



CAPITAL REGION AIRPORT AUTHORITY

John Shaski
Chairman

Victor Celentino

Yvette Collins

Debbie Groh

Jennifer Jacob

Matthew Lantzy

Nicole Noll-Williams, C.M.
President - CEO

March 23, 2026 REGULAR BOARD MEETING Chair John Shaski

Board Members Present: John Shaski, Victor Celentino, Yvette Collins, Debbie Groh, Matthew Lantzy, and Jennifer Jacob

Ex-Officio Present: Mark Mudry and Robert Showers

Management, Staff and Employees Present: Nicole Noll-Williams, Rob Benstein, Ron O'Neil, Elliott Black, Steve Gonzalez, Blake Roy, and Bonnie Wohlfert

Members of the Public Present: David Joye, RS&H; Mark Breukink, Mead & Hunt; Brian Hurtekant, Clinton County Commissioner; Tanner White, Dewitt Township; Robert Pena, Ingham County Commissioner

CALL TO ORDER & ROLL CALL

1. John Shaski, Chair, called the Regular Board Meeting of the Capital Region Airport Authority to order at 4:30 p.m. with a quorum present.
2. John Shaski led, and all recited the Pledge of Allegiance.

APPROVAL OF MINUTES

1. Debbie Groh moved the Board approve the minutes of the February 23, 2026, Regular Board Meeting.
2. The motion passed unanimously.

COMMUNICATIONS & SPECIAL ITEMS

1. John Shaski congratulated Elliott Black for earning the Accredited Airport Executive designation through AAEE (American Association of Airport Executives). A photo will be taken following the meeting with board members/ex-officios.

PUBLIC COMMENT

1. None

REPORTS AND RECOMMENDATIONS FOR ACTION

#26-02 Amend annual deadline for submission of audit report

- a. Victor Celentino moved the Capital Region Airport Authority Board approve the update to Section 300.01 of the Board Policy Manual (Budget and Fiscal Affairs) to establish a deadline of "one hundred eighty (180) days following the close of each fiscal year that audit results shall be published in printed form and delivered to the President – CEO and all members of the Board.
- b. The motion passed unanimously.

#26-03 Approval of Consumers Energy electric easement

- a. Matthew Lantzy moved the Capital Region Airport Authority Board approve the granting of an easement to Consumers Energy for the purposes of constructing, operating, and maintaining underground electric facilities on CRAA property, and authorized the President – CEO, or designee, to sign all necessary documents on behalf of the Authority.
- b. The motion passed unanimously.

#26-04 Consent of Assignment and Amendment to Alpha Dog Aviation, LLC Ground Site Lease Agreement

- a. Debbie Groh moved the Capital Region Airport Authority Board approve the Assignment and Amendment of the Alpha Dog Aviation, LLC Ground Site Lease Agreement and Amendment and authorized the President – CEO to sign all associated documents on behalf of the Authority.
- b. Jennifer Jacob asked where the hanger is located and Nicole Noll-Williams pointed to the location on the aerial map. Yvette Collins inquired about the language in 14.02 Guaranty. Rob Benstein explained that the language includes payment and performance guarantees. Debbie Groh asked if the new owner was present; Nicole indicated no.
- c. The motion passed unanimously.

REPORTS

Elliott Black – Financial Report for period ending January 31, 2026

Operating revenues - YTD Revenues are \$4.85 million (\$133k or 2.8% better than YTD budget). Key contributing factors include Concession revenues and Building / office rents.

Operating expenses - YTD Expenses are \$6.5 million (\$22k or 0.35% worse than YTD Budget). Key contributing factors include Payroll and Other expenses (primarily due to an assessment for improvements to the Rayner Creek drainage system).

Net operating revenue - YTD Net Operating Loss is \$1.6 million (\$110k or 6.4% better than YTD Budget).

Selected Non-Operating Revenues and Expenses - Accrued YTD Property Tax revenues now stand at \$6.3 million (\$2.5 million or 67.6% better than YTD Budget). Victor Celentino asked if we were on target and Elliott Black indicated yes.

Mason Jewett Field

Operating revenues - YTD Revenues are \$94k (\$272 or 0.3% better than YTD Budget)

Operating expenses - YTD Expenses are \$213k (\$105k or 97% worse than YTD Budget)

Net operating revenue - YTD Net Operating Loss is \$118k (\$105k or 777% worse than YTD Budget).

Debbie Groh asked about the payroll expenses. Elliott Black reported that the total is a combination of snow, the way the budget is structured (payroll to date vs. flatline), and medical and disability costs higher than anticipated.

Nicole Noll-Williams – President & CEO Report

The 4th Annual Rosie the Riveter Day was held at Capital Region International Airport on Friday, March 13, drawing more than 400 attendees to celebrate and recognize the lasting contributions of women and veterans who helped shape our nation's history.

This annual event (hosted at the airport the last 2 years) honors the dedication, hard work, and service of the Rosies—women who played a critical role in supporting the war effort during World War II through industrial and manufacturing work.

In recognition of their outstanding commitment to the success of Rosie the Riveter Day at Capital Region International Airport, CRAA Board Members Jennifer Jacob and Debbie Groh were presented with a "Rosie Day" award during this year's event. The recognition highlighted their exceptional dedication over the past two years, during which the event has been hosted at the airport. Both have consistently gone above and beyond in supporting event planning, coordinating day-of activities, and volunteering significant personal time to help ensure the event's continued success. Their leadership and hands-on involvement have played an important role in strengthening this annual community tradition and honoring those it celebrates.

Congratulations to Jamie Ridenour for successfully completing AAAE's Airport Certified Employee (ACE) Trusted Agent Course.

Congratulations again on Elliott Black receiving his Accredited Airport Executive certificate.

In CY2025, the Public Safety and Operations Departments responded to 1,444 calls for service. These calls ranged from routine events (i.e., checkpoint alarms/tests and escorts) to more serious issues (i.e., aircraft incidents and medical emergencies).

The Request for Qualifications for Architectural and Engineering (A&E) services for the Terminal Renovation Design Project was issued on February 17th. Eight teams submitted Statements of Qualifications by the March 13th deadline. We anticipate selecting a team by the end of the month with contract approval scheduled for the April CRAA Board meeting. The duration of the design project will be approximately 18 months.

The Request for Bids was issued on February 10 for the Roadway Improvements Project; bids are due March 24th. Construction is expected to begin this summer.

Maintenance will be replacing worn-out furniture in the Spartan Landing and on the concourse (Gate 6 and 8 hold rooms). They have also taken delivery of the agricultural roller and will begin work on improving the runway safety areas at both airports later this spring.

Over 120 applications were received for the upcoming open position of Administrative Manager/Board Secretary. The goal is to have a candidate selected by the end of the month.

United Airlines will start service on May 7 with 4 daily departures.

The 100 Years of Flight celebration is scheduled for June 13. Many aircraft will be on display, and the Young Eagles free introductory flights will be available.

Katherine and Steve Japinga welcomed their new baby boy today, Louis Alexander.

OLD BUSINESS

1. None

NEW BUSINESS

1. None

PUBLIC COMMENT

1. Robert Pena, Ingham County Commissioner, commented on the drain project completed near the Ingham County Fair Grounds and Mason Jewett Field. Recent heavy rains did not cause any flooding compared to less rain in the past that did cause flooding. He also thanked the Authority for the Delta flight directly to Minneapolis specifically for the MSU football game this past fall.

BOARD COMMENTS

1. Jennifer Jacob commented on Rosie Day and how holding the event two weeks later could really make a difference in favorable weather. She also inquired about the Data Center near Mason, behind the Meijer, that could impact pattern work for training flights. Debbie Groh added that a moratorium may be put in place and townships and cities in the area are concerned about the water and electrical use. There is also enough signatures obtained to recall the city council. Nicole Noll-Williams added that the Lansing Chamber is supportive of the data center proposed in the City of Lansing. The water use is limited due to a looping system and there are financial and tax benefits.
2. Robert Showers shared that the Airport Road project from Stoll to Clark started today. Stoll to Clark is the second phase. He also shared that the Next Michigan Development Corporation approved the Niowave tax abatement.

3. Debbie Groh commented on a WLNS segment that highlighted the \$8.1 million received but failed to include that it is grant dollars not tax dollars. Nicole added that the roads project funding award was a great team effort. John Shaski added that non-aeronautical revenue continues to improve and he is very proud of the team.
4. Yvette Collins asked about the data center issue and how it impacts the flight training. Jennifer Jacob explained that flight training involves flying in a rectangle and steam emitted from the data center could impact how an aircraft interacts in the air. Fog changes the atmosphere, affects altitude, and the location of the data center is a critical point for landing. Robert Showers asked if they have bought the land and commented on his experiences with solar, wind turbines, and planning and zoning. Debbie Groh shared that planning and zoning is aware of the airport concerns and will involve the FAA. Debbie also indicated that there has not been a formal offer on the land.

ADJOURNMENT

1. John Shaski moved the meeting to be adjourned at 5:07 pm.
2. The motion carried, and the meeting was adjourned.

signed

John Shaski, Chair

signed

Bonnie Wohlfert, Secretary