



AIRPORT ADVISORY SERVICES

ALAMOSA COUNTY



Real People. Real Solutions.

CONTACT

Paul Anslow
720-230-2639
Paul.Anslow@bolton-menk.com

LOCATION

5670 Greenwood Plaza Blvd, Suite W505
Greenwood Village, CO 80111
303-531-8848 | Bolton-Menk.com

DATE

February
20, 2026





**BOLTON
& MENK**

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February 20, 2026

Roni Wisdom
Administrator
Alamosa County
8900-A Independence Way
Alamosa, CO 81101

RE: Letter of Interest – Airport
Advisory Services

Dear Roni:

It was great meeting with you, Commissioner Heersink and Sirah, on October 1st this past year and learning about the San Luis Valley Regional Airport (ALS). Please accept this Letter of Interest and Qualifications from Bolton & Menk, Inc. Our team is committed to supporting the county's objectives of an infrastructure expansion program while also operating and maintaining aging infrastructure. We believe Bolton & Menk is best suited to complete a Market Study, Lease Rate Analysis, and Development Analysis based on the following reasons:

EXPERIENCED CONSULTANTS—Having served as the airport director at Rocky Mountain Metropolitan Airport in Colorado, and with experience at many other similarly situated airports, I bring industry knowledge that will be highly valuable to identify and provide analysis of the challenges and opportunities that come with managing ALS. Leveraging this background, I am confident that the Bolton & Menk team can help dissect your airport's development potential, market interest and revenue situation, and provide alternative recommendations for the future of your airport. With a clear understanding of the aviation industry, this experience can provide insight into how other airports have approached their similar challenges.

BIG PICTURE THINKING—The Bolton & Menk team takes a comprehensive approach to every project and we will assess the local needs and research options that have been applied elsewhere to see if they are a good fit for ALS. The goal is to ensure that every aspect of the airport's revenue and development potential are maximized, and cost-effective solutions are recommended and carried out.

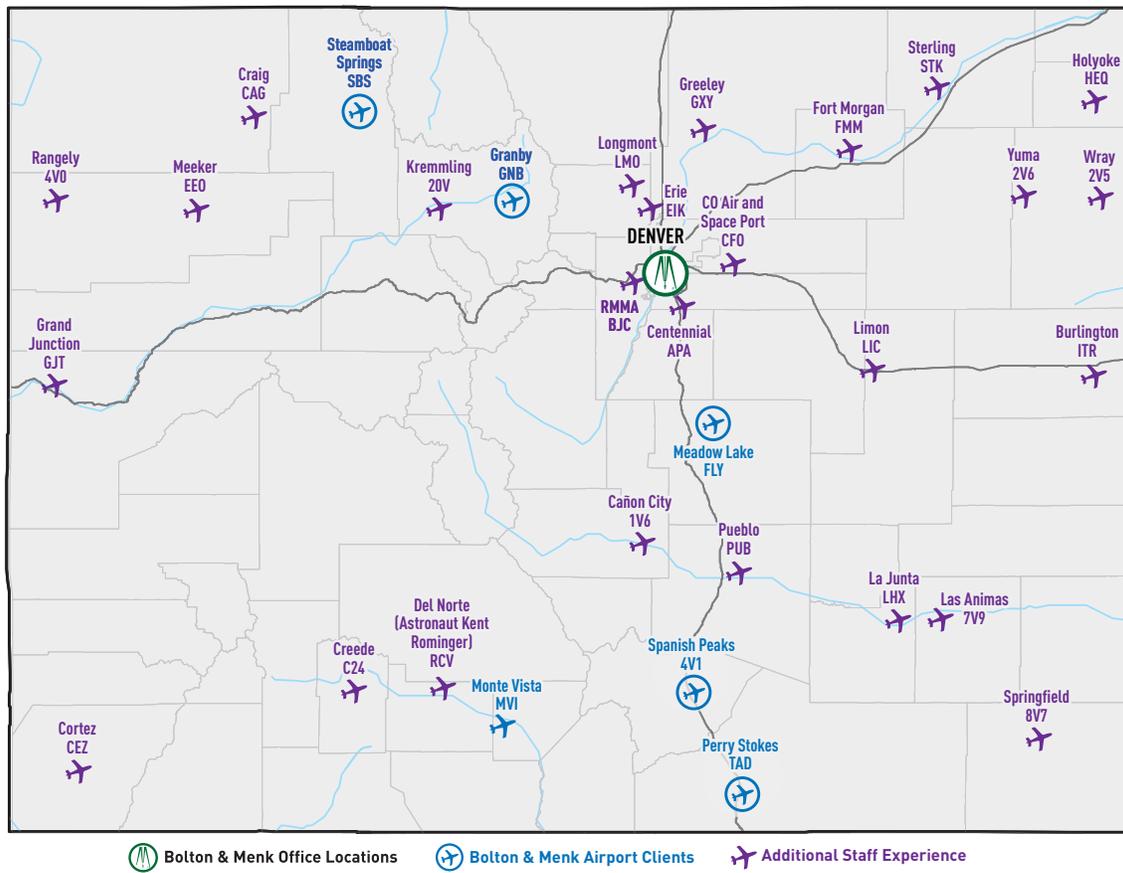
WE WILL CREATE A PLAN—We will conduct an analysis of your airport's developmental potential as well as revenue generating opportunities based on our Market Study and a Lease Rate Analysis and will create tailored solutions designed to potentially increase your annual revenue and reduce operational costs. This strategic approach will ensure that all options will be investigated, and airport management will be able to determine what options will enhance the operational and financial performance for the airport.

Thank you for the opportunity. We are enthusiastic about partnering with Alamosa County and the San Luis Valley Regional Airport. I will serve as your lead client contact. Please contact me at Paul.Anslow@bolton-menk.com or 720-793-3717 if you have any questions regarding our proposal.

Respectfully Submitted,

Bolton & Menk, Inc.

Paul Anslow
Project Manager | Aviation Strategic Development Director



FIRM PROFILE

We believe all people should live in safe, sustainable, and beautiful communities and we take pride in our ability to make that happen. It's why we get out of bed every morning.



Our commitment to communities began in 1949, serving the needs of municipal clients in small towns. As we continue to grow in both numbers and experience, our dedication to building trust and ensuring a true partnership with our clients remains the same. Our goal is to help communities make progress by listening to what people want, finding the best solutions for their needs, and treating them right. Simply put, we're people helping people. Today, Bolton & Menk, Inc. has nearly 1,200 multiregional employees including a professional staff of more than 400 engineers, planners, landscape architects, and surveyors.

For more than 40 years, we have helped communities maintain and develop their airports. From funding assistance and planning to survey, design, and construction administration of airport-related facilities, no project is too big or too small. Our history of success with the FAA demonstrates we take care to ensure plans and projects meet all regulation and funding requirements. Clients appreciate how our forward thinking and proactive approach helps them realize their short- and long-term airport goals.

BOLTON & MENK CAN ASSIST YOU WITH:

- Market Survey
- Lease Rate Analysis
- Development Analysis
- Creation of Future Development Layouts
- Market Development Opportunities to Developers, Builders, and Tenants
- Lease Negotiations
- Assist in Funding Procurement
- Infrastructure Planning
- Construction Administration

QUALIFICATIONS

We believe Bolton & Menk is the best choice to support this project. We are experts in airport development and have completed Development Analyses, Market Studies, Lease Rate Analyses, or provided hangar development assistance for multiple airports, including Marine Corps Air Station Kaneohe Bay (HI), Falls International Airport (MN), Spanish Peaks Airport, Greeley–Weld County Airport, Perry Stokes Airport, Monte Vista Municipal Airport, and Cortez Municipal Airport.

Airports are unique compared to other types of commercial development. Most counties, cities, and Economic Development Corporations (EDCs) do not have the background needed to successfully navigate Federal Aviation Administration (FAA) rules and the associated federal grant assurances.

Understanding FAA rules is fundamental to airport construction and the foundation of successful airport development, and this is only the starting point. Equally important is having a strong network of airport developers, builders, and partners who are actively interested in building at your airport. Negotiating successful contracts and lease agreements that both encourage development and ensure growing annual recurring revenue for the airport is essential to long-term success.

The Bolton & Menk strategic development team, led by **Paul Anslow**, is one of the most effective in the country at delivering results for airports. Paul brings 37 years of aviation experience, beginning with 21 years flying for the United States Marine Corps, where he was selected to serve as a Presidential Pilot for Presidents Clinton and G. W. Bush. He has consistently increased annual recurring revenue across multiple profit centers at every airport he has worked at.



As Deputy Airfield Manager at Marine Corps Air Station Kaneohe Bay, Paul was instrumental in convincing the Department of Defense to relocate two MV-22 Osprey squadrons from California to Hawaii. This relocation resulted in a major development project consisting of two 70,000-square-foot hangars totaling more than \$58 million. After transitioning to the private sector, Paul continued driving airport growth in Colorado, facilitating more than 110 acres of new ground leases and more than 470,000 square feet of aviation facilities in eight years. He has also demonstrated a comprehensive understanding of the aviation market across Colorado, Minnesota, and, beginning this February, Oklahoma through multiple Development Analyses, Market Studies, and Lease Rate Analyses.

With the full support of Bolton & Menk’s aviation team, Paul has helped transform the lease rate, market, and airport development process. Our first step will be to analyze your market strengths and weaknesses, evaluating the leases and understanding the competing airport markets. We will analyze your lease rates and build a case for raising long term recurring revenue. Based off of our findings, we will then begin the development analysis for future hangar constructions. Our approach to hangar construction is to first determine the airport’s and tenants’ needs regarding development and growth. We then build momentum with tenants, developers, builders, and businesses that are looking to expand their aviation footprint. We can also assist with lease coordination and negotiations to protect the airport’s financial interests. Our team has the capability to manage the entire process from start to finish, ensuring successful project delivery while maintaining market-based rates and annual rent escalation.



PROJECT EXPERIENCE

We have highlighted several projects as examples of recent and related team experience. Client satisfaction remains a top priority for us as evidenced by quality deliverables and timely project delivery.



HANGAR DEVELOPMENT—CITY OF GREELEY

Bolton & Menk was hired by the City of Greeley to recover and realign a major hangar development project that had fallen significantly behind schedule and become misaligned with the expectations of the county’s largest employer. At the time of engagement, the 31,000-square-foot corporate hangar project was more than six months behind. Our team immediately coordinated a multi-disciplinary response: while lease negotiations progressed, separate team members simultaneously organized utilities, roadway access, and coordinated the design and construction of a new supporting taxiway. This unified effort brought the entire project back on schedule. It is now on track for on-time completion in 2026.

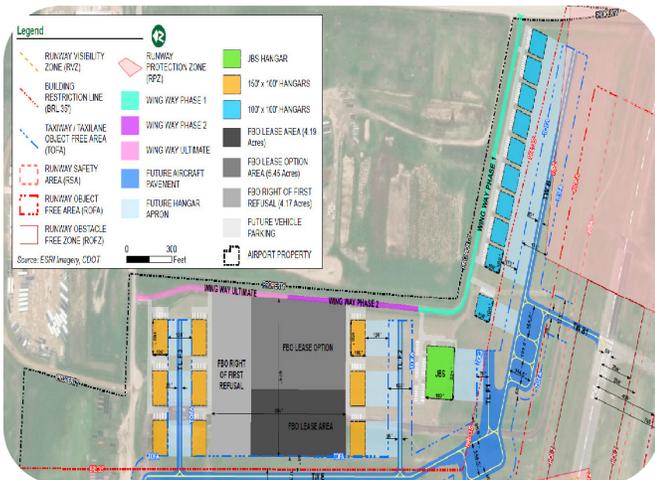
DEVELOPMENT ASSISTANCE—PERRY STOKES AIRPORT

Bolton & Menk is currently assisting Perry Stokes Airport with establishing a streamlined and effective process to evaluate and support new development opportunities. The airport has recently experienced increased interest from developers and builders seeking to construct medium-box hangars, and we are providing coordinated support to manage these opportunities efficiently. Additionally, the Bolton & Menk team is working closely with an interested tenant pursuing the construction of a large box hangar under a fast-moving timeline. Our staff is helping manage logistics, coordination, and development expectations to keep the project moving smoothly.



DESIGN AND CONSTRUCTION STANDARDS—GREELEY-WELD COUNTY AIRPORT

Following Bolton & Menk’s successful leadership in negotiating the lease for a large corporate hangar, the Greeley–Weld County Airport asked our team to prepare a comprehensive Design and Construction Standards document for the new North East Development Area. This document established the policy framework, design requirements, and development parameters for all future hangars in the 100-acre district. Standards included minimum hangar size, architectural color palette, ramp dimensions, lighting requirements, landscaping, materials, and other high-end specifications. Paul and the Bolton & Menk team completed this extensive standards package in just 45 days.





STRATEGIC BUSINESS ANALYSIS—FALLS INTERNATIONAL AIRPORT

Falls International Airport, operated by International Falls and Koochiching County, engaged Bolton & Menk to complete a full Strategic Business Analysis. The project involved a comprehensive review of all financial and operational agreements, including hangar leases, terminal leases, rental car contracts, and airline agreements. Following an in-depth evaluation of the airport’s budget, Capital Improvement Plan (CIP), leases, and supporting agreements, Bolton & Menk developed a foundational strategy to enhance long-term financial sustainability. Our recommendations addressed revenue increases, targeted cost reductions, governance considerations, budgeting improvements, and updated lease rate structures.

PILATUS COMPLETION FACILITY—ROCKY MOUNTAIN METROPOLITAN AIRPORT*

**Project Manager’s previous experience*

Paul played a key role in negotiating and securing Pilatus Aircraft’s decision to construct its 118,000-square-foot aircraft completion facility at Rocky Mountain Metropolitan Airport (RMMA). Through persistent coordination and relationship building, Paul also secured an additional lease for a 28,000-square-foot dedicated paint facility, which was completed in 2022. These developments significantly expanded the airport’s economic footprint and operational capabilities.



SHELTAIR FBO—ROCKY MOUNTAIN METROPOLITAN AIRPORT*

**Project Manager’s previous experience*

Recognizing the need for increased competition at RMMA, Paul proactively sought out and negotiated a long-term lease with Sheltair, a nationally recognized FBO provider. Sheltair broke ground in 2018 and went on to construct a 15,000-square-foot terminal and more than 120,000 square feet of modern hangar space. The facility was later honored with the **AIN Top Flight Award for Best New FBO Facility (2020)**, marking a major achievement for both RMMA and the region’s aviation community.





SPANISH PEAKS AIRFIELD, COLORADO

Bolton & Menk completed a detailed market study and lease rate analysis for Spanish Peaks Airfield. Tasks included researching comparable airport leasing rates across local and statewide markets, analyzing the airfield’s existing lease structures, and making data-driven recommendations for updated lease policies. Following the success of our Market Study, Bolton & Menk was again selected by Huerfano County to create a Marketing Plan and to take over the responsibility of Capital Improvement Plan (CIP) planning for the airport. Both tasks are focused on growing the airport with hangar development and related infrastructure to support that growth.

Reference:

Carl Young, Huerfano County Administrator
 CYoung@Huerfano.us | 719-738-3000

DEVELOPMENT ASSISTANCE—MONTE VISTA MUNICIPAL AIRPORT

Bolton & Menk was recently selected as the On-Call Consultant for Monte Vista Municipal Airport. During interviews, the city noted a large box hangar on the airfield had been vacant for an extended period after the owner relocated to Texas.

Paul identified a potential aviation business that could be interested in purchasing the hangar. Within approximately 10 days, he had contacted the owner, reached out to several aviation business operators, and secured an interested party. Bolton & Menk then prepared a marketing brochure and is coordinating between the hangar owner and several possible buyers. We are also working with several developers to understand the feasibility of building hangars at the airport.

DEVELOPMENT ASSISTANCE—CORTEZ MUNICIPAL AIRPORT

The airport director at Cortez Municipal Airport approached Paul and the Bolton & Menk team regarding a local business seeking to construct a 10-unit box hangar development. Paul and Jake arranged an initial developer meeting for early February and are currently organizing all requirements necessary for the project to proceed.

Bolton & Menk is prepared to manage the entire development process, including lease negotiations, concept and development plans, FAA 7460-1 submittals, site planning, landscaping layouts, parking coordination, and engineering.



"While I was the Mayor of the City of Greeley and on the Greeley-Weld County Airport Authority, we hired Paul and Jake from Bolton & Menk to facilitate development on the airport. They were able to rescue a large corporate hangar that was off track and get it back on schedule. Their leadership and customer service are exceptional. I highly recommend working with the Bolton & Menk aviation team."

— Former Mayor John Gates, City of Greeley

YOUR TEAM

Below is an introduction to your team. Staff résumés for project manager and two key staff can be found in the following section.



Paul Anslow | Project Manager/Aviation Strategic Development Director

Paul Anslow is the Aviation Strategic Development Director at Bolton & Menk and has worked in the aviation industry since 1988, beginning his career as a helicopter pilot in the Marine Corps. He later served as an airport director, overseeing more than 1,700 acres and successfully delivering improvement plans year after year. During his tenure at Rocky Mountain Metropolitan Airport (RMMA), Paul secured multiple long-term leases—including Pilatus Aircraft, Sheltair FBO, and several large hangar developments. Under his leadership, RMMA became the fastest-growing airport in Colorado for four consecutive years across operations, fuel sales, and land leases. Paul’s expertise spans airport management, development, financial operations, and identifying recurring revenue opportunities. He brings an extensive network of developers, builders, contractors, and investors, enabling him to guide complex airport projects from concept to completion. His passion lies in delivering large, revenue-generating developments and managing the process to ensure each project runs smoothly.



Ron Roetzel, PE | QA/QC Advisor

Ron’s favorite part of his job is the people he works with and the opportunity to solve their problems. He takes pride in making his clients’ jobs easier. Ron joined Bolton & Menk in 1984 and leads the firm’s aviation work group. He has extensive experience working with general aviation airports across Colorado, Minnesota, and Iowa, and is skilled at setting up large projects for successful funding. Ron manages the expectations of agencies and the general public, leading sponsors through challenges to deliver projects on time and within budget.



Jake Hoban, PE | Engineer and CIP Specialist

Jake brings more than 25 years of engineering experience and has worked at 52 airports nationwide, including 45 general aviation (GA) and seven commercial service (CS) facilities. His passion for supporting rural airports grew as he recognized the essential role these facilities play in agricultural operations, medical transport, business aviation, military activity, tourism, and recreation. Jake also understands the unique constraints rural municipalities face—especially when limited staff must manage multiple responsibilities. It’s not uncommon for a county administrator or public works director to simultaneously oversee the airport. This is where Jake excels. Acting as an extension of your staff, he manages every facet of airport development, maintenance, and improvement. From grant administration to the coordination of design, bidding, and construction observation, Jake prioritizes a seamless process and exceptional client service.



Elliott Lindgren | Aviation Team Leader and Planner

Elliott is a dynamic aviation division leader who began his career in the aviation industry in 1999. He has made significant contributions to some of the nation's largest airports and led multiple introductory FAA programs. Elliott excels in leading and providing technical oversight of aviation projects, bringing expertise in aviation planning, safety, design, and operations of general aviation, commercial service, and military airports. Passionate about addressing clients' needs, he is known for his ability to facilitate consensus-building efforts, ensuring balanced and effective solutions. His dedication and expertise make him a trusted leader in the aviation industry.



Ashley Hudson, AICP | Funding Specialist

Since beginning her career in 2011, Ashley has developed a range of skills as a principal transportation planner. Her transportation planning experience is founded in work on multimodal corridor studies and designs, regional system planning, MPO transportation policy guiding and investment studies, public engagement, and persuasive project funding initiatives. As the leader of our firm's transportation funding team and transportation funding practice leader, she has excellent capabilities in aligning projects with funding sources, developing comprehensive implementation and funding plans, and grant writing and research. Ashley uses her creativity to guide the creation of visual-heavy materials to communicate project needs, processes, anticipated impacts and benefits, recommendations, and implementation plans.

When it comes to our clients' projects...

... the sky's the limit!



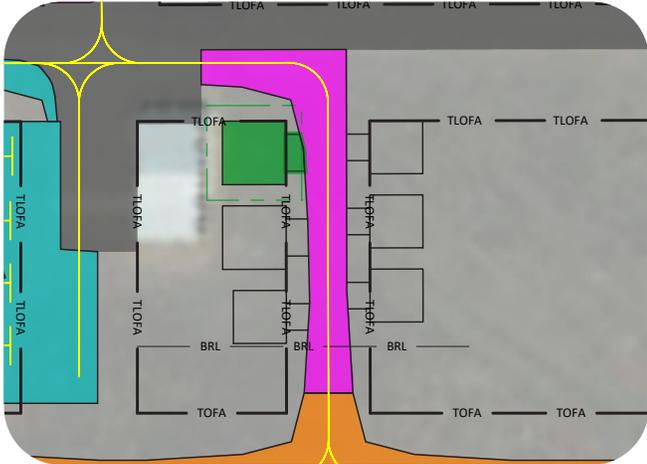
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REFERENCES

Past performance serves as a great indicator of future performance. Our clients tell us we are doing a great job, and they will tell you, too! Although some of our references are not from Colorado, we feel these contacts can speak to our level of service and expertise and feel it is what will be the most impactful based on our team's résumés.



Evan Otto
Airport Manager, Perry Stokes Airport
Pinnacle Jet Centers
719-680-7831
evan@flywithpinnacle.com

Project Referenced:
CIP Exhibit of the Hangar Development Area

JOHN GATES
Former Mayor
City of Greeley, CO
970-350-9772
John.Gates@greeleygov.com

Project Referenced:
Airport General Services, City of Greeley, CO



ADAM COE
Administrative Director
Koochiching County, MN
218-283-1152
adam.coe@co.koochiching.mn.us

Project Referenced:
Strategic Business Plan at Falls International Airport





PAUL ANSLOW



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PROJECT MANAGER/AVIATION STRATEGIC DEVELOPMENT DIRECTOR

AWARDS

2010-2014 Received 5 straight Chief of Naval (CNO) Aviation Safety Awards

2016 Balchen Post Award - Airport Snow and Ice Control

NOTABLE ACCOMPLISHMENTS

Presidential Helicopter Pilot for Presidents Clinton and Bush

SUMMARY

Paul Anslow brings decades of experience in airport growth and development. His aviation career began in 1988 as a Marine Corps helicopter pilot, where he accumulated more than 4,000 mishap-free flight hours, completed several combat tours, and was selected as a Presidential Pilot for Presidents Clinton and George W. Bush.

Paul has consistently driven successful aviation development and increased annual recurring revenue across multiple profit centers at every airport he has served. As Deputy Airfield Manager at Marine Corps Air Station Kaneohe Bay, Hawaii, he played a pivotal role in convincing the Department of Defense to relocate two MV-22 Osprey squadrons from California to Hawaii. This initiative resulted in a major development project—two hangars, each more than 70,000 square feet and costing more than \$58 million.

Transitioning to the private sector, Paul facilitated significant airport growth in Colorado, securing more than 110 acres of new ground leases and more than 470,000 square feet of aviation facilities within six years. As Airport Director at Rocky Mountain Metropolitan Airport (RMMA), he managed more than 1,700 acres and implemented successful improvement plans year after year. Under his leadership, RMMA became Colorado’s fastest-growing airport for four consecutive years in operations, fuel sales, and land leases. Paul negotiated long-term leases with major tenants, including Pilatus Aircraft and Sheltair FBO, and oversaw several large hangar projects.

Paul’s passion lies in airport management, development, and financial operations. He leverages a vast network of developers, builders, contractors, and investors to deliver large-scale, revenue-generating projects that run smoothly from start to finish.

With the support of the Bolton & Menk aviation team, Paul has helped revolutionize airport development. Our approach focuses on understanding airport and tenant needs, creating momentum with developers and businesses, and coordinating leases and negotiations to protect the airport’s financial interests. From concept to completion, we manage every step of the process—ensuring market rates, annual rent escalations, and successful outcomes for all stakeholders.



RON ROETZEL, PE

QA/QC ADVISOR



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EDUCATION

Bachelor of Science - Transportation Engineering
University of Minnesota

Bachelor of Science - Civil Engineering
University of Minnesota

REGISTRATION

- Professional Engineer, MN
- Professional Engineer, NC
- Professional Engineer, ND

SUMMARY

Ron's favorite part of his job is the people he works with and the ability to solve their problems. He enjoys making his client's job easier. Ron joined Bolton & Menk in 1984 and serves as an aviation senior project manager. He has extensive experience working with general aviation airports across the Midwest and setting up large projects for successful funding. He manages expectations of agencies as well as the general public. Ron leads sponsors through challenges to complete projects on time and within budget.

EXPERIENCE

Runway Extension and Reconstruction, Apron and Taxiway

- Aitkin Municipal Airport, MN
- Blue Earth Municipal Airport, MN
- Buffalo Municipal Airport, MN
- Fairmont Municipal Airport, MN
- Faribault Municipal Airport, MN
- Granite Falls Municipal Airport, MN
- Jackson Municipal Airport, MN
- Le Sueur Municipal Airport, MN
- Litchfield Municipal Airport, MN
- Mankato Regional Airport, MN
- Redwood Falls Municipal Airport, MN
- Springfield Municipal Airport, MN
- Long Prairie Municipal Airport, MN

Signage and Lighting

- Blue Earth Municipal Airport, MN
- Buffalo Municipal Airport, MN
- Faribault Municipal Airport, MN
- Granite Falls Municipal Airport, MN
- Le Sueur Municipal Airport, MN
- Litchfield Municipal Airport, MN
- Long Prairie Municipal Airport, MN
- Paynesville Municipal Airport, MN
- Mankato Regional Airport, MN
- Springfield Municipal Airport, MN

Terminal, Hangar, and Site Improvements

- Aitkin Municipal Airport, MN
- Blue Earth Municipal Airport, MN
- Buffalo Municipal Airport, MN
- Dodge Center Airport, MN
- Fairmont Municipal Airport, MN
- Granite Falls Municipal Airport, MN

- Hector Municipal Airport, MN
- Jackson Municipal Airport, MN
- Le Sueur Municipal Airport, MN
- Litchfield Municipal Airport, MN
- Long Prairie Municipal Airport, MN
- Luverne Municipal Airport, MN
- Mankato Regional Airport, MN
- Paynesville Municipal Airport, MN
- Redwood Falls Municipal Airport, MN

Funding/CIP Planning

- Aitkin Municipal Airport, MN
- Blue Earth Municipal Airport, MN
- Buffalo Municipal Airport, MN
- Dodge Center Airport, MN
- Fairmont Municipal Airport, MN
- Granite Falls Municipal Airport, MN
- Hector Municipal Airport, MN
- Jackson Municipal Airport, MN
- Le Sueur Municipal Airport, MN
- Litchfield Municipal Airport, MN
- Long Prairie Municipal Airport, MN
- Luverne Municipal Airport, MN
- Mankato Regional Airport, MN
- Olivia Regional Airport, MN
- Paynesville Municipal Airport, MN
- Redwood Falls Municipal Airport, MN
- Springfield Municipal Airport, MN



JAKE HOBAN, PE

ENGINEER AND CIP SPECIALIST



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EDUCATION

Bachelor of Science - Engineering
Colorado School of Mines

REGISTRATION

- Professional Engineer, CO
- Professional Engineer, KS
- Professional Engineer, AZ
- Professional Engineer, NM
- Professional Engineer, WY
- Professional Engineer, SD

SUMMARY

Jake is an aviation senior project manager who began his career in 2000. Having worked at 31 airports throughout the State of Colorado, he has earned the trust of his clients by demonstrating exceptional responsiveness, in-depth knowledge of their airport, an understanding of project challenges, and implementing practical, cost-effective solutions. His passion for serving rural airports and their communities evolved as he began to understand the majority of airports in rural locations exist to serve vital general aviation operations, such as agricultural, medivac, business, tourism, and recreation. Jake also understands that rural municipalities must maximize their resources, including staff. It is not uncommon for a city manager or public works director to be tasked with simultaneously managing the airport in their community—this is where Jake thrives. From grant administration to the coordination of design, bidding, and construction observation, client satisfaction is his top priority.

EXPERIENCE

Taxiways and Taxilanes

- Taxiway A Phase II Rehabilitation, Grand Junction Regional Airport, CO
- Taxiway A, A7A, A8A and R2 Rehabilitation, Colorado Air & Space Port, CO
- Taxiway A Partial Parallel and Connectors Construction, Holyoke Municipal Airport, CO
- Taxiway A Rehabilitation and Overlay, La Junta Municipal Airport, CO
- Taxiway A Reconstruction (Design), Sterling Municipal Airport, CO
- Taxilane S and S2 Construction, Centennial Airport, CO
- Taxilane R3 and A8B Extension, Colorado Air & Space Port, CO

Aprons and Ramps

- West Terminal Apron Reconstruction & Run Up Pad, Grand Junction Regional Airport, CO
- Apron Expansion, Cortez Municipal Airport, CO
- Main Ramp Reconstruction, Greeley-Weld County Airport, CO
- Aircraft Parking Apron Construction, Las Animas-Bent County Municipal Airport, CO
- Apron Expansion, Monte Vista Municipal Airport, CO
- Terminal Apron Rehabilitation, Fremont County Airport, CO
- Apron Rehabilitation, Erie Municipal Airport, CO
- Apron Rehabilitation, Burlington-Kit Carson County Airport, CO

- Apron Rehabilitation, Craig-Moffat County Airport, CO
- Apron Expansion, Springfield Municipal Airport, CO
- Apron Reconstruction, Sterling Municipal Airport, CO
- Apron Rehabilitation, Yuma Municipal Airport, CO

Landside and Parking

- Terminal Parking and Access Road Rehabilitation, Cortez Municipal Airport, CO
- Terminal Parking Expansion, Grand Junction Regional Airport, CO

Buildings and Facilities

- Northeast Hangar Development Infrastructure, Greeley-Weld County Airport, CO
- Terminal Area Improvements, Steamboat Springs Airport, CO
- SRE Storage Building (Design), Erie Municipal Airport, CO
- SRE Storage Building, Limon Municipal Airport, CO
- SunBorne FBO Office Hangar, Centennial Airport, CO
- J&L Office Hangar, Centennial Airport, CO

Drainage, Stormwater, and Site Civil

- Regional Water Quality/Detention Facility (Pond L 1 East), Centennial Airport, CO
- Air Tanker Base Drainage and Water System Upgrades, Roswell International Air Center, NM
- Stormwater and Drainage Improvements, Greeley-Weld County Airport, CO

PRELIMINARY PRICING PROPOSAL

The estimated fee includes labor, general business, and other normal and customary expenses associated with operating a professional business. Unless otherwise noted, the fees include vehicle and personal expenses, mileage, telephone, survey stakes, and routine expendable supplies; no separate charges will be made for these activities and materials. Expenses beyond the agreed scope of services and non-routine expenses, such as large quantities of prints, extra report copies, out-sourced graphics and photographic reproductions, document recording fees, outside professional and technical assistance, and other items of this general nature will be invoiced separately.

We propose to complete this project on a lump sum basis as detailed below.

Task 1. Market Study and Lease Rate Analysis	\$29,000.00 (Lump Sum)
Task 2. Development Analysis	\$20,000.00 (Lump Sum)

