



Wayne County Airport Authority Board Meeting

Jul 15, 2026 2:00 PM - 4:00 PM EDT

The Michael Berry Administration Building
Kevin Clark Conference Room
11050 Rogell Drive, Building 602
Detroit, MI 48242

DRAFT AGENDA

I) Roll Call

II) Pledge of Allegiance

III) Introduction of 2026 College Interns and Davis Aerospace Co-Op High School Students

IV) Consent Agenda

A) Approval of Minutes from May 20, 2026 Board Meeting

B) Approval of Minutes from May 20, 2026 Closed Session

C) PMG SM Holdings, LLC (Asphalt-Based Pavement Sealers and Miscellaneous Parts)

Resolution to approve a contract with PMG SM Holdings, LLC, to provide asphalt-based pavement sealers, storage tanks, miscellaneous hand tools, and parts for spray/squeegee equipment on an as-needed basis at Detroit Metropolitan and Willow Run Airports. The term of the contract shall commence on August 9, 2026 and terminate on August 8, 2029, with two (2) one-year renewal options exercisable by the CEO. The cost of the contract shall not exceed \$650,000.00. The contract was competitively solicited and PMG SM Holdings, LLC was deemed the sole responsive and responsible bidder.

D) Ellsworth Industries, Inc. (Miscellaneous Aggregates)

Resolution to approve a contract with Ellsworth Industries, Inc., to provide miscellaneous aggregates, topsoil, and hardwood mulch for Detroit Metropolitan and Willow Run Airports. The term of the contract shall commence on August 1, 2026 and terminate on July 31, 2029, with two (2) one-year renewal options exercisable by the CEO. The cost of the contract shall not exceed \$450,000.00. The contract was competitively solicited and Ellsworth Industries, Inc. was deemed the sole responsive and responsible bidder.

E) Metro Cab of Grand Rapids, LLC (Metered Taxicab Concession)

Resolution to approve a contract with Metro Cab of Grand Rapids, LLC, to operate the Metered Taxicab concession for passengers departing from Detroit Metropolitan Airport. The term of the contract shall commence on January 1, 2027 and terminate on December 31, 2030, with two (2) one-year renewal options exercisable by the CEO. The concession fee for the first contract year shall be \$100,000.00. Beginning in the second year, the monthly concession fee will be adjusted based on taxicab trip volume. The total anticipated revenue over the initial five-year term is estimated at \$500,000.00. The contract was competitively solicited through the Request for Proposals solicitation process.

F) Great Lakes Transportation Holdings, LLC dba Metro Cars (On-Call Passenger Bus Transportation Services)

Resolution to approve an amendment to the contract with Great Lakes Transportation Holdings, LLC dba Metro Cars, to add funds to the contract to continue providing on-call passenger bus transportation services for the Wayne County Airport Authority. The term of the contract remains unchanged. The cost of the amendment shall not exceed \$75,000.00, which, together with the previous contract authorization amount of \$100,000.00, results in total contract costs that shall not exceed \$175,000.00.

G) HBF APU JV, LLC / Paradies (Removal of Space L-3C - McNamara Terminal)

Resolution to approve an amendment to the contract with HBF APU JV, LLC / Paradies, to remove Space L-3C (currently P.F. Chang's China Bistro) from the concession agreement, which is located in the McNamara Terminal. The term of the contract remains unchanged. The revenue adjustment for Space L-3C will no longer be included in financial calculations, effective November 11, 2026.

H) WDFG North America, LLC (Duty Free Concepts in McNamara and Evans Terminals)

Resolution to approve an amendment to the contract with WDFG North America, LLC, to holdover the duty-free concepts in the McNamara Terminal (Space L-6) and Evans Terminal (Space 1-4), reduce the concession fee percentage, and waive the minimum concession fees at Detroit Metropolitan Airport. The amended term shall be extended on a month-to-month basis through June 30, 2028. Effective December 17, 2026, the concession fee will be reduced to 14% of the Concessionaire's Monthly Gross Sales, and the minimum concession fees (MCF) will be waived through the extended term.

I) United Parcel Service, Inc. (Amend Short-Term License Agreement)

Resolution to approve an amendment to the short-term license agreement with United Parcel Service, Inc., to extend the term for another eighteen (18) months to increase the revenue of the 60,000 square foot trailer parking site. The amended term shall commence on August 1, 2026 and terminate on January 31, 2028. The amended increase in revenue of \$90,000.00, results in total revenue of \$150,000.00.

J) Hantz Real Estate Venture, LLC (Hangar Rental Agreement at Willow Run Airport)

Resolution to approve an amendment to Resolution No. 16-129 with Hantz Real Estate Venture, LLC, to correct the contract term to accurately reflect the contract. The correct contract term is twenty (20) years, commencing on December 1, 2016 and terminating on November 30, 2036. All other terms and conditions remain the same.

K) YIP Ecorse BTS Partners Development, LLC (Twenty-Five-Year Extension to Agreement)

Resolution to approve an amendment to the lease agreement with YIP Ecorse BTS Partners Development, LLC, to request an additional five (5) five-year renewal options (twenty-five years), as requested by the Federal Aviation Administration (FAA). The agreement shall terminate on September 14, 2100.

L) Appointment of Marques Thomey to Joint Airport Zoning Board for Wayne and Washtenaw Counties

Resolution to re-appoint Marques Thomey, Wayne County Airport Authority's Director of Economic Development, to the Joint Airport Zoning Board for Wayne and Washtenaw Counties, which shall commence on September 20, 2026 and terminate on September 19, 2029.

M) Delegation of Authority to the Chief Executive Officer - Signatory Airlines Airport Use and Lease Agreements and Lease of Space Agreements in the Evans Terminal

Resolution to approve a delegation of authority to the Chief Executive Officer to amend and execute Airport Use and Lease Agreements in the Evans Terminal, and to execute Lease of Space Agreements for the utilization of vacant gates and other Evans Terminal space at Detroit Metropolitan Airport. This delegation will enable the Authority to respond efficiently to requests from Signatory Airlines seeking to lease available space in support of their airport operations.

N) Delegation of Authority to the Chief Executive Officer - Self Bag Drop Technology

Resolution to delegate authority to the Chief Executive Officer to negotiate and execute agreements related to the purchase of Materna self-bag drop machines for the Wayne County Airport Authority, as well as oversee all aspects associated with their integration, which includes decommissioning of existing equipment, transportation of the machines, recommissioning, programing, and ongoing support. The estimated cost is \$950,000.00 and anticipated to be installed over the next twelve (12) months.

O) Stryker Sales, LLC (Chest Compression Devices)

Resolution to approve a special exception to the competitive solicitation process and a contract with Stryker Sales, LLC, to purchase four (4) Lund University Cardiopulmonary Assist System (LUCAS) chest compression devices and a four (4) year ProCare support and service protection plan. The term of the contract shall commence on August 1, 2026 and terminate on July 31, 2030. The cost of the contract shall not exceed \$108,228.86.

P) PowerDMS, Inc. (Policy and Document Management Software Platform)

Resolution to approve a special exception to the competitive solicitation process and a contract with PowerDMS, Inc., to continue the ongoing utilization and further development of a cloud-based policy and document management software platform for the Wayne County Airport Authority. The term of the contract shall commence on October 1, 2026 and terminate on September 30, 2031. The cost of the contract shall not exceed \$186,841.69.

Q) N.A. Mans & Sons, Inc. dba Mans Lumber & Home (Lumber and Miscellaneous Building Materials)

Resolution to approve a special exception to the competitive solicitation process and a contract with N.A. Mans & Sons, Inc. dba Mans Lumber & Home, to purchase lumber and miscellaneous building materials on an as-needed basis for Detroit Metropolitan and Willow Run Airports. The term of the contract shall commence on July 15, 2026 and terminate on July 14, 2027, with one (1) one-year renewal option exercisable by the CEO. The cost of the contract shall not exceed \$330,000.00.

R) BASG LLC (Consulting Services for Airfield Operations and FAA Compliance)

Resolution to approve a special exception to the competitive solicitation process and a contract with BASG LLC, to provide as-needed consulting services to support the Airport Authority's airfield operations and ensure continued compliance with Federal Aviation Administration requirements at Detroit Metropolitan and Willow Run Airports. The term of the contract shall commence on November 1, 2026 and terminate on October 31, 2028, with one (1) one-year renewal option exercisable by the CEO. The cost of the contract shall not exceed \$300,000.00.

V) New Business

A) Cronus Communications LLC (Secondary High-Speed Internet Services)

Resolution to approve a contract with Cronus Communications LLC, to provide as-needed secondary high-speed internet services for the Wayne County Airport Authority offices. The term of the contract shall commence on August 15, 2026 and terminate on October 31, 2029, with two (2) one-year renewal options exercisable by the CEO. The cost of the contract shall not exceed \$511,800.00. The contract was competitively solicited through the Request for Qualifications solicitation process.

B) Commercial Contracting Corporation (Executive Terminal DTW Rental Car Facility Improvements)

Resolution to approve a contract with Commercial Contracting Corporation, to provide construction services to modify and improve DTW Rental Car Facility Improvements - Block 4 at Executive Terminal Building 348 at Detroit Metropolitan Airport. The term of the contract shall commence on July 15, 2026 and terminate on September 30, 2029. The cost of the contract shall not exceed \$22,100,478.83. The contract was competitively solicited through the Request for Proposals solicitation process.

C) Dan's Excavating, Inc. (Rogell Drive to Dingell Drive Connector Ramp)

Resolution to approve a contract with Dan's Excavating, Inc., to construct a new roadway connector ramp between northbound Rogell Drive and southbound Dingell Drive at Detroit Metropolitan Airport. The term of the contract shall commence on July 15, 2026 and terminate on September 30, 2029. The cost of the contract shall not exceed \$15,268,223.71. The contract was competitively solicited and Dan's Excavating, Inc. was deemed the lowest responsive and responsible bidder.

D) GZA GeoEnvironmental, Inc.; AECOM Great Lakes, Inc.; Environmental Resources Group, LLC (On-Call Environmental Consulting Services)

Resolution to approve contracts with GZA GeoEnvironmental, Inc.; AECOM Great Lakes, Inc.; and Environmental Resources Group, LLC, to provide on-call environmental consulting and related services at Detroit Metropolitan and Willow Run Airports. The term of the contracts shall commence on August 1, 2026 and terminate on July 31, 2029, with two (2) one-year renewal options exercisable by the CEO. The combined cost of all contracts shall not exceed \$5,500,000.00. The contracts were competitively solicited through the Request for Qualifications solicitation process.

E) Demattei Wong Architecture, Inc. (Rental Car Facility Improvements)

Resolution to approve an amendment with Demattei Wong Architecture, Inc., to add funds for continued design work for the Lucas Drive water main and related infrastructure at Detroit Metropolitan Airport, including required permitting for rental car facilities, and updated direct labor rates for engineering and design services. The amended anticipated completed date is June, 2030. The cost of the amendment is \$1,300,000.00, which, together with the previous contract authorization of \$6,330,897.00, results in total contract costs that shall not exceed \$7,630,897.00.

F) Delegation of Authority to the Chief Executive Officer - Agreement with 540 Associates, LLC for the Evans Terminal Hotel at Detroit Metropolitan Airport

Revising the Resolution and the Memorandum and it will be provided prior to the Board meeting.

G) Proposed Revisions to the Wayne County Airport Authority Procurement Ordinance

Resolution to approve the revisions to the Wayne County Airport Authority Procurement and Contracting Ordinance, which shall entirely supersede any prior versions thereof.

VI) Information Items

A) Audit Committee Report from the May 20, 2026 Audit Committee Meeting

B) McNamara Terminal Restroom Updates, Presentation, Michael Jackson

C) Monthly Financial Update, Amber Hunt, Chief Financial Officer

D) Chief Operating Officer Report, June Lee

E) Chief Executive Officer Report, Chad Newton

1) CEO Monthly Report - pursuant to WCAA Procurement and Contracting Ordinance, Article VII Section 1

VII) Chairperson's Comments

VIII) Public Comment

Speakers are limited to two minutes.

Any attendee wishing to make a public comment must complete the yellow public comment card found on the table next to the entry way into the Kevin Clark Conference Room, noting the information, and place it in the basket provided **no later than 1:30 p.m. on July 15, 2026**. While not required, groups or organizations are encouraged to designate a single spokesperson to present their shared comments.

IX) Next meeting of the Wayne County Airport Authority Board is scheduled for Wednesday, September 16, 2026 at 2:00 p.m. at the Michael Berry Administration Building.

X) Adjourn