



METROPOLITAN TOPEKA AIRPORT AUTHORITY  
TOPEKA REGIONAL AIRPORT & BUSINESS CENTER | BILLARD AIRPORT

Board of Directors

**Metropolitan Topeka Airport Authority  
May 2, 2024**

**Special Meeting ..... 2:30 PM**

Chairman Brian Armstrong brought the special meeting of the MTAA Board of Directors to order at 2:30 PM with the following other Board members present: Lisa Stubbs, Joe Ledbetter and Sam Sutton. Mike Munson was not in attendance. Others in attendance were:

- Tracy Blocker, TAC
- Chris Stemler, Sky Restaurant
- Courtney Stemler, Sky Restaurant
- Thomas Hicks, Story Factory media
- Tim Schoepflin, KSNT media
- Stacey Saldanha-Olsen, Topeka Capital Journal media
- John Lueger, Heinen Brothers
- Mikayla Kelly & Rick Felsburg, WIBW media
- Amy Oesterreich, Heinen Bros Ag (Via ZOOM)
- Sam Stallbaumer, WSP USA, Inc. (Via ZOOM)
- Deana Prescott – MTAA (Administrative Office)
- Don Loyd – MTAA (TOP Fuel Service)
- Eric Johnson – MTAA President
- Curtis Sneden – MTAA Director of Development
- Timothy Resner of Frieden & Forbes, LP – Legal Counsel to the Board

**Item 1. Notice.**

Chairman Armstrong inquired if everyone who requested notification had been notified of this meeting. **Mr. Johnson replied that notifications were sent.**

**Item 2. Public Comment.**

Chairman Armstrong inquired if there was anyone registered to speak during Public Comment. **Mr. Johnson replied that there was not.**

**Item 3. Adopt the Agenda.**

Chairman Armstrong inquired if there were any changes to the Agenda as presented. **Ms. Stubbs made a motion to adopt the Agenda as presented. Mr. Ledbetter seconded the motion. Motion carried.**

**Action Items:**

**Item 4. Executive Session**

**Mr. Armstrong moved that the meeting be recessed for the purpose of an Executive Session, pursuant to the Kansas Open Meeting Laws. The justification for this Executive Session being the need to discuss confidential matters pertaining to acquisition of real property. Mr. Armstrong stated that the Executive Session will be for a period not to exceed ten (10) minutes beginning at 2:31 PM and the meeting shall reconvene in open session at 2:41 PM. The Executive Session is to include Eric Johnson and Curtis Sneden. Mr. Ledbetter seconded the motion. Motion carried.**

**Chairman Armstrong reconvened the meeting at 2:41 PM.**

**Item 5. Executive Session**

Mr. Armstrong moved that the meeting be recessed for the purpose of an Executive Session, pursuant to the Kansas Open Meeting Laws. The justification for this Executive Session is Attorney-client communication pertaining to pending negotiations on a current lease and a proposed lease. Mr. Armstrong stated that the Executive Session will be for a period not to exceed fifteen (15) minutes beginning at 2:43 PM and the meeting shall reconvene in open session at 2:58 PM. The Executive Session is to include Eric Johnson and Curtis Sneden. Mr. Sutton seconded the motion. Motion carried.

Chairman Armstrong reconvened the meeting at 2:58 PM.

**Item 6. Consider Request by H&H Aircraft Services LLC for Assignment of MTAA Contract No. 2009.01.**

H&H Aircraft has requested approval to assign the remainder of its lease at Hangar #26 to Technical Applications & Consulting, LLC (TAC). Staff recommended the approval of requested assignment through December 31, 2028. Mr. Ledbetter made a motion to approve the assignment of MTAA Contract No. 2009.01 from H&H Aircraft Services LLC to Technical Applications & Consulting LLC. Ms. Stubbs seconded the motion. Mr. Sutton recused himself from the vote based on a conflict of interest regarding an on-going business relationship. Motion carried.

**Item 7. Consider Proposed Lease for Billard Restaurant Operation.**

Mr. Ledbetter made a motion to approve the lease with Sky Restaurant Holdings, LLC to operate in the Billard Airport Terminal. Ms. Stubbs seconded the motion. Motion carried.

Following the execution of MTAA Contract No. 2103.01, Sky Restaurant Holdings, LLC distributed samples from their menu to those in attendance.

**Adjournment**

Mr. Ledbetter made a motion to adjourn. Mr. Sutton seconded the motion and the meeting was adjourned at 3:02 p.m.

These official minutes were approved by the Board of Directors on May 21, 2024.



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Lisa D. Stubbs, Secretary