



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.

24
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.

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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.

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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

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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.

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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)