

PUBLIC NOTICE

Asheville Regional Airport

Intention to File

Passenger Facility Charge (PFC) Application 22-09-C-00-AVL

The Greater Asheville Regional Airport Authority (Authority) as owner and operator of Asheville Regional Airport (AVL), is posting this public notice as part of the Passenger Facility Charge (PFC) Application process under 14 CFR §158.24.

The Authority intends to file PFC Application 22-09-C-00-AVL with the Federal Aviation Administration (FAA) which includes one (1) “Impose and Use” project. The Authority is requesting to utilize PFCs to reimburse for a portion of the local funding anticipated to be used on the project, totaling \$100,000,000. The project anticipated for inclusion in this Application is identified and described below:

Project 09-001 – Terminal Building Modernization (Construction) – Impose & Use

Project Description: This project includes the construction phase of the redevelopment and expansion of the existing terminal. The proposed project will expand and modernize the existing single-story building to a two-story building. Specific elements of the overall project are detailed below:

- The project will generally include expanding the current 113,000 square foot building to approximately 275,000 square feet.
- The project will provide a screening checkpoint that will allow for future growth and adaptability of evolving security needs.
- A right sized ticket lobby providing space to accommodate new carriers while recognizing the emerging technology and check-in procedures.
- An enhanced curbside and entrance facade that becomes a part of the integrated overall aesthetic to the site.
- A right sized baggage claim hall sized to meet the intended fleet mix and provide the necessary airline and airport support space.
- The consolidation of two individual baggage inspection rooms into a single checked baggage inspection system with supporting baggage makeup areas for outbound baggage.
- A new second level boarding concourse with expanded hold rooms supporting the projected fleet mix and new amenities such as expanded restrooms and twelve new passenger boarding bridges (the previous five passenger boarding bridges were designed for first level utilization and must all be replaced).
- Additional area for amenities such as concessions, retail and common use club.
- A dedicated loading dock for airport deliveries and supplemented by additional storage space.
- Expansion from 7 to 12 operational gates.
- A Central Energy Plant (CEP) is proposed to support the growing power needs while providing expandability and redundancy. The CEP will include a small separate building in proximity to the terminal. Work at the CEP would include a small parking lot and utility connections.
- The project will include the relocation of the existing Air Traffic Control Tower located above the passenger terminal to enable the proposed redevelopment and expansion to proceed. The new Air

Traffic Control Tower is anticipated to be constructed on the west side of the airport near Ferncliff Park Drive.

- The reallocation and expansion of space within the existing Baggage Make-Up Area (CBIS).

With an estimated construction budget of approximately \$230,000,000, 35% of the project capital costs would be funded utilizing grants through the Airport Improvement Program (\$5,667,424), Bipartisan Infrastructure Law Airport Infrastructure Grants (\$21,546,500) and Passenger Facility Charges (\$53,535,524).

Justification: AVL completed a Terminal Area Study with forecasts through 2038. Due to AVL's current and projected growth, it is necessary to expand and modernize the existing single-story terminal building to a two-story terminal building to accommodate increased passenger enplanements. The existing terminal was designed in the late 1950s and opened in 1961. Multiple additions have occurred since opening, however, much of the building core has remained unchanged.

AVL's projected enplanements for 2018 were 517,652 with enplanements of 568,765 by 2023 and 728,000 by 2038. The 2038 projected enplanements were already exceeded in 2019, when over 809,000 passengers enplaned at AVL, and were nearly reached in 2021 with over 710,000 enplanements after the impacts of the COVID-19 pandemic in 2020. With revisions based on this significant increase above the Terminal Area Study forecasts, it is anticipated that approximately 950,000 enplanements will occur by 2023. This historic increase in passenger traffic creates the need for additional square footage. The current terminal includes approximately 113,000 square feet. The square footage needed to accommodate the current passenger enplanements is roughly 275,000 square feet. The design concepts included in this application are based on the space planning in accordance with the IATA Airport Reference Development Manual (ADRM), TSA "Recommended Security Guidelines for Airport Planning" and "Checkpoint Design Guide (CDG)", and Airport Cooperative Research Program (ACRP).

Airport Improvement Program (Future Grants):	\$5,667,424
Bipartisan Infrastructure Law Airport Infrastructure Grants (Future Grants):	\$21,546,500
Passenger Facility Charges (Bond Capital):	\$53,535,524
Passenger Facility Charges (Financing & Interest):	\$46,464,476
State Funds:	\$48,000,000
Other Funds (Bond Capital):	\$101,250,552
Other Funds (Financing & Interest):	\$129,535,524
Total Project Cost:	\$406,000,000

The proposed PFC level of collection is **\$4.50** per eligible enplaned passenger for all projects. The estimated charge effective date for PFC Application 22-09-C-00-AVL is **August 1, 2022**, and the estimated charge expiration date is **September 1, 2050**.

As required under 14 CFR §158.24, the Authority will be accepting public comments on the proposed projects until **5:00pm on Wednesday, May 4, 2022**. Questions and comments regarding the proposed PFC Application, including agreement or disagreement with any of the proposed projects, or requests for additional information, should be addressed to:

Executive Director
Asheville Regional Airport
61 Terminal Drive, Suite 1
Fletcher, NC 28732