	"OPEN MEETINGS ACT" **Blair Airport Authority Special Meeting** **City Council Chambers** **November 30, 2026 - 7:00 PM**

A Copy of the "Open Meetings Act" Has Been Posted at Both Exits

AGENDA

NOTE: A current copy of the agenda can be obtained at the City Clerk's Office at 218 S. 16th Street, Blair, Nebraska or on the City website at www.blairne.gov. The City Council reserves the right to go into Executive Session at any time.

1. Meeting called to order at 7:00 p.m. by Chairman Johnson.
2. Pledge of Allegiance
3. Roll call of members.
4. Consider approval of minutes from the November 17, 2026 meeting.
5. Executive Session to discuss real estate negotiations involving the Blair Airport Authority and to preserve the attorney-client privilege. No action to be taken.
6. Motion and second by Board members to adjourn the meeting.

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Blair Airport Authority Regular Meeting
Tuesday, November 17, 2026

Agenda #1 – The Blair Airport Authority met in regular session in the City Council Chambers on November 17, 2026, at 7:00 PM and called to order by Chairman Johnson.

Chairman Johnson publicly stated to all in attendance that a current copy of the Nebraska Open Meetings Act was available for review and indicated the location of such copy posted in the room where the meeting was being held. Notice of the meeting was given in advance thereof by publication in the Enterprise or the Pilot -Tribune as shown by the affidavit of publication filed in the City Clerk's office. Notice of the meeting was simultaneously given to all members of the Blair Airport Authority and the agenda is filed in the City Clerk's office. Availability of the agenda was communicated in the advance notice and in the notice to the Blair Airport Authority of this meeting. All proceedings shown hereafter were taken while the convened meeting was open to the attendance of the public.

Agenda Item #2 – Pledge of Allegiance

Agenda #3 - Roll call of members – The following were present: Faye Jones, Dave Johnson, Dan Hunt, Wes Baedke. Absent: Marty Rump. Also present were Deputy City Administrator Barrow, Assistant Airport Manager Corey, and Heather Olson, Olsson.

Agenda #4 - Approval of minutes from the October 20, 2026, regular Meeting – Motion by Dan Hunt, second by Faye Jones to approve the minutes of the October 20, 2026, meeting as presented. Board members voted as follows: Wes Baedke: Yea, Dan Hunt: Yea, Dave Johnson: Yea, Faye Jones: Yea, Marty Rump: Absent. All Board members voted: Yea: 4, Nay: 0, Absent: 1. Chairman Johnson declared the motion carried.

Agenda #5 - Financial Reports for October 2026 – The financial reports covered the first full month of the new fiscal year. No questions were asked. Motion by Wes Baedke, second by Faye Jones to approve the budget reports for October 2026. Board members voted as follows: Wes Baedke: Yea, Dan Hunt: Yea, Dave Johnson: Yea, Faye Jones: Yea, Marty Rump: Absent. All Board members voted: Yea: 4, Nay: 0, Absent: 1. Chairman Johnson declared the motion carried.

Agenda Item #6 – Consider Resolution No. 2026-027 to approve the Amended Farm Lease agreement with Gary Lambrecht. – Authority Member Hunt introduced Resolution No. 2026-027 to approve the Amended Farm Lease agreement with Gary Lambrecht. Construction and the upcoming runway lighting work changed the farmable land and reduced the hay ground between the runway and taxiway. Acreage rises from 78.1 to about 118.9 acres, a financial increase of $9,399.60 with no change in rates. The increase comes mainly from adding roughly 27.8-acre plot previously farmed by Larry Buss. Lambrecht agreed verbally but has not signed. If he objects, the lease will come back to the board. The lease runs through the end of the calendar year, after which the plan is to bid out the entire parcel next year. That bid may include hayable ground in the Southeast Corporate Hangar expansion area. The original 2-year agreement was signed last year, probably timed around December so farmers can plan inputs. Motion by Wes Baedke, second by Dan Hunt to adopt Resolution 2026-027 as presented. Board members voted as follows: Wes

Baedke: Yea, Dan Hunt: Yea, Dave Johnson: Yea, Faye Jones: Yea, Marty Rump: Absent. All Board members voted: Yea: 4, Nay: 0, Absent: 1. Chairman Johnson declared the motion carried.

Agenda Item #7 – Consider a request by the Interim Airport Manager to approve the installation and relocation of the fuel tanks to a location near the snow removal equipment building. Interim Airport Manager Corey stated that the plan is to move the diesel tank to the Snow Removal Equipment building and install a 300-gallon gasoline tank for the de-icing equipment, the side-by-side and possibly the pickup. No site prep will be required, and staff will use rock from the old Snow Removal Equipment floor. Fencing was not included in the bid. Motion by Dan Hunt, second by Wes Baedke to approve the installation and relocation of the fuel tanks to the location near the snow removal equipment building. Board members voted as follows: Wes Baedke: Yea, Dan Hunt: Yea, Dave Johnson: Yea, Faye Jones: Yea, Marty Rump: Absent. All Board members voted: Yea: 4, Nay: 0, Absent: 1. Chairman Johnson declared the motion carried.

Agenda Item #8 – Discussion about the North GA Septic. Heather Olson presented a revised layout that differs from the Airport Layout Plan. It shows the existing gas line and easement, the Snow Removal Equipment building, and a 4-bay box hangar. It adds two 8-place and two 6-place hangars, a possible 4-place T-hangar, and several 50x50 hangars. A 50-foot gap is kept between hangar groups to comply with fire marshal requirements. Members generally liked maximizing hangar count given the waiting list. Discussion was had on sanitary service, members felt T-hangars do not need bathrooms. A recommendation to let tenants fund their own septic tanks was mentioned. Steve Rasmussen, 15801 S 87th Street Papillion, NE, of the Glider Club, asked that the grass strip, used since 1991, be preserved. He objected to turbine helicopters in a general aviation area and said gliders could otherwise move to the concrete, which would be inefficient. It was noted that the Airport Layout Plan is a changeable 20-year plan and financial stewardship may dictate future decisions.

Agenda Item #9 – Reports

1. SkyWerx – Tim Hauder praised how the runway construction went despite September rains and is excited to see the final product.

2. Maintenance – The 100 Low Lead pump malfunctioned and was repaired the next day, with an invoice expected by the November meeting. Spray foam insulation began today in the Snow Removal Equipment building and should take 2–3 days. The concrete floor is done. Lights were replaced, but one reel is out of sync and needs an electrical contractor. Fire extinguisher checks in the T and Executive hangars are complete. The tractor and de-icing equipment will be readied within a week or two. Electrical poles near the community hangars obstruct tenants, including gliders, and one glider tenant asked to move. Staff will get quotes to remove them and install about 5 roof-mounted floodlights, one per taxiway between buildings and one on each end of buildings A and D.

3. Update on Current Construction Projects –Heather Olson reported that Henton finished final grading and some punch list items on the south end, so final payment and state closeout documents come next month for both the storm and sanitary sewer. On the runway extension, seeding started today, and spray mulch was delayed by wind. The runway closure stays 7 AM to 6 PM Tuesday through Thursday will continue until the mulch project is complete. Paving is

pushed to spring so a freeze-thaw cycle can occur. The contractor will haul aggregate and stockpile it on the north end all winter. They will bring 2 batches from plant in Tekamah, to set up next spring. The county was pleased with the bypass road. The Authority was awarded an additional $300,000 in state grant funds as well.

4. Flowage fees reported: 100 Low Lead $299.65; Jet A $2,133.22.

5. Airport Manager's Report – The manager attended NDOT's in-person Black Cat training at Lincoln Airport on the new online software for grants and payments. The aviation symposium is January 27, 2027. Registration is required for the free NDOT engineering session, and it may be a hands-on Q&A for CIP sheets.

Agenda Item #10 – Executive Session to discuss real estate negotiations involving the Blair Airport Authority and to preserve the attorney-client privilege. Motion by Dan Hunt, second by Faye Jones to Go into Executive Session at 7:44 p.m. to discuss real estate negotiations. Board members voted as follows: Wes Baedke: Yea, Dan Hunt: Yea, Dave Johnson: Yea, Faye Jones: Yea, Marty Rump: Absent. All Board members voted: Yea: 4, Nay: 0, Absent: 1. Chairman Johnson declared the motion carried.

Motion by Dan Hunt, second by Wes Baedke to exit Executive Session at 8:24 p.m. Board members voted as follows: Wes Baedke: Yea, Dan Hunt: Yea, Dave Johnson: Yea, Faye Jones: Yea, Marty Rump: Absent. All Board members voted: Yea: 4, Nay: 0, Absent: 1. Chairman Johnson declared the motion carried.

Agenda Item #11 – Motion by Dan Hunt, second by Wes Baedke to adjourn the meeting at 8:24 pm. Board members voted as follows: Wes Baedke: Yea, Dan Hunt: Yea, Dave Johnson: Yea, Faye Jones: Yea, Marty Rump: Absent. All Board members voted: Yea: 4, Nay: 0, Absent: 1. Chairman Johnson declared the motion carried.

Wes Baedke, Secretary

Jakob Conn, Recording Secretary