann, Assistant Secretary