



## Fees and Charges Report

**Date:** March 24, 2022  
**To:** Audit, Finance and Enterprise Committee  
**Through:** Scott J. Butler, Deputy City Manager  
**From:** Corinne Nystrom, A.A.E., Airport  
Director Rick Welker, Financial  
Coordinator  
**Subject:** Proposed Changes to Falcon Field Airport Schedule of Fees and Charges  
(Citywide)

### Purpose and Recommendation

The purpose of this report is to recommend modifications to the Falcon Field Airport's Schedule of Fees and Charges.

### Background

Falcon Field Airport continues to serve the general aviation needs of the region. It currently rents City of Mesa-owned property and facilities, including three (3) Large Executive Hangars, 6 Small Executive Hangars, 39 Large T-Hangars, 361 Regular T- hangars, 115 Covered Tie-downs, 282 Tie-downs, 80 small end of hangar storage units and 8 large end of hangar storage units. There are increases in Administrative Maintenance and Operations expenses. These include increased utility, insurance and pavement costs. We propose an increase to the Hangar and Storage Room Rents and an accompanying Hangar and Storage Room Rent Deposits. There is increase demand for aircraft storage including Open Tie-down storage. This has created a waiting list for the Open Tie-down spaces. We assess a wait list fee for hangars and storage rooms and propose an Open Tie-down storage wait list fee. Increased activity on the airport has amplified the need for additional administrative fees for on airport coordination. We propose a Special Events Parking on airport fee and a Special Events Administration fee. These changes will enable the Airport to continue to be self-sustained and to stay more current with the rates being charged for enclosed aircraft storage by similar businesses and airports.

### Discussion

Falcon Field Airport reviews its Schedule of Fees and Charges on an annual basis to determine the relevance and reasonableness of all fees and charges. An annual survey

is conducted to compare similar fees and charges with surrounding general aviation airports. Based on an analysis of the most recent survey results, Falcon Field proposes an approximate 5% increase in the current monthly rental rate for all aeronautical storage and accompanying wait list fees and new administrative fees. This provides additional financial resources for increased costs in utilities, insurance and pavement costs at the Airport and enables the Airport to stay more current with the rates being charged for enclosed aircraft storage.

### **Alternatives**

The alternative would be to leave the current fees in place and not reflect any adjustments.

### **Fiscal Impact**

The estimated fiscal impact that the proposed fee adjustments will result in approximately \$146,015 of total additional revenue in FY 2022/23.

### **Coordinated With**

Falcon Field Airport has coordinated with the Office of Management and Budget on this recommendation to make changes to the Airport's Schedule of Fees and Charges.

## Fees & Charges Schedule – Key

### Heading Configuration

<b><u>Schedule of Fees &amp; Charges</u></b>
<b>Department</b>
Contact Information
<b>HEADING 1</b>
HEADING 2
<i>Heading 3</i>
Description of Fee
Description of Fee 2

### Font Indications

Font	Font Indications
Regular Font	Existing fee or language
<del>Strikethrough</del>	Fee or language will be deleted from the Fee Schedule
<b>BOLD CAPS</b>	Language is being added to Fee Schedule
<b>Bold</b>	New or increased Fee Amount

**Schedule of Fees & Charges Exhibit A**  
**Department: FALCON FIELD AIRPORT**

Description of Service	Current Fee Range	Proposed Fee Range	Unit	Revenue Source Code	Total Fiscal Impact	Notes
<i>Tiedowns</i>						
Small Single Engine Aircraft	\$47.00	\$49.00	Month	3688	\$6,360.00	
Small Twin Engine Aircraft	\$56.00	\$59.00	Month	3688	\$9,912.00	
Large Propeller Aircraft (>12,500 lbs. MCTW)	\$121.00	\$127.00	Month	3688	\$504.00	
Jet Aircraft	\$121.00	\$127.00	Month	3688	\$216.00	
Helicopter	\$114.00	\$120.00	Month	3688	\$72.00	
Covered Tiedowns	\$109.00	\$114.00	Month	3688	\$575.00	
<i>Hangars</i>						
Regular T-Hangars	\$227.00	\$238.00	Month	3676 3677	\$48,312.00	
Large T-Hangars	\$381.00	\$400.00	Month	3677	\$8,892.00	
Small Executive	\$591.00	\$620.00	Month	3677	\$2,088.00	
Large Executive Hangars	\$1,195.00	\$1,255.00	Month	3677	\$2,160.00	
Hangar Transfer Fee	\$217.00	\$228.00	Per transfer	3692	\$1,320.00	
Hangar Cleaning Deposit (fully refundable if clean)	\$272.00	\$285.00	Per Hangar	3677	\$1,872.00	
<i>Storage Rooms</i>						
Small	\$68.00	\$71.00	Month	3680	\$1,800.00	
Large	\$164.00	\$172.00	Month	3680	\$768.00	
Storage Room Cleaning Deposit (fully refundable if clean)	\$163.00	\$171.00	Unit	3680	\$320.00	
<i>Waiting List/Security Deposit (equal to one month's current monthly rent)</i>						
<b>OPEN TIE DOWN SMALL SINGLE ENGINE AIRCRAFT</b>		\$49.00	<b>MONTH</b>	3689	\$5,880.00	Implement wait list fee for open tie-down
<b>OPEN TIE DOWN SMALL TWIN ENGINE AIRCRAFT</b>		\$59.00	<b>MONTH</b>	3689	\$1,416.00	Implement wait list fee for open tie-down
<b>OPEN TIE DOWN LARGE PROPELLER AIRCRAFT (12,500 LBS)</b>		\$127.00	<b>MONTH</b>	3689	\$1,524.00	Implement wait list fee for open tie-down
<b>OPEN TIE DOWN JET AIRCRAFT</b>		\$127.00	<b>MONTH</b>	3689	\$1,524.00	Implement wait list fee for open tie-down
<b>OPEN TIE DOWN HELICOPTER</b>		\$127.00	<b>MONTH</b>	3689	\$1,524.00	Implement wait list fee for open tie-down
Covered Tie-Down	\$109.00	\$114.00		3689	\$3,600.00	
Regular T-Hangar	\$227.00	238.00		3689	\$11,800.00	

Large T-Hangar	\$381.00	\$400.00		3689	\$2,280.00	
Small Executive Hangar	\$591.00	\$620.00		3689	\$3,480.00	
Large Executive Hangar	\$1,195.00	\$1,255.00		3689	\$1,440.00	
Small Storage Room	\$68.00	\$71.00		3689	\$3.00	
Large Storage Room	\$164.00	\$172.00		3689	\$192.00	
Waiting List Deposit Refund Fee	\$27.00		Each			Delete this fee
Late Payment Fee (Hangars, Tie-Downs, Storage Rooms)	\$20.00	20% OF ACCOUNT BALANCE DUE	Month	9806	\$400.00	
<i>Fuel Flowage Fee</i>						
100LL AVGAS & Alternative Fuels	\$0.10	\$0.11	Per gallon	3674	\$9,842.00	
Jet A Fuel	\$0.12	\$0.13	Per gallon	3674	\$8,908.00	
<i>Access Control Card</i>						
Additional or Replacement Access Control Card	\$40.00	42.00	Each	3682	\$100.00	
<i>Lease Document Transaction Fee</i>						
Lease Document Transaction Fee	\$250.00	\$265.00		3692	\$300.00	
<i>Rental Car Concessions</i>						
Rental Car Concessions Fee – On Airport	5%	7%	Of gross contract	3697	\$2,111.00	
Rental Car Concessions Fee – Off Airport	5%	7%	Of gross contract	3697	\$320.00	
<b>SPECIAL EVENTS PARKING (ON AIRPORT)</b>		\$150.00	<b>PER EVENT</b>		\$1,200.00	Implement fee for tenant sponsored on Airport event
<b>SPECIAL EVENTS ADMINISTRATION NON-AERONAUTICAL, NOT FOR PROFIT EXEMPT</b>		\$150.00	<b>PER EVENT</b>		\$3,000.00	Implement fee for tenant sponsored on Airport event

**Total Falcon Field Airport - Exhibit A Fiscal Impact = \$146,015.00**