

AIRPORT COMMISSION

MINUTES

**Wednesday, January 8, 2020 - 2:00 P.M.
Lindbergh Conference Room**

Members Present: Mr. Bales, Ms. Davis, Mr. Fitzgerald, Mr. Jenkins, Mr. Kling,
Dr. Nemanick, Ms. Osborn, Mr. Sauget, Mr. Stelzer, Ms. Teitelbaum and
Chairperson Hamm-Niebruegge

Via Telephone: Mr. Cantwell, Ms. Green, Mr. Reed

Members Absent: Ms. Fowler, Dr. Gaal

Vacancy: One

Airport Staff: Collins, Gooding, Kulinsky, Lea, Phillips, Ramos, Ruth, Ryan, Salarano,
Shahmirzadi, Spencer, Stella, Stoffel, Strong, Tribl, L. Williams

Legal Department: Pandolfo

Guests: Eyasu Asfaw, Airport Best; Gerry Connolly; Maurice Falls, Board of
Aldermen; Jeff Fernhoff, Huntleigh, McGehee; Bob Gilda; LaTaunia
Kenner, Comptroller; Mitch Nadler, AlClear; Jonathan Shank; Kathleen
Strout, Civic Progress

Media: Brian Kelly, KMOX
Corinne Ruff, St. Louis Public Radio
Mark Schlinkmann, St. Louis Post-Dispatch

The Meeting was called to order at 2:00 P.M.

1. **MINUTES**

Approval is requested for the Minutes of the December 4, 2019 Airport Commission meeting.

A motion for approval was made by Mr. Fitzgerald and seconded by Mr. Bales.

There being no discussion, a vote was taken and the motion carried unanimously.

2. **ORDINANCE**

Ordinance transferring \$13,727,769 from the Debt Service Stabilization Fund to the Airport Revenue Fund to make funds available to mitigate rates in Fiscal Year 2019-2020.

A motion for approval was made by Mr. Stelzer and seconded by Mr. Bales.

Mr. Strong provided the details of the Ordinance as set out in the Executive Summary included with the agenda items and recommended approval of the motion.

This Ordinance provides for the transfer of \$13,727,769 from the Debt Service Stabilization Fund (“DSSF”) to the Airport Revenue Fund in order to mitigate rates in Fiscal Year 2019-2020. The transfer of these funds will continue under the current five-year Airport Use and Lease Agreement. The \$13,727,769 will be transferred back to the DSSF at the end of the current fiscal year.

There being no discussion, a vote was taken and the motion carried unanimously.

3. **OPERATIONS**

- A. Approval of the First Amendment to the Service Agreement with Continental Maintenance Contractors, Incorporated, d/b/a ICON Window Cleaning to provide Window Cleaning Services for the Airport. This First Amendment extends the term by 12 months and will now end on January 31, 2021. The Contract-Not-To-Exceed amount will be increased by \$155,186 from \$300,000 to \$455,186.

A motion for approval was made by Mr. Kling and seconded by Mr. Stelzer.

Mr. Stella provided the details of the First Amendment the Service Agreement as set out in the Executive Summary included with the agenda items and recommended approval of the motion.

Commissioner Davis entered the proceedings at this time.

This First Amendment to the Service Agreement, which provides for the cleaning of all windows at both terminals of the Airport as well as the Airport Office building, will include additional areas, i.e. the Customs & Baggage areas, the bus shelters at Terminal 2, areas surrounding Gates 34 – 40 in Terminal 2 and quarterly cleaning of pipes in some of the shops. The labor rates will remain at \$35 per hour during this one-year period.

After further discussion, a vote was taken and the motion carried with Commissioner Stelzer abstaining.

- B. Approval of the First Amendment to the Service Agreement with Midwest Elevator Co., Inc. to provide Elevator, Escalator, and Power Walk Services for the Airport. The term remains unchanged, still ending on February 28, 2021. The total Contract-Not-To-Exceed amount will increase by \$400,000 from \$3,052,000 to \$3,452,000.

A motion for approval was made by Dr. Nemanick and seconded by Mr. Kling.

Mr. Stella provided the details of the First Amendment to the Service Agreement as set out in the Executive Summary included with the agenda items and recommended approval of the motion.

This First Amendment to the Service Agreement for the operation, inspection and maintenance of the elevators, escalators and power walks in both terminals, will not change the term of the Agreement. The Amendment does include the refurbishment of elevators G3 and G4 located in the Terminal 1 parking garage, by modernizing the controls, installing new electronics, hydraulics and doors. The existing main floor jack, the glass walls and the surrounding concrete will be retained. As these elevators were installed in 1979 and 1999, respectively, replacement parts are increasingly difficult to find.

An electrical engineering MBE firm is being utilized on this refurbishment project. The Business Diversity Development Office continues its efforts to locate other authorized firms in order to increase the participation numbers on this contract.

After further discussion, a vote was taken and the motion carried unanimously.

- C. Approval of the Second Amendment to the Service Agreement for Fuel Systems Maintenance Services for the Airport with Superior Acquisitions, LLC. This Second Amendment extends the term by 12 months and will now end on June 30, 2021. The Not-To-Exceed Contract Amount will be increased by \$60,000 from \$240,000 to \$300,000.

A motion for approval was made by Ms. Teitelbaum and seconded by Mr. Stelzer.

Mr. Stella provided the details of the Second Amendment to the Service Agreement as set out in the Executive Summary included with the agenda items and recommended approval of the motion.

This Second Amendment continues the annual maintenance, inspections and emergency repair of the Airport's Fuel System, which consists of diesel, compressed natural gas and gasoline vehicles, underground tank monitoring, computerized dispenser system, storage tanks, lines and filters. This Second Amendment contains no change in the scope of service and there were no rate changes.

There being no discussion, a vote was taken and the motion carried unanimously.

4. **PROPERTIES**

- A. Registered Traveler Concession Agreement with AlClear, LLC (d/b/a CLEAR) (AL-133)

A motion for approval was made by Dr. Nemanick and seconded by Mr. Stelzer.

Mr. Salarano provided the details of the Registered Traveler Concession Agreement as set out in the Executive Summary included with the agenda items and recommended approval of the motion.

Mitch Nadler, VP of Airport Affairs for AlClear (d/b/a "Clear"), was present and introduced to the Commission. Clear is an alternate method, using biometrics, to allow passengers to pass through airport security lines more quickly. Kiosks will be located at each checkpoint to validate a person's identity. After the passenger is validated, using either iris or fingerprint scanners, the passenger will be escorted to the front of the security line. The passenger will still pass through the TSA security process at that point.

The Agreement consists of a one-month build-out period followed by a concession period of 35 months. Revenue to the airport is a Minimum Annual Guarantee of \$66,000, plus an additional 10% for each customer showing an address located in several primary counties in Missouri and Illinois, and an additional 5% for addresses from other counties in Missouri (Boone & Cole Counties).

Standard membership in the Clear program is \$179 per year. However, there are partnerships with several airlines as part of their loyalty programs.

After further discussion, a vote was taken and the motion carried unanimously.

B. Airline Operating Agreement and Terminal Building Space Permit with Aeroenlaces Nacionales SA DE CV Viva Aerobus (AL-138)

A motion for approval was made by Mr. Kling and seconded by Mr. Stelzer.

Mr. Salarano provided the details of the Airline Operating Agreement and Terminal Building Space Permit as set out in the Executive Summary included with the agenda items and recommended approval of the motion.

Viva Aerobus will handle the routes for Apple Vacations to Huatulco, Puerto Vallarta and Los Cabos, Mexico. The Agreement, which began January 1, 2020, will expire on June 30, 2021 to coincide with the termination date of all other Airport Use and Lease Agreements and Airport Operating Agreements. The Agreement contains a 30-day cancellation provision.

There being no discussion, a vote was taken and the motion carried unanimously.

5. **LAMBERT ART AND CULTURE PROGRAM**

Award of a Conceptual Art Design Development Agreement with Sarah Morris, Artist, to design artwork to commemorate the 100-year anniversary of the Airport.

A motion for approval was made by Mr. Stelzer and seconded by Mr. Bales.

Mr. Lea provided the details of the Conceptual Art Design Development Agreement as set out in the Executive Summary included with the agenda items and recommended approval of the motion.

The 2020 Legacy Project, an art installation to commemorate 100 years of aviation, received over 300 applications from across the nation. The Airport Art Advisory Committee (“AAAC”) unanimously chose Sarah Morris, an internationally known artist, to design the commemorative art piece. The artwork will be installed on the Concourse C atrium wall located at the exit of the C Concourse. The total amount, including concept, fabrication and installation, will not exceed \$200,000.

This Development Agreement, which is for the conceptual design portion only, is in the amount of \$20,000. The design will be submitted to the AAAC no later than April 2020. After approval of the design, a second agreement for the fabrication & installation of the artwork will be required. All funds for the Legacy 2020 design, fabrication and installation come from donations and funds collected from the Art of Travel events. No City funds will be used.

After further discussion, a vote was taken and the motion carried unanimously.

6. **OTHER BUSINESS**

The audit for fiscal year 2019 was completed in December and these audited numbers will be provided to the airlines in February.

The budget for FY ‘2021 is currently being reviewed and will be presented to the Commission in April 2020.

The Terminal 2 garage project will begin in the near future. A new garage entrance for traffic traveling from the east will be created. After completion of that entrance, a second entrance for traffic traveling from the west is planned.

On December 20, 2019, the Mayor of the City of St. Louis announced a decision to end the privatization exploration. Upon approval by the Board of Estimate and Apportionment, the reports and non-confidential/sensitive documents collected during the exploration process will be made publicly available.

Efforts continue to attract international flights with meetings being held with community leaders and businesses.

Real ID will take effect in October of 2020. Efforts continue to advise the public that after September 30, 2020, passengers will no longer be allowed to pass security with a standard Missouri driver's license; either a Missouri Real ID or a passport will be required.

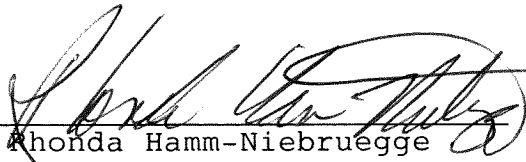
7. **NEXT MEETING**

Wednesday, February 5, 2020 at 2:00 P.M.

8. **ADJOURNMENT**

The meeting adjourned at 3:02 P.M.

The foregoing were approved by the Airport Commission at the meeting held on Wednesday, February 5, 2020.


Rhonda Hamm-Niebruegge
Chairperson

2/5/20
Date