GASTONIA NC
Great Place. Great People. Great Promise.

ADDENDUM No. 1

TO: Prospective Submitters

FROM: Randi Gates, Director of Transportation

DATE: June 18, 2026

PROJECT: Fixed Based Operator (FBO) Services – Gastonia Municipal Airport (AKH)

Q#1 What are the fuel sale numbers for the last 5 years?
A#1 See attached Airport Fuel Report.

Q#2 What is the income for hangar rentals and land leases from the past 5 years?
A#2 Gastonia Municipal Airport Hangar Fees – FY 27

Airport hangar rentals		
Small T-hangar	Per month	$233.00
Large T-hangar	Per month	$268.00
Shared T-Hangar	Per month	$200.00
Small corporate	Per month	$671.00
Large corporate	Per month	$770.00
Large maintenance hangar	Per month	$742.00
Small office	Per month	$35.00
Large office	Per month	$58.00
Land Lease - Chapter 309 FAA	Annually	$572.00
Land Lease - Fly Carolina	Per month	$1,172.00
Land Lease - AKH Hangars	Per month	$3,005.00
Grass Strip Access	Annually	$127.00

Income from hangar rentals and land leases is as follows:

FY 26: $168,655 (to date)
FY 25: $148,858
FY 24: $141,489
FY 23: $127,478
FY 22: $120,907
FY 21: $118,830

Note: All hangars are currently filled with a waiting list of 212 people. Hangar rentals and revenue is

managed by the City. In addition to the hangars, the City currently has six (6) active land lease agreements.

Q3 Could we see the management agreement that is currently in place?
A3 Yes, this is public information. Any proposers that would like a copy of the existing management agreement can contact Randi Gates at randi.gates@gastonianc.gov to receive a copy.

Q4 What is the current condition of the fuel farm that has both 100LL and Jet A storage and its capacity and when was the last time it was inspected?
A4 The last inspection of the tanks was on January 7, 2025. The Field Inspection Report is attached. Inspections are completed every three (3) years. Each tank can hold 10,000 gallons of fuel.

Q5 What monies, if any, from local, state and/or federal sources are currently allocated for airport improvements?
A5 The Gastonia Municipal Airport currently has a number of active projects funded by federal, state, and local funding sources.

SCIF Funding - $250,000 (state)
Being used for fence projects, and potential match funding for other projects

Runway Extension Feasibility Study - $2,300,000 (state)

Wildlife Perimeter Fence (Design/Bid) - $200,073 (federal) / $10,514 (local)

Runway Lighting Rehab (Construction) - $873,664 (state) / $97,074 (local)

On-Airport Clearing & Grubbing (Design/Bid) - $121,129 (federal) / $6,376 (local)

Apron Pavement Rehab – currently working to secure grant funding

Runway Pavement Rehab – currently working to secure grant funding

Generator Project – currently working to secure grant funding

Q6 What is the projected timeline for lengthening the runway and where are you with the feasibility study?
A6 The runway extension project is currently unfunded; therefore, no construction schedule has been established. The City recently initiated the runway extension feasibility study, which is expected to take approximately 12 to 18 months to complete.

Academy of Aviation Fuel Sales

	FY 2025/2026			
	AvGas Full Serve Gallons	AvGas Self-Serve Gallons	JetA Gallons	Total Gallons
JUL	7,223.7	1,483.3	1,897.0	10,604.0
AUG	8,708.4	1,864.6	820.0	11,393.0
SEP	9,238.9	2,026.1	2,446.0	13,711.0
OCT	9,215.4	2,220.6	3,192.0	14,628.0
NOV	8,889.6	2,500.4	1,594.0	12,984.0
DEC	5,147.7	1,581.3	646.0	7,375.0
JAN	6,555.4	1,191.6	1,362.0	9,109.0
FEB	5,373.5	1,266.5	1,564.0	8,204.0
MAR	7,960.5	2,677.5	1,609.0	12,247.0
APR	7,567.5	2,677.5	952.0	11,197.0
MAY	6,236.7	2,326.3	820.0	9,383.0
JUN				-
Total	82,117.3	21,815.6	16,902.0	120,834.9

Average	7,465.2	1,983.2	1,536.5	10,069.6

Academy of Aviation Fuel Sales

	FY 2025			
	AvGas Full Serve Gallons	AvGas Self-Serve Gallons	JetA Gallons	Total Gallons
JUL	7,623.5	1,478.0	936.0	10,037.5
AUG	10,708.2	2,213.8	453.0	13,375.0
SEP	8,586.9	1,800.1	3,657.0	14,044.0
OCT	13,365.6	2,554.4	1,296.0	17,216.0
NOV	8,019.8	1,448.3	1,404.0	10,872.0
DEC	5,699.2	1,158.9	1,447.0	8,305.1
JAN	6,743.9	1,198.1	1,423.0	9,365.0
FEB	4,531.5	2,310.5	1,273.0	8,115.0
MAR	7,663.5	1,386.6	322.0	9,372.0
APR	6,865.7	1,952.3	1,127.0	9,945.0
MAY	6,728.4	2,094.6	1,116.0	9,939.0
JUN	8,760.8	1,488.2	2,465.0	12,714.0
Total	95,296.9	21,083.8	16,919.0	133,299.7

Average	7,941.4	1,757.0	1,409.9	11,108.3

Academy of Aviation Fuel Sales

	FY 2023/2024			
	AvGas Full Serve Gallons	AvGas Self-Serve Gallons	JetA Gallons	Total Gallons
JUL	10,520.0		2,929.0	13,449.0
AUG	8,560.0		751.0	9,311.0
SEP	8,695.0		1,422.0	10,117.0
OCT	8,980.0		2,933.0	11,913.0
NOV	9,885.0		1,763.0	11,648.0
DEC	7,679.6	1,598.4	2,184.0	11,462.0
JAN	6,662.5	1,335.5	825.0	8,823.0
FEB	8,376.1	1,018.9	476.0	9,871.0
MAR	8,072.2	1,305.8	2,870.0	12,248.0
APR	9,219.7	2,014.3	2,484.0	13,718.0
MAY	9,668.6	1,915.4	615.0	12,199.0
JUN	11,294.0	1,334.0	979.0	13,607.0
Total	107,612.8	10,522.3	20,231.0	138,366.1

Average	8,967.7	1,503.2	1,685.9	11,530.5

Academy of Aviation Fuel Sales

	FY 2022/2023		
	AvGas Gallons	JetA Gallons	Total Gallons
JUL	6,906.0	1,323.0	8,229.0
AUG	7,441.0	3,993.0	11,434.0
SEP	7,880.0	1,843.0	9,723.0
OCT	8,760.0	5,917.0	14,677.0
NOV	7,713.0	1,999.0	9,712.0
DEC	5,668.0	1,262.0	6,930.0
JAN	6,919.0	2,188.0	9,107.0
FEB	6,876.0	3,047.0	9,923.0
MAR	8,023.0	2,323.0	10,346.0
APR	7,086.0	1,377.0	8,463.0
MAY	8,606.0	3,078.0	11,684.0
JUN	9,207.0	1,486.0	10,693.0
Total	91,085.0	29,836.0	120,921.0
Average	7,590.4	2,486.3	10,076.8

Academy of Aviation Fuel Sales

	FY 2021/2022		
	AvGas Gallons	JetA Gallons	Total Gallons
JUL	1,810.0	1,230.0	3,040.0
AUG	5,796.0	923.0	6,719.0
SEP	6,266.0	1,507.0	7,773.0
OCT	6,510.0	512.0	7,022.0
NOV	6,176.0	1,713.0	7,889.0
DEC	4,488.0	617.0	5,105.0
JAN	4,751.0	1,324.0	6,075.0
FEB	4,623.0	2,751.0	7,374.0
MAR	5,109.0	3,408.0	8,517.0
APR	6,040.0	2,058.0	8,098.0
MAY	6,292.0	4,034.0	10,326.0
JUN	6,846.0	2,956.0	9,802.0
Total	64,707.0	23,033.0	87,740.0
Average	5,392.3	1,919.4	7,311.7

Academy of Aviation Fuel Sales

	FY 2020/2021		
	AvGas Gallons	JetA Gallons	Total Gallons
JUL	2,755.0	784.0	3,539.0
AUG	2,265.0	2,118.0	4,383.0
SEP			-
OCT	3,325.0	766.0	4,091.0
NOV	2,185.0	1,684.0	3,869.0
DEC	2,144.0	400.0	2,544.0
JAN			-
FEB	1,029.0	160.0	1,189.0
MAR	1,814.0	2,113.0	3,927.0
APR			-
MAY	2,582.0	1,666.0	4,248.0
JUN	2,362.0	1,591.0	3,953.0
Total	20,461.0	11,282.0	31,743.0
Average	2,273.4	1,253.6	2,645.3

Academy of Aviation Fuel Sales

	FY 2019/2020		
	AvGas Gallons	JetA Gallons	Total Gallons
JUL	1,850.3	1,415.0	3,265.3
AUG	3,078.6	1,426.0	4,504.6
SEP	4,488.0	1,670.0	6,158.0
OCT	3,678.8	2,213.0	5,891.8
NOV	3,628.8	868.0	4,496.8
DEC	3,478.1	960.0	4,438.1
JAN	6,011.0	1,139.0	7,150.0
FEB			-
MAR	2,162.0	651.0	2,813.0
APR	2,149.0	566.0	2,715.0
MAY	2,547.0	276.0	2,823.0
JUN	2,604.0	1,223.0	3,827.0
Total	35,675.6	12,407.0	48,082.6
Average	3,243.2	1,127.9	4,006.9

Academy of Aviation Fuel Sales

	FY 2018/2019		
	AvGas Gallons	JetA Gallons	Total Gallons
JUL	1,814.9	1,312.0	3,126.9
AUG	2,377.0	2,447.0	4,824.0
SEP	3,496.9	1,653.0	5,149.9
OCT	2,483.0	2,092.0	4,575.0
NOV	2,440.6	591.0	3,031.6
DEC	1,912.1	631.0	2,543.1
JAN	2,142.0	2,383.0	4,525.0
FEB	1,864.0	2,108.0	3,972.0
MAR	1,994.3	1,686.0	3,680.3
APR			
MAY	3,048.7	810.0	3,858.7
JUN	2,338.9	767.0	3,105.9
Total	25,912.4	16,480.0	42,392.4
Average	2,355.7	1,498.2	3,853.9

Printed: 1/7/2025 10:51 AM
Inspection Result: Passed
Inspection Date: 1/7/2025
Partial Inspection: No
Arrive and Depart Times: 9:45 AM-10:05 AM

Facility ID:	00-0-0000016811	**Inspector**	James Cook
Facility Name	GASTONIA MUNICIPAL AIRPORT	**Insp. Type**	Compliance
Facility Address	1126 GASTON DAY SCHOOL ROAD GASTONIA, NC 28054 Gaston County **Located facility, USTs onsite**	**Reason(s)**	Routine Compliance
		Location	35.201628, -81.153082
		Permit Exp.	12/31/2025
Facility Phone	(704) 864-4363		

CONTACTS

Contact Type	Contact Information
Primary Operator since 7/29/2014	CINDY FORRESTER, 700 N BROAD ST , PO BOX 1748 GASTONIA, NC 28054, Phone: (704) 836-0039, Email: cindyf@cityofgastonia.com Trained: Yes, 7/29/2014, Training Type:Tank School
Owner Auth Rep since 11/24/2020	CINDY FORRESTER, 700 N BROAD ST , PO BOX 1748 GASTONIA, NC 28054, Phone: (704) 836-0039, Email: cindyf@cityofgastonia.com
Landowner since 8/23/2002	CITY OF GASTONIA , PO BOX 1748 - CINDY FORRESTER GASTONIA, NC 28053-1748, Phone: (704) 214-9160, Email: steveh@cityofgastonia.com
Owner since 10/20/1946	CITY OF GASTONIA , PO BOX 1748 - CINDY FORRESTER GASTONIA, NC 28053-1748, Phone: (704) 214-9160, Email: steveh@cityofgastonia.com
Regulatory Operator since 10/20/1946	CITY OF GASTONIA , PO BOX 1748 - CINDY FORRESTER GASTONIA, NC 28053-1748, Phone: (704) 214-9160, Email: steveh@cityofgastonia.com
Primary Operator since 7/29/2014	**STEVE HUSS, 700 N BROAD ST , PO BOX 1748 GASTONIA, NC 28054, Phone: (704) 214-9061, Email: steveh@cityofgastonia.com Trained: Yes, 7/29/2014, Training Type:Tank School**

OWNERSHIP CHANGE

New Owner	Change Date	Basis	Transfer of Ownership Form (UST-15) Submitted
No			

EMERGENCY RESPONSE

Emergency response placard with emergency response operator contact information is posted in the dispensing areas if the dispensers are left on without an attendant present?	N/A

OTHER PARTICIPANTS

Name	Organization

STEVE HUSS	CITY OF GASTONIA

INSPECTOR COMMENTS

Type	Date	Comment

ADDITIONAL INSPECTOR COMMENTS

TANKS AND PIPING INFORMATION

Tanks	Tank #1(1 AVIATION FUEL)	Tank #2(2 JET FUEL)
Tank ID	1 AVIATION FUEL	2 JET FUEL
TIMS Tank ID	1	2
Is tank registered?	Yes	Yes
Date tank installed	1/1/1964	1/1/1964
Capacity of Tank in Gallons	10000	10000
Is tank regulated	Yes	Yes
Diameter (Inches)	96.0	96.0
Tank / Product use	Motor Fuel	Motor Fuel
Product stored in Tank	Gasoline, Aviation	Kerosene, Aviation
Product Detail	Jet Fuel	Jet Fuel
If hazardous substance, CAS# or description		
If other, description		
Tank status	Current	Current
Tank closure report submitted		
Date tank last operated		
Inches of product in Tank		
Compartment tank	No	No
Other compartment(s)		
Base compartment		
Manifolded tank	No	No
Manifolded with tank(s)		
Master manifold tank		
New Tank System installed in accordance with NC or MI	N/A	N/A
Tank Construction Material (DW required after 11/1/07)	Single Wall Steel	Single Wall Steel
If other, description		
Tank Manufacturer/Model	Unknown	Unknown
If other, describe		
Tank material verified by	UST-7A/B	UST-7A/B
Date Pipe Installed	1/1/1964	1/1/1964
Was UST Piping Installed on or after 11/1/2007?	No	No
Piping Construction Material (DW required after 11/1/07)	Single Wall Steel	Single Wall Steel
If other, description		

Tanks	Tank #1(1 AVIATION FUEL)	Tank #2(2 JET FUEL)
Pipe Manufacturer/Model	Unknown	Unknown
If other, describe		
Pipe material verified by	UST-7A/B	UST-7A/B
If E-blend > 10% or Biodiesel Blend > 20%; Was UST-20 completed and approved?	N/A	N/A

CORROSION PROTECTION

Tank Corrosion Protection	Tank #1(1 AVIATION FUEL)	Tank #2(2 JET FUEL)
DWM notified of current CP method	Yes	Yes
Integrity assessment performed after 3/1/06	No	No
CP Method 1	Impressed Current	Impressed Current
if other, Description		
CP Installation Date	8/1/1996	8/1/1996
CP Method 2		
if other, Description		
CP Installation Date		
Flex Connector , Piping Extensions, and/or other metal fittings Present	Other Metal	Other Metal
Flex connector isolated from ground	N/A	N/A
Source of verification of CP for Flex Connectors, piping extensions and/or other metal fittings	CP Test Results	CP Test Results
if other, Description		
Submersible pump (STP) is isolated from ground	Yes	Yes
Piping extensions and/or other metal fittings are isolated from ground	No	No
Flex connector, STP and/or other metal fittings protected from corrosion	Yes	Yes
Corrosion protection method	Impressed Current	Impressed Current
Flex connector , Piping extensions, and/or other metal fittings CP Installation Date	8/1/1996	8/1/1996
Dielectric Coating Installed (If tank installed after 12/22/88	N/A	N/A

Pipe Corrosion Protection	Tank #1(1 AVIATION FUEL)	Tank #2(2 JET FUEL)
DWM notified of current CP method	Yes	Yes
CP method	Impressed Current	Impressed Current
if other, Description		
CP Installation Date	8/1/1996	8/1/1996
Dielectric Coating Installed (If piping installed after 12/22/88	N/A	N/A

Dispenser Corrosion Protection	Dispenser #1(AVIATION FUEL)	Dispenser #2(JET FUEL)
Flex Connector , Piping Extensions, and/or other metal fittings Present	None	None
Flex connector isolated from ground		
Source of verification of CP for Flex Connectors, piping extensions and/or other metal fittings		
if other, Description		
Piping extensions and/or other metal fittings are isolated from ground		
Flex Connectors, Piping extensions and/or other metal fittings protected from corrosion		
Corrosion protection method	Isolated	Isolated
Flex connector, Piping extensions, and/or other metal fittings CP Installation Date	8/1/1996	8/1/1996
Source of Information for verification of corrosion protection for Riser pipe and other metal piping	Visual	Visual
if other, Description		

CP Conclusions	
CP Requirements Met?	Yes
Issues	

Impressed Current Systems	IC System # 1
Applies to Tanks	#1(1 AVIATION FUEL), #2(2 JET FUEL)
Current Voltage (Gauge)	19.5
Current Amperage (Gauge)	4.3
Current Voltage (Multimeter)	
Measured Shunt Voltage (mV)	
Rectifier Shunt Factor (Amps/mV)	
Amps - Calculated	
Last three 60-day readings available	Yes
System operating properly	Yes
If no, select all that apply	
If other, describe	
Hour meter reading?	
Hour meter installed	No

CP Tests	Test #1
Applies to Tanks	#1(1 AVIATION FUEL), #2(2 JET FUEL)

CP Tests	Test #1
Portion of System Tested	Piping, Tanks
Date of last Corrosion Protection Test	12/14/2023
CP Test Result	Pass
Was CP Test done in accordance with National Standard?	Yes
CP Tester	John R Snuggs - Snuggs UST Compliance, LLC - (704) 796-5517
Certificate Number	CP 16485
Certifying Organization	STEEL TANK INSTITUTE
As Left Voltage	20
As Left Amps	3.8
UST7 form for last CP test submitted to DWM	Yes

SPILL PREVENTION

Has DWM been notified of spill methods?	Yes

Spill/Overfill Details	Tank #1(1 AVIATION FUEL)	Tank #2(2 JET FUEL)
Is a drop tube present?	Yes	Yes
Type of Stage I vapor recovery?	Dual Point	Dual Point

Local Fill	Tank #1(1 AVIATION FUEL)	Tank #2(2 JET FUEL)
Does Tank have a Second Fill?	No	No
Spill Protection	Catchment Basin	Catchment Basin
Is spill prevention equipment provided and verified?	Yes	Yes
Manufacturer/Model	Unknown	Unknown
If other, describe		
Spill bucket is double-walled?	No	No
Monitoring Type (UST-6B)	None	None
Is spill bucket interstice monitored every 30 days? (If installed before 11/1/07)		
Spill bucket is isolated or made of non-corroding materials? (If installed after 11/1/07)	N/A	N/A
Date spill prevention provided	8/1/1996	8/1/1996
Last 12 monthly spill bucket checks completed and all deficiencies corrected (UST-27)?	Yes	Yes
Is spill prevention operating properly?	Yes	Yes
If No, select all that apply		
If other, describe		

Local Fill	Tank #1(1 AVIATION FUEL)	Tank #2(2 JET FUEL)
O&M walkthrough inspection completed in accordance with national standard (e.g. PEI RP 900) (UST-27)?	Yes	Yes
3 Year Tightness Test Date (UST-6D/23A)	12/14/2023	12/14/2023
Primary Tightness Test Result (UST-6D/23A)	Pass	Pass
Secondary Tightness Test Result (UST-6D/23A)		
Tightness Testing done in accordance with a standard?	Yes	Yes

OVERFILL PREVENTION

Has DWM been notified of overfill methods?	Yes

Overfill Control	Tank #1(1 AVIATION FUEL)	Tank #2(2 JET FUEL)
Is overfill prevention equipment provided and verified?	Yes	Yes
Date overfill control provided	8/1/1996	8/1/1996
Type of overfill equipment	Overfill Alarm	Overfill Alarm
Source of information for overfill control verification	UST-22A	UST-22A
If other, describe		
Manufacturer/Model	Franklin Fueling: TS-RAX (Alarm)	Franklin Fueling: TS-RAX (Alarm)
If other, describe		
Is overfill control operating properly?	Yes	Yes
If No, select all that apply		
If other, describe		
Overfill check date (UST-22A)	2/10/2023	2/10/2023
Overfill check result (UST-22A)	Pass	Pass
Capacity of Tank in Gallons	10000	10000
Diameter (Inches)	96.0	96.0
Is there a second fill with a separate overfill control?	No	No

Dispenser Sumps	Dispenser #1(AVIATION FUEL)	Dispenser #2(JET FUEL)
Are containment sumps present?	No	No
Installation Date		
Sump Manufacturer		
If Other (Specify)		
Sump Construction Type		

Dispenser Sumps	Dispenser #1(AVIATION FUEL)	Dispenser #2(JET FUEL)
Sump Construction Material		
If Other (Specify)		
Are containment sumps monitored?		
Is monitoring required per 2N .0900?	No	No
Piping components and/or STP were installed/replaced on or after 11/1/07?	No	No
Are spills or small weeps evident in sumps?	No	No
Are single wall piping components located in containment sump? (If installed after 11/1/07)		
UDC Visual Inspection Date (annually)(UST-22C)	12/31/2024	12/31/2024
UDC Visual Inspection Results (UST-22C)	Pass	Pass
Annual containment sump check completed in accordance with national standard (e.g. PEI RP 900)?	Yes	Yes

SITING AND SECONDARY CONTAINMENT

Siting And Sec.Containment-General	Tank #1(1 AVIATION FUEL)	Tank #2(2 JET FUEL)
UST system upgraded with corrosion protection, spill and overfill before 1/1/91?	No	No
UST system and/or piping are located within siting and secondary containment areas?	No	No

LEAK DETECTION

General	Tank #1(1 AVIATION FUEL)	Tank #2(2 JET FUEL)
DWM notified of leak detection method?	Yes	Yes
Piping Type		
Piping type	No Piping	No Piping
if other, specify		
Suction check type		
Type LLD present.	Not Required	Not Required
Tank Release Detection		
Primary leak detection method	Automatic Tank Gauging	Automatic Tank Gauging
if other, specify		
Primary LD install date	8/1/2004	8/1/2004
Secondary leak detection method		
if other, specify		
Piping Release Detection		
Primary leak detection method	Not Required	Not Required
if other, specify		

General	Tank #1(1 AVIATION FUEL)	Tank #2(2 JET FUEL)
Primary LD install date	8/1/2004	8/1/2004
Secondary leak detection method		
if other, specify		
Equipment Checks		
Last 12 monthly RD equipment checks completed and all deficiencies corrected (UST-27)?	Yes	Yes
if no, select all that apply		
Annual RD equipment operability check result (UST-22B)	Pass	Pass
if Fail, select all that apply		
Annual RD equipment operability check date (UST-22B)	12/31/2024	12/31/2024
RD equipment checks completed per national standard (e.g. PEI RP 900/1200) (UST-22B/27)?	Yes	Yes

AUTOMATIC TANK GAUGE

ATG Systems	ATG #1
ATG Manufacturer/Model	Franklin Fueling (INCON): TS 1001
If other, describe	
ATG Third Party Certified?	Yes
Is ATG console operational?	Yes
Tanks	#1(1 AVIATION FUEL), #2(2 JET FUEL)

ATG Monthly LD	Tank #1(1 AVIATION FUEL)	Tank #2(2 JET FUEL)
2025 Jan	Pass	Pass
2024 Dec	Pass	Pass
2024 Nov	Pass	Pass
2024 Oct	Pass	Pass
2024 Sep	Pass	Pass
2024 Aug	Pass	Pass
2024 Jul	Pass	Pass
2024 Jun	Pass	Pass
2024 May	Pass	Pass
2024 Apr	Pass	Pass
2024 Mar	Pass	Pass

ATG Monthly LD	Tank #1(1 AVIATION FUEL)	Tank #2(2 JET FUEL)
2024 Feb	Pass	Pass

ATG Conclusions	
Leak Detection Requirements Met?	Yes
Do the results indicate a suspected release?	
Issues	

REPAIRS

Repairs	
Any Repair Issues?	No
Issues	

Delivery Information	Tank #1(1 AVIATION FUEL)	Tank #2(2 JET FUEL)
All deliveries made to permitted tanks	Yes	Yes

TRANSPORTER/FUEL DELIVERY INFORMATION

Name	Address	Phone
Blue Sky Fuel Transport	PO Box 165, Paw Creek,NC	(704) 749-0081

SITE DIAGRAM 1