



**AIRPORT AUTHORITY MEETING
TUESDAY, JANUARY 13, 2026
3:00 PM
DALTON MUNICIPAL AIRPORT**

MEETING NOTICE

The Airport Authority will hold its January meeting on Tuesday, January 13, 2026 at 3:00 PM at the Airport.

MEETING AGENDA

1. Welcome and Call to Order
2. Approval of Meeting Agenda
3. Approval of November 11, 2025 Minutes
4. Public Commentary (must register, 3 min limit)
5. Review Financial Reports
6. Current Projects Update – Airport Manager
7. Report on Operations - Airport Manager
8. Chairman's Update
9. Miscellaneous Business
10. Adjournment

ANNOUNCEMENTS

The next Airport Authority meeting will be held Tuesday, March 10, 2026 at 3:00pm at the Airport.



AIRPORT AUTHORITY
MEETING MINUTES
NOVEMBER 11, 2025 – 3:00 P.M.
DALTON MUNICIPAL AIRPORT

Attendees: Authority Members: Chairman Danny Morgan, Chester Clark, Luis Prieto, Benny Dunn, and Earl Boyd; Councilmember Liaison Nicky Lama; Staff: Andrew Wiersma and Andrew Parker; Virtual: Cindy Jackson; Guests: Frank Hubbs & Kenneth Robertson

Call to Order:

The November 11, 2025 Airport Authority meeting was called to order by Chairman Morgan at 3:05pm

Approval of Meeting Agenda:

The agenda was adopted by acclamation by Chairman Morgan with no objection from authority members.

Approval of September 9, 2025 Minutes:

The September 9, 2025 meeting minutes were adopted by acclamation with no objection from authority members.

Presentation of Awards:

Chairman Morgan referenced the GAA Annual Meeting awards banquet in which two (2) awards were given to individuals at the Dalton Municipal Airport. He referenced the legislative fly-in which occurred that was critical in securing funding for Dalton's runway resurfacing project. GAA recognized Dalton businessman Steve Herndon for support with the 2025 GAA Legislative Fly-In Tour. Additionally, Chairman Morgan presented Andrew Wiersma with the James Stogner Award that was originally announced at the GAA Awards banquet. Mr. Wiersma was selected as the 2025 recipient by GAA for "professionalism and tireless efforts working at and for Georgia's Airports". Mr. Wiersma was nominated by Savannah's Airport Manager.

Report from Nominating Committee:

Chairman Morgan advised that Chester Clark's term on the Airport Authority is expiring at the end of 2025. Chairman Morgan advised that the Nominating Committee is comprised of the Airport Authority Chair and Airport Manager. The Nominating Committee met recently and their recommendation was to reappoint Mr. Clark for another 5-year term. Chairman Morgan also advised other candidates are being considered for future appointments.

After stating the Nominating Committee recommendation, Chairman Morgan made a motion to recommend Chester Clark to be considered by Mayor and City Council for reappointment to another 5-year term. The motion received a second by Mr. Dunn, and received unanimous approval on a 4-0 vote. Mr. Clark did not participate in the vote.

Public Commentary:

No public comments were received, but the meeting guests were recognized.

Ground Lease Requests/Updates:

Mr. Wiersma advised the Authority that there are three (3) new ground lease requests made to the Authority for consideration.

The first lease request was from Luis Magana who is requesting to lease a 38.05-acre area on the approach of runway 14 to use the land for cattle pasture. It was noted that this request would involve changing the lease from Mr. Robertson to Mr. Magana and would be a 1-year lease which auto-renews for 1-year terms unless either party provides termination notice.

On the Motion by Mr. Boyd, Second by Mr. Dunn, the Airport Authority approved the lease request to Mr. Magana unanimously on a 5-0 vote.

The next lease requests are for a 62-acre area on the runway 32 end which has been used in the past by Kenneth Robertson (for cattle pasture) and Daniel Duke (for hunting). Both gentlemen requested an exclusive lease of the area. Mr. Robertson wants to remove some of the fence and use it for cattle pasture. Mr. Duke wants to use it for hunting and will maintain the property but did not provide a list of equipment to demonstrate his ability to maintain the lease area. Chairman Morgan asked Mr. Wiersma if he had a recommendation as to the lease request most advantageous to the Airport. Mr. Wiersma recommended Mr. Robertson because he has already demonstrated the ability to manage existing airport property through the cattle operations. Below are some other key reasons Mr. Wiersma recommended Mr. Robertson to obtain the new lease area.

1. Safety: Robertson secures property, prevents hunting/deer baiting (current hazard by Duke near runway).
2. Maintenance: Proven track record; already mowing/grazing site 2-3 years; owns 100+ cattle and full equipment list provided. Duke equipment list not provided.
3. Investment: Commits \$7,500 in improvements; Duke offers \$0.
4. Readiness & Proximity: Immediate operations; lives across street. Duke lacks cattle, experience, lives across town.

On the motion of Mr. Boyd, second Mr. Clark, the Authority approved the lease request to Mr. Kenneth Robertson unanimously on a 5-0 vote.

Chairman Morgan asked if we should allow hunting on airport property and suggested that Mr. Wiersma get with the City Attorney and insurance carrier on guidance and policies related to hunting/baiting on airport property.

Financial Report:

Cindy Jackson reviewed the financials which included the statement of net position through 09/30/2025. Ms. Jackson noted that completed capital improvements from 2024 were moved to depreciable assets. Ms. Jackson also noted that the Airport has depleted its cash and that \$29,765 is due to the general fund as of the time of the presented report. The comparative statement of revenues

and expenditures was reviewed which showed a net loss of \$43,573 before depreciation. A budget amendment will be forthcoming for depreciation which is understated currently. Ms. Jackson reviewed the rental revenue report and fuel profit margin report (see attached financial report). The prepaid expenses report was reviewed which is allocated monthly. Chairman Morgan asked if the CPI increase has been determined for hangar rentals, and Ms. Jackson assumed it would be around 2.8%. She advised that tenants pay the rate increases starting with February billing.

On the motion of Mr. Clark, second Mr. Prieto, the Authority voted unanimously to adopt the financial report on a 5-0 vote.

2026 Budget Review:

Mr. Wiersma reviewed the proposed 2026 airport operating budget. Chairman Morgan inquired about commercial insurance and Mr. Wiersma provided a clarification.

On the motion of Mr. Clark, second Mr. Dunn, the Authority voted unanimously to approve the 2026 operating airport budget on a 5-0 vote.

Current Projects Report:

Mr. Wiersma reviewed the current projects report which included the following items:

- Taxiway rehab – Reviewed the issue with taxiway connector in phase 1 regarding soil stability issues and weather damages to prepared surface. Mr. Wiersma provided a timeline of activities of the contractor, C.W. Matthews. The contractor provided a letter to the airport claiming issues with groundwater. Mr. Wiersma noted that he and Mr. Parker are coordinating with the project engineer to bring resolution to the issue with the contractor. Mr. Wiersma provided photos of the construction progress.
- Mr. Dunn had to depart the authority meeting at approximately 4:26 p.m.
- Hangar development project status was reviewed – see attached slide; Mr. Wiersma provided updated progression photos and advised that Georgia Forestry plans to move into their hangar in December. A discussion occurred regarding the potential naming of the commercial hangar after State Representative Kasey Carpenter due to his efforts in securing grant funding for this project. **On the motion of Mr. Prieto, second Mr. Boyd, the Authority voted to recommend naming the 60'x62' hangar in Representative Carpenter's honor pending final approval by City Council. The vote was unanimous in favor on a 4-0 vote.**

Mr. Wiersma recommended extending contract time on the hangar development project with a new completion date of December 15, 2025 due to hangar lead time issues and weather. **On the motion of Mr. Clark, second Mr. Boyd, the Authority voted unanimously in favor to recommend a time extension to the contract for City Council consideration. The vote was unanimous in favor 4-0.**

- Nav Aid Maintenance – Mr. Wiersma reported the ILS is currently out of service. No flight check can occur until government reopens which is required to re-commission the ILS.

Report on Operations:

Due to time constraints, Chairman Morgan asked Mr. Wiersma to send the report on operations out to authority members via email.

Chairman's Report:

Chairman Morgan did not have a report this month.

Miscellaneous Business:

The 2026 meeting schedule was reviewed as presented on the slides.

Announcements:

The next Airport Authority Meeting is scheduled for January 13, 2026 at 3:00PM at the airport.

Adjournment:

There being no other business, the Airport Authority meeting was adjourned at 4:58 PM.

Motion to adjourn was made by Mr. Boyd, second Mr. Clark and received unanimous approval.

(In the absence of the Airport Secretary, these Minutes were prepared by Andrew Parker.)