



HALL COUNTY AIRPORT AUTHORITY | MINUTES
Special Meeting | November 19, 2015

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5 A Special Meeting of the Hall County Airport Authority (HCAA) Board was held at Home Federal Bank
6 located at 3311 Stolley Park Road, Grand Island, Nebraska 68801 on November 19, 2015. Pursuant to
7 proper legal notice, Board Chair Werner called the meeting to order at 1:13 p.m., and announced location
8 of the Nebraska Open Meeting Act for public viewing.
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10 The Pledge of Allegiance was said in unison.

11 REVIEW OF AGENDA.

12 PUBLIC REQUEST TO SPEAK ON AGENDA: None.

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16 AIRPORT AUTHORITY BOARD MEMBER(S) PRESENT: Chair Lynne Werner, Vice-Chair Brian Quandt,
17 Secretary/Treasurer Ken Caldwell, Joe Cook and Michelle Setlik.

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19 AIRPORT AUTHORITY BOARD MEMBER(S) ABSENT: None.

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21 AIRPORT AUTHORITY STAFF PRESENT: Executive Director Mike Olson, Operations Manager/Security
22 Coordinator Doug Brown, Human Resource/Accounting Manager Annette Schimmer, and Administrative
23 Assistant Debra Potratz.
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25 LEGAL COUNSEL PRESENT: Airport Authority Attorney Ron Depue.

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27 OTHERS PRESENT: Bob Beran from Dana F. Cole & Company.

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29 **CONSIDERATION AND APPROVAL OF RESOLUTION NO. 15-88: CHANGE ORDER NO. 06 FOR THE**
30 **PASSENGER TERMINAL PROJECT NO. 0826100-11327701, (DATED NOVEMBER 16, 2015) FROM**
31 **MEAD & HUNT, INC., FOR CONTRACTOR HAUSMANN CONSTRUCTION FOR NON-ELIGIBLE ITEMS**
32 **FOR KITCHEN DESIGN PHASE II.**
33

34 Contractor will not be paid until after work is completed. The non-eligible costs must be totally separate
35 from the Passenger Terminal eligible costs.
36

37 There will be an additional Change Order from Hausmann Construction for 20 amp plug-ins and
38 convenience plug-ins for kitchen. Other unknown costs are tables and chairs, artwork, Century Link
39 telecom installation, internet setup and hookup, and wireless access points.
40

41 Accounting Manager Schimmer reviewed the 2015 BANS/2016 Bond Budgeted vs. Actual Costs of projects.
42

43 *Motion by Setlik, second by Caldwell authorizing Executive Director to execute Change Order No. 06 for*
44 *the Passenger Terminal Project No. 0826100-11327701, (dated November 16, 2015) from Mead & Hunt,*
45 *Inc., for Contractor Hausmann Construction for Non-Eligible Items for Kitchen Design Phase II.*
46

47 *Kitchen Buildout Phase II was issued to get pricing on the Kitchen Buildout based on the Airport's Kitchen*
48 *Consultant Midwest Restaurant Supply.*
49

50 *Reason for change: Project Documents included a blank shell of the Kitchen space. Scope has since*
51 *expanded in detail to compile equipment lists, details of operation specifically to the Kitchen Tenant. Scope*
52 *continues to be defined and costs submitted are concurrent to plans and specifications provided by Airport*
53 *dated September 3, 2015.*
54

55 The costs submitted by Hausmann Construction include all sub-contractor costs to build out the Kitchen,
56 Restaurant and Café spaces as outlined below:

57

58 Drywall Sub	\$ 1,550.00	HVAC / Plumbing	\$ 55,995.00
59 Countertops	\$ 6,542.00	Electrical	\$ 32,837.00
60 Cabinets	\$ 5,969.00	Hausmann Fees	<u>\$ 9,440.00</u>
61 Roofing Sub	\$ 2,300.00	Total	\$114,633.00

62
63 Passenger Terminal Project Original Contract Sum: \$13,956,000.00

64
65 Change Order No. 01 Temporary FAA/NWA Cable/Equipment Relocation: + \$ 152,299.00
66 Revised Contract Sum: \$14,108,299.00

67
68 Change Order No. 02 Structural Steel Revisions: + \$ 102,556.00
69 Revised Contract Sum: \$14,210,855.00

70
71 Change Order No. 03 Permanent FAA/NWS Cable/Equip Relocation: + \$ 160,626.00
72 Revised Contract Sum: \$14,371,481.00

73
74 Change Order No. 04 Mechanical Access, Trench Drains, Roof Ladders,
75 & Credit on Electrical Revisions & Restroom Accessories: + \$ 11,048.00
76 Revised Contract Sum: \$14,382,529.00

77
78 Change Order No. 05 (In progress – the Kitchen Exhaust
79 Hood / Associated Make-up Air Unit and Other Miscellaneous
80 Building Items. + \$ Unknown

81
82 Change Order No. 06 Kitchen Buildout (Non-Eligible Items) + \$ 114,633.00
83 Revised Contract Sum: \$14,497,162.00

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85 Upon roll call, motion was approved with a 5 Yes - 0 No vote.

86
87 ADJOURNMENT:
88 Motion by Cook, second by Setlik to adjourn the meeting. Upon roll call, motion was approved with a 5 Yes
89 - 0 No vote and meeting was adjourned at 1:23 p.m.

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91 HALL COUNTY AIRPORT AUTHORITY

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95 _____
96 Debra Potratz | Administrative Assistant

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100 Lynne Werner | Board Chair

Ken Caldwell | Board Secretary/Treasurer

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102 (SIGNATURES ON FILE)