

AGENDA

Greater Asheville Regional Airport Authority Regular Meeting Friday, November 14, 2025, 8:30 a.m. Council Chambers at Fletcher Town Hall 300 Old Cane Creek Road, Fletcher, NC 28732

NOTICE TO THE PUBLIC: The Airport Authority welcomes comments from the public on any agenda item. Comments are received prior to the Board's discussion of the agenda item. Comments are limited to five minutes. If you wish to comment on an agenda item, please deliver a request card (available in the meeting room) to the Clerk to the Board prior to the agenda item being called by the Chair.

- I. CALL TO ORDER
- II. PRESENTATIONS: None
- III. FINANCIAL REPORT (document)
- IV. CONSENT ITEMS:
 - A. Approval of the Greater Asheville Regional Airport Authority October 17, 2025 Regular Meeting Minutes (document)
- V. OLD BUSINESS: None
- VI. NEW BUSINESS:
 - A. Approval of Funds Transfer from FY25/26 Capital Budget to FY25/26 Operating Budget (document)
 - B. Approval of Funds Transfer from Custodial Personnel Services to Telecommunications Personnel Services (document)
 - C. Award of Contract with K. West Group, LLC for the Overlook Parking Lot Project (document)
 - D. Approve Subcontractor Agreements for Additional Work to be Completed for the Air Traffic Control Tower Project (document)

VII. PRESIDENT'S REPORT:

- A. Pop-up Food Pantry
- B. FAA/TSA Update with Government Shutdown (if necessary)
- C. Industry Conference Schedule

VIII. INFORMATION SECTION:

(Staff presentations will not be made on these items. Staff will be available to address questions from the Board.)

- A. September 2025 Traffic Report (document)
- B. September 2025 Monthly Financial Report (document)
- C. November 2025 Development/Project Status Report (document)
- D. Potential Board Items for the Next Regular Meeting:
 - None identified at this time
- IX. PUBLIC AND TENANTS' COMMENTS
- X. CALL FOR NEXT MEETING: December 12, 2025
- XI. CLOSED SESSION
- XII. AUTHORITY MEMBER REPORTS:
 - A. Key Strategic Elements (document)
- XIII. ADJOURNMENT

This agenda of the Greater Asheville Regional Airport Authority is provided as a matter of convenience to the public. It is not the official agenda. Although every effort is made to provide complete and accurate information in this agenda, the Greater Asheville Regional Airport Authority does not warrant or guarantee its accuracy or completeness for any purpose. The agenda is subject to change before and/or during the Board meeting.

Asheville Regional Airport Executive Summary September-25

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REGULAR MEETING GREATER ASHEVILLE REGIONAL AIRPORT AUTHORITY October 17, 2025

The Greater Asheville Regional Airport Authority ("Authority") met on Friday, October 17, 2025 at 8:30 a.m. in Council Chambers at the Fletcher Town Hall, 300 Old Cane Creek Road, Fletcher, NC 28732.

MEMBERS PRESENT: Brad Galbraith, Chair; Britt Lovin, Vice-Chair; Nathan Kennedy; Laura B. Leatherwood; and Gene O. Bell

MEMBERS ABSENT: Carl H. Ricker, Jr.; and Susan Russo Klein

STAFF AND LEGAL COUNSEL PRESENT: Sabrina P. Rockoff, Authority Legal Counsel; Lew Bleiweis, President & CEO ("president"); Tina Kinsey, Chief Administrative Officer; Lexie Farmer, Chief Operations Officer; Amy Harris, Chief Financial Officer; John Coon, VP – Operations and Maintenance; Christina Madsen, VP – Business Development and Properties; Jared Merrill, VP – Planning; Samuel Sales, Chief of Public Safety; Angela Wagner, VP - Administration and Human Resources; Angie Daus, VP – Air Service and Corporate Communications; Sebastien Feyaerts, IT Systems Technician; and Ellen Heywood, Clerk to the Board

ALSO PRESENT: Kimberly Yang, Martin Starnes & Associates; John Mafera, McFarland Johnson; Raynetta Waters; Felicia Sonmez, Blue Ridge Public Radio.

CALL TO ORDER: The Chair called the meeting to order at 8:30 a.m.

PRESENTATIONS:

A. <u>AVL Kind</u>: Angi Daus explained that AVL Kind is a brand and customer service awareness program created to educate Authority and tenant staff on expectations for customer service at the airport. Ms. Daus introduced a video that will be used as a training tool for employees moving forward. The Board thanked Ms. Daus for her presentation.

Mr. Bell arrived at 8:42 a.m.

FINANCIAL REPORT: The president delivered a review of enplanements, aircraft operations, and general aviation activity for the month of August. Amy Harris reported on the financial activity for the month of August.

CONSENT ITEMS: The Chair stated that Consent Item D, Approval of the Greater Asheville Regional Airport Authority September 12, 2025 Closed Session Minutes would be moved to the end of the meeting.

- A. <u>Approval of the Greater Asheville Regional Airport Authority September</u> 12, 2025 Regular Meeting Minutes:
- B. <u>Approve Grant of Conveyance of Sewer System and Easement with Metropolitan Sewerage District of Buncombe County for the Air Traffic Control Tower:</u>
- C. <u>Approval of Amendment No. 3 to Ground Lease and Agreement between</u>
 <u>Sheetz, Inc. and the Greater Asheville Regional Airport Authority</u>:

Mr. Lovin moved to approve Consent Items A through C. Dr. Leatherwood seconded the motion and it carried unanimously.

OLD BUSINESS: None

NEW BUSINESS:

A. <u>Presentation of Annual Audited Financial Report for Fiscal Year</u> **2024/2025**: Amy Harris informed the Board that the annual audit for fiscal year ended June 30, 2025 was performed by Martin Starnes & Associates. Ms. Harris introduced Kimberly Yang with Martin Starnes & Associates.

Ms. Yang began by thanking staff for their cooperation with the audit and stated that an unmodified or clean opinion was issued. Ms. Yang presented the audit highlights which included the Authority's net position and a review of operating revenue and expenses. The Board thanked Ms. Yang for her presentation.

Ms. Harris reported that the opinion letter will be prepared once the Compliance Supplement for 2025 is issued by the Office of Management and Budget related to grant compliance testing.

Dr. Leatherwood moved to accept the 2024/2025 Audit Report as presented by staff. Mr. Lovin seconded the motion and it carried unanimously.

Schedule for 2026: The president remarked that the proposed schedule for 2026 Board meetings was included in the agenda package. The president noted that meetings would be held in Council Chambers at Fletcher Town Hall with the exception of the February meeting which would be held in the airport's Public Safety conference room.

Mr. Kennedy moved to approve the Greater Asheville Regional Airport Authority Board 2026 Schedule as presented by staff. Mr. Bell seconded the motion and it carried unanimously.

Expenditure from Capital Improvements to Renewal and Replacement: John Coon reported that \$325,000.00 for garage repairs was included in the Board approved FY23/24 Budget under Capital Improvements. Staff mistakenly spent \$102,500.00 of the \$325,000.00 believing it was budgeted under Renewal and Replacement rather than Capital Improvements. Mr. Coon explained that items in the Capital Improvements budget require Board approval prior to staff expending any funds. Mr. Coon requested that the Board reclassify the remaining \$222,500.00 from Capital Improvements to Renewal and Replacements and ratify the previous expenditure of \$102,500.00.

Mr. Bell moved to ratify the expense of \$102,500.00 for garage repairs that have been completed; reclassify the previously approved expenditure from Capital Improvement to Renewal and Replacement; and authorize the President & CEO to execute the necessary documents. Dr. Leatherwood seconded the motion and it carried unanimously.

D. Approval of Construction Contract Change Order No. 7 with Kokolakis Contracting for the Air Traffic Control Tower and Associated Facilities Project and Approve Owner Allowance Project Items: Jared Merrill reviewed the change orders previously approved by the Board for the Air Traffic Control Tower and Associated Facilities ("ATCT") project. Mr. Merrill identified the items included in Change Order No. 7 which totals \$381,088.06 and includes an additional 147 days that have already been expended, of which only 60 days are compensable. Mr. Merrill stated that Change Order No. 7 brings the total cost of the contract for the ATCT project to \$47,312,069.42.

Mr. Merrill further reviewed items for the ATCT project that would need to be completed by the Authority for a total budget of \$385,000.00. Award of the contract for those items will be brought to the Board at a later date.

Mr. Merrill stated that the total for Change Order No. 7 in the amount of \$381,088.06 and the Authority items in the amount of \$385,000.00 for a total cost of \$766,088.06 falls within the allowance for the Terminal and Air Traffic Control Tower projects and does not require a budget amendment. Staff will utilize FAA funds for a portion of this project.

Mr. Lovin moved to approve Change Order No. 7 with Kokolakis Contracting in the amount of \$381,088.06 and 147 days; approve the owner-items project budget of \$385,000.00; and authorize the President & CEO to execute the necessary documents. Dr. Leatherwood seconded the motion and it carried unanimously.

E. Approval of Change Order No. 8 with Hensel Phelps for a Tower Crane and the Addition of a Construction South Access Road: Jared Merrill reminded the Board that staff has been working with Gresham Smith and Hensel Phelps on the rephasing of the remaining work on the Terminal Project and will be bringing a full work change order and overall project budget amendment to the Board in the near future. Mr. Merrill informed the Board that in the meantime, Change Order No. 8 with Hensel Phelps is necessary to minimize the impact from delays with the Air Traffic Control Tower project. This change order includes the purchase and foundations of a tower crane and the building of a new construction south access roadway for contractor use. The total cost for Change Order No. 8 is \$2,410,283.00 and will be funded using owner contingency which will be amended with the full program budget amendment staff will bring to the Board at a later date.

Mr. Lovin moved to approve Change Order No. 8 with Hensel Phelps in the amount of \$2,410,283.00 for the Terminal Project and authorize the President & CEO to execute the necessary documents. Mr. Kennedy seconded the motion and it carried unanimously.

PRESIDENT'S REPORT:

- **A.** Hometown Heroes Award: The president remarked that the Authority's Public Safety Department was recently recognized for their efforts during Hurricane Helene by Hunter Automotive as part of their Hometown Heroes Awards and shared the statement prepared by Hunter Automotive. The Board expressed their gratitude towards the Public Safety staff.
- **B.** <u>Airport Improvement Article</u>: A copy of an article highlighting the new terminal project at the airport was available at the Board Members' seats.
- **C. Org Chart**: A copy of an updated org chart with photos was available at the Board Members' seats.
- **D.** <u>Terminal Project Update</u>: Lexie Farmer provided an update on the Terminal project. Ms. Farmer spoke about the use of a tower crane to continue with construction of the terminal while the existing air traffic control tower was in operation; the outcomes of the airport's Safety Risk Management ("SRM") process and the FAA's SRM Panel with regard to the use of a tower crane; and concluded the update with an outline of the schedule for the remaining work on the project.
- **E. Award of Grant:** The president reported that he had just received word that the Authority was awarded another \$3.5 million in grant money for the Air Traffic Control Tower project.

CONSENT ITEM:

D. Approval of the Greater Asheville Regional Airport Authority September 12, 2025 Closed Session Minutes: The minutes to the September 12, 2025 Closed Session were distributed and reviewed by the Board Members.

Mr. Lovin moved to approve the minutes for the Greater Asheville Regional Airport Authority September 12, 2025 Closed Session and to seal and withhold the minutes for the September 12, 2025 Closed Session from public inspection so long as public inspection would frustrate the purpose or purposes thereof. Mr. Kennedy seconded the motion and it carried unanimously.

INFORMATION SECTION: No comments

PUBLIC AND TENANTS COMMENTS: None

CALL FOR NEXT MEETING: The Chair stated that the next regular meeting of the Board will be held on November 14, 2025 at Council Chambers, Fletcher Town Hall.

AUTHORITY MEMBER REPORTS: None

CLOSED SESSION: None

ADJOURNMENT: Mr. Lovin moved to adjourn the meeting at 9:19 a.m. Mr. Kennedy seconded the motion and it carried unanimously.

Respectfully submitted,

Ellen Heywood Clerk to the Board

Approved:

Brad Galbraith Chair



MEMORANDUM

TO: Members of the Airport Authority

FROM: Lexie Farmer, Chief Operations Officer

DATE: November 14, 2025

ITEM DESCRIPTION - New Business Item A

Approval of Funds Transfer from FY25/26 Capital Budget to FY25/26 Operating Budget

BACKGROUND

The FY 24/25 capital budget included a project for perimeter road improvements with a budget of \$400,000. The funds were carried over into FY 25/26 and the project was completed in September of this year. The total spend for the project was \$335,400.

The executive team would like to transfer the remaining funds from the perimeter road improvements into the Planning operating budget, professional services, in order to obtain consultant services to perform a parking rate study and return on investment analysis for future parking facilities and amenities.

ISSUES

None.

ALTERNATIVES

The Authority Board could choose not to approve the transfer of funds.

FISCAL IMPACT

A budget amendment is necessary to transfer the remaining perimeter road improvements funds of \$64,600 into Planning Operating Budget, Professional Services.

RECOMMENDED ACTION

It is respectfully requested that the Greater Asheville Regional Airport Authority Board resolve to (1) approve the transfer of \$64,600 from the FY25/26 Capital Budget to the FY25/26 Operating Budget; and (2) authorize the President & CEO to execute the necessary documents.

BE IT ORDAINED by the Greater Asheville Regional Airport Authority that the following amendment be made to the annual budget ordinance for the fiscal year ending June 30, 2026:

Section 1. To amend the appropriations as follows:

EXPENDITURES:		
Operating – Planning Budget, Professional Services	<u>Decrease</u>	<u>Increase</u> \$64,600
Capital Improvements	\$64,600	
Totals	\$64,600	\$64,600
This will result in a net increase follows:	se of \$0 in the appropriation	s. Revenues will be revised as
REVENUES:		
	Decrease	<u>Increase</u> \$0
Totals		\$0
	_	be furnished to the Clerk to the dget Officer and to the Finance
Adopted this 14 th day of Novem	nber, 2025.	
Brad Galbraith, Chair		
Attested by:		
Ellen Heywood, Clerk to the Bo	pard	



MEMORANDUM

TO: Members of the Airport Authority

FROM: Amy Harris, Chief Financial Officer

DATE: November 14, 2025

ITEM DESCRIPTION - New Business Item B

Approval of Funds Transfer from Custodial Personnel Services to Telecommunications Personnel Services

BACKGROUND

Due to the impacts of Helene, the FY 25/26 budget had numerous vacant positions that were left unfunded to keep the budget increase from the previous year at a minimum.

With the increasing workload in the Communications Center, staff would like to transfer funds from a vacant custodial tech position that is funded, to a vacant but unfunded telecommunicator position. The FTE count will remain the same.

ISSUES

None

ALTERNATIVES

The Authority Board could choose not to approve the transfer of funds, however, increased workload will continue to put a strain on the Communications Center night shifts.

FISCAL IMPACT

A budget amendment is necessary to transfer \$46,473 from Custodial Personnel Services to Telecommunications Personnel Services.

RECOMMENDED ACTION

It is respectfully requested that the Greater Asheville Regional Airport Authority Board resolve to (1) approve the transfer of operating funds; and (2) authorize the President & CEO to execute the necessary documents.

New Business Item B

BE IT ORDAINED by the Greater Asheville Regional Airport Authority that the following amendment be made to the annual budget ordinance for the fiscal year ending June 30, 2026:

Section 1. To amend the appropriations as follows:

EXPENDITURES:		
Telecommunications Personnel Services	<u>Decrease</u>	<u>Increase</u> \$46,473
Custodial Personnel Services	\$46,473	
Totals	\$46,473	\$46,473
This will result in a net inc follows:	rease of \$0 in the appropri	ations. Revenues will be revised as
REVENUES:		
	<u>Decrease</u>	<u>Increase</u>
Totals		\$0 \$0
	_	shall be furnished to the Clerk to the ne Budget Officer and to the Finance
Adopted this 14 th day of Nov	vember, 2025.	
Brad Galbraith, Chair		
Attested by:		
Ellen Heywood, Clerk to the	Board	



MEMORANDUM

TO: Members of the Airport Authority

FROM: Jared Merrill

Vice President - Planning

DATE: November 14, 2025

ITEM DESCRIPTION - New Business Item C

Award of Contract with K. West Group, LLC for the Overlook Parking Lot Project

BACKGROUND

On November 8, 2024, the Authority Board approved the scope of work with Kimley-Horn to design the Overlook Parking Lot. Since then, airport staff have worked with Kimley-Horn to create the bid documents for a new shuttle parking lot that would be accessed via Terminal Drive and Wright Brothers Way. This scope of work includes grading, storm drainage, new parking lot, three bus stops for waiting passengers, striping, fencing, landscaping, and the infrastructure for parking control system. This scope includes raising and extending Wright Brothers Way and utilities for the future development area. The design team is also finalizing the stormwater improvements for Wright Brothers Way and the northeast section of the airfield to be bid in the spring of 2026. That contract will be presented to the Board separately.

This work would add approximately 860 revenue generating parking spaces as well as 285 employee parking spaces. Per North Carolina Procurement Regulations, this work was advertised on August 28, 2025 and formally bid on September 30, 2025. The airport received four bids. The lowest responsible bid was received from K. West Group in the amount of \$8,669,616.00.

ISSUES

None.

ALTERNATIVES

The Board could elect not to move forward with this construction. However, this will prolong the much-needed solution to the parking shortages.

New Business Item C

FISCAL IMPACT

The total cost contracted with K. West Group is \$8,669,616.00. With a ten percent construction allowance of \$867,000.00, a budget of \$500,000.00 for Technology requirements, and a budget for project soft costs of \$200,000.00, the total construction budget is \$10,236,616.00. The most current engineer's estimate just for construction prior to the bid date was \$11,024,256.00. This will require a budget amendment as it was not in the approved FY25/26 budget. Presently, this will be funded utilizing FY25 NCDOT State Grant Funding and Airport Funds. The previously approved design cost is \$2,094,811.00, bringing the total project cost to \$12,331,427.00.

RECOMMENDED ACTION

It is respectfully requested that the Greater Asheville Regional Airport Authority Board resolve to (1) approve the award of the contract with K. West Group, LLC in the amount of \$8,669,616.00 and a total project budget of \$10,236,616.00; (2) authorize the President & CEO to execute the necessary documents; and (3) amend the FY2025/2026 budget by adopting the following budget ordinance amendment:

BE IT ORDAINED by the Greater Asheville Regional Airport Authority that the following amendment be made to the annual budget ordinance for the fiscal year ending June 30, 2026:

Section 1. To amend the appropriations as follows:

EXPENDITURES:

	<u>Decrease</u>	<u>Increase</u>
Capital Improvements		\$10,236,616.00
Totals		\$10,236,616.00
This will result in a net increa revised as follows:	se of \$10,236,616.00 in the approp	oriations. Revenues will be
REVENUES:		
	<u>Decrease</u>	<u>Increase</u>
Transfer from GARAA Cash		\$10,236,616.00
Totals		\$10,236,616.00

New Business Item C

Section 2. Copies of this budget amendment shall be furnished to the Clerk to the Greater Asheville Regional Airport Authority, and to the Budget Officer and to the Finance Officer for their direction.

Adopted this 14 th day of November 2	2025.	
Brad Galbraith, Chair		
Attested by:		
Ellen Heywood, Clerk to the Board		

BID OPENING SUMMARY FOR THE OVERLOOK PARKING LOT PROJECT





Date: September 20, 2025

Time: 11:30AM

Location: Asheville Regional Airport Administration Building

To all Attendees:

This summary is provided to evaluate signed bids and price totals. All bid are subject to review for conformance with the requirements stated in the bidding instructions.

SUMMARY OF OPENED BIDS

BIDDER NAME	LICENSE NUMBER	SIGNED (Y/N)	TOTAL PRICE
Teraflex Group, LLC.	78525	Y	\$12,442,156.00
Tennoca Construction Company	08402	Y	\$10,678,732.00
Chatham Civil Contracting	78760	Y	\$9,453,780.00
K WEST Group Civil Construction and Environmental Services	78857	Y	\$8,669,616.00



October 7, 2025

Mr. Jared Merrill, VP-Planning Asheville Regional Airport 134 Wright Brothers Way Fletcher, NC 28732

RE: Overlook Parking Lot - Bid Review and Recommendation for Award

Jared,

Kimley-Horn & Associates has reviewed the bids that were received and opened at 11:30am on September 30th, 2025, for the above-named project. The bids were reviewed for completeness, tabulated, and a unit cost analysis was performed to identify any significant anomalies in unit prices with the apparent low bid submitted by the K West Group. Based on the information provided below, we recommend award of the Overlook Parking Lot to the K West Group, LLC pending successful completion of a Good Faith Effort and submission of Letters of Intent to Perform as Subcontractors.

UNIT PRICES

Upon review of unit pricing, there did not appear to be any apparent errors in pricing, but the following items were not in-line with the average price from the other three bidders.

- Clearing price of \$7,000 per acre and is much lower than the remaining bid prices
- Rock Check Dams price of \$500 each was much higher than the remaining bid prices but in line with the Engineer's Estimate
- Miscellaneous Debris Removal price of \$75 per ton was much lower than the remaining bid prices
- Install Parking and Revenue Control System Entry and Exit Plazas at \$60,000 was much lower than the remaining bidders and may require discussion with K West Group.

DBE UTILIZATION

After review of the bids and verification of MBE and WBE subcontractors listed in the bids, none of the bids met the DBE goal of 10.38%. Values ranged from 0% to 8.33% from the four bidders. K West Group attained a WBE participation of 3.92% and will be required to provide a Good Faith Effort using the NCDOT format for review by the Airport.

REFERENCES

Subsequently K West Group did provide all the required forms, bid bond, and acknowledged the addenda making them a responsive bidder. As part of the review process references listed in the Bidder's Experience and Qualifications Questionnaire were contacted with the following results:

- City of Spartanburg Airport Director
 - No response has not returned call
- KCI Associates/NCDOT Projects
 - Positive review
 - Highly regarded for earthwork and borrow projects



- Assistant Town Manager, Town of Mooresville
 - Positive review
 - Currently closing out a \$10M Greenway Project
 - Completed on schedule
 - Currently 55% complete on \$30M 4-lane roadway extension
 - Overall, on schedule, but having issues with fiber subcontractor
- Other Municipality
 - Kimley-Horn reached out to a City of Greenville, NC and learned that K West is currently working for and received a very positive review for a project of similar construction value.

Thank you for the opportunity to serve the Asheville Regional Airport, and please contact me at (336) 707-0481 or tim.gruebel@kimley-horn.com should you have any questions or additional items you would like us to evaluate.

Sincerely,

Timothy Gruebel, PE Project Manager

CONTRACT AGREEMENT

OVERLOOK PARKING LOT

FOR THE

GREATER ASHEVILLE REGIONAL AIRPORT AUTHORITY

This Agreement made and entered into this ___ day of _____, 20___, by and between the GREATER ASHEVILLE REGIONAL AIRPORT AUTHORITY (the "Authority") and K. WEST GROUP, LLC (the "Company").

WITNESSETH:

The Authority desires to allow the Company the right and obligation to construct, furnish all equipment, tools, materials, skill and labor necessary to carry out and complete in good firm, substantial and workmanlike manner, the work specified in strict conformity with the drawings and the specifications hereinafter set forth, together with foregoing Proposal made by the Contractor, the Instruction to Bidders, Mandatory Contract Provisions, Special Conditions, General Provisions, Technical Specifications and this Agreement constitute the Contract. The work covered by this Agreement includes all work shown on the plans and specifications and listed in the attached Proposal ("the Product"), at the Asheville Regional Airport.

The Company is qualified and willing to provide such Product.

NOW, THEREFORE, in consideration of the mutual covenants, terms, conditions, privileges, obligations and agreements herein contained and other valuable consideration, the Authority and the Company hereby mutually undertake, promise and agree, each for themselves, their successors and assigns as follows:

I. EMPLOYMENT OF THE COMPANY

The Company agrees to provide the Product herein described, in accordance with the terms of this Agreement all at the Company's sole expense.

II. SCOPE OF WORK

- 2.1 The Company agrees to construct, manufacture, sell, transfer and deliver in accordance with the terms set forth in the Bid Documents and subsequent Agreement Documents, the Product offered by the Company and as the Authority has described in the Specifications. The terms of the Agreement Documents shall supersede any contrary or inconsistent terms set forth on any purchase orders, purchase order acknowledgements, invoices, confirmations and/or other similar documents. No supplemental provisions of any such purchase orders, purchase order confirmations, invoices, confirmations, or other similar documents shall be binding upon the Authority unless such document is signed by an authorized representative of the Authority.
- 2.2 The Company agrees to provide all personnel, labor, supplies and equipment required for the purchase.

III. PRODUCT

- 3.1 Quantity: Items to be delivered/furnished/installed by the Contractor according to the scope of work, specifications and plans.
- 3.2 Description: Per bid plans and specifications.

IV. WARRANTY

- 4.1 The Company warrants to the Authority that the Product shall be free from defects in materials and workmanship and shall conform to the requirements of the order. The apparent silence of specifications as to any detail, or the apparent omission from it of a detailed description concerning any point, shall be regarded as meaning that only the best commercial practice is to prevail and that only material and workmanship of the finest quality are to be used. All interpretations of specifications shall be made based on this statement. The Product furnished under this contract shall be newly manufactured and unused, of the latest product in production to commercial trade. Manufacturer furnishing this Product shall be experienced in design and construction of such Product and shall be an established supplier of the Product.
- 4.2 In the event the Product is not provided in accordance with the Agreement Documents, notice shall be given to the Company to immediately provide personnel, equipment and supplies necessary to correct any deficiencies. If within two days of such notice, Company has not corrected specified deficiencies to the satisfaction of the Authority, and according to the Specifications, the Authority may, at its option, provide such personnel, equipment and supplies from its own source or by contract as required to correct the deficiencies, and the Company shall pay such costs incurred to affect such remedy. Any such amounts so charged to the Company shall be deducted from any sums due or becoming due from the Authority to the Company.
- 4.3 Until expiration of any stated warranties the Authority shall inspect the Product and immediately notify the Company of any issues. The Company will immediately resolve any issues relating to the Product and will also be responsible for immediately resolving any issues involving third parties without delay to the Authority.
- 4.4 Unless otherwise noted within the contract documents, any reference to warranties shall be understood as one (1) year.

V. TERM

This Agreement shall be binding upon execution by both parties and the term of this Agreement shall be for a term beginning ______, 20____ and ending upon acceptance of the Product, plus any base or extended warranty periods.

VI. COMPENSATION

- The Authority shall pay the Company the unit prices stipulated in the Contractor's Proposal hereto attached as full compensation for everything furnished in an acceptable manner, the total amount of \$8,669,616.00 for furnishing the Product or as stated in bid based on unit prices.
- 6.2 Except as provided herein, no price changes, additions, or subsequent qualifications will be honored during the contract without prior approval by the Authority.

VII. INSURANCE REQUIREMENTS

7.1 The Company agrees to indemnify and save the Authority, its officers, agents and employees harmless from any liabilities, including, but not limited to, claims, judgments, fines, costs and attorneys' fees, to persons or property resulting from or arising out of the conduct of the Agreement or providing of services hereunder by the Company; and further agrees to carry and furnish the Authority a certificate(s) of public liability insurance and automobile liability insurance, in single limit amounts not less than \$1,000,000.00 for damage to property or injury to persons resulting from any one accident, in a company or companies acceptable to the Authority, in which policy the Authority shall be named as an additional insured, and the Company shall furnish satisfactory evidence that such insurance is in effect and shall not be cancelled on less than 30 days prior written notice of such cancellation to the Authority.

7.2 The Authority shall not be liable for any damage either to person or property, sustained by the Company or by other persons due to the Airport or any improvements thereon or any part thereof or any appurtenances thereof becoming out of repair, or due to the happening of an accident in or about the airport, or due to any act or neglect of any tenant or occupant of the airport, or of any other person, except to the extent caused by the sole negligence of the Authority. Without limiting the generality of the foregoing, the Authority shall not be liable for damage caused by water, steam, sewerage, gas, bursting or leaking of pipes or plumbing or electrical causes, or the negligence of contractors, employees, agents, or licensees of the Authority, unless the damage is proved to be the result of sole negligence of the Authority.

VIII. SECURITY REQUIREMENTS

- 8.1 The Authority shall maintain through the term of this Agreement the Bid Bond and Performance Bond provided by Company as part of its bid for the Product.
- 8.2 The terms of the Performance Bond and Payment Bond are subject to final Owner approval. The Performance Bond must specifically identify the options available to the Surety upon notice of Contractor's default or notice of Contractor's default and Owner's termination of the contract. The Performance Bond must specifically state that the Surety cannot, under any circumstances, arrange for the completion of the Contract by the defaulting and terminated Contractor, and the Performance Bond must specifically state that if the Surety elects to arranged for another Contractor to perform and complete the Contract or to undertake and perform and complete the Contract itself, the Surety must obtain the Owner's consent as to the completion Contractor or Contractors.

IX. INSTALLATION

9.1 The Product shall be installed per plans and specifications.

X. INVOICE AND PAYMENT

10.1 Payment terms are 30 days from approval date of Engineer and submission of all accurate documentation pertaining to the invoice, which shall be no sooner than the delivery to the Greater Asheville Regional Airport Authority, and the acceptance or approval date of the Product by the Authority.

Invoice shall be directed to:

Greater Asheville Regional Airport Authority ATTN: Accounts Payable 134 Wright Brothers Way Fletcher, NC 28732

10.2 The Company shall obtain and pay for all permits and licenses and shall give all notices, pay all fees, and comply with all laws, ordinances, rules and regulations, including but not limited to regulations promulgated by the Authority, and all regulations and requirements of the Federal Occupational Health and Safety Act, and any similar state or local laws, ordinances, and regulations, including regulations promulgated by the Authority, and all orders and decrees of bodies or tribunals having any jurisdiction or authority, which in any manner affect the conduct of the Products to be provided (the "Applicable Law").

XI. TITLE AND RISK OF LOSS

Unless otherwise specified in connection with a particular order placed pursuant to this Agreement, title and risk of loss of or damage to the Product shall pass from the Company to the Authority when delivered to the Authority as specified in the order, except for loss or damage resulting from Company's fault or negligence or failure to comply with an order. Passing of title upon such delivery shall not constitute acceptance of any Product.

XII. STATUS OF COMPANY

The status of the Company under this Contract shall be that of an independent contractor retained on a contractual basis to provide Product for a limited period of time, and it is not intended, nor shall it be construed that the Company, or employees of the Company, are employees, officers or agents of the Authority for any purpose whatsoever.

XIII. TERMINATION

- The Authority may terminate this Contract immediately for default by written notice to the Company of such termination if the Company neglects to provide the Product properly, performs in an unsatisfactory manner, or fails to perform any provision of this Contract. In the event of termination for default, the Authority shall have against the Company all remedies provided by law and equity.
- 13.2 The Authority further, at its sole option and discretion, may terminate or reduce the scope of work at any time, without any default on the part of the Company, by giving a written notice to the Company at least 30 days prior to the effective date of termination or reduction in the scope of work as set forth in the notice.
- In the event of full or partial termination by the Authority, the Company shall terminate all purchase of the Product under the Contract, to the extent and on the date specified in the notice of termination and until such date, to the extent stated in the notice of termination, shall provide such Product, and be compensated only for such Product, as may be necessary as determined by the Authority's representative in his sole discretion to preserve the work in progress and to protect materials, buildings and equipment. The Authority may then proceed with provision of the Product to be provided in any lawful manner that it may elect.
- 13.4 In the event of termination or reduction in the scope of any future purchase of Product provided by the Authority, the Authority shall pay the Company for all Product satisfactorily received up to the effective date of termination or reduction in the scope of any future purchase to be provided, in accordance with the price for such Product submitted with the Proposal. The Authority and the Company shall negotiate in good faith to arrive at a revised Contract price schedule.

XIV. NOTICE OF LABOR DISPUTES

In the event that the Company is put on notice or otherwise made aware of an actual or potential labor dispute that delays or threatens to delay the delivery of the Product, the Company shall immediately and without delay, notify the Authority in writing. Such notice shall include all relevant information covering such dispute and its background. In the event a labor dispute delays the delivery of Product to an extent not acceptable to the Authority, the Authority reserves the right to cancel the Agreement, pay for any Product

provided to that point in time without additional cost or penalty to the Authority. Upon such cancellation, the Authority will proceed to find a replacement to provide the Product the Company had been awarded through this Contract.

XV. NOTICES

Notices to either party provided for herein shall be in writing and shall be sufficient if hand- delivered, sent by courier, or sent by certified or registered mail, postage prepaid, addressed as follows:

To Authority:

Greater Asheville Regional Airport Authority

Attn: Executive Director 134 Wright Brothers Way Fletcher, NC 28732

To Company:

K. West Group LLC 8305 Fremont Pike Perrysburg, Ohio 43551

or to such other respective address as the parties may designate to each other in writing from time to time.

XVI. COMPLIANCE WITH LAWS

Both parties agree that in performing under this Agreement, they will in all respects follow and comply with all applicable governmental laws, regulations, orders and other rules of duly constituted Authority.

XVII. NO ASSIGNMENT

The Company shall not assign, subcontract or transfer this Agreement or any part thereof, by operation of law or otherwise, or any Product to be rendered by the Company hereunder, without the prior express written consent of the Authority.

XVIII. CUMULATIVE REMEDIES, WAIVER

The parties agree that, any and all, remedies that are provided for in this Agreement shall be cumulative and in addition to any other remedies which are provided for in law or equity. No waiver or failure to act on the part of any party to this Agreement shall prevent such party from later exercising their rights under this Agreement.

XIX. COMPLETE UNDERSTANDING

This Agreement sets forth the entire Agreement between the parties. This Agreement may not be changed, altered, or amended except by in writing and signed by both parties.

XX. NON-DISCRIMINATION

- 20.1 During the performance of this Agreement, the Company, for itself, its assignees and successor interest, agrees as follows:
 - A. <u>Compliance with Regulations</u>. The Company shall comply with the regulations relative to nondiscrimination in federally assisted programs of the Department of Transportation (hereafter, the "DOT") Title 49, Code of Federal Regulations, Part 21, as they may be amended from time to time (hereinafter referred to as the "Regulations"), which are herein incorporated by reference and made a part of this Agreement.
 - B. <u>Non-discrimination</u>. The Company, about the work performed by it during this Agreement, shall not discriminate on the grounds of race, color, national origin, sex or creed in the selection and retention of subcontractors, including procurements of materials and leases of equipment. The Company shall not participate either directly or indirectly in the discrimination prohibited by section 21.5 of the Regulations, including employment practices when the Agreement covers a program set forth in Appendix B of the Regulations.
 - C. <u>Solicitations for Subcontractors, including Procurements of Materials and Equipment.</u> In all solicitations either by competitive bidding or negotiation made by the Company for work to be performed under a subcontract, including procurements of materials or leases of equipment, each

- potential subcontractor supplier shall be notified by the Company of the Company's obligations under this Agreement and the regulations relative to nondiscrimination on the grounds of race, color, national origin, sex or creed.
- D. <u>Information and Reports.</u> The Company shall provide all information and reports required by the Regulations or directives issued pursuant thereto and shall permit access to its books, records, accounts, other sources of information and its facilities as may be determined by the Authority or the Federal Aviation Administration (the "FAA") to be pertinent to ascertain compliance with such Regulations, orders and instructions. Where any information required of the Company is in the exclusive possession of another who fails or refuses to furnish this information, the Company shall certify to the Authority or the FAA, as appropriate, and shall set forth what efforts it has made to obtain the information.
- E. <u>Sanctions for Noncompliance.</u> In the event of the Company noncompliance with the nondiscrimination provisions of this Agreement, the Authority shall impose such contract sanctions as it or the FAA may determine to be appropriate, including, but not limited to:
 - (1) Withholding of payments to the Company under the Agreement until the Company complies; and /or
 - (2) Cancellation, termination, or suspension of the Agreement, in whole or in part.
- F. Incorporation of Provisions. The Company shall include the provisions of paragraphs A through E in every subcontract, including procurements or materials and leases of equipment, unless exempt by the Regulations or directives issued pursuant thereto. The Company shall take such action with respect to any subcontract or procurement as the Authority, or the FAA may direct as a means of enforcing such provisions including sanctions for non-compliance. Provided, however, that in the event the Company becomes involved in, or is threatened with, litigation with a subcontractor or supplier as a result of such direction, the Company may request the Authority to enter into such litigation to protect the interests of the Authority and, in addition, the Company may request the United States to enter into such litigation to protect the interests of the United States.
- 20.2 The Company assures that it will comply with pertinent statutes, Executive Orders and such rules as are promulgated to assure that no person shall, on the grounds of race, creed, color, national origin, sex, age or handicap be excluded from participating in any activity that benefit from Federal assistance. This Section obligates the Company for the period during which Federal assistance is extended to the airport program, except where Federal assistance is to be provided, or is in the form of, personal property or real property or interest therein or structures or improvements thereon. In these cases, this Section obligates the Company for the longer of the following periods: (a) the period during which the property for which Federal assistance is extended, or for another purpose involving the provision of similar Product or benefits; or (b) the period during which the Authority or any transferee retains ownership or possession of the property. In the case of contractors this Section binds the contractors from the Proposal solicitation period through the completion of the contract. The Company shall include the provisions of this Section in every subcontract, including procurements of materials and lease of equipment, under this Agreement.

XXI. INDEMNIFICATION

The Company shall, and shall cause any subcontractor to, assume responsibility for loss or damage to property or injury to persons resulting from, arising out of or associated with such subcontractor's Product rendered pursuant to this Agreement, as well as for any claims made by or on behalf of such subcontractor's agents, servants and employees arising out of their employment or work pertaining to the Product rendered pursuant to this Agreement. The Company shall, and shall cause any subcontractor at all times to indemnify and hold the Authority and its officers, agents and employees harmless from and against any and all liabilities, demands, claims, suits, losses, damages, cause of action, fines or judgments, including those reasonable and necessary costs, attorney and witness fees and expenses incidental thereto, arising out of, or in

connection with the Product rendered under the terms of this Agreement, except for acts arising out of the sole negligence of the Authority. The parties hereto shall promptly report to the other any such claim or suit against either of them.

XXII. INDEPENDENT CONTRACTOR

It is agreed and understood that in performing its Product hereunder, the Company acts as an independent contractor in every respect and that the Company shall not hold itself out as, nor shall it be deemed, an agent, servant, or employee of the Authority. The selection, retention, assignment, direction and payment of the Company's employees and associates shall be the sole responsibility of the Company. The Authority shall not attempt to exercise any control over the daily performance of duties by the Company's employees.

The Company agrees that its employees shall have no right to participate in any group, life, and accident or health plan maintained by the Authority for its employees. The Company shall maintain all tax records for its employees who perform Product pursuant to this Agreement, and the Company shall withhold and remit income taxes, federal insurance contribution act taxes and unemployment insurance taxes to the appropriate governmental agencies with respect to amounts paid by the Company to its employees for their Product.

XXIII. SURRENDER OF POSSESSION

Upon the expiration or other termination of this Agreement, the rights of the Company to use the premises, facilities, rights, licenses, Product and privileges herein granted shall cease and the Company shall forthwith, upon such expiration or termination, surrender the same.

XXIV. HEADINGS

The paragraph headings contained herein are solely for convenience and shall have no bearing upon the construction of any of the provisions hereof.

XXV. GOVERNING LAW

This Agreement shall be governed by the laws of the State of North Carolina.

XXVI. INCORPORATION OF DOCUMENTS

This Agreement, together with the following documents, constitutes the Agreement Documents and are attached hereto and made a part hereof:

- A. Cover Page
- B. Invitation to Submit Bid
- C. Definition of Terms
- D. Instructions to Bidders
- E. General Conditions
- F. Bid Form
- G. Bidder's Experience and Qualifications Questionnaire
- H. Agreement
- I. Exhibits
- J. Insurance, Payment & Performance Bond Certificates

The above documents are to be considered as one and whatever is called for by any one of the documents shall be as binding as if called for by all.

IN TESTIMONY WHEREOF, each of the parties has caused its duly authorized representative to execute and deliver this Agreement, effective as of the date first above written.

Authority:	Company:
Greater Asheville Regional Airport Authority	K. West Group, LLC
By: Title: President & CEO	By:
Date:	Date: November 4, 2025
This instrument has been pre-audited in the manner required	by local government and fiscal control.
Finance Officer Da	ate

Note: Since receipt of this bid, the State of North Carolina, as a project funding source, has removed the DBE/MBE/WBE contract goal. All other aspects of the AVL DBE Program must be administered. Good cause does not exist for a DBE/MBE/WBE that was relied upon to obtain this contract to be terminated due to the contract goal being eliminated.

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CONTRACT FORMS

ATTACHMENT A

I. DOCUMENTATION

- 1.1 The Company shall maintain an acceptable cost accounting system. The Authority, the Federal Aviation Administration (the "FAA") and the Comptroller General of the United States shall have access to any books, documents, papers, and records of the Company which are directly pertinent to this Agreement for the purpose of making an audit, examination, excerpts, and transcriptions. The Company shall maintain all required records for three (3) years after the Authority makes final payment and all other pending matters are closed.
- 1.2 All rights to inventions and materials generated under this Agreement are subject to regulations issued by the FAA and the Authority, the sponsor of the Federal Grant under which this Agreement is executed. Information regarding these rights is available from the FAA and the Authority.

II. TERMINATION

- 2.1 Any violation or breach of the terms of this Agreement on the part of the Company or its subcontractor(s) may result in the suspension or termination of this Agreement or such other action which may be necessary to enforce the rights of the parties of this Agreement.
- 2.2 The Authority may, by written notice, terminate this Agreement in whole or in part at any time, either for the Authority's convenience or because of failure of the Company to fulfill the Agreement obligations. Upon receipt of such notice, services shall be immediately discontinued (unless the notice directs otherwise) and all materials as may have been accumulated in performing under this Agreement, whether completed or in process, delivered to the Authority.
- 2.3 If the termination is for the convenience of the Authority, an equitable adjustment in the compensation to be paid to the Company shall be made, but no amount shall be allowed for anticipated profit on unperformed services.
- 2.4 If the termination is due to failure by the Company to fulfill its obligations, the Authority may take over the work and prosecute the same to completion by contract or otherwise. In such case, the Company shall be liable to the Authority for any additional cost to the Authority as a result thereof.
- 2.5 If, after notice of termination for failure to fulfill Agreement obligations, it is determined that the Company had not so failed, the termination shall be deemed to have been affected for the convenience of the Authority. In such event, adjustment on the Agreement price shall be made as provided in paragraph 2.3 above.
- 2.6 The rights and remedies of the Authority provided in this Section II are in addition to any other rights and remedies provided by law or under this Agreement.

III. SOLICITATION OF AGREEMENT

3.1 The Company warrants that no person or selling agency has been employed or retained to solicit or secure this Agreement upon an agreement or understanding for a commission, percentage, brokerage, or contingent fee, excepting bona fide employees or bona fide established commercial or selling agencies maintained by the Company for the purpose of securing business.

IV. PUBLIC OFFICIALS NOT TO BENEFIT

4.1 No member of or delegate to the Congress of the United States shall be admitted to any share or part of this Agreement or to any benefit arising, therefore.

V. DEBARMENT

5.1 The Company certifies, by acceptance of this Agreement, that neither it nor its principals are presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from participation in this transaction by any Federal department or agency. It further agrees that it will include this clause without modification in all lower tier transactions, solicitations, proposals, contracts, and subcontracts. Where the lower tier participant is unable to certify to this statement, it shall attach an explanation to its proposal.

VI. TRADE RESTRICTIONS

6.1 The Company, by execution of this Agreement, certifies that it: (a) is not owned or controlled by one or more citizens of a foreign country included in the list of countries that discriminate against U.S. firms published by the Office of the United States Trade Representative (USTR); (b) has not knowingly entered into any contract or subcontract for this project with a person that is a citizen or national of a foreign country on said list, or is owned or controlled directly or indirectly by one or more citizens or nationals of a foreign country on said list; (c) has not procured any product nor subcontracted for the supply of any product for use on the project that is produced in a foreign country on said list.

Unless the restrictions of this provision are waived by the Secretary of Transportation in accordance with 49 CFR 30.17, an agreement shall not be awarded to the Company who is unable to certify to the above. If the Company knowingly procures or subcontracts for the supply of any product or service of a foreign country on said list for use on the project, the FAA may direct through the Authority cancellation of this Agreement at no cost to the Government.

Further, the Company agrees that it will incorporate this provision for certification without modification in each contract and in all lower-tier subcontracts for goods or services associated with the Project. The Company may rely on the certification of any such prospective subcontractor unless it has knowledge that the certification is erroneous.

The Company shall provide immediate written notice to the Authority if the Company learns that its certification or that of a subcontractor for goods or services was erroneous when submitted or has become erroneous by reason of changed circumstances. Any such subcontractor shall agree to provide written notice to the Company if at any time it learns that its certification was erroneous by reason of changed circumstances.

This certification is a material representation of fact upon which reliance was placed entering into this Agreement. If it is later determined that the Company knowingly rendered an erroneous certification, the FAA may direct through the Authority cancellation of this Agreement for default at no cost to the Government.

Nothing contained in the foregoing shall be construed to require establishment of a system of records in order to render, in good faith, the certification required by this provision. The knowledge and information of the Company is not required to exceed that which is normally possessed by a prudent person in the ordinary course of business dealings.

The certification regarding trade restrictions concerns a matter within the jurisdiction of an agency of the United States of America and the making of a false, fictitious, or fraudulent certification may render the maker subject to prosecution under Title 18, United States Code, Section 1001.

VII. LOBBYING CERTIFICATIONS

- 7.1 The Company certifies, to the best of its knowledge and belief, that:
 - A. No Federal appropriated funds have been paid or will be paid, by or on behalf of the Company, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement.
 - B. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, the Company shall complete and submit Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions.
 - C. The Company shall require that the language of this certification be included in the award documents for all sub-awards at all tiers (including subcontracts, sub-grants, and contracts under grants, loans, and cooperative agreements) and that all sub-recipients shall certify and disclose accordingly.
- 7.2 This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by section 1352, title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than Ten Thousand Dollars (\$10,000) and not more than One Hundred Thousand Dollars (\$100,000) for each such failure.

VIII. BUY AMERICAN PREFERENCE

- 8.1 The Aviation Safety and Capacity Expansion Act of 1990 provides that preference be given to steel and manufactured products produced in the United States when funds are expended pursuant to a grant issued under the Airport Improvement Program. The following terms apply:
 - A. Steel and manufactured products. As used in this clause, steel and manufactured products include (1) steel produced in the United States or (2) a manufactured product produced in the United States, if the cost of its components mined, produced or manufactured in the United States exceeds 60 percent of the cost of all its components and final assembly has taken place in the United States. Components of foreign origin of the same class or kind as the products referred to in subparagraphs b. (1) or (2) shall be treated as domestic.
 - B. Components. As used in this clause, a component means those articles, materials, and supplies incorporated directly into steel and manufactured products.
 - C. Cost of Components. This means the costs for production of components, exclusive of final assembly labor costs.
- 8.2 The successful Company will be required to assure that only domestic, and steel manufactured products will be used by the Contractor, subcontractors, material men and suppliers in the performance of this contract, except those:
 - 8.2.1 That the US Department of Transportation has determined, under the Aviation Safety and Capacity Expansion Act of 1990, are not produced in the United States in sufficient and reasonably available quantities and of a satisfactory quality.
 - 8.2.2 That the US Department of Transportation has determined, under the Aviation Safety and Capacity Expansion Act of 1990, that domestic preference would be inconsistent with the public interest; or
 - 8.2.3 That inclusion of domestic material will increase the cost of the overall project contract by more than 25 percent.

IX. CONTRACTOR CONTRACTUAL REQUIREMENTS

- 9.1 During the performance of this contract, the Company, for itself, its assignees and successors in interest (hereinafter referred to as the "Company") agrees as follows:
 - A. The Company shall comply with the Regulations relative to nondiscrimination in federally assisted programs of the Department of Transportation (hereinafter, "DOT") Title 49, Code of Federal Regulations, Part 21, as they may be amended from time to time (hereinafter referred to as the Regulations), which are herein incorporated by reference and made a part of this contract.
 - B. The Company, regarding the work performed by it during the contract, shall not discriminate on the grounds of race, color, or national origin in the selection and retention of subcontractors, including procurements of materials and leases of equipment. The Company shall not participate either directly or indirectly in the discrimination prohibited by section 21.5 of the

Regulations, including employment practices when the contract covers a program set forth in Appendix B of the Regulations.

- C. In all solicitations either by competitive bidding or negotiation made by the Company for work to be performed under a subcontract, including procurements of materials or leases of equipment, each potential subcontractor or supplier shall be notified by the contractor of the contractor's obligations under this contract and the Regulations relative to nondiscrimination on the grounds of race, color, or national origin.
- D. The Company shall provide all information and reports required by the Regulations or directives issued pursuant thereto and shall permit access to its books, records, accounts, other sources of information and its facilities as may be determined by the Sponsor or the Federal Aviation Administration (FAA) to be pertinent to ascertain compliance with such Regulations, orders, and instructions. Where any information required of a contractor is in the exclusive possession of another who fails or refuses to furnish this information, the contractor shall certify to the sponsor or the FAA, as appropriate, and shall set forth what efforts it has made to obtain the information.
- E. In the event of the Company's noncompliance with the nondiscrimination provisions of this contract, the sponsor shall impose such contract sanctions as it or the FAA may determine to be appropriate, including, but not limited to:
 - (i) Withholding of payments to the contractor under the contract until the contractor complies, and/or
 - (ii) Cancellation, termination, or suspension of the contract, in whole or in part.
- F. The Company shall include the provisions of paragraphs 1 through 5 in every subcontract, including procurements of materials and leases of equipment, unless exempt by the Regulations or directives issued pursuant thereto. The contractor shall take such action with respect to any subcontract or procurement as the sponsor, or the FAA may direct as a means of enforcing such provisions including sanctions for noncompliance. Provided, however, that in the event a contractor becomes involved in, or is threatened with, litigation with a subcontractor or supplier as a result of such direction, the contractor may request the Sponsor to enter into such litigation to protect the interests of the sponsor and, in addition, the contractor may request the United States to enter into such litigation to protect the interests of the United States.

X. AIRPORT AND AIRWAY IMPROVEMENT ACT OF 1982

10.1 The Company assures that it will comply with pertinent statutes, Executive orders and such rules as are promulgated to assure that no person shall, on the grounds of race, creed, color, national origin, sex, age, or handicap be excluded from participating in any activity conducted with or benefiting from Federal assistance. This provision obligates the tenant/concessionaire/ lessee or its transferee for the period during which Federal assistance is extended to the airport a program, except where Federal assistance is to provide, or is in the form of personal property or real property or interest therein or structures or improvements thereon.

In these cases, the provision obligates the party or any transferee for the longer of the following periods:

A. The period during which the property is used by the airport sponsor or any transferee for a purpose for which Federal assistance is extended, or for another purpose involving the provision of similar services or benefits; or

B. The period during which the airport sponsor or any transferee retains ownership or possession of the property. In the case of contractors, this provision binds the contractors from the bid solicitation period through the completion of the contract. This provision is in addition to that required of Title VI of the Civil Rights Act of 1964.

XI. VETERANS PREFERENCE

11.1 In the employment of labor (except in executive, administrative, and supervisory positions), preference shall be given to Veterans of the Vietnam era and disabled veterans as defined in Section 515(c)(1) and (2) of the Airport and Airway Improvement Act of 1982. However, this preference shall apply only where the individuals are available and qualified to perform the work to which the employment relates.

XII. CLEAN AIR AND WATER POLLUTION CONTROL

12.1 Contractors and subcontractors agree:

- A. That any facility to be used in the performance of the contract or subcontract or to benefit from the contract is not listed on the Environmental Protection Agency (EPA) List of Violating Facilities.
- B. To comply with all the requirements of Section 114 of the Clean Air Act, as amended, 42 U.S.C. 1857 et seq. and Section 308 of the Federal Water Pollution Control Act, as amended, 33 U.S.C. 1251 et seq. relating to inspection, monitoring, entry, reports, and information, as well as all other requirements specified in Section 114 and Section 308 of the Acts, respectively, and all other regulations and guidelines issued thereunder.
- C. That, as a condition for the award of this contract, the contractor or subcontractor will notify the awarding official of the receipt of any communication from the EPA indicating that a facility to be used for the performance of or benefit from the contract is under consideration to be listed on the EPA List of Violating Facilities.
- D. To include or cause to be included in any construction contract or subcontract which exceeds \$ 100,000 the criteria and requirements.

XIII DAVIS BACON ACT REQUIREMENTS (49 CFR 18.36(i)(5))

13.1 Minimum Wages:

(i) All laborers and mechanics employed or working upon the site of the work will be paid unconditionally and not less often than once a week, and without subsequent deduction or rebate on any account (except such payroll deductions as are permitted by the Secretary of Labor under the Copeland Act (29 CFR Part 3)), the full amount of wages and bona fide fringe benefits (or cash equivalent thereof) due at time of payment computed at rates not less than those contained in the wage determination of the Secretary of Labor which is attached hereto and made a part hereof, regardless of any contractual relationship which

may be alleged to exist between the contractor and such laborers and mechanics.

Contributions made or costs reasonably anticipated for bona fide fringe benefits under section 1(b)(2) of the Davis-Bacon Act on behalf of laborers or mechanics are considered wages paid to such laborers or mechanics, subject to the provisions of paragraph (1)(iv) of this section; also, regular contributions made or costs incurred for more than a weekly period (but not less often than quarterly) under plans, funds, or programs which cover the particular weekly period, are deemed to be constructively made or incurred during such weekly period. Such laborers and mechanics shall be paid the appropriate wage rate and fringe benefits on the wage determination for the classification of work actually performed, without regard to skill, except as provided in 29 CFR Part 5.5(a)(4). Laborers or mechanics performing work in more than one classification may be compensated at the rate specified for each classification for the time actually worked therein: Provided, That the employer's payroll records accurately set forth the time spent in each classification in which work is performed. The wage determination (including any additional classification and wage rates conformed under (1)(ii) of this section) and the Davis-Bacon poster (WH-1321) shall be always posted by the contractor and its subcontractors at the site of the work in a prominent and accessible place where it can easily be seen by the workers.

(ii)(A) The contracting officer shall require that any class of laborers or mechanics, including helpers, which is not listed in the wage determination, and which is to be employed under the contract shall be classified in conformance with the wage determination. The contracting officer shall approve an additional classification and wage rate and fringe benefits therefore only when the following criteria have been met:

- (1) The work to be performed by the classification requested is not performed by a classification in the wage determination; and
- (2) The classification is utilized in the area by the construction industry; and
- (3) The proposed wage rate, including any bona fide fringe benefits, bears a reasonable relationship to the wage rates contained in the wage determination.
- (B) If the contractor and the laborers and mechanics to be employed in the classification (if known), or their representatives, and the contracting officer agree on the classification and wage rate (including the amount designated for fringe benefits where appropriate), a report of the action taken shall be sent by the contracting officer to the Administrator of the Wage and Hour Division, Employment Standards Administration, U.S. Department of Labor, Washington, D.C. 20210. The Administrator, or an authorized representative, will approve, modify, or disapprove every additional classification action within 30 days of receipt and so advise the contracting officer or will notify the contracting officer within the 30-day period that additional time is necessary.
- (C) In the event the contractor, the laborers or mechanics to be employed in the classification or their representatives, and the contracting officer do not agree on the proposed classification and wage rate (including the amount designated for fringe benefits where appropriate), the contracting officer shall refer the questions, including the views of all interested parties and the recommendation of the contracting officer, to the Administrator for determination. The Administrator, or an authorized representative, will issue a determination within 30 days of receipt and so advise the contracting officer or will notify the contracting officer within the 30-day period that additional time is necessary.
- (D) The wage rate (including fringe benefits where appropriate) determined pursuant to subparagraphs (1)(ii) (B) or (C) of this paragraph, shall be paid to all workers performing work in the classification under

this contract from the first day on which work is performed in the classification.

- (iii) Whenever the minimum wage rate prescribed in the contract for a class of laborers or mechanics includes a fringe benefit which is not expressed as an hourly rate, the contractor shall either pay the benefit as stated in the wage determination or shall pay another bona fide fringe benefit or an hourly cash equivalent thereof.
- (iv) If the contractor does not make payments to a trustee or other third person, the contractor may consider as part of the wages of any laborer or mechanic the amount of any costs reasonably anticipated in providing bona fide fringe benefits under a plan or program, Provided, That the Secretary of Labor has found, upon the written request of the contractor, that the applicable standards of the Davis-Bacon Act have been met. The Secretary of Labor may require the contractor to set aside in a separate account, assets for the meeting of obligations under the plan or program.

13.2 Withholding.

The Federal Aviation Administration or the Sponsor shall upon its own action or upon written request of an authorized representative of the Department of Labor withhold or cause to be withheld from the contractor under this contract or any other Federal contract with the same prime contractor, or any other Federally-assisted contract subject to Davis-Bacon prevailing wage requirements, which is held by the same prime contractor, so much of the accrued payments or advances as may be considered necessary to pay laborers and mechanics, including apprentices, trainees, and helpers, employed by the contractor or any subcontractor the full amount of wages required by the contract. In the event of failure to pay any laborer or mechanic, including any apprentice, trainee, or helper, employed or working on the site of work, all or part of the wages required by the contract, the Federal Aviation Administration may, after written notice to the contractor, sponsor, applicant, or owner, take such action as may be necessary to cause the suspension of any further payment, advance, or guarantee of funds until such violations have ceased.

13.3 Payrolls and basic records.

(i) Payrolls and basic records relating thereto shall be maintained by the contractor during the work and preserved for a period of three years thereafter for all laborers and mechanics working at the site of the work. Such records shall contain the name, address, and social security number of each such worker, his or her correct classification, hourly rates of wages paid (including rates of contributions or costs anticipated for bona fide fringe benefits or cash equivalents thereof of the types described in 1(b)(2)(B) of the Davis-Bacon Act), daily and weekly number of hours worked, deductions made, and actual wages paid. Whenever the Secretary of Labor has found under 29 CFR 5.5(a)(1)(iv) that the wages of any laborer or mechanic include the amount of any costs reasonably anticipated in providing benefits under a plan or program described in section 1(b)(2)(B) of the Davis-Bacon Act, the contractor shall maintain records which show that the commitment to provide such benefits is enforceable, that the plan or program is financially responsible, and that the plan or program has been communicated in writing to the laborers or mechanics affected, and records which show the costs anticipated or the actual costs incurred in providing such benefits. Contractors employing apprentices or trainees under approved programs shall maintain written evidence of the registration of apprenticeship programs and certification of trainee programs, the registration of the apprentices and trainees, and the ratios and wage rates prescribed in the applicable programs.

(ii)(A) The contractor shall submit weekly for each week in which any contract work is performed a copy of all payrolls to the (write in name of appropriate federal agency) if the agency is a party to the contract, but if the agency is not such a party, the contractor will submit the payrolls to the applicant, sponsor, or owner, as the case may be, for transmission to the (write in name of agency). The payrolls submitted shall set out accurately and completely all of the information required to be maintained under 29 CFR 5.5(a)(3)(i), except that full social security numbers and home addresses shall not be included on weekly transmittals. Instead, the payrolls shall only need to include an individually identifying number for each employee (e.g., the last four digits of the employee's social security number). The required weekly payroll information may be submitted in any form desired. Optional Form WH-347 is available for this purpose from the Wage and Hour Division Web site at http://www.dol.gov/esa/whd/forms/wh347instr.htm or its successor site. The prime contractor is responsible for the submission of copies of payrolls by all subcontractors. Contractors and subcontractors shall maintain the full social security number and current address of each covered worker, and shall provide them upon request to the (write in name of appropriate federal agency) if the agency is a party to the contract, but if the agency is not such a party, the contractor will submit them to the applicant, sponsor, or owner, as the case may be, for transmission to the (write in name of agency), the contractor, or the Wage and Hour Division of the Department of Labor for purposes of an investigation or audit of compliance with prevailing wage requirements. It is not a violation of this section for a prime contractor to require a subcontractor to provide addresses and social security numbers to the prime contractor for its own records, without weekly submission to the sponsoring government agency (or the applicant, sponsor, or owner).

- (B) Each payroll submitted shall be accompanied by a "Statement of Compliance," signed by the contractor or subcontractor or his or her agent who pays or supervises the payment of the persons employed under the contract and shall certify the following:
 - (1) That the payroll for the payroll period contains the information required to be provided under § 5.5(a)(3)(ii) of Regulations, 29 CFR part 5, the appropriate information is being maintained under § 5.5 (a)(3)(i) of Regulations, 29 CFR part 5, and that such information is correct and complete.
 - (2) That each laborer and mechanic (including each helper, apprentice and trainee) employed on the contract during the payroll period has been paid the full weekly wages earned, without rebate, either directly or indirectly, and that no deductions have been made either directly or indirectly from the full wages earned, other than permissible deductions as set forth in Regulations 29 CFR Part 3.
 - (3) That each laborer or mechanic has been paid not less than the applicable wage rates and fringe benefits or cash equivalents for the classification of work performed, as specified in the applicable wage determination incorporated into the contract.
- (C) The weekly submission of a properly executed certification set forth on the reverse side of Optional Form WH-347 shall satisfy the requirement for submission of the "Statement of Compliance" required by paragraph (3)(ii)(B) of this section.
- (D) The falsification of any of the above certifications may subject the contractor or subcontractor to civil or criminal prosecution under Section 1001 of Title 18 and Section 231 of Title 31 of the United States Code.
- (iii) The contractor or subcontractor shall make the records required under paragraph (3)(i) of this section available for inspection, copying or transcription by authorized representatives of the Sponsor, the Federal

Aviation Administration or the Department of Labor, and shall permit such representatives to interview employees during working hours on the job. If the contractor or subcontractor fails to submit the required records or to make them available, the Federal agency may, after written notice to the contractor, sponsor, applicant or owner, take such action as may be necessary to cause the suspension of any further payment, advance, or guarantee of funds. Furthermore, failure to submit the required records upon request or to make such records available may be grounds for debarment action pursuant to 29 CFR 5.12.

13.4 Apprentices and Trainees.

(i) Apprentices. Apprentices will be permitted to work at less than the predetermined rate for the work they performed when they are employed pursuant to and individually registered in a bona fide apprenticeship program registered with the U.S. Department of Labor, Employment and Training Administration, Bureau of Apprenticeship and Training, or with a State Apprenticeship Agency recognized by the Bureau, or if a person is employed in his or her first 90 days of probationary employment as an apprentice in such an apprenticeship program, who is not individually registered in the program, but who has been certified by the Bureau of Apprenticeship and Training or a State Apprenticeship Agency (where appropriate) to be eligible for probationary employment as an apprentice. The allowable ratio of apprentices to journeymen on the job site in any craft classification shall not be greater than the ratio permitted to the contractor as to the entire work force under the registered program. Any worker listed on a payroll at an apprentice wage rate, who is not registered or otherwise employed as stated above, shall be paid not less than the applicable wage rate on the wage determination for the classification of work actually performed. In addition, any apprentice performing work on the job site more than the ratio permitted under the registered program shall be paid not less than the applicable wage rate on the wage determination for the work actually performed. Where a contractor is performing construction on a project in a locality other than that in which its program is registered, the ratios and wage rates (expressed in percentages of the journeyman's hourly rate) specified in the contractor's or subcontractor's registered program shall be observed. Every apprentice must be paid at not less than the rate specified in the registered program for the apprentice's level of progress, expressed as a percentage of the journeymen hourly rate specified in the applicable wage determination. Apprentices shall be paid fringe benefits in accordance with the provisions of the apprenticeship program. If the apprenticeship program does not specify fringe benefits, apprentices must be paid the full amount of fringe benefits listed on the wage determination for the applicable classification. If the Administrator determines that a different practice prevails for the applicable apprentice classification, fringes shall be paid in accordance with that determination. In the event the Bureau of Apprenticeship and Training, or a State Apprenticeship Agency recognized by the Bureau, withdraws approval of an apprenticeship program, the contractor will no longer be permitted to utilize apprentices at less than the applicable predetermined rate for the work performed until an acceptable program is approved.

Trainees. Except as provided in 29 CFR 5.16, trainees will not be permitted to work at less than the predetermined rate for the work performed unless they are employed pursuant to and individually registered in a program which has received prior approval, evidenced by formal certification by the U.S. Department of Labor, Employment and Training Administration. The ratio of trainees to journeymen on the job site shall not be greater than permitted under the plan approved by the Employment and Training Administration. Every trainee must be paid at not less than the rate specified in the approved program for the trainee's level of progress, expressed as a percentage of the journeyman hourly rate specified in the applicable wage determination. Trainees shall be paid fringe benefits in accordance with the provisions of the trainee program. If the trainee program does not mention fringe benefits, trainees shall be paid the full amount of fringe benefits listed on the wage determination unless the Administrator of the Wage and Hour Division

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determines that there is an apprenticeship program associated with the corresponding journeyman wage rate on the wage determination which provides for less than full fringe benefits for apprentices. Any employee listed on the payroll at a trainee rate who is not registered and participating in a training plan approved by the Employment and Training Administration shall be paid not less than the applicable wage rate on the wage determination for the classification of work actually performed. In addition, any trainee performing work on the job site more than the ratio permitted under the registered program shall be paid not less than the applicable wage rate on the wage determination for the work actually performed. In the event the Employment and Training Administration withdraws approval of a training program, the contractor will no longer be permitted to utilize trainees at less than the applicable predetermined rate for the work performed until an acceptable program is approved.

- (ii) Equal Employment Opportunity. The utilization of apprentices, trainees and journeymen under this part shall be in conformity with the equal employment opportunity requirements of Executive Order 11246, as amended, and 29 CFR Part 30.
 - 13.5 Compliance with Copeland Act Requirements.

The contractor shall comply with the requirements of 29 CFR Part 3, which are incorporated by reference in this contract.

13.6 Subcontracts.

The contractor or subcontractor shall insert in any subcontracts the clauses contained in 29 CFR Part 5.5(a)(1) through (10) and such other clauses as the Federal Aviation Administration may by appropriate instructions require, and also a clause requiring the subcontractors to include these clauses in any lower tier subcontracts. The prime contractor shall be responsible for the compliance by any subcontractor or lower tier subcontractor with all the contract clauses in 29 CFR Part 5.5.

13.7 Contract Termination: Debarment.

A breach of the contract clauses in paragraph 1 through 10 of this section may be grounds for termination of the contract, and for debarment as a contractor and a subcontractor as provided in 29 CFR 5.12.

13.8 Compliance with Davis-Bacon and Related Act Requirements.

All rulings and interpretations of the Davis-Bacon and Related Acts contained in 29 CFR Parts 1, 3, and 5 are herein incorporated by reference in this contract.

13.9 Disputes Concerning Labor Standards.

Disputes arising out of the labor standards provisions of this contract shall not be subject to the general disputes clause of this contract. Such disputes shall be resolved in accordance with the procedures of the Department of Labor set forth in 29 CFR Parts 5, 6 and 7. Disputes within the meaning of this clause include disputes between the contractor (or any of its subcontractors) and the contracting agency, the U.S. Department of Labor, or the employees or their representatives.

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- 13.10 Certification of Eligibility.
- (i) By entering into this contract, the contractor certifies that neither it (nor he or she) nor any person or firm who has an interest in the contractor's firm is a person or firm ineligible to be awarded Government contracts by virtue of section 3(a) of the Davis-Bacon Act or 29 CFR 5.12(a)(1).
- (ii) No part of this contract shall be subcontracted to any person or firm ineligible for award of a Government contract by virtue of section 3(a) of the Davis-Bacon Act or 29 CFR 5.12(a)(1).
- (iii) The penalty for making false statements is prescribed in the U.S. Criminal Code, 18 U.S.C. 1001.

CONTRACT FORMS

PERFORMANCE BOND

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hereinafter,
ion chartered and existing
I to do business in the State
Asheville Regional Airport lundred Sixty Nine Thousand len and 00/100 Dollars
lundred Sixty Nine I housand Len and 00/100 Dollars
of all persons doing work or
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by bind ourselves, our heirs,
y these presents.

This obligation is, however, subject to the following conditions:

The above bound Principal has entered into a contract with the Owner under which it agrees to furnish all the labor and material and do all work necessary to construct all improvements described in these contract documents under certain terms, conditions, and stipulations and in accordance with the plans and specifications for the project, which are hereto attached and made a part of this obligation.

NOW, THEREFORE, the conditions of this obligation are such that the above bound Principal shall faithfully and fully carry out and comply with the terms and conditions of said contract, to complete the work therein specified and in the event Contractor fails to perform, it shall be the duty of the Surety herein to assume the responsibility for the performance of the contract and to complete the work specified therein, including, but not limited to, obligations created by way of warranties and/or guarantees for workmanship and materials which warranty and/or guarantee may extend for a period of time beyond completion of said contract, and such alterations or additions as may be made therein or in the plans and specifications, and shall indemnify and save the Owner and Owner's Agents harmless against any claims for using any form of material process, composition or anything which is patented, and likewise indemnify and save the Owner and the Owner's Agents harmless against all claims for damages by reason of any default or negligence, want of skill or care on the part of said Principal or Agents in and about the performance of said contract, and shall comply with all laws pertaining to said work, and shall comply with and perform any and all warranties and/or guarantees provided for in said contract, then this obligation shall be void; otherwise it shall remain in full force and effect.

And the Surety to this bond, for value received agrees that no change, extensions of time, alterations or additions to the terms of the contract or to the work to be performed thereunder of the specifications accompanying the same shall in any way affect its obligations on this bond, and it does hereby waive notice of any such change, extension of time, alterations or additions to the terms of the Contract or the work or to the Plans and Specifications.

Said Principal and Surety hereby for themselves and their families waive and renounce the benefit of all homestead and exemption laws of this or any other state or the laws of the United States, as against any claim or judgment based upon the obligations of this bond.

It is agreed that this bond is executed pursuant to and in accordance with the provisions of Chapter 44A, Article 3 of the North Carolina General Statutes, and is intended to be and shall be construed to be a bond on compliance with the requirements thereof, except and to the extent that this bond provides Owner with greater or additional rights than those set forth in Chapter 44A, Article 3. The payment bond required to

Kimley-Horn & Associates CONTRACT FORMS

exempt an Owner under this part shall be furnished by the Contractor in at least the amount of the original contract price before commencing the construction of the improvement under the direct contract. The bond shall be executed as surety by a surety insurer authorized to do business in this state and shall be conditioned that the Contractor shall promptly make payments for labor, services, and material to all lienors under the Contractor's direct contract. Any form of bond given by a Contractor conditioned to pay for labor, services, and material used to improve real property shall be deemed to include the condition of this subsection.

3rdday of _November	urety have thereunto affixed their hands and seals on this, 2025, either in person or by agents fully
authorized.	
As to Principal:	
Signed, sealed and delivered in the presence of: Beliat Ufactorian Witness	Kwest Group, LLC Principal Name Name Name
Margurett Puttur Notary Public State of OHO County of Wood	By: Ryan K. Ddendan/ (L.S) MARGARET E PATTERSON Notary Public State of Ohio My Comm. Expires January 19, 2028
As to Surety: Signed, sealed and delivered in the presence of:	
Christis Howard Witness	Hartford Fire Insurance Company Surety Seal
Notary Public Adam Schlade	Attorney-in-Fact Title By: Mark Drengler Title
County of Delaware Comm exp 8/11/29	SCHUSCHILL STATE OF THE SCHOOL STATE OF THE SC

CONTRACT FORMS

PAYMENT BOND

	KNOW ALL MEN BY THESE PRESENT	TS , THAT WE _	Kwest Group,	LLC	of
	the State of Ohio	_and County of_	Lucas	hereinafter,	known as the
	Principal, and Hartford Fire Insurance Company	, a corporation	chartered and exi	sting under the laws	of the State of
Co	nnecticutand duly authorized to business	in the State of	North Carolina as	s Surety, are held ar	nd firmly bound
	unto the Greater Asheville Regional A				
	of Eight Million Six Hundred Sixty Nine Thousand Dollars	(\$ 8,669,616.00) to be paid to the	Owner, for the
	use and benefit of all persons doing wor	k or furnishing s	skill, tools, machir	nery or materials, or	subcontracting
	under or for the purpose of the hereinaft	er named contra	ict, for which payr	ment, well and truly t	to be made, we
	hereby bind ourselves, our heirs, execut	ors, administrate	ors, successors a	nd assignees, jointly	and severally,
	by these presents.				
	•				

This obligation is, however, subject to the following conditions:

The above bound Principal has entered into a contract with the Owner under which agrees to furnish all the labor and material and do all work necessary to construct all improvements described in these contract documents under certain terms, conditions, and stipulations and in accordance with the plans and specifications for the project, which are hereto attached and made a part of this obligation.

NOW, THEREFORE, should the above named Principal and all subcontractors, if any, to whom any portion of the work provided for in the attached contract is sublet and all assignees of the said Principal and of such subcontractors shall promptly make payments to all persons supplying him or them with labor, materials, or supplies for or in the prosecution of the work provided for in such Contract, or in any amendment or extension of or addition to said contract, and for the payment of reasonable attorney'-s fees, incurred by the claimant or claimants in suits on said bond, then the above obligation shall be void; otherwise, to remain in full force and effect.

And the Surety to this bond, for value received agrees that no change, extensions of time, alterations or additions to the terms of the contract or to the work to be performed thereunder or the specifications accompanying the same shall in any way affect its obligation on this bond, and it does hereby waive notice of any such change, extension of time, alterations or additions to the terms of the Contract or the work to the Plans and Specifications.

Said Principal and Surety hereby for themselves and their families waive and renounce the benefit of all homestead and exemption laws of this or any other state or the laws of the United States, as against any claim or judgement based upon the obligations of this bond.

It is agreed that this bond is executed pursuant to and in accordance with the provisions of Chapter 44A, Article 3 of the North Carolina General Statutes, and is intended to be and shall be construed to be a bond on compliance with the requirements thereof. The payment bond required to exempt an Owner under this part shall be furnished by the Contractor in at least the amount of the original contract price before commencing the construction of the improvement under the direct contract. The bond shall be executed as surety by a surety insurer authorized to do business in this state and shall be conditioned that the Contractor shall promptly make payments for labor, services, and material to all lienors under the Contractor's direct contract. Any form of bond given by a Contractor conditioned to pay for labor, services, and material used to improve real property shall be deemed to include the condition of this subsection.

IN WITNESS WHEREOF, said Principal and Surety have thereunto affixed their hands and seals on this 3rdday of November, 2025, either in person or by agents fully authorized
As to Principal:
Signed, sealed and delivered in the presence of: Principal Witness Margaret Margaret Margaret Margaret Margaret Motary Public State of County of WOOD WOO
As to Surety:
Signed, sealed and delivered in the presence of: Surety Hartford Fire Insurance Company Christis Howard
Adam Schlade State of Ohio Comm. Exp. 8/41/29 County of Delaware Approved as to form: Notary Public Sch. By: Mark Drengler Attorney-in-Fact Approved as to form:
Owner's Attorney

POWER OF ATTORNEY

Direct Inquiries, Bond Authenticity and Claims to:

THE HARTFORD BOND, T-14

One Hartford Plaza Hartford, Connecticut 06155 Bond.Claims@thehartford.com call: 888-266-3488 or fax: 860-757-5835

KNOW ALL PERSONS BY THESE PRESENTS THAT:

Agency Name: SURETY BONDS INC

Agency Code: 45-451196

- Hartford Fire Insurance Company, a corporation duly organized under the laws of the State of Connecticut
- Artford Casualty Insurance Company, a corporation duly organized under the laws of the State of Indiana
- Hartford Accident and Indemnity Company, a corporation duly organized under the laws of the State of Connecticut
- Hartford Insurance Company of the Midwest, a corporation duly organized under the laws of the State of Indiana

having their home office in Hartford, Connecticut, (hereinafter collectively referred to as the "Companies") do hereby make, constitute and appoint, up to the amount of Unlimited:

Mark Drengler, Christie Howard, Gayle E. McClellan, Adam Schlade of POWELL, Ohio

their true and lawful Attorney(s)-in-Fact, each in their separate capacity if more than one is named above, to sign its name as surety(ies) only as delineated above by \boxtimes , and to execute, seal and acknowledge any and all bonds, undertakings, contracts and other written instruments in the nature thereof, on behalf of the Companies in their business of guaranteeing the fidelity of persons, guaranteeing the performance of contracts and executing or guaranteeing bonds and undertakings required or permitted in any actions or proceedings allowed by law.

In Witness Whereof, and as authorized by a Resolution of the Board of Directors of the Companies on May 23, 2016 the Companies have caused these presents to be signed by its Assistant Vice President and its corporate seals to be hereto affixed, duly attested by its Assistant Secretary. Further, pursuant to Resolution of the Board of Directors of the Companies, the Companies hereby unambiguously affirm that they are and will be bound by any mechanically applied signatures applied to this Power of Attorney.









Joelle L. LaPierre, Assistant Vice President

Thyllis A. Clark, Assistant Secretary

STATE OF FLORIDA

ss. Lake Mary

COUNTY OF SEMINOLE

On this 1st day of March, 2024, before me personally came Joelle L. LaPierre, to me known, who being by me duly sworn, did depose and say: that (s)he resides in Seminole County, State of Florida, that (s)he is the Assistant Vice President of the Companies, the corporations described in and which executed the above instrument; that (s)he knows the seals of the said corporations; that the seals affixed to the said instrument are such corporate seals; that they were so affixed by authority of the Boards of Directors of said corporations and that (s)he signed his/her name thereto by like authority.

Mariluz Arce My Commission HH 287363 Expires July 13, 2026

I, the undersigned, Assistant Vice President of the Companies, DO HEREBY CERTIFY that the above and foregoing is a true and correct copy of the Power of Attorney executed by said Companies, which is still in full force effective as of November 3, 2015.

Signed and sealed in Lake Mary, Florida.









Keith Dozois

Keith D. Dozois, Assistant Vice President

HARTFORD FIRE INSURANCE COMPANY

Hartford, Connecticut

Financial Statement, December 31, 2024

Statutory Basis

ASSETS

LIABILITIES

U.S. Government Bonds Bonds of Other Governments	\$	548,689,389 176,613,593	Reserve for Claims and Claim Expense	\$	11,735,400,585
State, County and Municipal Bonds		1,086,274,087	Reserve for Unearned Premiums		2,853,522,077
Miscellaneous Bonds		6,611,928,546	Reserve for Taxes, License		
Stocks		5,985,304,899	and Fees		46,650,892
Short Term Investments		54,038,852	Miscellaneous Liabilities	_	1,078,283,636
	\$	14,462,849,366	Total Liabilities	\$	15,713,857,190
	-			_	
Real Estate	\$	283,466,249	Capital Paid In \$ 55,320,000		
Cash		68,685,525	Surplus 12,444,604,698		
Agents' Balances (Under 90 Day)		4,015,475,979			
Other Invested Assets		4,887,481,789	Surplus as regards Policyholders	\$	12,499,924,698
Miscellaneous		4,495,822,980	Total Liabilities, Capital		
Total Admitted Assets	\$	28,213,781,888	and Surplus	\$_	28,213,781,888

STATE OF FLORIDA SEMINOLE COUNTY CITY OF LAKE MARY

ss

Joelle L. LaPierre, Assistant Vice President and Phyllis A. Clark, Assistant Secretary of the Hartford Fire Insurance Company, being duly sworn, each deposes and say that the foregoing is a true and correct statement of the said company's financial condition as of December 31, 2024.

Subscribed and sworn to before me this 11th day of March, 2025.

Notary Public

MARILUZ ARCE
Notary Public - State of Florida
Commission # HH 287363
My Comm. Expires Jul 13, 2026
Bonded through National Notary Assn.

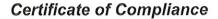
Joelle L. LaPierre, Assistant Vice President

Phyllis A. Clark, Assistant Secretary

Office of Risk Assessment 50 West Town Street Third Floor - Suite 300 Columbus, Ohio 43215 (614)644-2658 Fax(614)644-3256 www.insurance.ohio.gov

Ohio Department of Insurance

Mike DeWine - Governor Judith French - Director





Issued 03/12/2025 Effective 04/02/2025

Expires 04/01/2026

I, Judith French, hereby certify that I am the Director of Insurance in the State of Ohio and have supervision of insurance business in said State and as such I hereby certify that

HARTFORD FIRE INSURANCE COMPANY

of Connecticut is duly organized under the laws of this State and is authorized to transact the business of insurance under the following section(s) of the Ohio Revised Code:

Section 3929.01 (A)

Accident & Health

Aircraft

Allied Lines

Boiler & Machinery

Burglary & Theft

Commercial Auto - Liability

Commercial Auto - Physical Damage

Earthquake

Fidelity

Fire

Glass

Group Accident & Health

Inland Marine

Multiple Peril - Commercial

Multiple Peril - Farmowners

Multiple Peril - Homeowners

Ocean Marine

Other Liability

Private Passenger Auto - Liability

Private Passenger Auto - Physical Damage

Surety

Workers Compensation

HARTFORD FIRE INSURANCE COMPANY certified in its annual statement to this Department as of December 31, 2024 that it has admitted assets in the amount of \$28,213,781,888, liabilities in the amount of \$15,713,857,190, and surplus of at least \$12,499,924,698.

IN WITNESS WHEREOF, I have hereunto subscribed my name and caused my seal to be affixed at Columbus, Ohio, this day and date.

Judith French, Director

Sudith L. French

INS7230(Rev.6/2003)



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 11/3/2025

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER		CONTACT NAME: Jenny Nugent	
Hylant Group Inc - Toledo 811 Madison Ave.		PHONE (A/C, No. Ext): 567-316-0305	FAX (A/C, No):
Toledo OH 43604		E-MAIL ADDRESS: Jenny.Nugent@hylant.com	,
		INSURER(S) AFFORDING COVERAGE	NAIC#
		INSURER A: Travelers Prop Cas Co of Amer	25674
INSURED	KWESGRO-01	ыsurer в : Zurich American Insurance Co	16535
K.WEST Group, LLC 8305 Fremont Pike		INSURER C : AGCS Marine Insurance Company	22837
Perrysburg OH 43551		INSURER D : Steadfast Insurance Company	26387
		INSURER E :	
		INSURER F:	
COVERAGES	CERTIFICATE NUMBER: 884930167	REVISION NU	MBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN. THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS. EXCLUSIONS AND CONDITIONS OF SUCH POLICIES, LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL S	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMIT	s
8	X COMMERCIAL GENERAL LIABILITY CLAIMS-MADE X OCCUR			GLO428162505	3/1/2025	3/1/2026	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence)	\$1,000,000 \$100,000
							MED EXP (Any one person)	\$ 10,000
							PERSONAL & ADV INJURY	\$ 1,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	\$ 2,000,000
	POLICY X PRO- X LOC						PRODUCTS - COMP/OP AGG	\$ 2,000,000
L	OTHER:						Emp Benefits	\$ 1,000,000
В	AUTOMOBILE LIABILITY			BAP428162705	3/1/2025	3/1/2026	COMBINED SINGLE LIMIT (Ea accident)	\$ 2,000,000
	X ANY AUTO						BODILY INJURY (Per person)	\$
	OWNED SCHEDULED AUTOS ONLY AUTOS						BODILY INJURY (Per accident)	\$
	X HIRED X NON-OWNED AUTOS ONLY			A Company of the Comp			PROPERTY DAMAGE (Per accident)	\$
	1							\$
٨	X UMBRELLA LIAB X OCCUR			CUP1T25114925NF	3/1/2025	3/1/2026	EACH OCCURRENCE	\$ 15,000,000
	EXCESS LIAB CLAIMS-MADE						AGGREGATE	\$ 15,000,000
	DED X RETENTION\$ 10,000							\$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y/N			WC428162505	3/1/2025	3/1/2026	X PER STATUTE ER	
	ANYPROPRISTOR/PARTNER/EXECUTIVE	N/A					E.L. EACH ACCIDENT	\$1,000,000
1	(Mandatory in NH)						E.L. DISEASE • EA EMPLOYEE	\$ 1,000,000
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - POLICY LIMIT	\$ 1,000,000
DDC	Excess Umbrella Prof/Pos. Llability Leased/Rented Equipment	И		AEC600506901 EOC 8715642-00 MZI93088609	3/1/2025 3/1/2025 3/1/2025	3/1/2026 3/1/2026 3/1/2026	Each Occurrence Per Claim/Aggregate Leased/Rented Equip	10,000,000 5,000,000 1,500,000 per item

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

EQUIPMENT DEDUCTIBLES

Contractor's Equipment Deductible: \$25,000 deductible except for cranes (cranes = 2% of insured value subject to \$25,000 minimum) A

AUTO LIABILITY DEDUCTIBLES

Private Passenger, Pick-up Trucks, Trailers and Passenger Vans (Up to \$50K Cost New): Comp: \$250 Coll: \$500

All other Vehicles not Listed Above (Up to \$50K Cost New): Comp. \$500 Coll. \$1,000 For all Vehicles and Trailers excess of \$50K Cost New. Comp. \$1,000 Coll. \$2,500

Great Asheville Regional Airport Authority is included as Additional Insured regarding General Liability, Auto Liability, Umbrella/Excess Liability when required See Affached...

CERTIFICATE HOLDER

CANCELLATION

Greater Asheville Regional Airport Authority Attn: Accounts Payable 134 Wright Brothers Way Fletcher NC 28732

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

© 1988-2015 ACORD CORPORATION. All rights reserved.

AGENCY CUSTOMER ID: KWESGRO-01

LOC #:



ADDITIONAL REMARKS SCHEDULE

Page 1 of 1

AGENCY Hylant Group Inc - Toledo		NAMED INSURED K.WEST Group, LLC 8305 Fremont Pike						
POLICY NUMBER		Perrysburg OH 43551						
CARRIER	NAIC CODE							
		EFFECTIVE DATE:						
ADDITIONAL REMARKS								
THIS ADDITIONAL REMARKS FORM IS A SCHEDULE TO ACO FORM NUMBER: 25 FORM TITLE: CERTIFICATE OF	LIABILITY IN	SURANCE						
by written contract. General Liability and Automobile Liability applies on a Primary and Non-Contributory basis. Waiver of Subrogation applies in favor of the Additional Insured when required by written contract. 30-Days' written Notice of Cancellation is to be sent to Holder as listed except 10-Days for Non-Payment when required by written contract.								



MEMORANDUM

TO: Members of the Airport Authority

FROM: Jared Merrill

Vice President - Planning

DATE: November 14, 2025

ITEM DESCRIPTION - New Business Item D

Approve Subcontractor Agreements for Additional Work to be Completed for the Air Traffic Control Tower (ATCT) Project

BACKGROUND

The Authority Board approved the budget to complete additional items for the ATCT Project on October 17, 2025. This included the completion of the permanent retention pond per NCDEQ requirements and the needed boring and cabling for the authority crash phone and building automation system.

AVCON & Parsons informally solicitated three contractors to provide pricing to modify the existing sediment basin to the final stormwater basin based on the approved plans and permits for the AVL ATCT project. Each company was told that the work would be scheduled for the spring 2026. Patton submitted the lowest proposal at \$122,640.00.

Through Parsons, an estimate was also received from Vision Directional Drilling and Fiber Optics to complete the remaining boring and cabling in the amount of \$217,234.00. This pricing is comparable to the unit pricing already completed as part of the project scope.

ISSUES

None.

ALTERNATIVES

The Board could elect not to move forward with these items. However, this could delay the work getting completed and impact the commissioning of the project with the FAA.

New Business Item D



FISCAL IMPACT

The total cost to complete these items is \$339,874.00. This is within the previously approved project budget.

RECOMMENDED ACTION

It is respectfully requested that the Greater Asheville Regional Airport Authority Board resolve to (1) approve an agreement with Patton Construction Group, Inc. in the amount of \$122,640.00 and an agreement with Vision Directional Drilling and Fiber Optics in the amount of \$217,234.00 for the remaining ATCT Project work; and (2) authorize the President & CEO to execute the necessary documents.



November 7, 2025

AVL ATCT Informal Bid Tabulation - Additional Items

Final Retention Pond Configuration per NCDEQ Requirements

Parsons Transportation Group and AVCON Engineers informally solicitated 3 contractors (Chatham, Patton, and Tennoca) on September 12, 2025 to provide pricing to modify the existing sediment basin to the final stormwater basin based on the approved plans and permits for the AVL ATCT project. Each company was told that the work would be scheduled for the spring 2026. Below are the results from those solicitations:

Patton Construction \$122,640.00 Formal proposal

Chatham Civil \$140,000.00 Verbal price October 20, 2025

Tennoca Construction
 Contractor declined to provide a price

Remaining Airfield Boring and Cabling

Parsons Transportation Group created a scope of work and solicited an informal proposal from Vision Directional Drilling and Fiber Optics (the subcontractor that already performed the necessary boring for the ATCT project). Below is a comparison of the original contracted boring and cabling work to this current scope of work:

- Original LF Pricing for Boring/Cabling \$39.44 cost per LF Total \$197,220.00
- Vision Current LF Price for Boring/Cabling \$28.97 cost per LF Total \$217,234.00

PATTON

Construction Group, Inc.

Mr. James Moose AVCON 5555 E Michigan Street, Suite 200 Orlando, FI 32822 October 9, 2025

RE: AVL ATCT Biopond Proposal

Dear Mr. Moose,

We propose to furnish material, labor, supervision, taxes and insurance to perform the above referenced project per plans sent on 9/12/2025. Our price for this scope of work is ONE HUNDRED TWENTY-TWO THOUSAND SIX HUNDRED FORTY DOLLARS (\$122,640.00).

We Exclude the following items:

- Permits or fees of any kind
- Third Party Testing
- Temporary fencing
- Gate Guards or escorts

If you have any questions, please feel free to contact me.

Sincerely,

Austin Patton

Austin Patton
Project Manager
PATTON CONSTRUCTION GROUP, INC.

Page 1 of 1

SUITE 101, 565 LONG SHOALS ROAD – ARDEN NC 28704 BILTMORE STATION – PO BOX 15054
ASHEVILLE, NORTH CAROLINA 28813
PHONE: 828-687-7087
FAX: 828-687-7090



Estimate

Estimate # DD3824

Date 9/26/2025

AVL - Asheville Regional Airport 146 Westfeldt Dr. Fletcher, NC 28732

Project

4" Conduit Run To Terminal

Description	Qty/Feet	Rate	Amount
Mobilization	1	8,500.00	8,500.00
Directional Drilling And Installation Of 4" HDPE Conduit	1,360	50.00	68,000.00
Trench 4" PVC Conduit	66	45.00	2,970.00
24"Wx36"Lx24"D Tier 15 Hand Hole With 20,000 Lb Rated Lid	4	1,600.00	6,400.00
Labor To Locate Existing Utilities	10	150.00	1,500.00
Mud Disposal Charge	1	5,500.00	5,500.00
Repair Of Landscape To Original Condition	1	6,500.00	6,500.00
Installation Of 144 Count Fiber Optic Cable	7,500	3.68	27,600.00
Installation Of 48 Count Fiber Optic Cable	7,500	3.25	24,375.00
Corning Part Number: 144E88-61131-A3 (144 Strand)	2,500	8.64	21,600.00
Corning Part Number: 48E88-61131-A3 (48 Strand)	2,500	4.41	11,025.00
Fusion Splice And Test Fiber Optic Cables	576	36.00	20,736.00
Test Report, Specification And Layout Manual	1	850.00	850.00
Make Ready For Terminations	6	950.00	5,700.00
Interior Plenum Rated Duct	2	850.00	,
Mid Point Splice Can	2	2,139.00	4,278.00
No Night Work Included Patch Panels And Port Blocks Supplied By AVL 100' Slack In Each Man Hole No Interior Conduit Included Fiber Is Assumed To Be In Stock			
		0.00	

Note on ALL drills:Drilling footage measured above ground will be shorter than the actual drilling below ground due to the angle of the drill going into the ground and coming out of the ground. Drills are measured by rods used and pipe installed. Thank you.

Total



Estimate

Estimate # DD3824

Date 9/26/2025

AVL - Asheville Regional Airport 146 Westfeldt Dr. Fletcher, NC 28732

F	Project	

4" Conduit Run To Terminal

Description	Qty/Feet	Rate	Amount
Price Incudes Standard Soil Conditions Using Standard Drill Head With Less Than 2,500 PSI And Requiring Less Than 14,000 Pound Of Thrust			
Soil Or Rock Conditions Requiring TRI Hawk Tools, Carbide Of Hard Face Drill Bits With PSI Ratings Of 2,501 PSI To 4,500 Or Requiring More Than 14,000 Pounds Of Thrust To Direct Drilling Head. These Soils Usually Are Sand Rock, Weathered Rock, Upper Layers Of Weathered Triassic Rock, Or Hard Paln This Area Add 25.00 Per Foot Per Pipe Of Rock Encounter	PSI The ed ans		
Soil Or Rock Conditions Requiring Down Hole Motors Or Air Hammer Equipment With PSI Ratings Of 4,501 PSI To 20,00 PSI. The Rock Usually Requiring This Equipment Is Unweathered Triassic Rock And Unweathered Sand Stone At 125.00 Per Foot Per Pipe For Entire Bore Length			
Extremely Abrasive Granite Or Quartz Not Included In This Estimate And Shall Be An Additional Cost			
Vision Directional Drilling, Inc Will Notify Customer In The Eve Rock Charges Apply. Customer Is Expected To Notify Vision Directional Drilling, Inc With Instructions On Whether Or Not			
Note on ALL drills:Drilling footage measured above ground will be shorter than the actual drilling below ground due to the angle of the drill going into the ground and coming out of the ground. Drilling below ground and coming out of the ground.	_{of} Lotal		

he drill going into the ground and coming out of the ground. Drills are measured by rods used and pipe installed. Thank you.



Estimate

Estimate # DD3824

Date 9/26/2025

AVL - Asheville Regional Airport 146 Westfeldt Dr. Fletcher, NC 28732

Project		

4" Conduit Run To Terminal

		- Conduction to Forming					
Description		Qty/Feet	Rate	Amount			
Proceed In Rock Conditions Within (1) One Hour. If The Customer Decides Not To Proceed, Or Does Not Notify V Directional Drilling How To Proceed, Causing Vision Directional Drilling, Inc. To Leave The Project Without The Work Bei Completed, A \$4,000.00 Mobilization Fee Will Be Charge The Customer. A Mobilization Fee To Return To The Project Assessed Prior To Vision Directional Drilling, Inc Cont The Work.	ctional ng ed To ject Will						
If A Frac Occurs A 2 Hour Stand Down Will Be Given, Containment Equipment Installed, Containment Of The F Be Reasonably Maintained And Mud Removal Set Up. Af Frac Is Reasonably Contained the Drilling Process Will R Without Further Delay.	ter The						
Delay Of Drilling Operations By Others For Environmental Safety Regulations Or Delay By Others For Any Reason Delaying Billable Productivity By Vision Shall Be Billed At Per Hour Based On 40 Hours Per Week Plus Materials, Associated Cost And Equipment Rental							
Reasonable Access To Each End Of Bore Is Required To Provided To Vision By Customer	Ве						
Note on ALL drills:Drilling footage measured above ground shorter than the actual drilling below ground due to the angular the drill going into the ground and coming out of the ground are measured by rods used and pipe installed. Thank you	gle of Drills	Total					

Accepted By: Page 3

Date



Estimate

Estimate # DD3824

Date 9/26/2025

AVL - Asheville Regional Airport 146 Westfeldt Dr. Fletcher, NC 28732

Project

4" Conduit Run To Terminal

Description		Qty/Feet	Rate	Amount
Prices Based On Current Commodity Prices. Pipe/Materia Pricing Good For 15 Days.	al			
Traffic Control Not Included				
Invoices Not Paid In 30 Days Will Be Subject To 18% AP	Y.			
If Vision Employs An Attorney To Pursue Collection Of Un Amounts, Customer Agrees To Pay Vision's Actual Attorn Fees And Legal Expenses Incurred In Connection With Collection Of Unpaid Amounts.				
Engineering Cost/Fees Not Included				
Permits Not Included				
Price Does Not Include Additional Cost Incurred By Vision Directional Drilling, Inc. For Environmental, Safety Or Governmental Regulations, Requirements, Or Procedure: Which Vision Directional Drilling, Inc. Was Not Given Prew Written And Verbal Notice.	S			
Note on ALL drills:Drilling footage measured above ground with shorter than the actual drilling below ground due to the angular the drill going into the ground and coming out of the ground. are measured by rods used and pipe installed. Thank you	le of Drills	Total		

Accepted By: Page 4

Date



Estimate

Estimate # DD3824

Date 9/26/2025

AVL - Asheville Regional Airport 146 Westfeldt Dr. Fletcher, NC 28732

Project	
4" Conduit Run To Terminal	

Description	Qty/Feet	Rate	Amount
Price Is Based On 14 Hr Working Days.			
Price Is Based On The Ability To Dispose Of Drilling Fluid The Job Site. If Drilling Fluid Must Be Disposed Of By Hau Offsite, Additional Charges and Fees May Apply.			
Vision Directional Drilling, Inc. Is Not Responsible For Disposition of Existing Contaminated Soil.	posal		
Wire Line Cost And Expenses Excluded			
Price Includes 4 Hours Specific Job Site Safety Training			
Encountering Rock Above 4,000 PSI Automatically Voids A Previous, Future Or Current Job Schedule/Deadline, Howe Vision Will Do Everything Possible To Complete The Rock As Quickly As The Ground Conditions Allow.	ever		
Job Scheduling May Be Subject To Previous Job Commitr Constraints, Covid Restrictions, Weather Delays, Material Delivery, Equipment Manufacturing Replacement Part Del Environmental Conditions			
Note on ALL drills:Drilling footage measured above ground we shorter than the actual drilling below ground due to the angle the drill going into the ground and coming out of the ground.	le of I otal		
are measured by rods used and pipe installed. Thank you	I		

Accepted By: Page 5

Date



Estimate

Estimate # DD3824

Date 9/26/2025

AVL - Asheville Regional Airport 146 Westfeldt Dr. Fletcher. NC 28732

Project	
4" Conduit Run To Terminal	

Description	Qty/Feet	Rate	Amount
Environmental Silt Fencing Not Included			
Note on ALL drills:Drilling footage measured above ground v	vill be		<u> </u>
shorter than the actual drilling below ground due to the ang	le of I otal		\$217,234.00
the drill going into the ground and coming out of the ground. are measured by rods used and pipe installed. Thank yo	Drills L		
are measured by rous used and pipe installed. Mank yo	u.		

Vision Directional Drilling will contact Local 811 and obtain good locates for Public Utilities before beginning construction. The Property Owner of location where work is to be performed is responsible for locating all Private Utilities in conflict with the construction area. Vision will not be responsible for any damage that may occur to unlocated private utilities (i.e.: water, sewer, septic, LAN systems, etc.). Payment terms are net 30. Reasonable collections and/or attorney's fees may apply to past due invoices. An 18% APR finance charge (calculated and accruing dailey) will be added for all invoices past 30 days. Payment terms apply to all change orders pertaining to this project. Price does not include applicabe sales tax.

Accepted By:	 Dote
Page 6	Date



MEMORANDUM

TO: Members of the Airport Authority

FROM: Lew Bleiweis, A.A.E., President & CEO

DATE: November 14, 2025

ITEM DESCRIPTION - Information Section Item A

September 2025 Traffic Report – Asheville Regional Airport

SUMMARY

September 2025 overall passenger traffic numbers were up 10.6% compared to the same period last year. Passenger traffic numbers reflect an 8.9% increase in passenger enplanements from September 2024. Enplanements for Fiscal Year to Date total 340,021 which is a 1.7% decrease from the same period last year.

AIRLINE PERFORMANCE

<u>Allegiant Airlines</u>: Year over Year passenger enplanements for Allegiant in September 2025 were up by 1%. There were 13 flight cancellations for the month.

<u>American Airlines</u>: American's September 2025 passenger enplanements represent a 28.2% increase over the same period last year. There was 1 flight cancellation for the month.

<u>Delta Airlines</u>: Enplanements for Delta in September 2025 increased by 17.9% compared to September 2024. There were no flight cancellations for the month.

<u>JetBlue Airways</u>: Passenger enplanements for JetBlue increased by 119.2% from the same period last year. There were no flight cancellations for the month.

<u>Sun Country</u>: Sun Country's enplanements decreased by 52.3% compared to September, 2024. There were no flight cancellations for the month.

<u>United Airlines</u>: In September 2025, United Airlines saw a decrease in enplanements by 27.4% from the same period last year. There were no flight cancellations for the month.

Information Section – Item A

Monthly Traffic Report Asheville Regional Airport

September, 2025



Category	Sep 2025	Sep 2024	Percentage Change	*CYTD-2025	*CYTD-2024	Percentage Change	*MOV12- 2025	*MOV12- 2024	Percentage Change
Passenger Traffic									
Enplaned	104,883	96,274	8.9%	831,833	884,167	-5.9%	1,041,863	1,192,857	-12.7%
Deplaned	103,657	92,307	12.3%	823,698	873,039	-5.7%	1,030,587	1,182,097	-12.8%
Total	208,540	188,581	10.6 %	1,655,531	1,757,206	-5.8 %	2,072,450	2,374,954	-12.7 %
Aircraft Operations									
Airlines	1,980	1,931	2.5%	16,560	17,086	-3.1%	21,748	23,230	-6.4%
Commuter/AirTaxi	1,009	890	13.4%	7,717	7,497	2.9%	9,746	9,847	-1.0%
Subtotal	2,989	2,821	6.0 %	24,277	24,583	-1.2 %	31,494	33,077	-4.8 %
GeneralAviation	3,124	2,923	6.9%	28,765	33,695	-14.6%	37,082	44,702	-17.1%
Military	230	278	-17.3%	1,673	2,486	-32.7%	2,489	3,553	-30.0%
Subtotal	3,354	3,201	4.8 %	30,438	36,181	-15.9 %	39,571	48,255	-18.0 %
Total	6,343	6,022	5.3 %	54,715	60,764	-10.0 %	71,065	81,332	-12.6 %
Fuel Gallons									
FF-100LL	15,281	6,971	119.2%	120,674	124,773	-3.3%	164,131	177,490	-7.5%
FF-JETA-GA	155,456	141,167	10.1%	1,510,918	1,348,159	12.1%	1,969,128	1,833,808	7.4%
Subtotal	170,737	148,138	15.3 %	1,631,592	1,472,932	10.8 %	2,133,259	2,011,298	6.1 %
FF-JETA-AL	1,018,333	1,012,318	0.6%	8,611,533	9,268,945	-7.1%	10,987,493	12,469,825	-11.9%
Subtotal	1,018,333	1,012,318	0.6 %	8,611,533	9,268,945	-7.1 %	10,987,493	12,469,825	-11.9 %
Total	1,189,070	1,160,456	2.5 %	10,243,125	10,741,877	-4.6 %	13,120,752	14,481,123	-9.4 %

^{*}CYTD = Calendar Year to Date and *Mov12 = Moving Twelve Months.

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Airline Enplanements, Seats, and Load Factors Asheville Regional Airport

		Sep 2025	Sep 2024	Percentage Change	*CYTD-2025	*CYTD-2024	Percentage Change
Allegiant	Air		-				
J	Enplanements	33,383	33,043	01.03%	346,122	365,506	-05.30%
	Seats	44,464	41,010	08.42%	443,397	447,591	-00.94%
	Load Factor	75.08%	80.57%	-06.81%	78.06%	81.66%	-04.41%
Americar	n Airlines						
	Enplanements	36,822	28,723	28.20%	230,069	225,595	01.98%
	Seats	38,520	37,199	03.55%	278,280	288,319	-03.48%
	Load Factor	95.59%	77.21%	23.81%	82.68%	78.24%	05.67%
Delta Air	Lines						
	Enplanements	24,465	20,757	17.86%	184,747	191,011	-03.28%
	Seats	28,217	26,028	08.41%	212,437	232,992	-08.82%
	Load Factor	86.70%	79.75%	08.71%	86.97%	81.98%	06.09%
JetBlue A	Airways						
	Enplanements	879	401	119.20%	6,536	8,705	-24.92%
	Seats	1,503	420	257.86%	8,183	11,090	-26.21%
	Load Factor	58.48%	95.48%	-38.75%	79.87%	78.49%	01.76%
Sun Cou	ntry						
	Enplanements	688	1,443	-52.32%	688	9,096	-92.44%
	Seats	1,488	2,232	-33.33%	1,488	12,648	-88.24%
	Load Factor	46.24%	64.65%	-28.48%	46.24%	71.92%	-35.71%
United A	irlines						
	Enplanements	8,646	11,907	-27.39%	63,671	84,254	-24.43%
	Seats	10,134	14,568	-30.44%	76,708	96,182	-20.25%
	Load Factor	85.32%	81.73%	04.39%	83.00%	87.60%	-05.25%
Totals							
	Enplanements	104,883	96,274	08.94%	831,833	884,167	-05.92%
	Seats	124,326	121,457	02.36%	1,020,493	1,088,822	-06.28%
	Load Factor	84.36%	79.27%	06.42%	81.51%	81.20%	00.38%

Airline Flight Completions Asheville Regional Airport

September, 2025

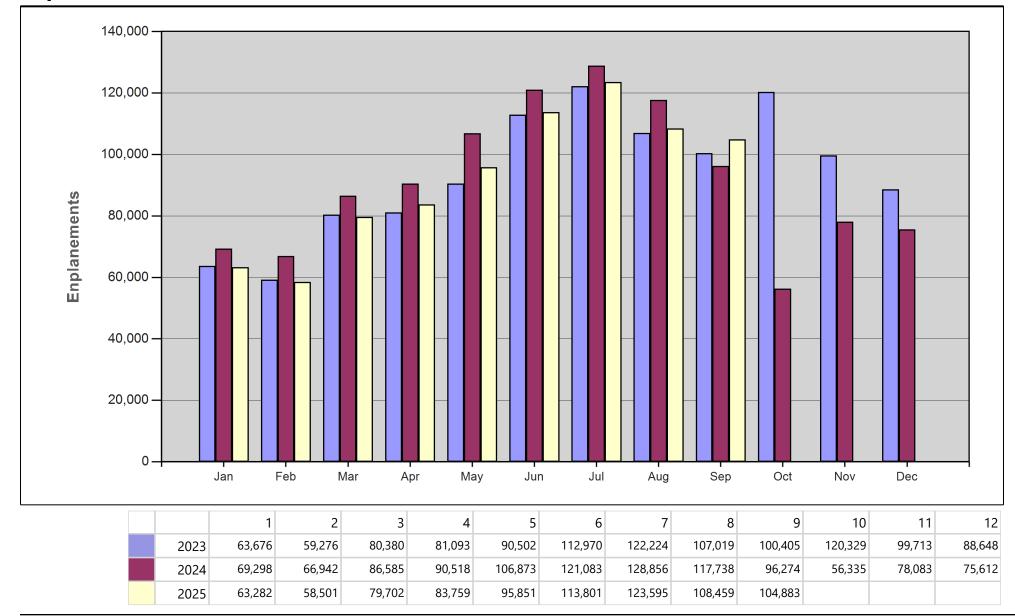


			Cancellation	s Due To			
Airline	Scheduled Flights	Field	Mechanical	Weather	Other	Total Cancellations	Percentage of Completed Flights
Allegiant Air	252	0	0	0	13	13	94.8%
American Airlines	486	0	0	1	0	1	99.8%
Delta Air Lines	279	0	0	0	0	0	100.0%
JetBlue Airways	9	0	0	0	0	0	100.0%
Sun Country	8	0	0	0	0	0	100.0%
United Airlines	168	0	0	0	0	0	100.0%
Total	1,202	0	0	1	13	14	98.8%

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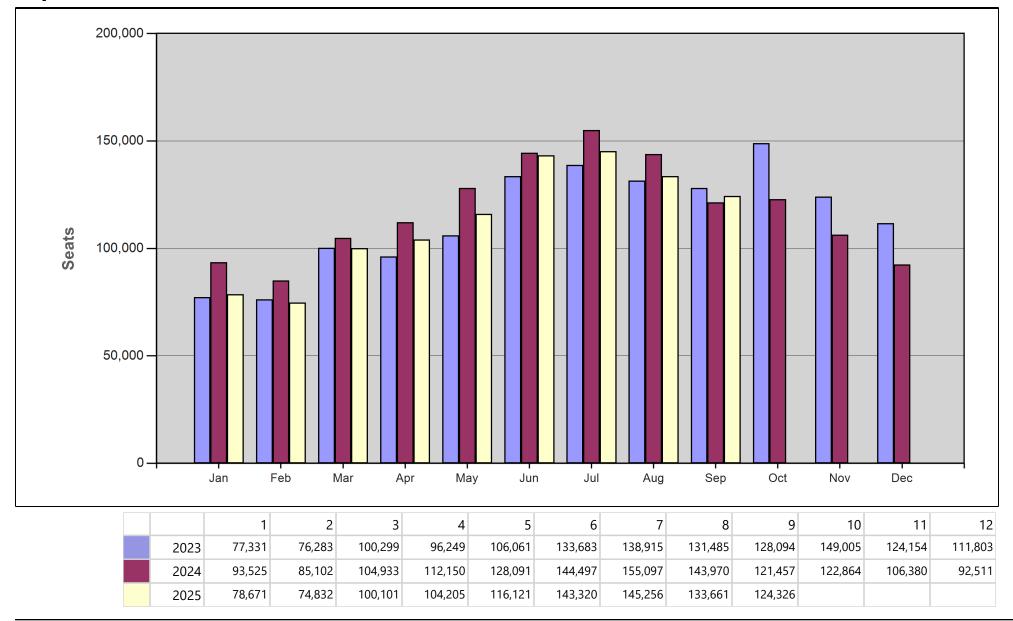
Monthly Enplanements By Year Asheville Regional Airport





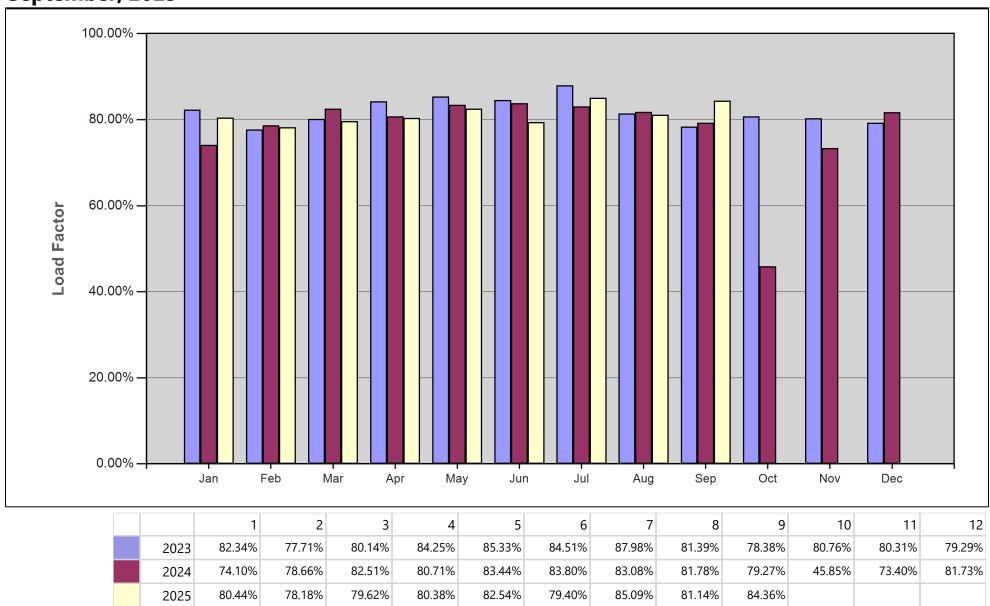
Monthly Seats By Year Asheville Regional Airport





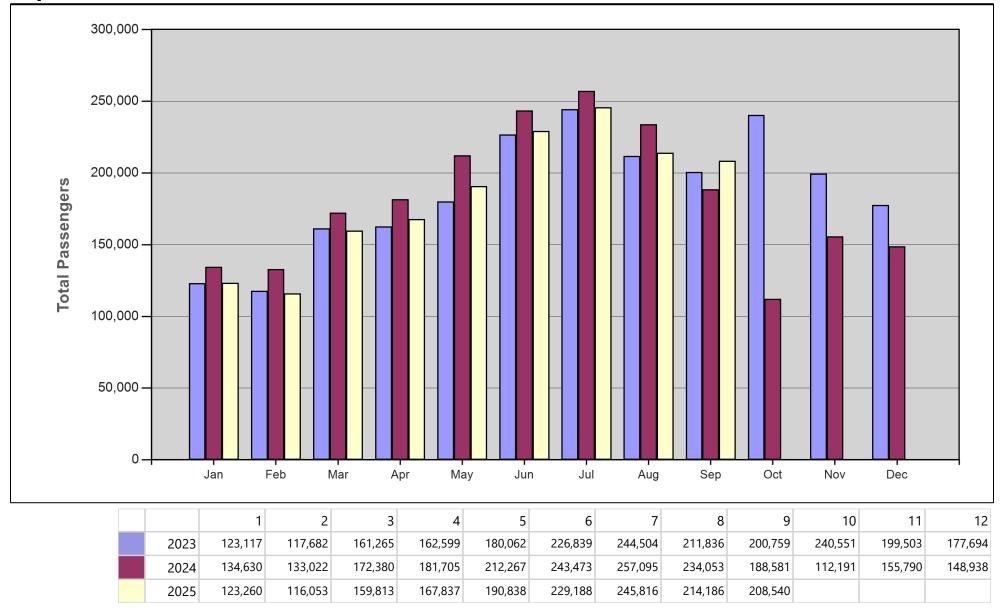
Monthly Load Factors By Year Asheville Regional Airport





Total Monthly Passengers By Year Asheville Regional Airport

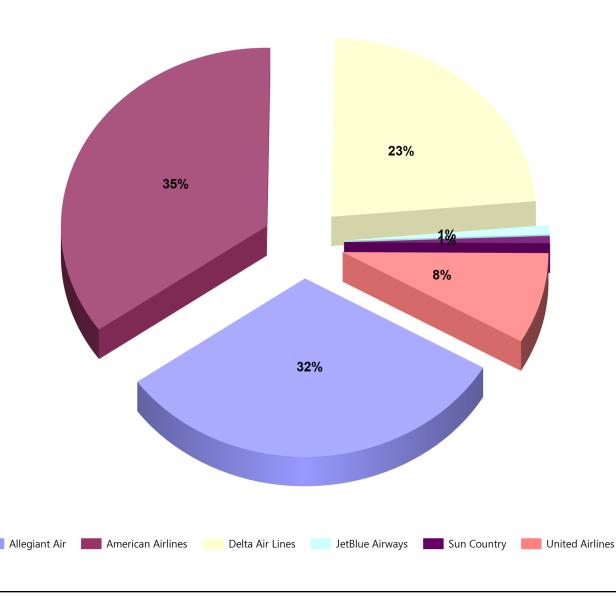




Airline Market Share Analysis (Enplanements) Asheville Regional Airport

September, 2025





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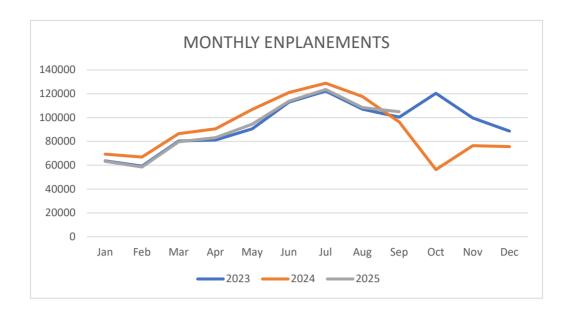
AVL - Three month schedule Summary Report January 2026 to March 2026 vs. same time periods in 2025 & 2024 27-Oct-25

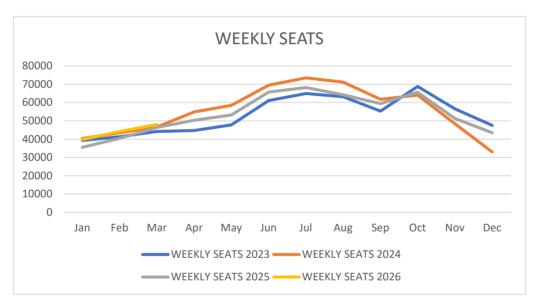
Note: Representative of a sample week of a given month

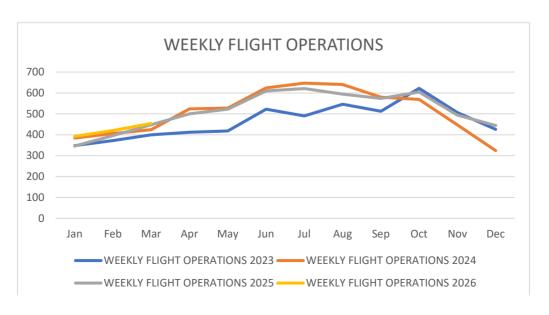
AA AVILLET AND CLIT A		Travel Period			Jan 2026		Jan 2025		Jan 2024		Diff `		Percent		Diff Y		Percent I	
AA ALCARA ACLORA ACLORA OF 7 456 97 456 97 532 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0	Mkt Al	AVI CLT	_			Seats	Ops/Week	Seats	Ops/Week				Ops/Week		Ops/Week	Seats	Ops/Week	
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AAA DFW-AVL DPW AVL 14 1,814 11 836 77 532 3 978 273% 1170% 7 1.281 90.00% 241.0% AAA AVL-ALGA AVL LGA AVL LGA 3 673 7 531 77 532 2 152 28.0% 22.2% 2 111 28.6% 28.5% AAA AVL-ALGA AVL LGA 3 673 7 531 7 532 2 152 28.0% 22.2% 2 111 28.6% 28.5% AAA AVL-ALGA AVL LGA AVL-ALGA AV					7		7		7		0							(14.5%)
AA ALLEA AVILLO	AA	AVL-DFW			14	1,814	11	836	7	532		978	27.3%	117.0%			100.0%	241.0%
AA A LIGA-AVIL LEGA AVIL 9 673 7 521 7 532 2 152 28.6% 28.2% 2 141 28.6% 28.5% 2.7 A A A AVIL-MIA AVIL MIA 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0											-							241.0%
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B6	AA	PHL-AVL	PHL	AVL	0	0	0	0	0	0	0	0	-	-	0	0	-	-
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Total 392 39,772 346 35,528 384 40,372 46 4,244 13.3% 11.9% 8 (600) 2.1% (1.5%)	UA	UKD-AVL	OKD	AVL	۷1	1,000	14	1,034	14	1,012		10	30.0%	1.0%	- '	აგ	30.0%	ა.ძ%
				Total	392	39,772	346	35,528	384	40,372	46	4,244	13.3%	11.9%	8	(600)	2.1%	(1.5%)

Mkt Al	Travel Period	Orig	Dest	Feb 2026 Ops/Week	Seats	Feb 2025 Ops/Week	Seats	Feb 2024 Ops/Week	Seats	Diff '		Percent Ops/Week		Diff Y Ops/Week	o2Y Seats	Percent I	
AA	AVL-CLT	AVL	CLT	45	3,308	46	3,393	49	3,505	(1)	(85)	(2.2%)	(2.5%)	(4)	(197)	(8.2%)	(5.6%)
AA	CLT-AVL	CLT		45	3,308	46	3,393	49	3,505	(1)	(85)	(2.2%)	(2.5%)	(4)	(197)	(8.2%)	(5.6%)
AA	AVL-DCA	AVL	DCA	7	455	7	455	6	390	o	0	0.0%	0.0%	1	65	16.7%	16.7%
AA	DCA-AVL	DCA	AVL	7	455	7	455	6	390	0	0	0.0%	0.0%	1	65	16.7%	16.7%
AA	AVL-DFW		DFW	14	1,428	14	1,064	7	532	0	364	0.0%	34.2%	7	896	100.0%	168.4%
AA	DFW-AVL	DFW		14	1,428	14	1,064	7	532	0	364	0.0%	34.2%	7	896	100.0%	168.4%
AA	AVL-LGA	AVL	LGA	7	521	7	532	6	456	0	(11)	0.0%	(2.1%)	1	65	16.7%	14.3%
AA	LGA-AVL	LGA	AVL	7	521	7	532	6	456	0	(11)	0.0%	(2.1%)	1	65	16.7%	14.3%
AA	AVL-MIA	AVL	MIA	0	0	0	0	0	0	0	0	-	-	0	0	-	-
AA	MIA-AVL	MIA	AVL ORD	0	0	0 0	0	0	0	0 4	0	-	-	0 4	0	-	-
AA AA	AVL-ORD ORD-AVL	ORD		4 4	455 455	0	0	0	0	4	455 455	-	-	4	455 455	-	-
AA	AVL-PHL	AVL	PHL	4	350	0	0	7	350	4	350	-	-	(3)	0	(42.9%)	0.0%
AA	PHL-AVL		AVL	4	350	Ö	0	7	350	4	350	-	-	(3)	0	(42.9%)	0.0%
В6	AVL-BOS	AVL	BOS	0	0	0	0	0	0	0	0	-	-	0	0	- '	-
В6	BOS-AVL	BOS	AVL	0	0	0	0	0	0	0	0	-	-	0	0	-	-
DL	ATL-AVL	ATL	AVL	46	4,652	41	4,034	41	4,510	5	618	12.2%	15.3%	5	142	12.2%	3.1%
DL	AVL-ATL	AVL	ATL	46	4,652	41	4,034	41	4,510	5	618	12.2%	15.3%	5	142	12.2%	3.1%
DL	AVL-BOS	AVL	BOS	0	0	0	0	0	0	0	0	-	-	0	0	-	-
DL	BOS-AVL	BOS		0	0	0	0	0	0	0	0	- 0.00/	(7.00()	0	0	- 0.00/	(7.00()
DL DL	AVL-LGA	AVL	LGA	7	490	7 7	532	7 7	532	0	(42)	0.0%	(7.9%)	0	(42)	0.0%	(7.9%)
DL	LGA-AVL AVL-MSP	LGA AVL	AVL MSP	7 0	490 0	0	532 0	0	532 0	0	(42) 0	0.0%	(7.9%)	0	(42) 0	0.0%	(7.9%)
DL	MSP-AVL	MSP	AVL	0	0	0	0	0	0	0	0			0	0		
G4	AUS-AVL	AUS	AVL	0	0	2	312	2	312	(2)	(312)	(100.0%)	(100.0%)	(2)	(312)	(100.0%)	(100.0%)
G4	AVL-AUS	AVL	AUS	0	0	2	312	2	312	(2)	(312)	(100.0%)	(100.0%)	(2)	(312)	(100.0%)	(100.0%)
G4	AVL-BOS	AVL		2	360	3	468	2	372	(1)	(108)	(33.3%)	(23.1%)	0	(12)	0.0%	(3.2%)
G4	BOS-AVL	BOS	AVL	2	360	3	468	2	372	(1)	(108)	(33.3%)	(23.1%)	0	(12)	0.0%	(3.2%)
G4	AVL-BWI	AVL	BWI	0	0	0	0	0	0	0	0	-	-	0	0	-	-
G4	BWI-AVL	BWI	AVL	0	0	0	0	0	0	0	0	-	-	0	0	-	-
G4	AVL-DEN		DEN	2	360	2	312	2	372	0	48	0.0%	15.4%	0	(12)	0.0%	(3.2%)
G4	DEN-AVL	DEN	AVL	2	360	2	312	2	372	0	48	0.0%	15.4%	0	(12)	0.0%	(3.2%)
G4 G4	AVL-EWR	EWR	EWR	2 2	360 360	2 2	312	2	372	0	48	0.0%	15.4%	0	(12) (12)	0.0%	(3.2%)
G4 G4	EWR-AVL AVL-EYW		AVL EYW	2	360	2	312 312	2	372 312	0	48 48	0.0% 0.0%	15.4% 15.4%	0	48	0.0% 0.0%	(3.2%) 15.4%
G4	EYW-AVL		AVL	2	360	2	312	2	312	0	48	0.0%	15.4%	0	48	0.0%	15.4%
G4	AVL-FLL	AVL	FLL	12	2,180	12	1,872	12	2,232	0	308	0.0%	16.5%	Ö	(52)	0.0%	(2.3%)
G4	FLL-AVL	FLL	AVL	12	2,180	12	1,872	12	2,232	0	308	0.0%	16.5%	0	(52)	0.0%	(2.3%)
G4	AVL-HOU	AVL	HOU	0	0	0	0	0	0	0	0	-	-	0	`o´	-	` - ′
G4	HOU-AVL	HOU	AVL	0	0	0	0	0	0	0	0	-	-	0	0	-	-
G4	AVL-IAD	AVL	IAD	0	0	0	0	0	0	0	0	-	-	0	0	-	-
G4	IAD-AVL	IAD	AVL	0	0	0	0	0	0	0	0	-	-	0	0	-	-
G4	AVL-LAS	AVL	LAS	2	360	2	312	2	372	0	48	0.0%	15.4%	0	(12)	0.0%	(3.2%)
G4	LAS-AVL	LAS	AVL	2	360	2	312	2	372	0	48	0.0%	15.4%	0	(12)	0.0%	(3.2%)
G4	AVL-MCO		MCO	2	360	2	312	0	0	0	48	0.0%	15.4%	2	360	-	-
G4	MCO-AVL	MCO		2	360	2	312	0	0	0	48	0.0%	15.4%	2	360	-	-
G4	AVL-MDW		MDW	0	0	0	0	0	0	0	0	-	-	0	0	-	-
G4 G4	MDW-AVL AVL-MSP	MDW AVL	AVL MSP	0 0	0	0 0	0	0 2	0 372	0	0	-	-	0 (2)	0 (372)	(100.0%)	(100.0%)
G4 G4	MSP-AVL	MSP		0	0	0	0	2	372	0	0	-		(2)	(372)	(100.0%)	(100.0%)
G4	AVL-PBI	AVL	PBI	2	360	2	312	2	372	0	48	0.0%	15.4%	0	(12)	0.0%	(3.2%)
G4	PBI-AVL	PBI	AVL	2	360	2	312	2	372	0	48	0.0%	15.4%	0	(12)	0.0%	(3.2%)
G4	AVL-PGD		PGD	3	540	4	624	3	558	(1)	(84)	(25.0%)	(13.5%)	0	(18)	0.0%	(3.2%)
G4	PGD-AVL	PGD	AVL	3	540	4	624	3	558	(1)	(84)	(25.0%)	(13.5%)	0	(18)	0.0%	(3.2%)
G4	AVL-PHX	AVL		0	0	2	312	2	372	(2)	(312)	(100.0%)	(100.0%)	(2)	(372)	(100.0%)	(100.0%)
G4	PHX-AVL	PHX		0	0	2	312	2	372	(2)	(312)	(100.0%)		(2)	(372)	(100.0%)	(100.0%)
G4	AVL-PIE	AVL	PIE	8	1,460	9	1,554	7	1,212	(1)	(94)	(11.1%)	(6.0%)	1	248	14.3%	20.5%
G4	PIE-AVL	PIE	AVL	8	1,460	9	1,554	7	1,212	(1)	(94)	(11.1%)	(6.0%)	1	248	14.3%	20.5%
G4	AVL-SFB	AVL	SFB	9 9	1,630	9 9	1,506	10 10	1,860	0	124	0.0%	8.2%	(1)	(230)	(10.0%)	(12.4%)
G4 G4	SFB-AVL AVL-SRQ	SFB	AVL SRQ	2	1,630 360	2	1,506 312	10 2	1,860 372	0	124 48	0.0% 0.0%	8.2% 15.4%	(1) 0	(230) (12)	(10.0%) 0.0%	(12.4%) (3.2%)
G4	SRQ-AVL		AVL	2	360	2	312	2	372	0	48	0.0%	15.4%	0	(12)	0.0%	(3.2%)
G4	AVL-VPS	AVL	VPS	0	0	0	0	0	0	0	0	-	-	0	0	-	(0.270)
G4	VPS-AVL		AVL	Ö	Ö	0	0	0	Ö	0	Ö	-	-	Ö	0	-	-
SY	AVL-MSP		MSP	0	0	0	0	0	Ō	0	Ō	-	-	0	Ō	-	-
SY	MSP-AVL		AVL	0	0	0	0	0	0	0	0	-	-	0	0	-	-
UA	AVL-DEN		DEN	7	532	0	0	7	490	7	532	-	-	0	42	0.0%	8.6%
UA	DEN-AVL		AVL	7	532	0	0	7	490	7	532	-	-	0	42	0.0%	8.6%
UA	AVL-EWR		EWR	7	350	7	490	7	532	0	(140)	0.0%	(28.6%)	0	(182)	0.0%	(34.2%)
UA	EWR-AVL	EWR		7	350	7	490	7	532	0	(140)	0.0%	(28.6%)	0	(182)	0.0%	(34.2%)
UA UA	AVL-ORD		ORD	14	858	14	882	14	1,002	0	(24)	0.0%	(2.7%)	0	(144)	0.0%	(14.4%)
UA	ORD-AVL	ORD	AVL	14	852	14	882	14	1,002	U	(30)	0.0%	(3.4%)	U	(150)	0.0%	(15.0%)
-			Total	420	44,172	396	40,428	406	43,522	24	3,744	6.1%	9.3%	14	650	3.4%	1.5%
			***1		, =		,		,		-,	/0					

	Travel Period			Mar 2026		Mar 2025		Mar 2024		Diff \		Percent		Diff Y		Percent	
Mkt Al	A) // OLT			Ops/Week	Seats	Ops/Week	Seats	Ops/Week	Seats	Ops/Week		Ops/Week		Ops/Week	Seats	Ops/Week	
AA AA	AVL-CLT CLT-AVL	AVL CLT	CLT AVL	42 42	3,010 3,010	42 42	2,984 2,984	47 47	3,327 3,327	0	26 26	0.0% 0.0%	0.9% 0.9%	(5) (5)	(317) (317)	(10.6%) (10.6%)	(9.5%) (9.5%)
AA	AVL-DCA	AVL		7	455	7	455	6	390	0	0	0.0%	0.0%	1	65	16.7%	16.7%
AA	DCA-AVL	DCA		7	455	7	455	6	390	Ö	Ö	0.0%	0.0%	1	65	16.7%	16.7%
AA	AVL-DFW	AVL	DFW	14	1,428	14	1,064	7	532	0	364	0.0%	34.2%	7	896	100.0%	168.4%
AA	DFW-AVL		AVL	14	1,428	14	1,064	7	532	0	364	0.0%	34.2%	7	896	100.0%	168.4%
AA	AVL-LGA		LGA	7	532	7	532	6	456	0	0	0.0%	0.0%	1	76	16.7%	16.7%
AA	LGA-AVL	LGA	AVL	7	532	7	532	6	456	0	0	0.0%	0.0%	1	76	16.7%	16.7%
AA AA	AVL-MIA MIA-AVL	AVL MIA	MIA AVL	7 7	532 532	0 0	0	0	0	7 7	532 532		-	7 7	532 532		-
AA	AVL-ORD	AVL	ORD	Ó	0	0	0	0	0	Ó	0	-	-	Ó	0	-	_
AA	ORD-AVL	ORD	AVL	0	Ö	0	0	0	0	Ö	0	-	-	ő	0	-	-
AA	AVL-PHL	AVL	PHL	7	350	0	0	7	350	7	350	-	-	0	0	0.0%	0.0%
AA	PHL-AVL	PHL	AVL	7	350	0	0	7	350	7	350	-	-	0	0	0.0%	0.0%
B6	AVL-BOS	AVL	BOS	0	0	0	0	0	0	0	0	-	-	0	0	-	-
B6	BOS-AVL	BOS		0	0	0 47	0	0	0 4,950	0	0	- 0.40/	4.00/	0	0	- 70/	(0.70/)
DL DL	ATL-AVL AVL-ATL	ATL AVL	AVL ATL	48 48	4,517 4,517	47	4,305 4,305	45 45	4,950	1	212 212	2.1% 2.1%	4.9% 4.9%	3	(433) (433)	6.7% 6.7%	(8.7%) (8.7%)
DL	AVL-BOS	AVL	BOS	0	0	0	0	0	0	0	0	2.170	4.570	0	0	0.770	(0.7 70)
DL	BOS-AVL	BOS		Ö	Ö	Ö	0	0	0	Ö	0	-	-	ő	0	-	-
DL	AVL-LGA		LGA	7	490	7	532	7	526	0	(42)	0.0%	(7.9%)	0	(36)	0.0%	(6.8%)
DL	LGA-AVL	LGA		7	490	7	532	7	526	0	(42)	0.0%	(7.9%)	0	(36)	0.0%	(6.8%)
DL	AVL-MSP		MSP	0	0	0	0	0	0	0	0	-	-	0	0	-	-
DL C4	MSP-AVL	MSP	AVL	0	0	0	0	0	0	0	(212)	(100.0%)	(100.0%)	0	(212)	(100.0%)	(100.00()
G4 G4	AUS-AVL AVL-AUS	AUS AVL	AVL AUS	0 0	0	2 2	312 312	2	312 312	(2) (2)	(312) (312)	(100.0%)	(100.0%)	(2) (2)	(312) (312)	(100.0%)	(100.0%) (100.0%)
G4	AVL-AUS AVL-BOS	AVL	BOS	2	360	2	312	2	372	0	48	0.0%	15.4%	0	(12)	0.0%	(3.2%)
G4	BOS-AVL	BOS	AVL	2	360	2	312	2	372	Ö	48	0.0%	15.4%	Ö	(12)	0.0%	(3.2%)
G4	AVL-BWI	AVL	BWI	0	0	0	0	2	372	0	0	-	-	(2)	(372)	(100.0%)	(100.0%)
G4	BWI-AVL	BWI	AVL	0	0	0	0	2	372	0	0	-	-	(2)	(372)	(100.0%)	(100.0%)
G4	AVL-DEN	AVL	DEN	2	360	2	312	2	372	0	48	0.0%	15.4%	0	(12)	0.0%	(3.2%)
G4	DEN-AVL	DEN	AVL	2	360	2	312	2	372	0	48	0.0%	15.4%	0	(12)	0.0%	(3.2%)
G4 G4	AVL-EWR EWR-AVL	AVL	EWR AVL	2 2	360 360	3 3	468 468	2	372 372	(1) (1)	(108) (108)	(33.3%)	(23.1%) (23.1%)	0	(12) (12)	0.0% 0.0%	(3.2%) (3.2%)
G4	AVL-EYW		EYW	2	360	3	468	2	312	(1)	(108)	(33.3%)	(23.1%)	0	48	0.0%	15.4%
G4	EYW-AVL	EYW		2	360	3	468	2	312	(1)	(108)	(33.3%)	(23.1%)	Ö	48	0.0%	15.4%
G4	AVL-FLL	AVL	FLL	13	2,350	15	2,340	13	2,418	(2)	10	(13.3%)	0.4%	0	(68)	0.0%	(2.8%)
G4	FLL-AVL	FLL		13	2,350	15	2,340	13	2,418	(2)	10	(13.3%)	0.4%	0	(68)	0.0%	(2.8%)
G4	AVL-HOU	AVL	HOU	0	0	2	312	2	372	(2)	(312)	(100.0%)	. ,	(2)	(372)	(100.0%)	(100.0%)
G4	HOU-AVL	HOU		0	0	2	312	2	372	(2)	(312)	(100.0%)	(100.0%)	(2)	(372)	(100.0%)	(100.0%)
G4 G4	AVL-IAD IAD-AVL	AVL IAD	IAD AVL	2 2	360 360	0 0	0	0	0	2 2	360 360	-	-	2 2	360 360	-	-
G4	AVL-LAS	AVL	LAS	2	312	2	312	2	372	0	0	0.0%	0.0%	0	(60)	0.0%	(16.1%)
G4	LAS-AVL	LAS	AVL	2	312	2	312	2	372	0	0	0.0%	0.0%	0	(60)	0.0%	(16.1%)
G4	AVL-MCO	AVL	MCO	3	540	4	624	0	0	(1)	(84)	(25.0%)	(13.5%)	3	540	-	()
G4	MCO-AVL	MCO	AVL	3	540	4	624	0	0	(1)	(84)	(25.0%)	(13.5%)	3	540	-	-
G4	AVL-MDW		MDW	0	0	0	0	2	372	0	0	-	-	(2)	(372)	(100.0%)	(100.0%)
G4	MDW-AVL	MDW		0	0	0	0	2	372	0	0	-	-	(2)	(372)	(100.0%)	(100.0%)
G4	AVL-MSP	AVL	MSP	0	0	0	0	2	372	0	0	-	-	(2)	(372)	(100.0%)	(100.0%)
G4 G4	MSP-AVL AVL-PBI	MSP AVL	AVL PBI	0 3	0 540	0 4	0 624	2	372 372	0 (1)	0 (84)	(25.0%)	(13.5%)	(<u>2)</u> 1	(372) 168	(100.0%) 50.0%	(100.0%) 45.2%
G4	PBI-AVL	PBI	AVL	3	540	4	624	2	372	(1)	(84)	(25.0%)	(13.5%)	1	168	50.0%	45.2%
G4	AVL-PGD	AVL	PGD	5	900	5	780	4	744	0	120	0.0%	15.4%	1	156	25.0%	21.0%
G4	PGD-AVL	PGD	AVL	5	900	5	780	4	744	0	120	0.0%	15.4%	1	156	25.0%	21.0%
G4	AVL-PHX	AVL	PHX	0	0	3	468	2	372	(3)	(468)	(100.0%)	(100.0%)	(2)	(372)	(100.0%)	(100.0%)
G4	PHX-AVL	PHX		0	0	3	468	2	372	(3)	(468)	(100.0%)	(100.0%)	(2)	(372)	(100.0%)	(100.0%)
G4	AVL-PIE	AVL	PIE	10	1,810	10	1,696	8	1,428	0	114	0.0%	6.7%	2	382	25.0%	26.8%
G4 G4	PIE-AVL AVL-SFB	PIE AVL	AVL SFB	10 11	1,810 1,990	10 11	1,696 1,818	8 8	1,428 1,488	0	114 172	0.0% 0.0%	6.7% 9.5%	2	382 502	25.0% 37.5%	26.8% 33.7%
G4 G4	SFB-AVL	SFB	AVL	11	1,990	11	1,818	8	1,488	0	172	0.0%	9.5%	3	502	37.5%	33.7%
G4	AVL-SRQ		SRQ	3	540	4	624	2	372	(1)	(84)	(25.0%)	(13.5%)	1	168	50.0%	45.2%
G4	SRQ-AVL		AVL	3	540	4	624	2	372	(1)	(84)	(25.0%)	(13.5%)	1	168	50.0%	45.2%
G4	AVL-VPS	AVL	VPS	0	0	0	0	0	0	0	0	-	· - ′	0	0	-	-
G4	VPS-AVL		AVL	0	0	0	0	0	0	0	0	-	-	0	0	-	-
SY	AVL-MSP		MSP	0	0	0	0	0	0	0	0	-	-	0	0	-	-
SY	MSP-AVL		AVL	0	0 533	0	0	0	0 400	0	0 533	-	-	0	0	0.0%	9 6%
UA UA	AVL-DEN DEN-AVL		DEN AVL	7 7	532 532	0 0	0	7 7	490 490	7 7	532 532	-	-	0	42 42	0.0% 0.0%	8.6% 8.6%
UA	AVL-EWR		EWR	7	532	7	508	7	490	0	24	0.0%	4.7%	0	42	0.0%	8.6%
UA	EWR-AVL		AVL	7	532	7	508	7	490	0	24	0.0%	4.7%	0	42	0.0%	8.6%
UA	AVL-ORD		ORD	14	840	21	1,346	14	996	(7)	(506)	(33.3%)	(37.6%)	0	(156)	0.0%	(15.7%)
UA	ORD-AVL	ORD	AVL	14	840	21	1,346	14	996	(7)	(506)	(33.3%)	(37.6%)	0	(156)	0.0%	(15.7%)
1			Total	454	48,000	448	46,392	424	46,602	6	1,608	1.3%	3.5%	30	1,398	7.1%	3.0%









MEMORANDUM

TO: Members of the Airport Authority

FROM: Amy Harris, Chief Financial Officer

DATE: November 14, 2025

ITEM DESCRIPTION - Information Section Item B

Greater Asheville Regional Airport Authority – Explanation of Extraordinary Variances Month of September 2025

SUMMARY

Operating Revenues for the month of September were \$3,154,243, 8.6% over budget. Operating Expenses for the month were \$1,465,759, 22.0% under budget. As a result, Net Operating Revenues before Depreciation were \$1,688,484. Net Non-Operating Revenues were \$545,785.

Year-to-date Operating Revenues were \$10,066,221, 3.5% over budget. Year-to-date Operating Expenses were \$4,794,452, 23.0% under budget. Year-to-date Net Operating Revenues before Depreciation were \$5,271,769. Net Non-Operating Revenues for the year were \$985,765.

REVENUES

Significant variations to budget for September were:

Terminal Space Rentals -	\$84,810	12.8%	Fixed rents increased for future baggage system
Airlines			improvements
Concessions	\$78,402	85.9%	New concessions now open in Terminal Expansion
Parking	\$77,430	7.2%	Parking products at capacity, exceeded budget

EXPENSES

Significant variations to budget for September were:

Contractual Services	(\$292,391)	(63.5%)	Technology contracts under budget
Operating Supplies	(\$31,176)	(41.9%)	Utilizing supplies on-hand
Travel and Training	(\$15,478)	(65.1%)	Travel under budget

STATEMENT OF NET ASSETS

Significant variations to prior month were:

Cash and Cash Equivalents – Unrestricted Cash and Cash Equivalents increased by \$4.9M, primarily due to the receipt of federal grant draws and the refund of sales tax paid out last fiscal year.

Grants Receivable – Grants receivable decreased by \$3.9M due to grant draw payments received for reimbursement of August construction expense.

Construction in Progress – Construction in Progress increased by \$1.8M mostly due to the Terminal Expansion project.

Property and Equipment, Net – Property and Equipment, net decreased by \$705.7k due to depreciation.

ASHEVILLE REGIONAL AIRPORT STATEMENT OF FINANCIAL POSITION As of September 30, 2025

	Current Month	Last Month
<u>ASSETS</u>		
Current Assets:		
Unrestricted Net Assets:		
Cash and Cash Equivalents	\$67,963,332	\$63,073,944
Accounts Receivable Passenger Facility Charges Receivable	2,376,957 0	2,544,149 897,803
Refundable Sales Tax Receivable	100,048	2,381,643
Grants Receivable	5,199	3,862,784
Prepaid Expenses	14,348,104	14,348,104
GASB 87 Short-term Lease Receivable	2,028,135	2,028,135
Total Unrestricted Assets	86,821,775	89,136,562
Restricted Assets:		
Cash and Cash Equivalents	215,774,287	212,456,061
Total Restricted Assets	215,774,287	212,456,061
Total Current Assets	302,596,063	301,592,623
	<u>, , , , , , , , , , , , , , , , , , , </u>	
Noncurrent Assets:	212 106 752	211 265 622
Construction in Progress	313,186,753	311,365,633
Net Pension Asset - LGERS Benefit Payment - OPEB	(4,028,300) 463,183	(4,028,300) 463,183
Contributions in Current Year	2,395,843	2,395,843
GASB 87 Long-term Lease Receivable	10,751,976	10,751,976
Property and Equipment - Net	173,674,139	174,379,881
Total Noncurrent Assets	496,443,595	495,328,217
	\$799,039,658	\$796,920,840
<u>LIABILITIES AND NET ASSETS</u>		
Current Liabilities:		
Payable from Unrestricted Assets	27.552	FC 226
Accounts Payable & Accrued Liabilities Customer Deposits	27,553 119,463	56,326 119,463
Unearned Revenue	348,075	410,306
Construction Contract Retainages	13,648,902	13,648,902
Revenue Bond Payable - Current	1,475,000	1,475,000
GASB 87 Short-term Deferred Revenue	2,215,167	2,215,167
Interest Payable	4,766,619	3,187,597
Total Payable from Unrestricted Assets	22,600,780	21,112,761
Total Current Liabilities	22,600,780	21,112,761
Noncurrent Liabilities:		
Pension Deferrals - OPEB	262,131	262,131
Other Postemployment Benefits	1,219,112	1,219,112
Compensated Absences	885,738	885,738
Net Pension Obligation-LEO Special Separation Allowance	981,137	981,137
GASB 87 Long-term Deferred Revenue	9,336,453	9,336,453
Revenue Bond Payable - 2016 - Noncurrent	7,940,000	7,940,000
Revenue Bond Payable - 2022A - Noncurrent	195,745,397	195,745,397
Revenue Bond Payable - 2023 - Noncurrent	187,452,591	187,452,591
Total Noncurrent Liabilities	403,822,558	403,822,559
Total Liabilities	426,423,338	424,935,319
Net Assets:		
Invested in Capital Assets	477,445,893	476,330,514
Restricted	215,774,287	212,456,061
Unrestricted	(320,603,860)	(316,801,055)
Total Net Assets	372,616,320	371,985,520
	\$799,039,658	\$796,920,840

ASHEVILLE REGIONAL AIRPORT As of September 30, 2025

Institution:	Interest Rate	Investment Amount	Monthly Interest
Bank of America - Operating Account	2.16%	\$ 13,384,350	16,905
NC Capital Management Trust - Cash Portfolio	4.17% *	54,578,682	186,259
Petty Cash		300	-
Restricted Cash:			
Bank of America - PFC Revenue	2.16%	2,467,492	3,492
NC Capital Mgt Trust - PFC Revenue	4.17% *	25,870,723	88,288
NC Capital Mgt Trust - 2016 Debt Service Fund	4.17% *	437,923	1,316
NC Capital Mgt Trust - 2022A Construction	4.17% *	167,238,370	570,727
NC Capital Mgt Trust - 2022A Parity Reserve	4.17% *	14,986,953	51,146
NC Capital Mgt Trust - 2022A Capitalized Interest	4.17% *	-	-
NC Capital Mgt Trust - 2022A Debt Service	4.17% *	2,466,595	6,905
BNY Mellon - 2023 Debt Service	4.17% *	-	•
NC Capital Mgt Trust - 2023 Capitalized Interest	4.17% *	-	
NC Capital Mgt Trust - 2023 Debt Service	4.17% *	2,306,231	6,483
Total		\$ 283,737,620	\$ 931,520

^{*} Interest Rate = 30-day yield at month end

Investment Diversification:

Banks	6%
NC Capital Management Trust	93%
Commercial Paper	0%
Federal Agencies	0%
US Treasuries	0%
	100%

ASHEVILLE REGIONAL AIRPORT STATEMENT OF CHANGES IN FINANCIAL POSITION For the Month September 2025

	Current Month			Previous Month		
Cash and Investments Beginning of Period		275,530,005	\$	275,547,375		
Net Income/(Loss) Before Capital Contributions		1,528,526		1,258,301		
Depreciation		705,742		705,742		
Decrease/(Increase) in Receivables		6,306,372		(1,536,945)		
Increase/(Decrease) in Payables		1,488,019		1,860,647		
Decrease/(Increase) in Prepaid Expenses		-		-		
Decrease/(Increase) in Fixed Assets		(1,821,120)		(6,068,125)		
Principal Payments of Bond Maturities		-		-		
Capital Contributions		-		3,763,010		
Forfeiture Funds		76		•		
Increase(Decrease) in Cash		8,207,615		(17,371)		
Cash and Investments End of Period	\$	283,737,620	\$	275,530,005		

Through 09/30/25 Summary Listing

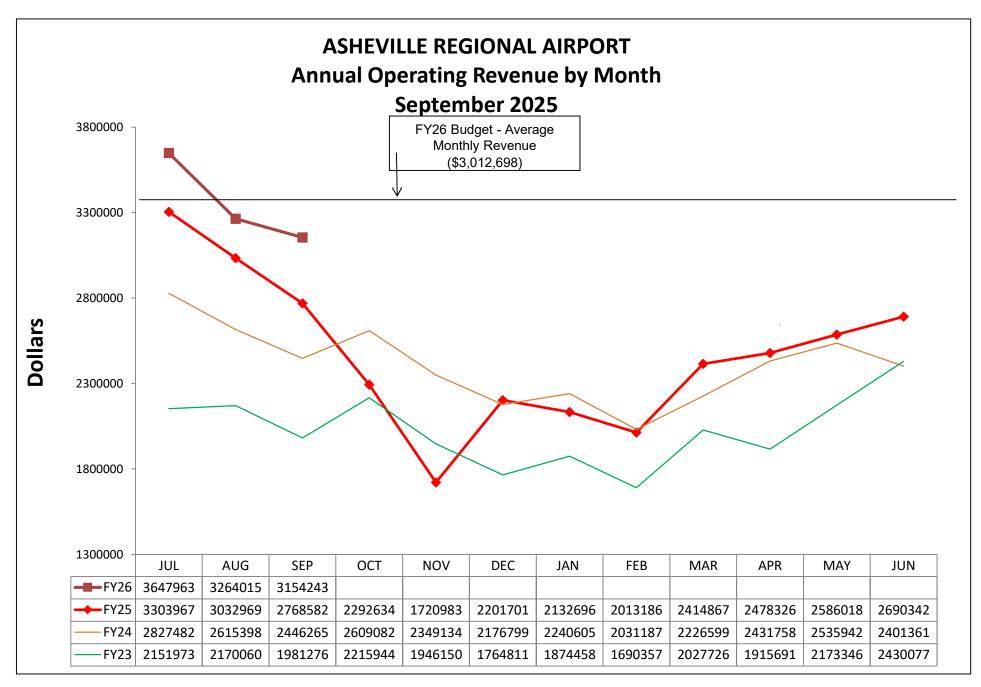
Classification	MTD Actual Amount	YTD Actual Amount	YTD Budget Amount	YTD Variance	Annual Budget Amount	Budget Less YTD Actual
Operating revenues						
Terminal space rentals - non airline	24,170.24	73,346.11	69,019.25	4,326.86	276,077.00	202,730.89
Terminal space rentals - airline	748,350.90	2,361,923.00	2,239,450.20	122,472.80	8,294,260.00	5,932,337.00
Landing fees	345,215.98	1,097,691.91	1,069,513.20	28,178.71	3,961,160.00	2,863,468.09
Concessions	169,621.55	642,426.48	307,867.50	334,558.98	1,140,250.00	497,823.52
Auto parking	1,157,430.28	3,445,769.02	3,645,000.00	(199,230.98)	13,500,000.00	10,054,230.98
Rental car - car rentals	384,760.31	1,365,572.22	1,353,108.24	12,463.98	5,011,512.00	3,645,939.78
Rental car - facility rent	73,620.68	220,862.04	238,530.96	(17,668.92)	883,448.00	662,585.96
Commerce ground transportation	61,675.33	200,497.44	138,750.00	61,747.44	555,000.00	354,502.56
FBOs	119,918.23	370,945.46	389,194.47	(18,249.01)	1,441,461.00	1,070,515.54
Building leases	5,336.26	15,958.39	6,419.25	9,539.14	25,677.00	9,718.61
Land leases	70,364.50	211,059.38	217,282.75	(6,223.37)	869,131.00	658,071.62
Other leases and fees	(6,221.73)	60,169.69	48,600.50	11,569.19	194,402.00	134,232.31
Operating revenues Totals	\$3,154,242.53	\$10,066,221.14	\$9,722,736.32	\$343,484.82	\$36,152,378.00	\$26,086,156.86
Non-operating revenue and expense						
Customer facility charges	315,155.50	1,066,477.50	756,000.00	310,477.50	2,800,000.00	1,733,522.50
Passenger facility charges	878,081.29	879,886.38	1,215,000.00	(335,113.62)	4,500,000.00	3,620,113.62
Storm relief revenues	.00	.00	.00	.00	.00	.00
Storm relief expenses	.00	.00	.00	.00	.00	.00
GASB 87	.00	.00	.00	.00	.00	.00
Interest revenue	931,520.41	2,908,167.26	1,200,000.00	1,708,167.26	4,800,000.00	1,891,832.74
Interest expense	(1,579,022.28)	(4,766,619.12)	(4,781,395.25)	14,776.13	(19,125,581.00)	(14,358,961.88)
Bond premium revenue	.00	.00	.00	.00	.00	.00
Bond expense	.00	.00	.00	.00	.00	.00
P-card rebate	.00	.00	.00	.00	.00	.00
Miscellaneous	50.00	50.00	.00	50.00	.00	(50.00)
Non-operating revenue and expense Totals	\$545,784.92	\$87,962.02	(\$1,610,395.25)	\$1,698,357.27	(\$7,025,581.00)	(\$7,113,543.02)
Capital contributions	.00	11,742,577.01	.00	11,742,577.01	.00	(11,742,577.01)

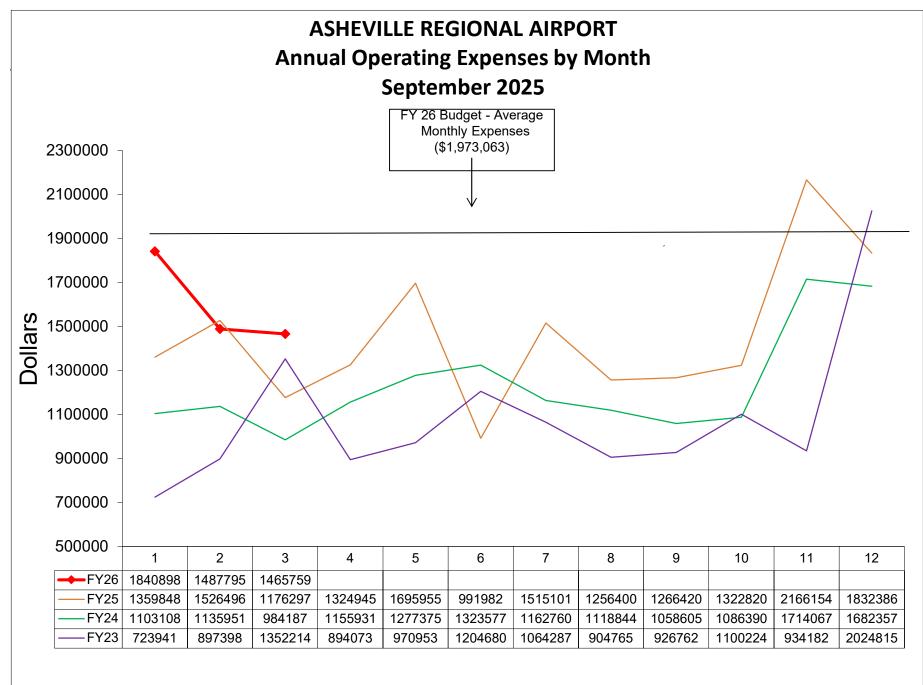
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Through 09/30/25 Summary Listing

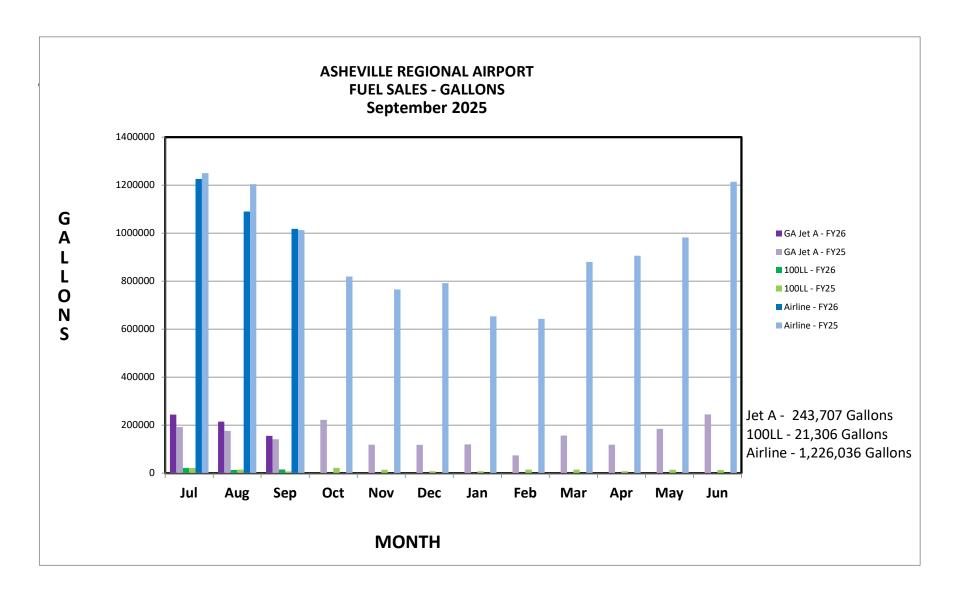
Classification	MTD Actual Amount	YTD Actual Amount	YTD Budget Amount	YTD Variance	Annual Budget Amount	Budget Less YTD Actual
Operating expenses						
Personnel services	963,995.66	2,586,159.29	3,171,272.87	(585,113.58)	13,728,454.00	11,142,294.71
Professional services	43,061.61	103,212.93	143,833.75	(40,620.82)	575,335.00	472,122.07
Other contractual services	168,352.21	883,211.00	1,382,228.25	(499,017.25)	5,528,913.00	4,645,702.00
Travel and training	8,292.85	21,033.11	71,313.75	(50,280.64)	285,255.00	264,221.89
Communications	11,272.81	24,749.10	20,851.25	3,897.85	83,405.00	58,655.90
Utility services	69,293.09	153,782.85	136,343.75	17,439.10	545,375.00	391,592.15
Rentals and leases	5,466.94	15,057.67	16,127.50	(1,069.83)	64,510.00	49,452.33
Insurance	.00	631,396.33	633,300.76	(1,904.43)	772,318.00	140,921.67
Advertising, printing and binding	.00	339.68	3,587.50	(3,247.82)	14,350.00	14,010.32
Promotional activities	24,353.22	39,427.98	93,931.25	(54,503.27)	375,725.00	336,297.02
Other current charges and obligations	3,281.31	11,948.45	25,412.50	(13,464.05)	101,650.00	89,701.55
Operating supplies	43,176.15	131,786.34	223,056.00	(91,269.66)	892,224.00	760,437.66
Publications, subscriptions, memberships, etc.	5,219.00	24,336.26	21,184.75	3,151.51	84,739.00	60,402.74
Repairs and maintenance	25,413.50	66,142.09	116,750.00	(50,607.91)	467,000.00	400,857.91
Small equipment	4,238.18	11,525.90	26,875.00	(15,349.10)	107,500.00	95,974.10
Contingency	.00	.00	25,000.00	(25,000.00)	100,000.00	100,000.00
Emergency repairs	.00	.00	12,500.00	(12,500.00)	50,000.00	50,000.00
Business development	90,342.46	90,342.46	100,000.00	(9,657.54)	400,000.00	309,657.54
Operating expenses Totals	\$1,465,758.99	\$4,794,451.44	\$6,223,568.88	(\$1,429,117.44)	\$24,176,753.00	\$19,382,301.56
Depreciation						
Depreciation	705,742.11	2,117,226.33	.00	2,117,226.33	.00	(2,117,226.33)
Depreciation Totals	\$705,742.11	\$2,117,226.33	\$0.00	\$2,117,226.33	\$0.00	(\$2,117,226.33)
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REVENUE TOTALS	3,700,027.45	21,896,760.17	8,112,341.07	13,784,419.10	29,126,797.00	7,230,036.83
EXPENSE TOTALS	2,171,501.10	6,911,677.77	6,223,568.88	688,108.89	24,176,753.00	17,265,075.23
Grand Total Net Gain (Loss)	\$1,528,526.35	\$14,985,082.40	\$1,888,772.19	\$13,096,310.21	\$4,950,044.00	\$10,035,038.40

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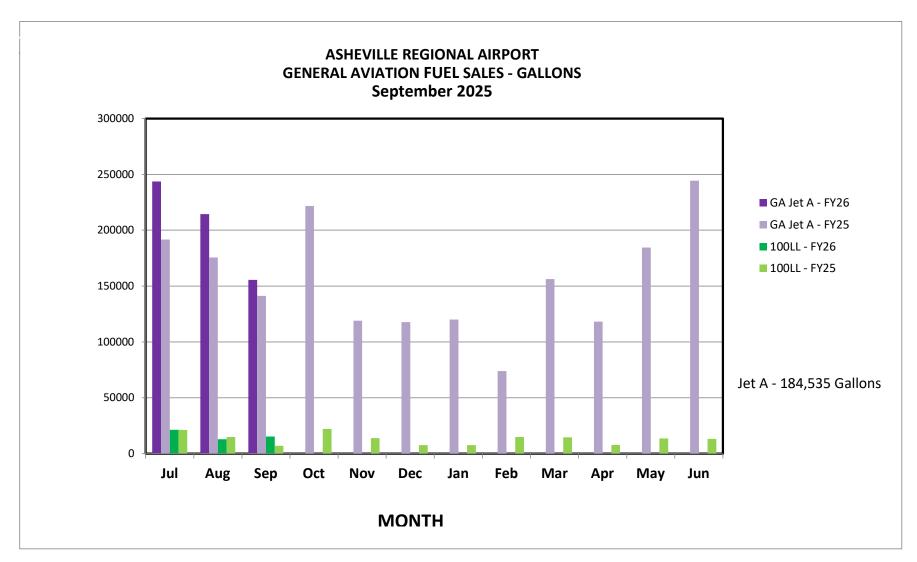




For the Month September 2025



For the Month September 2025



For the Month September 2025

							esign Phase							
Project Number	Project Name	Project Description	Professional Services Consultant	Professional Services Contract	General Contractor	Original Construction Contract	Change Orders (thru 11/1/2025)	Percent of Original Contract	Board Approved Project Cost	Percent Complete	Expensed to Date (thru 11/1/2025)	Start Date	End Date	Current Project Status (as of 11/1/2025)
1	Terminal Building Renovations	Phase 2 - Terminal Building Modernization Design	Gresham Smith	\$12,608,794	N/A	N/A	\$8,634,766	60.4%	\$21,243,560	90.1%	\$19,130,947	Nov-19	Apr-27	CA services continue. Progressing the re-design for Phase 2.
2	Terminal Building Renovations	Program Management Services	Parsons Transportation Group, Inc.	\$1,998,796	N/A	N/A	\$0	0.0%	\$1,998,796	24.6%	\$491,443	Jul-23	Dec-27	Project management continues.
3	Air Traffic Control Tower	Design new facility	Pond Company	\$4,157,923	N/A	N/A	\$872,978	15.9%	\$5,030,901	89.9%	\$4,522,166	Mar-21	Nov-25	CA services continue.
4	Air Traffic Control Tower	RPR Services	Parsons Transportation Group, Inc.	\$385,804	N/A	N/A	\$0	0.0%	\$385,804	58.3%	\$225,114	May-24	Dec-25	Project management continues.
5	Airport Master Plan	Update Current Master Plan	СНА	\$989,004	N/A	N/A	\$45,547	0.0%	\$1,034,551	97.9%	\$1,012,561	Jul-21	Aug-25	Received Master Plan approval from FAA. Awaiting FAA approval of ALP. CHA finalizing documents.
6	South Parking Lot	Design and Construction Administration	AVCON	\$374,976	N/A	N/A	\$80,441	0.0%	\$455,417	94.7%	\$431,189	Jan-23	Nov-25	CA Services in process.
7	Taxiway A Rehabilitation	Design and Construction Administration	AVCON	\$1,129,142	N/A	N/A	\$0	0.0%	\$1,129,142	56.6%	\$638,544	Jun-24	Dec-25	Scope repackaged. Advertising re-bid in November. Bids due in December.
8	RON Apron	Design and Construction Administration	McFarland Johnson	\$408,380	N/A	N/A	\$143,260	0.0%	\$551,640	67.0%	\$369,654	Nov-24	Mar-26	Scope repackaged. Advertising re-bid in November. Bids due in December.
9	Overlook Parking Lot	Design and Construction Administration	Kimley-Horn	\$1,778,149	N/A	N/A	\$316,662	0.0%	\$2,094,811	57.9%	\$1,213,045	Nov-24	Mar-26	Overlook Parking bidding complete & contrract ready. Stormwater Improvements design at 60%.
10	Parking Garage & Roadway Improvements	Design and Construction Administration	McFarland Johnson	\$4,964,318	N/A	N/A	\$0	0.0%	\$4,964,318	7.6%	\$377,793	Mar-25	Mar-27	Planning phase design services progressing. Concept draft report expected in November.
11	Airport Entrance	Planning & Conceptual Design	McFarland Johnson	\$91,275	N/A	N/A	\$0	0.0%	\$91,275	0.0%	\$0	Sep-25	Sep-26	Planning phase is progressing.
						Cons	struction Phas	е						
Project Number	Project Name	Project Description	Professional Services Consultant	Professional Services Contract	General Contractor	Original Construction Contract	Change Orders (thru 11/1/2025)	Percent of Original Contract	*Board Approved Project Cost	Percent Complete	Expensed to Date (thru 11/1/2025)	Start Date	End Date	Current Project Status (as of 11/1/2025)
1	Terminal Building Modernization - CMR Construction	CGMP-1 Utilities relocation \$6,215,900 CGMP-2 CEP and Equipment Purchase \$77,999,756 and CGMP-3 \$261,577,165 (Consolidated into one CGMP-3)	Gresham Smith	Construction Cost	Hensel Phelps	\$346,881,091	\$18,087,869	0.00%	\$364,968,960	59.9%	\$218,452,116	Jan-22	Apr-27	Airside portion of legacy terminal progressing demolition. Baggage Claim expansion progressing. AVL SRM and ATO SRM completed for tower crane to build Phase 2.
2	Air Traffic Control Tower	Construction of ATCT and Base Building Facility	Pond	Construction Cost	J Kokolakis Contracting	\$44,344,052	\$2,968,017	0.00%	\$47,312,069	96.7%	\$45,727,411	Dec-22	Nov-25	Site landscaping progressing. TCO achieved 10/17. Contractor working on Punchlist.
3	South Parking Lot	Construction work including clearing, paving, stormwater pipe and landscaping	AVCON	Construction Cost	Tennoca Construction Company	\$8,388,839	\$498,205	0.00%	\$10,747,282	71.8%	\$7,720,522	Jun-23	Nov-25	Fencing installed and stormwater 90% complete. Project complete in November.
4		Paving and improvements to perimeter road on Westside of airfield.		Construction Cost	Tarheel Paving	\$306,800	\$28,600	0.00%	\$352,800	95.1%	\$335,400	Jul-25	Sep-25	Paving Completed on 8/28. Punchlist & shoulders completed 9/29.

*(bal of approved contract)

Key strategic priorities

<u>Governance vs. Management</u>: Focus on setting governing direction ("guard rails") for the organizational and holding management accountable for the execution of operational tactics. Pursue continuous educational opportunities for Authority Member development.

- 1. Organizational Relevance: Remaining relevant in an era of airport consolidation
- 2. Financial Stewardship: Sustainability/Operating Performance/Audit & Compliance
- 3. Municipal Relations: Positive relationships with all municipalities surrounding the airport
- 4. <u>Stakeholder Relations</u>: Positive relationships with neighbors and other community organizations
- 5. <u>Community Image</u>: Public Perception/Public Relations/Customer Service/Legal Entity
- 6. <u>Facilities Stewardship</u>: Future Master Facilities Plan
- 7. **Environmental Stewardship**: Accountability/Awareness of Environmental Issues
- 8. **Economic Development**: Engage Community Partners/Airline Service Development
- <u>Vendor-Partner Relations</u>: General Aviation/Rental Car Agencies/Vendors
- 10. <u>Public Safety</u>: Airport Emergency Safety/TSA Relations/Municipal Partners
- 11. Organizational Accountability: President & CEO Supervision