

**BOARD OF TRUSTEES**  
Jennifer Cunningham, Chair  
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Adam Kramer, Secretary  
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Joel Grace, Trustee  
Richard Jay, Trustee  
Kitty Jung, Trustee  
Art Sperber, Trustee



**PRESIDENT/CEO**  
Daren Griffin, A.A.E.

**CHIEF LEGAL COUNSEL**  
Ian Whitlock

**BOARD CLERK**  
Lori Kolacek

**MINUTES**  
**Board of Trustees Workshop**  
**Thursday, November 14, 2024 | 9:00 AM**  
**Reno-Tahoe International Airport, Reno, NV**  
**Administrative Offices, Second Floor**

**1. INTRODUCTORY ITEMS**

The meeting was called to order at 9:02 a.m. by Vice-Chair Carey. Trustee Jay was called upon to lead the Pledge of Allegiance.

**Trustees Present:** Shaun Carey, Carol Chaplin, Joel Grace, Richard Jay, Kitty Jung, Adam Kramer, Art Sperber and Cortney Young

**Trustees Absent:** Jennifer Cunningham

**2. PUBLIC COMMENT**

There were no comments from the public.

**3. NEW GEN A&B DESIGN AND CONSTRUCTION WORKSHOP**

**3.1 Staff will provide updates on interior and exterior design, gaming layout, Central Utility Plant (CUP) and will provide a financial analysis update.**

Staff from HQD, Mead & Hunt and Gensler presented design updates on the Central Utility Plant and New Gen A&B which included a value analysis and next steps.

Randy Carlton, Chief Financial Officer, presented a financial analysis of the New Gen A&B cost increase.

Shawna Carpenter, Concessions Manager, and Amanda Twitchell, Senior Project Manager, presented updates on the New Gen A&B gaming program and layout options

*Trustee Kramer left the Zoom meeting at 10:00 a.m.*

#### 4. INFORMATION / POSSIBLE ACTION ITEMS

- 4.1 **Board Memo No. 11/2024-60** (*For Possible Action*): Review, discussion and potential authorization for the President/CEO to execute Amendment #1 to the Professional Services Agreement for consultant services for the New Gen A&B Gating Analysis of Terminal Development Phasing with TransSolutions, LLC in the amount of \$155,500 for Revised Alternate Phasing and Original Phasing and Ramp Animation increasing the total contract amount from \$33,050 to \$188,550

This item was presented by Roddy Boggus, MoreRNO Project Manager, and was first heard by the Planning & Construction Committee on November 12, 2024. After discussion, the Committee took the following action:

**Motion:** Move to authorize the President/CEO to execute Amendment #1 to the Professional Services Agreement for consultant services for the New Gen A&B Gating Analysis of Terminal Development Phasing with TransSolutions, LCC in the amount of \$155,500 for Revised Alternate Phasing and Original Phasing and Ramp Animation increasing the total contract amount from \$33,050 to \$188,550

**Moved by:** Art Sperber

**Seconded by:** Joel Grace

**Aye:** Trustees Carey, Chaplin, Grace, Jay, Jung, Sperber, Young

**Absent:** Trustees Cunningham and Kramer

**Result:** Passed unanimously

- 4.2 **Board Memo No. 11/2024-61** (*For Possible Action*): Review, discussion and potential authorization for the President/CEO to execute a Professional Services Agreement for MoreRNO Comprehensive Commissioning Services for the design, construction, and post-construction phases of both New Gen A&B (including the new Central Utility Plant and Concourses A&B) as well as The HQ with Mead & Hunt, Inc. in the amount of \$1,292,210

This item was presented by Roddy Boggus, MoreRNO Project Manager, and was first heard by the Planning & Construction Committee on November 12, 2024. After discussion, the Committee took the following action:

**Motion:** Move to authorize the President/CEO to execute a Professional Services Agreement for MoreRNO Comprehensive Commissioning Services for the design, construction, and post-construction phases of the new Central Utility Plant (CUP), Concourses A&B (New Gen A&B), and the new Police and Administration Headquarters Building (The HQ) at the Reno-Tahoe International Airport, with Mead & Hunt, Inc. in the amount of \$1,292,210

**Moved by:** Art Sperber

**Seconded by:** Joel Grace

**Aye:** Trustees Carey, Chaplin, Grace, Jay, Jung, Sperber, Young

**Absent:** Trustee Cunningham and Kramer

**Result:** Passed unanimously

**4.3 Board Memo No. 11/2024-62 (For Possible Action):** Review, discussion and potential authorization for the President/CEO to finalize terms and execute Change Order #2 to the GMP #1 Base Construction Contract, as a part of the New Gen A&B Project at the Reno-Tahoe International Airport, with Holder/Q&D Joint Venture, for a Guaranteed Maximum Price (GMP) of \$2,872,965, and a total amended contract amount of \$15,639,194

This item was presented by Amanda Twitchell, Senior Project Manager, and was first heard by the Planning & Construction Committee on November 12, 2024. After discussion, the Committee took the following action:

**Motion:** Move to authorize the President/CEO to finalize terms and execute Change Order #2 to the GMP #1 Base Construction Contract, as a part of the New Gen A&B Project at the Reno-Tahoe International Airport, with Holder/Q&D Joint Venture, for a Guaranteed Maximum Price (GMP) of \$2,872,965, and a total amended contract amount of \$15,639,194

**Moved by:** Art Sperber

**Seconded by:** Joel Grace

**Aye:** Trustees Carey, Chaplin, Grace, Jay, Jung, Sperber, Young

**Absent:** Trustee Cunningham and Kramer

**Result:** Passed unanimously

**4.4 Board Memo No. 11/2024-63 (For Possible Action):** Review, discussion and potential authorization for the President/CEO to finalize terms and execute Change Order #3 to the GMP #1 Base Construction Contract, as a part of the New Gen A&B Project at the Reno-Tahoe International Airport, with Holder/Q&D Joint Venture, for a Guaranteed Maximum Price (GMP) of \$14,720,491, and a total amended contract amount of \$30,359,685

This item was presented by Amanda Twitchell, Senior Project Manager, and was first heard by the Planning & Construction Committee on November 12, 2024. After discussion, the Committee took the following action:

**Motion:** Move to authorize the President/CEO to finalize terms and execute Change Order #3 to the GMP #1 Base Construction Contract, as a part of the New Gen A&B Project at the Reno-Tahoe International Airport, with Holder/Q&D Joint Venture, for a Guaranteed Maximum Price (GMP) of \$14,720,491, and a total amended contract amount of \$30,359,685

**Moved by:** Art Sperber

**Seconded by:** Cortney Young

**Aye:** Trustees Carey, Chaplin, Grace, Jay, Jung, Sperber, Young

**Absent:** Trustee Cunningham and Kramer

**Result:** Passed unanimously

**4.5 Board Memo No. 11/2024-64 (For Possible Action):** Review, discussion and potential authorization for the President/CEO to execute Amendment #3 to the Professional Services Agreement for consultant services for the design of the Reno-Tahoe International Airport New Gen A&B Project with Gensler Architecture, Design & Planning, P.C., in the amount

of \$109,660, for South Remain Overnight (S. RON) Construction Administration Services, increasing the total contract amount from \$46,884,417 to \$46,994,077

This item was presented by Amanda Twitchell, Senior Project Manager, and was first heard by the Planning & Construction Committee on November 12, 2024. After discussion, the Committee took the following action:

**Motion:** Move to authorize the President/CEO to execute Amendment #3 to the Professional Services Agreement for consultant services for the design of the Reno-Tahoe International Airport New Gen A&B Project with Gensler Architecture, Design & Planning, P.C., in the amount of \$109,660, for South Remain Overnight (S. RON) Construction Administration Services, increasing the total contract amount from \$46,884,417 to \$46,994,077

**Moved by:** Art Sperber

**Seconded by:** Cortney Young

**Aye:** Trustees Carey, Chaplin, Grace, Jay, Jung, Sperber, Young

**Absent:** Trustee Cunningham and Kramer

**Result:** Passed unanimously

**4.6 Board Memo No. 11/2024-65 (For Possible Action):** Review, discussion and potential authorization for the President/CEO to execute a Professional Services Agreement for Construction Management Services for the Reno-Tahoe International Airport New Gen A&B Project with Construction Materials Engineers, Inc. in the amount of \$631,822, for South Remain Overnight (S. RON) scope of work

This item was presented by Amanda Twitchell, Senior Project Manager, and was first heard by the Planning & Construction Committee on November 12, 2024. After discussion, the Committee took the following action:

**Motion:** Move to authorize the President/CEO to execute a Professional Services Agreement for Construction Management Services for the Reno-Tahoe International Airport New Gen A&B Project with Construction Materials Engineers, Inc. in the amount of \$631,822, for South Remain Overnight (S. RON) scope of work

**Moved by:** Art Sperber

**Seconded by:** Joel Grace

**Aye:** Trustees Carey, Chaplin, Grace, Jay, Jung, Sperber, Young

**Absent:** Trustee Cunningham and Kramer

**Result:** Passed unanimously

## **12. PUBLIC COMMENT**

There were no comments from the public.

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### 13. ADJOURNMENT

The meeting was adjourned at 11:06 a.m. by Vice-Chair Carey.



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Adam Kramer, Secretary