



A G E N D A

April 28, 2022 9:00 AM

Will Rogers World Airport | Wiley Post Airport | Clarence E. Page Airport

Trustees:

Terry Salmon, Chair, Independent Trustee
Kirk Humphreys, Vice Chairman, Independent Trustee
David Holt, Trustee-Mayor

Todd Stone, Surrogate Trustee-Mayor
Craig Freeman, Trustee-City Manager
Aubrey McDermid, Surrogate Trustee-City Manager
Barbara Young, Trustee-Council Member

Jeff Mulder, General Manager
Amy K. Simpson, Secretary

*Residents can watch the Oklahoma City Airport Trust live by going to
<http://youtube.com/cityofokc/live>.*

*Meetings can also be watched live on Cox Cable Channel 20. Meetings are replayed on Cox
Cable Channel 20 on Thursday, April 28, 2022
starting at 6:30 p.m. If there are technical difficulties with either live stream during the meeting,
a video will be posted as soon as possible after the meeting.*

City Council Chambers, Third Floor, 200 North Walker Avenue
Oklahoma City, Oklahoma

INFORMATION ABOUT AIRPORT TRUST MEETINGS

The Oklahoma City Airport Trust (“Trust”) encourages participation in the public meeting from the residents of Oklahoma City. Unless otherwise posted, the Trust generally meets at 9:00 a.m. in Council Chambers at City Hall on the fourth Thursday of each month except in November and December when it meets the third Thursday of the month. To confirm meeting dates, call (405) 316-3266.

Accommodations

It is the policy of the Trust to ensure the communications with participants and members of the public with disabilities or those with limited English proficiency are as effective as communications with others. Anyone with a disability, as defined in the Americans with Disabilities Act, a limited English proficiency, or in need of an alternate format of the agenda or any information provided at the meeting, an auxiliary aid, or another specialized service such as a sign language, or language interpreter in order to participate in this meeting, should contact the Department of Airports at (405) 316-3223 no later than twenty-four (24) hours (not including weekends or holidays) before the scheduled meeting.

The following guidelines are in place for meetings in the Council Chamber at City Hall: only the south entrance to City Hall will be open; air purifying machines have been installed in the Chamber; hand sanitizer machines and disposable face masks will be available.

Addressing the Trust

Citizens may address the Trust on certain items by signing up to speak and providing the agenda item number, their reason for appearing and their address. All comments must be relevant to the item. The Chairperson or presiding officer may, in his or her discretion, prohibit a person from addressing the Trust, or have any person removed from the Council Chamber, if that person commits any disorderly or disruptive behavior. Disorderly conduct includes, but is not limited to, any of the following: speaking without being recognized by the Chairperson or presiding officer; continuing to speak after notice that the speaker’s allotted time has expired; presenting comments or material not relevant to the item under discussion; failing to comply with the lawful instructions of the Chairperson or presiding officer; or engaging in other conduct, activity, or speech that disrupts the business of the Trust. Pursuant to 21 O.S. §280, disruptive conduct includes any conduct that is “violent, threatening, abusive, obscene, or jeopardizing the safety of self or others”. A person may also be subject to arrest and removal from the Municipal Building for violation of Oklahoma City Municipal Code 2020, §30-81 Disorderly conduct and/or for violation of 21 O.S. §280-Willfully Disturbing, Interfering With or Disrupting State Business, Agency Operations or Employees.

Citizens who have signed up to speak may address the Trust on any agenda item, except those agenda items falling into the exceptions identified below, or under the “Citizens to be Heard.” Citizens may not address the Trust regarding items under “Director’s Report” or “Items from Trustees” (except for items listed for a vote or if asked for comments from a Trustee). Citizens to be Heard is not provided as a forum to announce a candidacy for public office, or a forum for any previously announced public candidates or citizen to campaign on any political issue during the Trust’s meeting. Comments must concern Trust services, policies, facilities, or items on the agenda.

Citizens who wish to be recognized for comments to Trust are encouraged to call the Department of Airports at (405) 316-3266, twenty-four (24) hours prior to the Trust meeting, but citizens may also sign up to speak at the meeting. Any person addressing the Trust shall have up to three (3) minutes to speak unless additional time is granted by the presiding Chair.

Trust Actions

The Trust can take official action on items that appear on the agenda. At the time action is taken, the Trust may elect to act as stated on the agenda or to alternatively dispose of any agenda item by otherwise adopting, approving, ratifying, denying, deferring, amending, modifying, or continuing the item listed on the agenda. When more information is needed to act on an item, the Trust may elect to refer the matter to the Airport Director or any of the Trust's assigned Municipal Counselors. The Trust may also elect to refer items to a committee of the Trust, to a board or commission, or to an independent consultant for additional study. Under certain circumstances, items may be stricken from the agenda entirely.

Items listed under each category in this agenda are usually approved as a group or section upon motion from a Trustee. Trustees, staff, or citizens may request discussion or separate action on any item on the agenda.

For more information about the Trust, call (405) 316-3266, or visit the Department of Airports at Will Rogers World Airport, 7100 Terminal Drive, 3rd Floor Terminal Building, Oklahoma City, Oklahoma.

AGENDA
OKLAHOMA CITY AIRPORT TRUST
April 28, 2022

Three affirmative votes are required for approval of all actions.

- I. Call to Order**
- II. Approve minutes of March 24, 2022 Oklahoma City Airport Trust meeting.**
- III. Director's Report**
- IV. Receive proposed Trust Budget for Fiscal Year 2023 for review and set presentation and final approval at the May 2022 Trust meeting.**

V. WILL ROGERS WORLD AIRPORT

- A. Amendment No. 1 to the Construction Contract with Nash Construction Co., for Project OCAT WRWA 2202, "Aviation Records Building Site Improvements Phase II," Mike Monroney Aeronautical Center, decrease of \$17.70; acceptance of completed project; and placing the Maintenance Bond into effect.**
- B. Amendment No. 3 to the Contract for Professional Services with ADG, P.C., for Project No. OCAT WRWA 1802, "Elevator Replacement for Multiple Buildings," Mike Monroney Aeronautical Center, increase of \$491,585.**
- C. Amendment No. 4 to the Construction Contract with Duit Construction Co., Inc., for Project No. OCAT WRWA 1822, "Terminal Apron Reconstruction (Terminal Expansion)," decrease of \$158,541.87; Change Order No. 8, a no cost adjustment; acceptance of completed project, and placing the Maintenance Bond into effect.**
- D. Amendment No. 6 to the Contract for Professional Services with H.W. Lochner, Inc, for Project No. OCAT WRWA 1420, "Airport Wayfinding and Signage," increase of \$40,000.**
- E. Change Order No. 1 to the Construction Contract with Ellsworth Construction OKC dba A-Tech Paving for Project No. OCAT WRWA 2209, "Duke Ave. Asphalt Street Repairs and Replacement," Mike Monroney Aeronautical Center, increase of \$7,268.40.**
- F. Change Order No. 3 to the Construction Contract with Timberlake Construction Co., Inc., for Project No. OCAT WRWA 2112, "Delta Air Lines Operations Build Out," increase of \$13,094.46.**
- G. Change Order No. 4 to the Construction Contract with Duit Construction Co., Inc., for Project No. OCAT WRWA 2007, "Rehabilitation/Reconstruction of Runway 13-31 Phase I," increase of \$17,187.15 and 28 calendar days.**

- H. Change Order No. 10 to the Construction Contract with Timberlake Construction Co., Inc., for Project No. OCAT WRWA 2010, "Terminal Building Upper Level Deck Structural Repairs – Phase 3B," increase of \$67,482.93.
- I. Change Order No. 36 to the Construction Contract with Timberlake Construction Co., Inc., for Project No. OCAT WRWA 1510, "Terminal Renovation and Expansion – Phase III," increase of \$70,540.80.
- J. Plans and Project Manual submitted by Frankfurt-Short-Bruza Associates, P.C., for Project No. OCAT WRWA 2120, "TRB Cooling Tower Replacement", Mike Monroney Aeronautical Center, and authorization of advertisement for bids to be opened on May 25, 2022.
- K. Supplement No. 4 to the Management Services Agreement with ABM Aviation, Inc., to exercise the second (2) two-year renewal option period, July 1, 2022, through June 30, 2024.
- L. Memorandum of Lease between the Oklahoma City Airport Trust and Oklahoma Breast Center Real Estate Holdings LLC to formally record the existence of the Lease and Operations Agreement between the parties, April 1 2022 through March 31, 2042.
- M. Resolution of the Oklahoma City Airport Trust approving a sole source System Support Agreement with Infax, Inc., for the maintenance and support of the Airport Flight Information Display System (FIDS) in the amount of \$113,139.
- N. Resolution of the Oklahoma City Airport Trust ratifying the action of the Director of Airports in approving purchase order number PO22-405 authorizing environmental abatement services for building materials at Will Rogers World Airport's former hotel facility utilizing the Trust's Contract for Environmental Consulting Services with ENERCON Services, Inc., in the estimated amount of \$264,564.76.
- O. Resolution authorizing the purchase of elevator preventive maintenance and minor repair services from American Elevator Company, Inc., utilizing the City of Oklahoma City contract C236001 in an estimated amount of \$95,000, retroactive to April 1, 2022 through June 30, 2022.

VI. WILEY POST AIRPORT

- A. Supplement No. 23 to the Lease and Operations Agreement, Lease and Operations Agreement (Hangar 5), and Construction Agreement with Trajen Flight Support, L.P., dba: Atlantic Aviation, to remove additional land space from Lessee's current leased premises and adjust the rents accordingly, to lease additional premises, and to provide for the construction of a new commercial hangar at Wiley Post Airport, May 1, 2022, through December 31, 2030.
- B. Resolution of the Oklahoma City Airport Trust authorizing the purchase of services to perform roof repairs and maintenance to Hangar 6 at Wiley Post Airport, utilizing the Trust's competitively bid Annual Maintenance Contract, Project No.

OCAT GEN 2203, "Annual Roofing Maintenance and Repairs," with Alva Roofing Co., in the estimated amount of \$158,753.82.

VII. CLARENCE E. PAGE AIRPORT

- A. Lease Agreement with Gary M. Lake for an individual aircraft hangar site for storage of a privately owned aircraft for a five year period, Block 4, Lot 8, Clarence E. Page Airport, retroactive to January 1, 2022 through December 31, 2026.

VIII. GENERAL

- A. Receive reports:
 - 1. Delinquent Accounts Receivable
 - 2. Construction Projects Status Report as of April 28, 2022.
 - 3. Budget to Actual Report as of March 31, 2022.
 - B. Agreement for Project Consultant Selection and Design Review Services between the City of Oklahoma City and the Oklahoma City Airport Trust, for utilization of the services of the City Engineer and the Public Works Department, July 1, 2022 through June 30, 2023, and setting forth compensation rates per project. WRWA, WPA, CEPA.
 - C. Ratification of the issuance and approval of Addenda Nos. 1 and 2 for Project No. OCAT GEN 2212, "Utility Repairs and Maintenance"; recommendation regarding bids be received; award the Annual Maintenance Contract to Southeast Plumbing & Backhoe, Inc., for 365 calendar days or a not-to-exceed amount of \$400,000; and approve the Contract and Bonds. WRWA, WPA, CEPA.
 - D. Recommendation regarding bids received for Project No. OCAT GEN 2213, "Paving Repairs and Maintenance"; award the Annual Maintenance Contract to Rudy Construction Co., for 365 calendar days or a not-to-exceed amount of \$400,000; and approve the Contract and Bonds. WRWA, WPA, CEPA.
 - E. Amendment No. 1 to the Contract for Professional Services with ENERCON Services, Inc., for Project No. OCAT GEN 2107, "General Environmental Consulting Services," WRWA, WPA, CEPA.
 - F. Request for Proposals to be advertised for the solicitation of Professional Security Guard Services (RFP-OCAT-2201) at Will Rogers World Airport, or Wiley Post Airport and Clarence E. Page Airport when needed. WRWA, WPA, CEPA.
- IX. (1) Resolution ratifying the action of the Director of Airports in approving the requisition dated April 28, 2022 and (2) Resolution approving requisitions dated April 28, 2022.**

X. Executive Session

- A. Enter into executive session on the advice of the Municipal Counselor's Office to

receive confidential communications from its attorney and outside counsel regarding the Oklahoma City Airport Trust vs. Paloma Partners IV, LLC, et al, Canadian County, CV-2021-391,
and/or

potential settlement relating to the Trust's mineral interests, as authorized by 25 O.S. (2021 Supp.) §307(B)(4), because disclosure would seriously impair the ability of the public body to deal with potential litigation in the public interest.
and/or Approve the Settlement Agreement with Isramco Resources, LLC.

XI. Comments from Trustees, Staff and Citizens

XII. Adjournment