

Agenda
Dallas Fort Worth International Airport
Board of Directors
November 6, 2025
8:30 AM

Meeting Place
2400 Aviation Drive
Board Room – DFW Airport Headquarters Building DFW Airport, TX 75261



This meeting location is accessible. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting by contacting LeeAnne Bounds at 972 973-3571, or T.D. 1-800-RELAY-TX (1-800-735-2989) for information or assistance.

For DFW Airport Board Meeting Information or to register to speak at a Board Meeting, please call 972 973-3751 by 5:00 p.m. the day before the meeting.

Consent Agenda – all items under this heading are a part of the Consent Agenda and require little or no deliberation by the Board. Approval of the Consent Agenda authorizes the Chief Executive Officer or his designee to implement each item in accordance with staff recommendation.

A closed executive session may be held with respect to a posted agenda item if the discussion concerns one of the following:

1. Contemplated or pending litigation or matters where legal advice is requested of the Board's Legal Counsel. Texas Government Code Section 551.071.
2. Discussion concerning sale or lease of real property, or negotiated contracts for donations to the Board, when such discussions would have a detrimental effect on the negotiating position of the Board. Texas Government Code Section 551.072.
3. Personnel matters involving discussions of the qualifications or performance of identifiable individuals already employed or being considered for employment by the Board. Texas Government Code Section 551.074.
4. The deployment, or specific occasions for implementation, of security personnel or devices. Texas Government Code Section 551.076.

AGENDA

- A. Invocation
- B. Pledge of Allegiance
- C. Announcements
- D. Financial Report
- E. Approve Minutes of the Regular Board of Directors Meeting of October 2, 2025.

OPERATIONS COMMITTEE

Consent Items for Consideration

- | | | |
|------------|------|---|
| Jon Taylor | O-1. | Approve the Chief Executive Officer or designee be authorized to enter into an Interlocal Fire Training Agreement between the Airport and the City of Lubbock, Texas, and that the Chief Executive Officer or designee be authorized to execute an Interlocal Training Agreement for Aircraft Rescue Fire Fighter Training with these municipalities. |
| Jon Taylor | O-2. | Approve the Chief Executive Officer or designee be authorized to enter into an Interlocal Automatic Aid Agreement with the Northeast Fire Department Association of Tarrant County, Texas, in an amount not to exceed \$14,490. |

Action Items for Consideration

Tammy Huddleston	O-3.	Approve the Chief Executive Officer or designee to execute contract no. PA1731 for West Airfield Duct Bank Optimization with EAS Contracting, LP by EAS Contracting, GP of Roanoke, Texas in an amount not to exceed \$29,716,690 for the 508 calendar-day term of the contract with a start date of November 2025; and execute change orders to such contract on an as-needed basis in the aggregate amount not to exceed \$2,900,000, for a total action amount of \$32,616,690.
Tammy Huddleston	O-4.	Approve the Chief Executive Officer or designee to execute contract no. PA1955 for Terminal D Sensory Room with James R. Thompson, Inc., of Dallas, Texas in an amount not to exceed \$857,697 for the 143 calendar-day term of the contract, with a start date of November 2025.
Tammy Huddleston	O-5.	Approve the Chief Executive Officer or designee to execute contract no. PA1920 for Waters of the United States — Mitigation Credits, with Mustang Mitigation Holdings LLC, of Hanover, New Hampshire, in the amount not to exceed \$1,034,897.50, for the six-month contract term, with a start date of December 2025.
Tammy Huddleston	O-6.	Approve the Chief Executive Officer or designee to increase contract no. PA1032 (9500834) for Terminal F and Skylink Station with Innovation Next+ of Irving, Texas in an amount not to exceed \$164,081,048, for a revised not to exceed contract amount of \$1,090,344,735.62. The current contract completion date of August 16, 2027, is not affected by this action.
Tammy Huddleston	O-7.	Approve the Chief Executive Officer or designee to execute contract no. PA1906 for Terminal D - Ticketing Enhancements with Swinerton Builders of Dallas, Texas, in an amount not to exceed \$7,903,946 for the 390 calendar-day term of the contract with a start date of November 2025; and execute change orders to such contract on an as-needed basis, in the aggregate amount not to exceed \$790,000, for a total action amount of \$8,693,946.
Robert Gray	O-8.	Approve the Chief Executive Officer or designee to increase contract no. PA1599 for Escalator, Elevator and Moving Sidewalk Parts with Kone, Inc., of Moline, Illinois, in an amount not to exceed \$3,000,000, for a revised not to exceed contract amount of \$4,000,000; with a revised contract completion date of March 4, 2029.
Robert Gray	O-9.	Approve the Chief Executive Officer or designee to execute contract no. PA1966 for Airfield Marking Services with CKS Runway Services, LLC of Madison, Mississippi, in an amount not to exceed \$5,264,182, for the three-year term of contract with a start date of December 2025.

FINANCE, AUDIT, and IT COMMITTEE**Consent Items for Consideration**

Milton De la Paz	F-1.	Approve the Chief Executive Officer or designee to ratify purchase order no. DFW13381 for Prologis Acquisition & 19th Street Cargo Feasibility with Logistic Capital Strategies of Arlington, Virginia in an amount not to exceed \$110,000.
Elaine Rodriguez	F-2.	Approve the Chief Executive Officer or designee to increase Legal Services contract no. 8005418 with Carrington Coleman Sloman & Blumenthal LLP of

Dallas, Texas, in the amount not to exceed \$217,721.96 for a revised not to exceed contract amount of \$664,221.96.

Tracy Barker	F-3.	Approve the Chief Executive Officer or designee to execute contract no. PA2006 for Electronic Marketplace Catalog Platform with Euna Solutions of Chicago, Illinois, in a amount not to exceed \$300,000 for the three-year term of the contract with a start date of November 2025.
Heath Montgomery	F-4.	Approve the Chief Executive Officer or designee to authorize membership in the Airport Benchmarking Group with Imperial College London in an amount not to exceed \$160,000 for two-years with a start date of January 2026.
Heath Montgomery	F-5.	Approve the Chief Executive Officer or designee to execute contract no. PA1952 for Website and Mobile Application Accessibility Audit & Support Services with I3 Integrative Creative Solutions, LLC dba I3ICS, of Tampa, Florida, in an amount not to exceed \$224,873.47 for the one-year term of the contract with a start date of November 2025.
Cyril Puthoff	F-6.	Approve the Chief Executive Officer or designee to increase contract no. 8005405 for Information Technology Consulting Services with The Evolvers Group, L.P. of Flower Mound, Texas in an amount not to exceed \$500,000, for a revised not to exceed contract amount of \$9,875,000 and the current contract completion date of February 14, 2026, is not affected by this action.
Michael Youngs	F-7.	Approve the Chief Executive Officer or designee to increase contract no. PA1057 for Electronic Records Management System with Cities Digital, Inc. of Hudson, Wisconsin in an amount not to exceed \$104,944.71, for a revised not to exceed contract amount of \$1,068,217.71; the current contract completion date of October 17, 2028, is not affected by this action.

Action Items for Consideration

Christopher Poinsett	F-8.	Approve the Chief Executive Officer or designee to establish and fund annually a reserve for the future removal of commercial development buildings on the Airport campus.
Christopher Poinsett	F-9.	Approve the Chief Executive Officer or designee to increase contract no. PA1791 for Procurement BDD Digitization Initiative Implementation with North Highland of Austin, Texas in an amount not to exceed \$6,000,000 for a revised not to exceed contract amount of \$6,817,250 with a revised contract completion date of February 12, 2027.
Tracy Barker	F-10.	Approve authorization to exercise options for multi-year contracts more than \$10,000,000, for the 2nd quarter of Fiscal Year 2026.
Cyril Puthoff	F-11.	Approve the Chief Executive Officer or designee to execute contract no. PA1918 for Employee Group Life Insurance, with Standard Life Insurance of Portland, Oregon, in an amount not to exceed \$2,682,580.32, for the three-year term of the contract, with a start date of December 2025.
Michael Youngs	F-12.	Approve the Chief Executive Officer or designee to increase contract no. 8004991 for DFW Mobile Application with Framna Netherlands BV of the Netherlands, in an amount not to exceed \$2,500,000, for a revised not to exceed contract amount of \$10,946,497.23, the current contract completion date of June 30, 2026 is not affected by this action.

Michael Youngs	F-13.	Approve the Chief Executive Officer or designee to execute contract no. PA1932 for Certificate Management System, with Cyber Watch of Plano, Texas, in an amount not to exceed \$800,000, for the five-year term of the contract with a start date of November 2025.
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CONCESSIONS AND COMMERCIAL DEVELOPMENT COMMITTEE

Consent Items for Consideration

Zenola Campbell	C-1.	Approve rebranding of Jethro Pugh Shops II, LLC Lease Numbers 008125 and 010584 dba CNBC News to Travel@Ease.
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Action Items for Consideration

Zenola Campbell	C-2.	Approve to amend Lease Number 010964 with TFP1, LLC, dba Eatzi's.
Sharon McCloskey	C-3.	Approve the Chief Executive Officer or designee to terminate two contracts for convenience: PA1811 for Janitorial Chemical Supplies with M.A.N.S. Distributors, Inc. of Carrollton, Texas in an amount not to exceed \$15,982,151.34 and contract no. PA1883 for Janitorial Supplies with M.A.N.S. Distributors, Inc. of Carrollton, Texas in an amount not to exceed \$5,722,535.88; and rescind solicitation award for contract no. PA1882 for Janitorial Floor Products with Complete Supply, Inc, of Farmers Branch, Texas in an amount not to exceed \$1,521,932.18. Each contract was for a five-year term with start dates of August 2024.
Sharon McCloskey	C-4.	Approve the Chief Executive Officer or designee to increase contract no. 7007325, for Janitorial Cleaning Supplies with Network Distribution of Schaumburg, Illinois in an amount not to exceed \$480,000 for a revised not to exceed contract amount of \$3,889,353.51, the current contract completion date of October 12, 2026, is not affected by this action.
John Brookby	C-5.	That the Chief Executive Officer or designee is hereby authorized to submit to the Foreign-Trade Zones Board an application requesting that Parker, Jack, and Palo Pinto Counties be added to DFW Foreign Trade Zone No. 39's Service Area under the Alternative Site Framework Program.
John Brookby	C-6.	Approve the execution of the first amendment to the Lease Agreement with DFW Park 161 Building 12 ILP, LLC to reduce the leased premises by ± .086 acres for the construction of a new public roadway to serve the planned DFW Park 161 Phase III Project; and that the Chief Executive Officer or designee is authorized to execute said agreement.

Discussion Items

No Action Required. Discussion Item Only - Approve to enter into Permit Number 011955.

No Action Required. Discussion Item Only - Approve to enter into Permit Number 011960 with MRG Dallas/Fort Worth, LLC, dba iStore.

No Action Required. Discussion Item Only - Approve Assignment and Assumption of MultiRestaurants Concepts, LTD Lease Agreement 010593, dba Whataburger to Team Joint Venture DFW, LLC.

CLOSED SESSION

1. In accordance with the provisions of Section 551.072 of the Texas Government Code, a closed session will be held to discuss contemplated or pending litigation or matters where legal advice is requested of the Board's Legal Counsel, to wit:
 - a. Suspension of the Minority and Women Business Enterprise Program, adoption of the new Small Business Enterprise Program, and amendments to the Small Business Enterprise Concessions Program and Small Business Enterprise Program for Disadvantaged Business Enterprise.

OPEN SESSION

Action Items for Consideration

Elaine Rodriguez	B-1.	That the Airport Board hereby suspends the Minority/Women Business Enterprise Program Policy (M/WBE) and adopts the new Small Business Enterprise (SBE) Program Policy attached hereto effective November 7, 2025, and authorizes the Chief Executive Officer to develop administrative procedures to implement the new SBE Program Policy.
Elaine Rodriguez	B-2.	That the Airport Board hereby adopts the amended Small Business Enterprise Concessions (SBEC) Program Policy attached hereto effective upon approval by the Federal Aviation Administration, and authorizes the Chief Executive Officer to make such amendments to the administrative procedures associated with such Policy as may be necessary to implement the amended Policy.
Elaine Rodriguez	B-3.	That the Airport Board hereby adopts the amended Small Business Enterprise (SBE) program policy attached hereto effective upon approval by the Federal Aviation Administration, and authorizes the Chief Executive Officer to make such amendments to the administrative procedures associated with the SBE program as may be necessary to implement the amended program.

FULL BOARD

1. Registered Speakers (items unrelated to the Agenda.)
2. Next Committee Meeting: December 2, 2025
Next Board Meeting: December 4, 2025

**Operations Committee Meeting
Tuesday, November 4, 2025
12:30 PM**

AGENDA

1. Approve Minutes of the Operations Committee Meeting of September 30, 2025.

OPERATIONS COMMITTEE

Consent Items for Consideration

- | | | |
|------------|------|---|
| Jon Taylor | O-1. | Approve the Chief Executive Officer or designee be authorized to enter into an Interlocal Fire Training Agreement between the Airport and the City of Lubbock, Texas, and that the Chief Executive Officer or designee be authorized to execute an Interlocal Training Agreement for Aircraft Rescue Fire Fighter Training with these municipalities. |
| Jon Taylor | O-2. | Approve the Chief Executive Officer or designee be authorized to enter into an Interlocal Automatic Aid Agreement with the Northeast Fire Department Association of Tarrant County, Texas, in an amount not to exceed \$14,490. |

Action Items for Consideration

- | | | |
|------------------|------|--|
| Tammy Huddleston | O-3. | Approve the Chief Executive Officer or designee to execute contract no. PA1731 for West Airfield Duct Bank Optimization with EAS Contracting, LP by EAS Contracting, GP of Roanoke, Texas in an amount not to exceed \$29,716,690 for the 508 calendar-day term of the contract with a start date of November 2025; and execute change orders to such contract on an as-needed basis in the aggregate amount not to exceed \$2,900,000, for a total action amount of \$32,616,690. |
| Tammy Huddleston | O-4. | Approve the Chief Executive Officer or designee to execute contract no. PA1955 for Terminal D Sensory Room with James R. Thompson, Inc., of Dallas, Texas in an amount not to exceed \$857,697 for the 143 calendar-day term of the contract, with a start date of November 2025. |
| Tammy Huddleston | O-5. | Approve the Chief Executive Officer or designee to execute contract no. PA1920 for Waters of the United States — Mitigation Credits, with Mustang Mitigation Holdings LLC, of Hanover, New Hampshire, in the amount not to exceed \$1,034,897.50, for the six-month contract term, with a start date of December 2025. |
| Tammy Huddleston | O-6. | Approve the Chief Executive Officer or designee to increase contract no. PA1032 (9500834) for Terminal F and Skylink Station with Innovation Next+ of Irving, Texas in an amount not to exceed \$164,081,048, for a revised not to exceed contract amount of \$1,090,344,735.62. The current contract completion date of August 16, 2027, is not affected by this action. |
| Tammy Huddleston | O-7. | Approve the Chief Executive Officer or designee to execute contract no. PA1906 for Terminal D - Ticketing Enhancements with Swinerton Builders of Dallas, Texas, in an amount not to exceed \$7,903,946 for the 390 calendar-day term of the contract with a start date of November 2025; and execute change orders to such contract on an as-needed basis, in the aggregate amount not to exceed \$790,000, for a total action amount of \$8,693,946. |
| Robert Gray | O-8. | Approve the Chief Executive Officer or designee to increase contract no. |

PA1599 for Escalator, Elevator and Moving Sidewalk Parts with Kone, Inc., of Moline, Illinois, in an amount not to exceed \$3,000,000, for a revised not to exceed contract amount of \$4,000,000; with a revised contract completion date of March 4, 2029.

Robert Gray

O-9.

Approve the Chief Executive Officer or designee to execute contract no. PA1966 for Airfield Marking Services with CKS Runway Services, LLC of Madison, Mississippi, in an amount not to exceed \$5,264,182, for the three-year term of contract with a start date of December 2025.

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

Operations Committee

Resolution No.:

Subject: Interlocal Fire Training Agreement

Department: Department of Public Safety

Amount:

Revised Amount:

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee be authorized to enter into an Interlocal Fire Training Agreement between the Airport and the City of Lubbock, Texas, and that the Chief Executive Officer or designee be authorized to execute an Interlocal Training Agreement for Aircraft Rescue Fire Fighter Training with these municipalities.

BACKGROUND:

- Execute an Interlocal Agreement with the City of Lubbock, Texas.
- Interlocal Training Agreement will permit the execution of mutually-acceptable Aircraft Rescue Fire Training between the Airport and the municipalities.
- This is a revenue-producing contract.

D/S/M/WBE INFORMATION:

- Not Applicable

ADDITIONAL INFORMATION:

- Agreement Terms: Indefinite, unless terminated by either Party. Other individual agreements will be based on the project requirements.
- Interlocal Agreements among public entities are authorized under Title 7, Chapter 791, Subchapter C, Section 791.025, V.T.C.A.

Fund	Project Number	External Funding Source
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Attachments: None

Approvals

Jon Taylor, Vice President and Director - Department of Public Safety
Tamela Burks Lee, Vice President - Business Diversity and Development
Abel Palacios, Vice President - Finance
Elaine Rodriguez, General Counsel - Legal
Christopher McLaughlin, Chief Executive Officer

Approved - 10/22/2025
Approved - 10/22/2025
Approved - 10/23/2025
Approved - 10/23/2025
New -

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

Operations Committee

Resolution No.:

Subject: Interlocal Automatic Aid Agreement

Department: Department of Public Safety

Amount: \$14,491

Revised Amount: \$0.00

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee be authorized to enter into an Interlocal Automatic Aid Agreement with the Northeast Fire Department Association of Tarrant County, Texas, in an amount not to exceed \$14,490.

BACKGROUND:

- Execute an interlocal automatic aid agreement with Northeast Fire Department Association (Tarrant).
- The Northeast Fire Department Association (NEFDA) contains a total of 15 fire departments and 37 fire stations protecting over 178 square miles. The combined departments employ over 750 firefighters and respond to approximately 60,000 calls per year.
- NEFDA facilitates mutual aid agreements among its members, ensuring that departments can rely on each other for additional support during large-scale incidents or when resources are stretched thin.
- NEFDA comprises several fire departments from cities and towns across North Texas. This association enhances collaboration and resource sharing among its member departments.

D/S/M/WBE INFORMATION:

- Not Applicable

ADDITIONAL INFORMATION:

- This agreement will permit the execution of interlocal agreements between the Airport and Northeast Fire Department Association to the mutual benefit of both parties.
- Interlocal Agreements among public entities are authorized under Title 8, Chapter 271, Subchapter F, Section 271.101 and 271.102 V.T.C.A. and Title 7, Chapter 791, Subchapter C, Section 791.025, V.T.C.A.

Fund	Project Number	External Funding Source
Operating Fund		

Attachments: None

Approvals

Jon Taylor, Vice President and Director - Department of Public Safety
Tamela Burks Lee, Vice President - Business Diversity and Development
Abel Palacios, Vice President - Finance
Elaine Rodriguez, General Counsel - Legal
Christopher McLaughlin, Chief Executive Officer

Approved - 10/22/2025
Approved - 10/22/2025
Approved - 10/23/2025
Approved - 10/23/2025
New -

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

Operations Committee

Resolution No.:

Subject: West Airfield Duct Bank Optimization

Department: Design, Code and Construction

Amount: \$32,616,690

Revised Amount: \$0.00

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee to execute contract no. PA1731 for West Airfield Duct Bank Optimization with EAS Contracting, LP by EAS Contracting, GP of Roanoke, Texas in an amount not to exceed \$29,716,690 for the 508 calendar-day term of the contract with a start date of November 2025; and execute change orders to such contract on an as-needed basis in the aggregate amount not to exceed \$2,900,000, for a total action amount of \$32,616,690.

BACKGROUND:

- A recent assessment of airfield electrical systems identified electrical infrastructure on the West Airfield that needs rehabilitation and/or replacement.
- This action serves as the initial effort to modernize and replace the electrical system supporting West Airfield as well as the Terminal F program. This contract includes new electrical duct bank and junction can plaza infrastructure.
- A subsequent project scheduled for Fall 2026 will replace the existing Southwest Electrical Vault with a new facility to ensure long-term operational reliability of the entire West Airfield electrical system.

D/S/M/WBE INFORMATION:

- The annual goal for the M/WBE Program is 31%
- In accordance with the Board's M/WBE Program, the M/WBE goal for this contract is 23%
- EAS Contracting has committed to achieving 93.9% M/WBE participation, including 89.5% self-performance and 4.4% subcontracting participation utilizing CA Rios Group, LLC (0.70%), Texas Environmental Management SA, Inc. (1.4%), and KMCE, Inc. (2.3%)

ADDITIONAL INFORMATION:

- Three bids were received on or before the due date of September 3, 2025, with one non-responsive submission.
- Bid tabulation attached.

Fund	Project Number	External Funding Source
Joint Capital Acct	2715602	

Attachments: PA1731 - West Airfield Duct Bank Optimization

Approvals

Tammy Huddleston, Vice President - Design, Code and Construction
Tracy Barker, Vice President - Procurement and Materials Management
Tamela Burks Lee, Vice President - Business Diversity and Development
Abel Palacios, Vice President - Finance
Elaine Rodriguez, General Counsel - Legal
Christopher McLaughlin, Chief Executive Officer

Approved - 10/22/2025
Approved - 10/22/2025
Approved - 10/22/2025
Approved - 10/23/2025
Approved - 10/23/2025
New -

**Contract No. PA1731
West Airfield Duct Bank Optimization
Bid Tabulation**

Bidders	Bid Amounts
EAS Contracting, LP by EAS Contracting, GP Roanoke, Texas	\$29,716,690
Kayanda LLC Chevy Chase, Maryland	\$35,149,725.60

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

Operations Committee

Resolution No.:

Subject: Terminal D Sensory Room

Department: Design, Code and Construction

Amount: \$857,697

Revised Amount: \$0.00

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee to execute contract no. PA1955 for Terminal D Sensory Room with James R. Thompson, Inc., of Dallas, Texas in an amount not to exceed \$857,697 for the 143 calendar-day term of the contract, with a start date of November 2025.

BACKGROUND:

- The Airport is committed to enhancing the customer experience for all.
- Sensory rooms provide a quiet and calming space for customers who may need additional sensory amenities and support, making it easier and more enjoyable for them to navigate the airport environment.
- This contract will construct the first Sensory Room at the Airport, in Terminal D near Gate D18.

D/S/M/WBE INFORMATION:

- The annual goal for the M/WBE Program is 31%
- In accordance with the Board's M/WBE Program, the M/WBE goal for this contract is 18%
- James R. Thompson, Inc. has committed to achieving 18% M/WBE utilizing Division 9 Interiors (6%), Romo Life Safety & Construction, LLC (2%), ABLe Communications, Inc. (7%), and Ford Audio-Video Systems, LLC (3%).

ADDITIONAL INFORMATION:

- Five bids were received on or before the due date of October 2, 2025.
- Bid tabulation attached.

Fund	Project Number	External Funding Source
DFW Capital Acct	2727401	

Attachments: PA1955 - Terminal D Sensory Room Bid Tab

Approvals

Tammy Huddleston, Vice President - Design, Code and Construction	Approved - 10/22/2025
Tracy Barker, Vice President - Procurement and Materials Management	Approved - 10/22/2025
Tamela Burks Lee, Vice President - Business Diversity and Development	Approved - 10/22/2025
Abel Palacios, Vice President - Finance	Approved - 10/23/2025
Elaine Rodriguez, General Counsel - Legal	Approved - 10/23/2025
Christopher McLaughlin, Chief Executive Officer	New -

**Contract No. PA1955
Terminal D Sensory Room
Bid Tabulation**

Bidders	Bid Amounts
James R. Thompson, Inc. Dallas, Texas	\$857,697
ICGM Group Dallas, Texas	\$901,870
Ambercrest Construction LLC Dallas, Texas	\$1,072,247
Swinerton Builders Dallas, Texas	\$1,138,967
Real Construction Group LLC Dallas, Texas	\$1,153,929.90

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

Operations Committee

Resolution No.:

Subject: Waters of the United States — Mitigation Credits

Department: Design, Code and Construction

Amount: \$1,034,897.50

Revised Amount: \$0.00

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee to execute contract no. PA1920 for Waters of the United States — Mitigation Credits, with Mustang Mitigation Holdings LLC, of Hanover, New Hampshire, in the amount not to exceed \$1,034,897.50, for the six-month contract term, with a start date of December 2025.

BACKGROUND:

- This agreement will purchase the necessary mitigation credits from a United States Army Corp of Engineers approved mitigation bank, fulfilling the total required compensatory mitigation of the Southwest End Around Taxiway program.
- Wetland or Waters Of The United States mitigation banking is the restoration, creation or enhancement of wetlands for the purpose of compensating for unavoidable impacts to wetlands at another location. Wetland mitigation banking is commonly used to compensate for wetland impacts from development.

D/S/M/WBE INFORMATION:

- The annual goal for the M/WBE Program is 31%
- In accordance with the Board's M/WBE Program, no M/WBE goal was determined for this contract due to no availability of firms that perform this service.

ADDITIONAL INFORMATION:

- Three bids were received on or before the due date of September 8, 2025.
- Bid tabulation attached.

Fund	Project Number	External Funding Source
Joint Capital Acct	2658201	

Attachments: PA1920 - Waters of the United States - Mitigation Credits

Approvals

Tammy Huddleston, Vice President - Design, Code and Construction	Approved - 10/22/2025
Tracy Barker, Vice President - Procurement and Materials Management	Approved - 10/22/2025
Tamela Burks Lee, Vice President - Business Diversity and Development	Approved - 10/22/2025
Abel Palacios, Vice President - Finance	Approved - 10/23/2025
Elaine Rodriguez, General Counsel - Legal	Approved - 10/23/2025
Christopher McLaughlin, Chief Executive Officer	New -

Contract No. PA1920
Waters of the United States – Mitigation Credits
Bid Tabulation

Bidders	Bid Amounts
Mustang Mitigation Holdings LLC Hanover, New Hampshire	\$1,034,897.50
Rockin' K on Chambers Creek, LLC Dallas, Texas	\$1,293,960
Wild-TX Lands, LLC Tyler, Texas	\$1,730,940

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

Operations Committee

Resolution No.:

Subject: Terminal F and Skylink Station

Department: Design, Code and Construction

Amount: \$164,081,048

Revised Amount: \$1,090,344,735.62

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee to increase contract no. PA1032 (9500834) for Terminal F and Skylink Station with Innovation Next+ of Irving, Texas in an amount not to exceed \$164,081,048, for a revised not to exceed contract amount of \$1,090,344,735.62. The current contract completion date of August 16, 2027, is not affected by this action.

BACKGROUND:

- This design-build contract was originally awarded for construction of Terminal F and Terminal F Skylink Station. This change supports the delivery and operations of the first gates of Terminal F by 2027. This action includes the following components of the redefined Terminal F:
 - Relocation and expansion of the Skylink Station to meet the customer journey and capacity for all phases of Terminal F.
 - Construction of a passenger corridor providing access from the new Skylink Station location to the Phase 1 area of Terminal F.
 - Aircraft apron paving and associated infrastructure around the east, west and south sides of Terminal F.

D/S/M/WBE INFORMATION:

- The annual goal for the M/WBE Program is 31%.
- In accordance with the Board's M/WBE Program, the M/WBE goal for this contract is 25% for design and 25% for construction.
- Innovation Next+ Joint Venture committed to achieving 29.75% M/WBE participation for design and 30% M/WBE participation for construction on this contract and is currently achieving 33.61% M/WBE participation for design and 29.12% M/WBE participation for construction.
- Innovative Next+ Joint Venture has committed to achieving the original 29.75% M/WBE commitment for design and 30% M/WBE commitment for construction inclusive of this Board Action.

ADDITIONAL INFORMATION:

- On February 1, 2024, by Resolution No. 2024-02-029, the Airport awarded contract no. 9500834 for Terminal F and Skylink Station to Innovation Next+ of Irving, Texas.
- On September 4, 2025, by Resolution No. 2025-09-259, the Airport increased contract no. 9500834 for Terminal F and Skylink Station with Innovation Next+ of Irving, Texas.

Fund	Project Number	External Funding Source
Various		

Attachments: None

Approvals

Tammy Huddleston, Vice President - Design, Code and Construction
Tracy Barker, Vice President - Procurement and Materials Management
Tamela Burks Lee, Vice President - Business Diversity and Development
Abel Palacios, Vice President - Finance
Terminal F and Skylink Station

Approved - 10/22/2025
Approved - 10/22/2025
Approved - 10/22/2025
Approved - 10/23/2025

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

Operations Committee

Resolution No.:

Subject: Terminal D - Ticketing Enhancements

Department: Design, Code and Construction

Amount: \$8,693,946

Revised Amount: \$0.00

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee to execute contract no. PA1906 for Terminal D - Ticketing Enhancements with Swinerton Builders of Dallas, Texas, in an amount not to exceed \$7,903,946 for the 390 calendar-day term of the contract with a start date of November 2025; and execute change orders to such contract on an as-needed basis, in the aggregate amount not to exceed \$790,000, for a total action amount of \$8,693,946.

BACKGROUND:

- The number of international passengers at the Airport continues to rise. To meet the increasing demand as well as support the first phase of Terminal F, enhancements to Terminal D's check-in and screening facilities are necessary.
- This contract includes the following:
 - Add two lanes to the central passenger screening checkpoint.
 - Install 19 Self-Serve Bag Drops and 42 Self-Service Check-in Kiosks.
 - Relocate curbside check-in to an interior location and expand its capacity.
- The additional Security Screening Check Point lanes will ease queuing already seen in Terminal and provide an improved customer experience.

D/S/M/WBE INFORMATION:

- The annual goal for the M/WBE Program is 31%
- In accordance with the Board's M/WBE Program, the M/WBE goal for this contract is 10%
- Swinerton Builders has committed to achieving 10.08% M/WBE participation utilizing Ford Audio-Visual Systems (0.11%) and GNS Electric, Inc. (9.97%)

ADDITIONAL INFORMATION:

- Three bids were received on or before the due date of October 1, 2025.
- Bid tabulation attached.

Fund	Project Number	External Funding Source
Joint Capital Acct	2723202	

Attachments: PA1906 - Terminal D - Ticketing Enhancements Bid Tab

Approvals

Tammy Huddleston, Vice President - Design, Code and Construction	Approved - 10/22/2025
Tracy Barker, Vice President - Procurement and Materials Management	Approved - 10/22/2025
Tamela Burks Lee, Vice President - Business Diversity and Development	Approved - 10/22/2025
Abel Palacios, Vice President - Finance	Approved - 10/23/2025
Elaine Rodriguez, General Counsel - Legal	Approved - 10/23/2025
Christopher McLaughlin, Chief Executive Officer	New -

Terminal D - Ticketing Enhancements

Official Board Action - Action

Resolution No.:

Contract No. PA1906
Terminal D – Ticketing Enhancements
Bid Tabulation

Bidders	Bid Amounts
Swinerton Builders Dallas, Texas	\$7,903,946
Real Construction Group LLC Dallas, Texas	\$8,156,071.66
FS 360, LLC McKinney, Texas	\$9,312,100

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

Operations Committee

Resolution No.:

Subject: Escalator, Elevator and Moving Sidewalk Parts

Department: Energy, Transportation, and Asset Management

Amount: \$3,000,000

Revised Amount: \$4,000,000

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee to increase contract no. PA1599 for Escalator, Elevator and Moving Sidewalk Parts with Kone, Inc., of Moline, Illinois, in an amount not to exceed \$3,000,000, for a revised not to exceed contract amount of \$4,000,000; with a revised contract completion date of March 4, 2029.

BACKGROUND:

- Increases an existing contract that has been in place for one year.
- This contract provides replacement parts for the escalators, elevators, and moving walkways, at a competitively bid price.
- The Airport's conveyance systems are compliant with the provisions of the Americans with Disabilities Act.
- Replacement parts are essential in maintaining the conveyance equipment and will be ordered on an as-needed basis and the Airport is not obligated to purchase any specific quantity.

D/S/M/WBE INFORMATION:

- The annual goal for the M/WBE Program is 31%.
- Not subject to a contract-specific goal. (Goods/Finished Products)

ADDITIONAL INFORMATION:

- On November 14, 2024, by Resolution No. 2024-11-287, the Airport awarded contract no. PA1599 for Escalator, Elevator and Moving Sidewalk Parts to Kone, Inc. of Moline, Illinois.

Fund	Project Number	External Funding Source
Operating Fund		

Attachments: None

Approvals

Robert Gray, Vice President - Energy, Transportation, and Asset Management
Tracy Barker, Vice President - Procurement and Materials Management
Tamela Burks Lee, Vice President - Business Diversity and Development
Abel Palacios, Vice President - Finance
Elaine Rodriguez, General Counsel - Legal
Christopher McLaughlin, Chief Executive Officer

Approved - 10/22/2025
Approved - 10/22/2025
Approved - 10/22/2025
Approved - 10/23/2025
Approved - 10/23/2025
New -

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

Operations Committee

Resolution No.:

Subject: Airfield Marking Services

Department: Energy, Transportation, and Asset Management

Amount: \$5,264,182

Revised Amount: \$0.00

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee to execute contract no. PA1966 for Airfield Marking Services with CKS Runway Services, LLC of Madison, Mississippi, in an amount not to exceed \$5,264,182, for the three-year term of contract with a start date of December 2025.

BACKGROUND:

- Replaces an existing contract that has been in place for four years.
- This service is required to maintain airfields in accordance with Federal Aviation Administration standards.
- The service will repair paint and thermoplastic markings on the surface of runways, taxiways, aprons and Aircraft Rescue and Fire Fighting roads, on an as-needed basis.
- There are approximately 2,400,000 square feet of painted surface markings and 6,000 square feet of thermoplastic surface markings included in the scope of work.

D/S/M/WBE INFORMATION:

- The annual goal for the M/WBE Program is 31%.
- No M/WBE goal determined. (Limited Availability)

ADDITIONAL INFORMATION:

- Three bids were received on or before the due date of October 7, 2025, with one non-responsible submission.
- Bid tabulation attached.

Fund	Project Number	External Funding Source
Operating Fund		

Attachments: PA1966 - Airfield Marking Services Bid Tab

Approvals

Robert Gray, Vice President - Energy, Transportation, and Asset Management
Tracy Barker, Vice President - Procurement and Materials Management
Tamela Burks Lee, Vice President - Business Diversity and Development
Abel Palacios, Vice President - Finance
Elaine Rodriguez, General Counsel - Legal
Christopher McLaughlin, Chief Executive Officer

Approved - 10/22/2025
Approved - 10/22/2025
Approved - 10/22/2025
Approved - 10/23/2025
Approved - 10/23/2025
New -

**Contract No. PA1966
Airfield Marking Services
Bid Tabulation**

Bidders	Bid Amounts
CKS Runway Services, LLC Madison, Mississippi	\$5,264,182
Strip-A-Zone Grand Prairie, Texas	\$8,371,450

Finance, Audit, and IT Committee Meeting

Tuesday, November 4, 2025

12:35 PM

AGENDA

- | | | |
|---------------|----|--|
| | 1. | Approve Minutes of the Finance, Audit, and IT Committee Meeting of September 30, 2025. |
| Abel Palacios | 2. | Financial Report |
| Aaron Munoz | 3. | Department of Audit Services Quarterly Audit Update |

FINANCE, AUDIT, and IT COMMITTEE

Consent Items for Consideration

- | | | |
|------------------|------|--|
| Milton De la Paz | F-1. | Approve the Chief Executive Officer or designee to ratify purchase order no. DFW13381 for Prologis Acquisition & 19th Street Cargo Feasibility with Logistic Capital Strategies of Arlington, Virginia in an amount not to exceed \$110,000. |
| Elaine Rodriguez | F-2. | Approve the Chief Executive Officer or designee to increase Legal Services contract no. 8005418 with Carrington Coleman Sloman & Blumenthal LLP of Dallas, Texas, in the amount not to exceed \$217,721.96 for a revised not to exceed contract amount of \$664,221.96. |
| Tracy Barker | F-3. | Approve the Chief Executive Officer or designee to execute contract no. PA2006 for Electronic Marketplace Catalog Platform with Euna Solutions of Chicago, Illinois, in a amount not to exceed \$300,000 for the three-year term of the contract with a start date of November 2025. |
| Heath Montgomery | F-4. | Approve the Chief Executive Officer or designee to authorize membership in the Airport Benchmarking Group with Imperial College London in an amount not to exceed \$160,000 for two-years with a start date of January 2026. |
| Heath Montgomery | F-5. | Approve the Chief Executive Officer or designee to execute contract no. PA1952 for Website and Mobile Application Accessibility Audit & Support Services with I3 Integrative Creative Solutions, LLC dba I3ICS, of Tampa, Florida, in an amount not to exceed \$224,873.47 for the one-year term of the contract with a start date of November 2025. |
| Cyril Puthoff | F-6. | Approve the Chief Executive Officer or designee to increase contract no. 8005405 for Information Technology Consulting Services with The Evolvers Group, L.P. of Flower Mound, Texas in an amount not to exceed \$500,000, for a revised not to exceed contract amount of \$9,875,000 and the current contract completion date of February 14, 2026, is not affected by this action. |
| Michael Youngs | F-7. | Approve the Chief Executive Officer or designee to increase contract no. PA1057 for Electronic Records Management System with Cities Digital, Inc. of Hudson, Wisconsin in an amount not to exceed \$104,944.71, for a revised not to exceed contract amount of \$1,068,217.71; the current contract completion date of October 17, 2028, is not affected by this action. |

Action Items for Consideration

- | | | |
|----------------------|------|--|
| Christopher Poinsett | F-8. | Approve the Chief Executive Officer or designee to establish and fund annually a reserve for the future removal of commercial development buildings on the |
|----------------------|------|--|

Airport campus.

Christopher Poinatte	F-9.	Approve the Chief Executive Officer or designee to increase contract no. PA1791 for Procurement BDD Digitization Initiative Implementation with North Highland of Austin, Texas in an amount not to exceed \$6,000,000 for a revised not to exceed contract amount of \$6,817,250 with a revised contract completion date of February 12, 2027.
Tracy Barker	F-10.	Approve authorization to exercise options for multi-year contracts more than \$10,000,000, for the 2nd quarter of Fiscal Year 2026.
Cyril Puthoff	F-11.	Approve the Chief Executive Officer or designee to execute contract no. PA1918 for Employee Group Life Insurance, with Standard Life Insurance of Portland, Oregon, in an amount not to exceed \$2,682,580.32, for the three-year term of the contract, with a start date of December 2025.
Michael Youngs	F-12.	Approve the Chief Executive Officer or designee to increase contract no. 8004991 for DFW Mobile Application with Framna Netherlands BV of the Netherlands, in an amount not to exceed \$2,500,000, for a revised not to exceed contract amount of \$10,946,497.23, the current contract completion date of June 30, 2026 is not affected by this action.
Michael Youngs	F-13.	Approve the Chief Executive Officer or designee to execute contract no. PA1932 for Certificate Management System, with Cyber Watch of Plano, Texas, in an amount not to exceed \$800,000, for the five-year term of the contract with a start date of November 2025.

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

**Finance, Audit, and IT
Committee**

Resolution No.:

Subject: Prologis Acquisition & 19th Street Cargo Feasibility

Department: Airline Relations

Amount: \$110,000

Revised Amount: \$0.00

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee to ratify purchase order no. DFW13381 for Prologis Acquisition & 19th Street Cargo Feasibility with Logistic Capital Strategies of Arlington, Virginia in an amount not to exceed \$110,000.

BACKGROUND:

- This contract supports the purchase of Prologis assets IAC I, II, III and development of building 1 of the 19th Street Cargo redevelopment project.
- The scope of work includes: substantiation of future tenant demand / rent levels and an assessment of comparative economics relevant to cashflow modeling, future cargo trends and market standards.
- Services require continuation. A new OBA will be brought to the Board to fund a long-term agreement.

D/S/M/WBE INFORMATION:

- The annual goal for the M/WBE Program is 31%.
- Not subject to a contract-specific goal. (Contract Ratification)

ADDITIONAL INFORMATION:

- The firm has deep expertise in transportation economics, including project experience and toolkits covering the full range of airport and air cargo business needs and we have used them before. We would like to continue using them as they have a proprietary software solution for cargo data.
- There are no existing cooperatives with this vendor.

Fund	Project Number	External Funding Source
PFIC		

Attachments: None

Approvals

Milton De la Paz, Vice President - Airline Relations

Approved - 10/21/2025

Tracy Barker, Vice President - Procurement and Materials Management

Approved - 10/22/2025

Tamela Burks Lee, Vice President - Business Diversity and Development

Approved - 10/22/2025

Abel Palacios, Vice President - Finance

Approved - 10/23/2025

Elaine Rodriguez, General Counsel - Legal

Approved - 10/23/2025

Christopher McLaughlin, Chief Executive Officer

New -

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

**Finance, Audit, and IT
Committee**

Resolution No.:

Subject: Legal Services - Carrington Coleman Sloman & Blumenthal LLP

Department: Legal

Amount: \$217,721.96

Revised Amount: \$664,221.96

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee to increase Legal Services contract no. 8005418 with Carrington Coleman Sloman & Blumenthal LLP of Dallas, Texas, in the amount not to exceed \$217,721.96 for a revised not to exceed contract amount of \$664,221.96.

BACKGROUND:

- The action would increase the Airport's contract for legal services in connection with MK Construction lawsuit.
- The Letter Agreement was entered into between Dallas Fort Worth International Airport and Carrington Coleman Sloman & Blumenthal LLP of Dallas, Texas, effective May 12, 2021.

D/S/M/WBE INFORMATION:

- The annual goal for the M/WBE Program is 31%.
- No M/WBE goal determined. (Limited Availability)

ADDITIONAL INFORMATION:

Fund	Project Number	External Funding Source
PFIC		

Attachments: None

Approvals

Elaine Rodriguez, General Counsel - Legal	Approved - 10/22/2025
Tracy Barker, Vice President - Procurement and Materials Management	Approved - 10/22/2025
Tamela Burks Lee, Vice President - Business Diversity and Development	Approved - 10/22/2025
Abel Palacios, Vice President - Finance	Approved - 10/23/2025
Elaine Rodriguez, General Counsel - Legal	Approved - 10/23/2025
Christopher McLaughlin, Chief Executive Officer	New -

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

**Finance, Audit, and IT
Committee**

Resolution No.:

Subject: Electronic Marketplace Catalog Platform

Department: Procurement and Materials Management

Amount: \$300,000

Revised Amount: \$0.00

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee to execute contract no. PA2006 for Electronic Marketplace Catalog Platform with Euna Solutions of Chicago, Illinois, in a amount not to exceed \$300,000 for the three-year term of the contract with a start date of November 2025.

BACKGROUND:

- This contract will provide a cloud-based procure-to-pay platform for all approved and compliant supplier contracts.
- The platform will allow users to comparison shop, submit requisitions for approval, and complete orders.
- This eProcurement tool will integrate with Oracle Fusion for self-service requisitioning, to automate the fund management process, and track spending.

D/S/M/WBE INFORMATION:

- The annual goal for the M/WBE Program is 31%.
- No M/WBE goal determined. (No Availability)

ADDITIONAL INFORMATION:

- This contract will be made through TIPS contract no. 230105, which is available to local Government agencies and was approved by Resolution No. 2024-01-010, dated January 11, 2024.

Fund	Project Number	External Funding Source
Operating Fund		

Attachments: None

Approvals

Tracy Barker, Vice President - Procurement and Materials Management
Tamela Burks Lee, Vice President - Business Diversity and Development
Abel Palacios, Vice President - Finance
Elaine Rodriguez, General Counsel - Legal
Christopher McLaughlin, Chief Executive Officer

Approved - 10/22/2025
Approved - 10/22/2025
Approved - 10/23/2025
Approved - 10/23/2025
New -

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

**Finance, Audit, and IT
Committee**

Resolution No.:

Subject: Airport Benchmarking Group

Department: Communications and Marketing

Amount: \$160,000

Revised Amount: \$0.00

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee to authorize membership in the Airport Benchmarking Group with Imperial College London in an amount not to exceed \$160,000 for two-years with a start date of January 2026.

BACKGROUND:

- The Airport Benchmarking Group is a consortium of international airports that collaborate on best practices and benchmarking.
- The consortium includes London Heathrow, Amsterdam, Toronto, LAX, Hong Kong, Munich, Sydney and others.
- This OBA authorizes funding for two years.

D/S/M/WBE INFORMATION:

- The annual goal for the M/WBE Program is 31%.
- Not subject to a contract-specific goal. (Memberships/Sponsorships)

ADDITIONAL INFORMATION:

Fund	Project Number	External Funding Source
Operating Fund		

Attachments: None

Approvals

Heath Montgomery, Vice President - Communications and Marketing
Tracy Barker, Vice President - Procurement and Materials Management
Tamela Burks Lee, Vice President - Business Diversity and Development
Abel Palacios, Vice President - Finance
Elaine Rodriguez, General Counsel - Legal
Christopher McLaughlin, Chief Executive Officer

Approved - 10/21/2025
Approved - 10/22/2025
Approved - 10/22/2025
Approved - 10/23/2025
Approved - 10/23/2025
New -

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

**Finance, Audit, and IT
Committee**

Resolution No.:

Subject: Website and Mobile Application Accessibility Audit & Support Service

Department: Communications and Marketing

Amount: \$224,873.47

Revised Amount: \$0.00

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee to execute contract no. PA1952 for Website and Mobile Application Accessibility Audit & Support Services with I3 Integrative Creative Solutions, LLC dba I3ICS, of Tampa, Florida, in an amount not to exceed \$224,873.47 for the one-year term of the contract with a start date of November 2025.

BACKGROUND:

- The Airport website must comply with web accessibility standards and regulations contained within the Web Content Accessibility Guidelines (WCAG) 2.1 Level AA guidelines, as required by the Department of Justice's ruling effective April 24, 2024, updating its regulations for Title II of the Americans with Disabilities Act. Compliance with this rule must be completed by April 2026.
- This action will ensure compliance with the WCAG Standards.

D/S/M/WBE INFORMATION:

- The annual goal for the M/WBE Program is 31%.
- No M/WBE goal determined. (Limited Availability)

ADDITIONAL INFORMATION:

- This contract will be made through GSA contract no. 47QTCA18D0089, which is available to local Government agencies and was approved by Resolution No. 94-08-215, dated August 4, 1994.

Fund	Project Number	External Funding Source
Operating Fund		

Attachments: None

Approvals

Heath Montgomery, Vice President - Communications and Marketing	Approved - 10/21/2025
Tracy Barker, Vice President - Procurement and Materials Management	Approved - 10/22/2025
Tamela Burks Lee, Vice President - Business Diversity and Development	Approved - 10/22/2025
Abel Palacios, Vice President - Finance	Approved - 10/23/2025
Elaine Rodriguez, General Counsel - Legal	Approved - 10/23/2025
Christopher McLaughlin, Chief Executive Officer	New -

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

**Finance, Audit, and IT
Committee**

Resolution No.:

Subject: Information Technology Staffing Services

Department: Human Resources

Amount: \$500,000

Revised Amount: \$9,875,000

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee to increase contract no. 8005405 for Information Technology Consulting Services with The Evolvers Group, L.P. of Flower Mound, Texas in an amount not to exceed \$500,000, for a revised not to exceed contract amount of \$9,875,000 and the current contract completion date of February 14, 2026, is not affected by this action.

BACKGROUND:

- This increase provides continuity of staffing services through the remainder of the contract.

D/S/M/WBE INFORMATION:

- The annual goal for the historical SBE Program is 20%
- In accordance with the Board's historical SBE Program, the SBE goal for this contract is 13%
- The Evolvers Group committed to achieving 13% SBE through self-performance and is currently achieving 100%

ADDITIONAL INFORMATION:

- On February 6, 2025, by Resolution No. 2025-02-056, the Aiport awarded contract no. 8005405 for Information Technology Consulting Services to The Evolvers Group, L.P. of Flower Mound, Texas.

Fund	Project Number	External Funding Source
Various		

Attachments: None

Approvals

Cyril Puthoff, Vice President - Human Resources

Tracy Barker, Vice President - Procurement and Materials Management

Tamela Burks Lee, Vice President - Business Diversity and Development

Abel Palacios, Vice President - Finance

Elaine Rodriguez, General Counsel - Legal

Christopher McLaughlin, Chief Executive Officer

Approved - 10/22/2025

Approved - 10/22/2025

Approved - 10/22/2025

Approved - 10/23/2025

Approved - 10/23/2025

New -

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

**Finance, Audit, and IT
Committee**

Resolution No.:

Subject: Electronic Records Management System

Department: Technology Services

Amount: \$104,944.71

Revised Amount: \$1,068,217.71

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee to increase contract no. PA1057 for Electronic Records Management System with Cities Digital, Inc. of Hudson, Wisconsin in an amount not to exceed \$104,944.71, for a revised not to exceed contract amount of \$1,068,217.71; the current contract completion date of October 17, 2028, is not affected by this action.

BACKGROUND:

- Contract provides for a centralized records management system.
- Platform enables the retention of electronic records in compliance with state and federal requirements.
- Increase is needed to support storage of additional electronic and paper records that have ongoing retention requirements.
- Provides increased licenses to expand access to additional client departments.

D/S/M/WBE INFORMATION:

- The annual goal for the M/WBE Program is 31%
- No M/WBE goal determined (Limited Availability)

ADDITIONAL INFORMATION:

- On September 7, 2023, by Resolution No. 2023-09-243, the Airport awarded contract no. PA1057 for Electronic Records Management System to Cities Digital, Inc. of Hudson, Wisconsin.

Fund	Project Number	External Funding Source
Operating Fund		

Attachments: None

Approvals

Michael Youngs, Vice President - Technology Services

Approved - 10/22/2025

Tracy Barker, Vice President - Procurement and Materials Management

Approved - 10/22/2025

Tamela Burks Lee, Vice President - Business Diversity and Development

Approved - 10/22/2025

Abel Palacios, Vice President - Finance

Approved - 10/23/2025

Elaine Rodriguez, General Counsel - Legal

Approved - 10/23/2025

Christopher McLaughlin, Chief Executive Officer

New -

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

**Finance, Audit, and IT
Committee**

Resolution No.:

Subject: Facility Demolition Reserve

Department: Finance

Amount:

Revised Amount:

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee to establish and fund annually a reserve for the future removal of commercial development buildings on the Airport campus.

BACKGROUND:

- This action directs the CEO or his designee to establish a demolition reserve to fund the future demolition of facilities that have reached the end of its useful life and to fund it annually as part of the Operating Budget.
- Facilities associated with commercial development leases typically revert to the Airport after 40 years. Some of these facilities have remaining useful lives, and some will need to be demolished so that the land can be released.
- The one-time cost to demolish a building can be significant. The creation of this reserve will allow the Airport to match the cost of demolition with the revenues earned over the lives of the commercial development leases.
- Management does not anticipate the need to begin to use this reserve for at least ten years into the future.
- The FY26 Budget includes \$800,000 for the initial funding of this reserve.

D/S/M/WBE INFORMATION:

- Not Applicable

ADDITIONAL INFORMATION:

Fund	Project Number	External Funding Source
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Attachments: None

Approvals

Abel Palacios, Vice President - Finance
Tamela Burks Lee, Vice President - Business Diversity and Development
Elaine Rodriguez, General Counsel - Legal
Abel Palacios, Vice President - Finance
Christopher McLaughlin, Chief Executive Officer

Approved - 10/23/2025
Approved - 10/23/2025
Approved - 10/23/2025
Approved - 10/24/2025
New -

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

**Finance, Audit, and IT
Committee**

Resolution No.:

Subject: Procurement BDD Digitization Initiative Implementation

Department: Procurement and Materials Management

Amount: \$6,000,000

Revised Amount: \$6,817,250

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee to increase contract no. PA1791 for Procurement BDD Digitization Initiative Implementation with North Highland of Austin, Texas in an amount not to exceed \$6,000,000 for a revised not to exceed contract amount of \$6,817,250 with a revised contract completion date of February 12, 2027.

BACKGROUND:

- North Highland has completed a performance review of PMM/BDD processes and has developed an implementation roadmap to digitize PMM and BDD systems and processes over the next 12–18 months.
- The action increases the contract with North Highland to fund the work necessary to implement the roadmap.
- The roadmap includes connecting four different PMM/BDD systems together, developing dashboards for PMM, BDD and client department personnel, automating the solicitation workflow process, developing an automated buying plan platform, moving critical data to Snowflake to enhance reporting, change management, documentation, and training.

D/S/M/WBE INFORMATION:

- The annual goal for the M/WBE Program is 31%.
- In accordance with the Board's M/WBE Program, the M/WBE goal for this contract is 17%.
- North Highland committed to achieving 17.16% M/WBE participation on this contract utilizing IBARRA Consulting Engineers, Inc. and is currently achieving 17%.

ADDITIONAL INFORMATION:

- On August 7, 2025, by Resolution No. 2025-08-227, the Airport increased and extended contract no. PA1791 for Procurement Process Review with North Highland of Austin, Texas.
- On May 1, 2025, by Resolution No. 2025-05-136, the Airport awarded contract no. PA1791 for Procurement Process Review to North Highland of Austin, Texas.

Fund	Project Number	External Funding Source
DFW Capital Acct	2731301	

Attachments: None

Approvals

Tracy Barker, Vice President - Procurement and Materials Management
Tamela Burks Lee, Vice President - Business Diversity and Development
Abel Palacios, Vice President - Finance
Elaine Rodriguez, General Counsel - Legal
Christopher McLaughlin, Chief Executive Officer

Approved - 10/22/2025
Approved - 10/22/2025
Approved - 10/23/2025
Approved - 10/23/2025
New -

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

**Finance, Audit, and IT
Committee**

Resolution No.:

Subject: Contract Renewal List Over \$10 Million for the Second Quarter of Fiscal Year 2026

Department: Procurement and Materials Management

Amount:

Revised Amount:

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve authorization to exercise options for multi-year contracts more than \$10,000,000, for the 2nd quarter of Fiscal Year 2026.

BACKGROUND:

- Exercise contract options in the amounts set forth on the attached information sheet.
- To ensure continuity of contracted services in accordance with the terms and conditions of the contracts listed on the attached information sheet.
- Approval to exercise future contract options not listed herein will be brought forth separately as required.

D/S/M/WBE INFORMATION:

- Contract renewal options are subject to D/S/M/WBE contract compliance as stated above.

ADDITIONAL INFORMATION:

Fund	Project Number	External Funding Source
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Attachments: FY2026 2nd Quarter Contract Renewal List More Than \$10 Million List (2)

Approvals

Tracy Barker, Vice President - Procurement and Materials Management
Tamela Burks Lee, Vice President - Business Diversity and Development
Abel Palacios, Vice President - Finance
Elaine Rodriguez, General Counsel - Legal
Christopher McLaughlin, Chief Executive Officer

Approved - 10/22/2025
Approved - 10/22/2025
Approved - 10/23/2025
Approved - 10/23/2025
New -

FY26 2nd Quarter Contract Renewal List More Than \$10 Million								
CONTRACT NUMBER	CONTRACTOR NAME	CONTRACT TITLE	NTP DATE	USER DEPT./STAKEHOLDER	ORIGINAL AWARD AMOUNT	PROJECTED TOTAL CONTRACT AMOUNT WITH ALL RENEWALS & CHANGE ORDERS	ANNUAL RENEWALS REMAINING	REQUEST FOR ANNUAL RENEWAL AMOUNT
707298000	UNIVERSAL PROTECTION SERVICE LP	UNARMED SECURITY AND GATE ATTENDANT SERVICES	01/13/2023	Department of Public Safety	\$ 7,036,550.00	\$ 29,403,755.81	1 of 5	\$ 7,801,548.38
PA1595	PRESIDIO NETWORKED SOLUTIONS	CRITICAL NETWORK INFRASTRUCTURE	01/16/2025	Information Technology Services Department	\$ 7,496,296.11	\$ 14,992,592.22	1 of 2	\$ 7,496,296.11
PA1112	PRESIDIO NETWORKED SOLUTIONS	IT INFRASTRUCTURE AND SECURITY MASTER SERVICE AGREEMENT	02/01/2024	Information Technology Services Department	\$ 9,500,000.00	\$ 19,000,000.00	1 of 3	\$ 4,750,000.00
706569000	COMMUNITY WASTE DISPOSAL, INC	SOLID WASTE DISPOSAL SVCS	01/09/2018	Environmental Affairs Department	\$ 17,890,047.00	\$ 24,425,137.00	3 of 10	\$ 3,049,154.00
707108000	APPRO INC	CUSTODIAL SERVICES - TERMINAL B	02/07/2022	Customer Experience	\$ 30,753,145.90	\$ 52,965,425.46	1 of 2	\$ 11,237,586.69
705371000	PRESIDIO NETWORKED SOLUTIONS	REMOTE MONITORING & ALERT SVCS / SMART-NET WARRANTY	12/16/2011	Information Technology Services Department	\$ 990,318.00	\$ 11,114,613.43	2 of 5	\$ 1,250,000.00
PA1105	INFOJINI INC	INFORMATION TECHNOLOGY PROFESSIONAL STAFFING SERVICES	09/06/2023	Human Resources Department	\$ 4,000,000.00	\$ 20,000,000.00	2 fo 5	\$ 4,000,000.00

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

**Finance, Audit, and IT
Committee**

Resolution No.:

Subject: Employee Group Life Insurance

Department: Human Resources

Amount: \$2,682,580.32

Revised Amount: \$0.00

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee to execute contract no. PA1918 for Employee Group Life Insurance, with Standard Life Insurance of Portland, Oregon, in an amount not to exceed \$2,682,580.32, for the three-year term of the contract, with a start date of December 2025.

BACKGROUND:

- Voya's 2026 renewal proposal more than doubled current costs, requiring strategic reassessment.
- In response, a competitive Request for Proposal was conducted, and Standard Insurance Company was selected as the new vendor for Basic Life/AD&D, Voluntary Life/AD&D, and Dependent Life benefits.
- The Standard offered an implementation credit and a 15.6% reduction in airport costs, resulting in projected annual savings of \$250,000 over the three-year contract term.

D/S/M/WBE INFORMATION:

- The annual goal for the M/WBE Program is 31%.
- No M/WBE goal determined. (Limited Availability)

ADDITIONAL INFORMATION:

- Five proposals were received on or before the due date of September 4, 2025.
 - Dearborn Life Insurance Company of Lombard, Illinois
 - ReliaStar Life Insurance Company of Minneapolis, Minnesota
 - Securian Life Insurance Company of St. Paul, Minnesota
 - Standard Life Insurance of Portland, Oregon
 - Unum Life Insurance Company of America of Portland, Maine

Fund	Project Number	External Funding Source
Operating Fund		

Attachments: None

Approvals

Cyril Puthoff, Vice President - Human Resources	Approved - 10/22/2025
Tracy Barker, Vice President - Procurement and Materials Management	Approved - 10/22/2025
Tamela Burks Lee, Vice President - Business Diversity and Development	Approved - 10/22/2025
Abel Palacios, Vice President - Finance	Approved - 10/23/2025
Elaine Rodriguez, General Counsel - Legal	Approved - 10/23/2025
Christopher McLaughlin, Chief Executive Officer	New -

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

**Finance, Audit, and IT
Committee**

Resolution No.:

Subject: DFW Mobile Application

Department: Technology Services

Amount: \$2,500,000

Revised Amount: \$10,946,497.23

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee to increase contract no. 8004991 for DFW Mobile Application with Framna Netherlands BV of the Netherlands, in an amount not to exceed \$2,500,000, for a revised not to exceed contract amount of \$10,946,497.23, the current contract completion date of June 30, 2026 is not affected by this action.

BACKGROUND:

- Action supports the continued development of the DFW Mobile Application and upcoming work approved for 2026.
- New functionality to be implemented includes Conversational AI, Indoor Wayfinding and Location Based Services, Parking Optimization, and ADA Compliance.
- This action also provides for vendor requirements for analytics, hosting and support, as well as third-party integrations.
- Ensuring uninterrupted delivery and scalability of digital initiatives.

D/S/M/WBE INFORMATION:

- The annual goal for the historical SBE program is 20%
- Not subject to a contract-specific goal (specialized nature of the work).

ADDITIONAL INFORMATION:

- On May 7, 2015, by Resolution No. 2015-05-086, the Airport awarded contract no. 8004991, DFW Mobile Application to M2Mobi B.V., of Amsterdam, the Netherlands (now known as Framna Netherlands BV).

Fund	Project Number	External Funding Source
Various		

Attachments: None

Approvals

Michael Youngs, Vice President - Technology Services

Approved - 10/22/2025

Tracy Barker, Vice President - Procurement and Materials Management

Approved - 10/22/2025

Tamela Burks Lee, Vice President - Business Diversity and Development

Approved - 10/22/2025

Abel Palacios, Vice President - Finance

Approved - 10/23/2025

Elaine Rodriguez, General Counsel - Legal

Approved - 10/23/2025

Christopher McLaughlin, Chief Executive Officer

New -

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

**Finance, Audit, and IT
Committee**

Resolution No.:

Subject: Certificate Management System

Department: Technology Services

Amount: \$800,000

Revised Amount: \$0.00

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee to execute contract no. PA1932 for Certificate Management System, with Cyber Watch of Plano, Texas, in an amount not to exceed \$800,000, for the five-year term of the contract with a start date of November 2025.

BACKGROUND:

- Award a new contract for a tool to automate issuance and management of security certificates.
- Certificates help enable secure communication of devices on the DFW network.
- Certificates act like digital ID badges for applications and devices to prove they are legitimate.
- Effective certificate utilization and management enhances cybersecurity.

D/S/M/WBE INFORMATION:

- The annual goal for the M/WBE Program is 31%
- Not subject to a contract-specific goal. (Goods/Finished Products)

ADDITIONAL INFORMATION:

- This contract will be made thorough TIPS contract no. CWS 210101, which is available to local Government agencies and was approved by Resolution No. 2024-01-010, dated January 11, 2024.

Fund	Project Number	External Funding Source
Various		

Attachments: None

Approvals

Michael Youngs, Vice President - Technology Services	Approved - 10/22/2025
Tracy Barker, Vice President - Procurement and Materials Management	Approved - 10/22/2025
Tamela Burks Lee, Vice President - Business Diversity and Development	Approved - 10/22/2025
Abel Palacios, Vice President - Finance	Approved - 10/23/2025
Elaine Rodriguez, General Counsel - Legal	Approved - 10/23/2025
Christopher McLaughlin, Chief Executive Officer	New -

Concessions and Commercial Development Committee Meeting
Tuesday, November 4, 2025
12:40 PM
AGENDA

1. Approve Minutes of the Concessions and Commercial Development Committee Meeting of September 30, 2025.

CONCESSIONS AND COMMERCIAL DEVELOPMENT COMMITTEE

Consent Items for Consideration

Zenola Campbell	C-1.	Approve rebranding of Jethro Pugh Shops II, LLC Lease Numbers 008125 and 010584 dba CNBC News to Travel@Ease.
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Action Items for Consideration

Zenola Campbell	C-2.	Approve to amend Lease Number 010964 with TFP1, LLC, dba Eatzi's.
Sharon McCloskey	C-3.	Approve the Chief Executive Officer or designee to terminate two contracts for convenience: PA1811 for Janitorial Chemical Supplies with M.A.N.S. Distributors, Inc. of Carrollton, Texas in an amount not to exceed \$15,982,151.34 and contract no. PA1883 for Janitorial Supplies with M.A.N.S. Distributors, Inc. of Carrollton, Texas in an amount not to exceed \$5,722,535.88; and rescind solicitation award for contract no. PA1882 for Janitorial Floor Products with Complete Supply, Inc. of Farmers Branch, Texas in an amount not to exceed \$1,521,932.18. Each contract was for a five-year term with start dates of August 2024.
Sharon McCloskey	C-4.	Approve the Chief Executive Officer or designee to increase contract no. 7007325, for Janitorial Cleaning Supplies with Network Distribution of Schaumburg, Illinois in an amount not to exceed \$480,000 for a revised not to exceed contract amount of \$3,889,353.51, the current contract completion date of October 12, 2026, is not affected by this action.
John Brookby	C-5.	That the Chief Executive Officer or designee is hereby authorized to submit to the Foreign-Trade Zones Board an application requesting that Parker, Jack, and Palo Pinto Counties be added to DFW Foreign Trade Zone No. 39's Service Area under the Alternative Site Framework Program.
John Brookby	C-6.	Approve the execution of the first amendment to the Lease Agreement with DFW Park 161 Building 12 ILP, LLC to reduce the leased premises by ± .086 acres for the construction of a new public roadway to serve the planned DFW Park 161 Phase III Project; and that the Chief Executive Officer or designee is authorized to execute said agreement.

Discussion Items

No Action Required. Discussion Item Only - Approve to enter into Permit Number 011955.

No Action Required. Discussion Item Only - Approve to enter into Permit Number 011960 with MRG Dallas/Fort Worth, LLC, dba iStore.

No Action Required. Discussion Item Only - Approve Assignment and Assumption of MultiRestaurants Concepts, LTD Lease Agreement 010593, dba Whataburger to Team Joint Venture DFW, LLC.

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

**Concessions and
Commercial Development
Committee**

Resolution No.:

Subject: Concessions Lease Amendment - Jethro Pugh Shops II, LLC

Department: Concessions

Amount:

Revised Amount:

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve rebranding of Jethro Pugh Shops II, LLC Lease Numbers 008125 and 010584 dba CNBC News to Travel@Ease.

BACKGROUND:

- The Jethro Pugh Shops II, LLC will rebrand Lease Numbers 008125 and 010584 dba CNBC News to its proprietary Travel@Ease brand by year-end 2025. This change is due to the termination of the license rights on December 31, 2025, with the CNBC brand.
- Locations Include:
 - CNBC News, Terminal A, Gate A20
 - CNBC News, Terminal E, ESatellite

D/S/M/WBE INFORMATION:

- Jethro Pugh Shops II, LLC is a joint venture comprised of The Paradies Shops (65%) and Gifts, Inc. (35%).
- The existing 30% M/WBE commitment for design and construction of the lease space continues to apply to the lease term.

ADDITIONAL INFORMATION:

Fund	Project Number	External Funding Source
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Attachments: None

Approvals

Zenola Campbell, Vice President - Concessions
Tamela Burks Lee, Vice President - Business Diversity and Development
Abel Palacios, Vice President - Finance
Elaine Rodriguez, General Counsel - Legal
Christopher McLaughlin, Chief Executive Officer

Approved - 10/22/2025
Approved - 10/22/2025
Approved - 10/23/2025
Approved - 10/23/2025
New -

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

**Concessions and
Commercial Development
Committee**

Resolution No.:

Subject: Concessions Lease Amendment - TFP1, LLC

Department: Concessions

Amount:

Revised Amount:

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve to amend Lease Number 010964 with TFP1, LLC, dba Eatzi's.

BACKGROUND:

- This action is a result given the traffic patterns for the new terminal F.
- Pursuant to Board authorization, Eatzi's located at Terminal D, Gate D05 shall be terminated.
- Concessionaire shall comply with all close-out processes and BDD requirements.

D/S/M/WBE INFORMATION:

- All involuntary terminations involving a joint venture are subject to an approved dissolution agreement.
- TFP1, LLC is a joint venture comprised of AC AF, Ltd (25.37%), Java Star, Inc. (24.62%), LTS DLV/IAH, LLC (21.44%), Marquis DLV/IAH, LLC (21.44%) and F. Howell, LTD (7.13%).
- The existing 30% M/WBE commitment for design and construction of the lease space continues to apply to the lease term.

ADDITIONAL INFORMATION:

Fund	Project Number	External Funding Source
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Attachments: None

Approvals

Zenola Campbell, Vice President - Concessions
Tamela Burks Lee, Vice President - Business Diversity and Development
Abel Palacios, Vice President - Finance
Elaine Rodriguez, General Counsel - Legal
Christopher McLaughlin, Chief Executive Officer

Approved - 10/22/2025
Approved - 10/22/2025
Approved - 10/23/2025
Approved - 10/23/2025
New -

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

**Concessions and
Commercial Development
Committee**

Resolution No.:

Subject: Terminate and Rescind Janitorial Cleaning Supplies Contracts

Department: Customer Experience

Amount: -\$23,226,619.40

Revised Amount: \$0.00

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee to terminate two contracts for convenience: PA1811 for Janitorial Chemical Supplies with M.A.N.S. Distributors, Inc. of Carrollton, Texas in an amount not to exceed \$15,982,151.34 and contract no. PA1883 for Janitorial Supplies with M.A.N.S. Distributors, Inc. of Carrollton, Texas in an amount not to exceed \$5,722,535.88; and rescind solicitation award for contract no. PA1882 for Janitorial Floor Products with Complete Supply, Inc. of Farmers Branch, Texas in an amount not to exceed \$1,521,932.18. Each contract was for a five-year term with start dates of August 2024.

BACKGROUND:

- This action will terminate two contracts for convenience and rescind one solicitation award for Janitorial Cleaning Supplies due to incomplete bid instructions within the solicitation process.
- A future action will be brought before the Board after a new solicitation is conducted.

D/S/M/WBE INFORMATION:

- The annual goal for the M/WBE Program is 31%.
- Not subject to a contract-specific goal. (Terminated Contracts)

ADDITIONAL INFORMATION:

- On August 7, 2025, by Resolution No. 2025-08-253, the Airport awarded three contracts for Janitorial Cleaning Supplies:
 - Contract no. PA1811, Janitorial Chemical Supplies to M.A.N.S. Distributors, Inc. of Carrollton, Texas
 - Contract no. PA1882, Janitorial Floor Products to Complete Supply, Inc. of Farmers Branch, Texas
 - Contract no. PA1883, Janitorial Supplies to M.A.N.S. Distributors, Inc. of Carrollton, Texas

Fund	Project Number	External Funding Source
Operating Fund		

Attachments: None

Approvals

Sharon McCloskey, Vice President - Customer Experience

Approved - 10/21/2025

Tracy Barker, Vice President - Procurement and Materials Management

Approved - 10/22/2025

Tamela Burks Lee, Vice President - Business Diversity and Development

Approved - 10/22/2025

Abel Palacios, Vice President - Finance

Approved - 10/23/2025

Elaine Rodriguez, General Counsel - Legal

Approved - 10/23/2025

Christopher McLaughlin, Chief Executive Officer

New -

Terminate and Rescind Janitorial Cleaning Supplies Contracts

Official Board Action - Action

Resolution No.:

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

**Concessions and
Commercial Development
Committee**

Resolution No.:

Subject: Janitorial Cleaning Supplies

Department: Customer Experience

Amount: \$480,000

Revised Amount: \$3,889,353.51

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the Chief Executive Officer or designee to increase contract no. 7007325, for Janitorial Cleaning Supplies with Network Distribution of Schaumburg, Illinois in an amount not to exceed \$480,000 for a revised not to exceed contract amount of \$3,889,353.51, the current contract completion date of October 12, 2026, is not affected by this action.

BACKGROUND:

- This contract will maintain supply continuity pending completion of the new solicitation.

D/S/M/WBE INFORMATION:

- The annual M/WBE Program Goal is 31%.
- Not subject to an M/WBE goal. (goods/finished products)

ADDITIONAL INFORMATION:

- On October 13, 2022, by Resolution No. 2022-10-267, the Airport awarded contract no, 7007325 for Janitorial Cleaning Supplies to Network Distribution of Scheumburg, Illinois.

Fund	Project Number	External Funding Source
Operating Fund		

Attachments: None

Approvals

Sharon McCloskey, Vice President - Customer Experience
Tracy Barker, Vice President - Procurement and Materials Management
Tamela Burks Lee, Vice President - Business Diversity and Development
Abel Palacios, Vice President - Finance
Elaine Rodriguez, General Counsel - Legal
Christopher McLaughlin, Chief Executive Officer

Approved - 10/21/2025
Approved - 10/22/2025
Approved - 10/22/2025
Approved - 10/23/2025
Approved - 10/23/2025
New -

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

**Concessions and
Commercial Development
Committee**

Resolution No.:

Subject: Addition of Parker, Jack, and Palo Pinto Counties to DFW Airport's Foreign Trade Zone Service Area

Department: Commercial Development

Amount:

Revised Amount:

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

That the Chief Executive Officer or designee is hereby authorized to submit to the Foreign-Trade Zones Board an application requesting that Parker, Jack, and Palo Pinto Counties be added to DFW Foreign Trade Zone No. 39's Service Area under the Alternative Site Framework Program.

BACKGROUND:

- DFW Airport's updated Foreign Trade Zone Policy (Resolution No. 2012-10-367) states the Airport will request the Foreign-Trade Zones Board add to DFW Airport's pre-approved Service Area any other eligible County in North Texas upon request of the County Commissioners of that County.
- The County Commissioners of Parker, Jack, and Palo Pinto Counties have requested their Counties be added to the DFW FTZ's ASF Service Area.
- Parker, Jack, and Palo Pinto Counties' request complies with DFW Airport's updated Foreign Trade Zone Policy, adopted on October 12, 2012.

D/S/M/WBE INFORMATION:

- Not Applicable

ADDITIONAL INFORMATION:

Fund	Project Number	External Funding Source
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Attachments: None

Approvals

John Brookby, Vice President - Commercial Development
Tamela Burks Lee, Vice President - Business Diversity and Development
Abel Palacios, Vice President - Finance
Elaine Rodriguez, General Counsel - Legal
Christopher McLaughlin, Chief Executive Officer

Approved - 10/21/2025
Approved - 10/22/2025
Approved - 10/23/2025
Approved - 10/23/2025
New -

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

**Concessions and
Commercial Development
Committee**

Resolution No.:

Subject: Amend the Lease Agreement with DFW Park 161 Building 12 ILP, LLC

Department: Commercial Development

Amount:

Revised Amount:

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

Approve the execution of the first amendment to the Lease Agreement with DFW Park 161 Building 12 ILP, LLC to reduce the leased premises by $\pm .086$ acres for the construction of a new public roadway to serve the planned DFW Park 161 Phase III Project; and that the Chief Executive Officer or designee is authorized to execute said agreement.

BACKGROUND:

- The Board executed a Lease Agreement (Lease) with Logistics Center 12, LP on March 23, 2021 (Resolution #2021-03-064) covering ± 49.694 acres.
- DFW Park 161 Building 12 ILP, LLC ("Building 12") is the successor in interest to Logistics Center 12, LP and pays ground rent of \$769,722.62 annually.
- This action will amend the Lease to reduce the premises by $\pm .086$ acres, from ± 49.694 acres to ± 49.608 acres, to allow for the construction of a new public roadway and reduce the ground rent paid by Building 12 by approximately \$1,498.46 per year.
- The $\pm .086$ -acres will be used for the future roadway corridor to serve the planned DFW Park Phase III Development. It will have no impact on Building 12's operations.
- There are no changes to the Lease term as part of this action.

D/S/M/WBE INFORMATION:

- The annual goal for the M/WBE Program is 31%.
- Not subject to a contract-specific goal. Conveyance/Selling of Airport Board Property or Facilities.

ADDITIONAL INFORMATION:

Fund	Project Number	External Funding Source
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Attachments: None

Approvals

John Brookby, Vice President - Commercial Development
Tamela Burks Lee, Vice President - Business Diversity and Development
Abel Palacios, Vice President - Finance
Elaine Rodriguez, General Counsel - Legal
Christopher McLaughlin, Chief Executive Officer

Approved - 10/21/2025
Approved - 10/22/2025
Approved - 10/23/2025
Approved - 10/23/2025
New -

Amend the Lease Agreement with DFW Park 161 Building 12 ILP, LLC

Official Board Action - Consent

Resolution No.:

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

**Concessions and
Commercial Development
Committee**

Resolution No.:

Subject: Permit Issued by Concessions

Department: Concessions

Amount:

Revised Amount:

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

No Action Required. Discussion Item Only - Approve to enter into Permit Number 011955.

BACKGROUND:

- Bobaddiction was issued Permit Number 011955 to operate a mobile food truck at Amazon DAL2, located at 2601 S. Airfield Dr. Dallas, TX 75261.
- Concessionaire shall pay \$25 per day.
- The term is effective for October 7, 2025 and October 10, 2025.

D/S/M/WBE INFORMATION:

- Not applicable (Does not meet the definition of a concession).

ADDITIONAL INFORMATION:

Fund	Project Number	External Funding Source
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Attachments: None

Approvals

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

**Concessions and
Commercial Development
Committee**

Resolution No.:

Subject: Permit Issued by Concessions

Department: Concessions

Amount:

Revised Amount:

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

No Action Required. Discussion Item Only - Approve to enter into Permit Number 011960 with MRG Dallas/Fort Worth, LLC, dba iStore.

BACKGROUND:

- MRG Dallas/Fort Worth, LLC was issued Permit Number 011960 to operate a temporary iStore kiosk offering services during construction & buildout of their awarded permanent location in Terminal D, Location ID Number D-SC125K, Gate D21.
- The kiosk is located in front of the construction wall of the permanent location.
- The term of the effective term of the temporary permit is September 23, 2025, expiring December 15, 2025. For (3) three months, or upon the opening of the permanent iStore location (Concessions Lease Agreement Number 011792)
- Concessionaire shall pay a rent of 16% of gross receipts.

D/S/M/WBE INFORMATION:

- MRG Dallas Fort Worth, LLC is a joint venture comprised of Marshall Retail Group, LLC (65%), Gideon Toal Management Services, LLC (20%), Flying Leap, Inc. (10%) and APW Brands, LLC (5%).
- The existing 30% M/WBE commitment for design and construction of the lease space continues to apply to the lease term.

ADDITIONAL INFORMATION:

Fund	Project Number	External Funding Source
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Attachments: None

Approvals

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

**Concessions and
Commercial Development
Committee**

Resolution No.:

Subject: Concessions Assignment and Assumption - MultiRestaurants Concepts, LTD

Department: Concessions

Amount:

Revised Amount:

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

No Action Required. Discussion Item Only - Approve Assignment and Assumption of MultiRestaurants Concepts, LTD Lease Agreement 010593, dba Whataburger to Team Joint Venture DFW, LLC.

BACKGROUND:

- Lease Number 010593, dba Whataburger located at Terminal E Satellite, will be assigned to Team Joint Venture DFW, LLC.
- This action meets the Board's Concession Policy of Assignments, Subleases, or other changes of Ownership.

D/S/M/WBE INFORMATION:

- Team Joint Venture DFW, LLC is comprised of Team Silver Star Inc. (49%), MultiRestaurants Concepts, Ltd. (26%), JavaStar, Inc. (14%) and AC AF, Ltd (11%).
- Team Joint Venture DFW, LLC has committed to 30% M/WBE participation in the design and construction of the lease space.

ADDITIONAL INFORMATION:

Fund	Project Number	External Funding Source
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Attachments: None

Approvals

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

Board of Directors

Resolution No.:

Subject: Suspension of Minority/Women Business Enterprise (M/WBE) Program Policy and Adoption of Small Business Enterprise (SBE) Program Policy

Department: Legal

Amount:

Revised Amount:

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

That the Airport Board hereby suspends the Minority/Women Business Enterprise Program Policy (M/WBE) and adopts the new Small Business Enterprise (SBE) Program Policy attached hereto effective November 7, 2025, and authorizes the Chief Executive Officer to develop administrative procedures to implement the new SBE Program Policy.

BACKGROUND:

- This action requests the suspension of the Airport's MWBE Program Policy effective November 7, 2025.
- It further requests the adoption of a new SBE Program Policy effective November 7, 2025 to allow the Airport to set goals for SBE participation under the program
- It further authorizes the Chief Executive Officer to develop administrative procedures to implement the new SBE Program Policy.
- Recent changes to the Federal Aviation Administration's (FAA) grant agreement conditions and grant assurances, coupled with policy directives from the current administration, necessitate the suspension of local race and gender-based supplier diversity programs.
- Moving to a small business enterprise program will allow the Airport to make opportunities available for small business enterprises in supplier programs.

D/S/M/WBE INFORMATION:

- N/A

ADDITIONAL INFORMATION:

Fund	Project Number	External Funding Source
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Attachments: None

Approvals

Elaine Rodriguez, General Counsel - Legal

Tamela Burks Lee, Vice President - Business Diversity and Development

Abel Palacios, Vice President - Finance

Elaine Rodriguez, General Counsel - Legal

Christopher McLaughlin, Chief Executive Officer

Approved - 10/28/2025

Approved - 10/28/2025

Approved - 10/28/2025

Approved - 10/28/2025

New -

Suspension of Minority/Women Business Enterprise (M/WBE) Program Policy and Adoption of Small Business Enterprise (SBE) Program Policy

Official Board Action - Action

Resolution No.:

Small Business Enterprise (SBE) Program Policy

Business Development Department



Effective: Month, Day, Year

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I. PROGRAM PREAMBLE

WHEREAS, on XXX xx, XXX,

NOW THEREFORE:

The following Small Business Enterprise Program Policy is adopted effective

_____.

Chris McLaughlin
Chief Executive Officer
Dallas/Fort Worth International Airport

Date

II. POLICY STATEMENT

Dallas/Fort Worth International Airport (DFW or Airport) has a long history of supporting small businesses. This Small Business Enterprise (SBE) Policy seeks to reduce SBE barriers to and foster participation by small businesses in contracting and procurement opportunities at DFW by increasing the capacities of such firms to perform as prime vendors and subcontractors and as suppliers. This Policy will allow DFW to more effectively target SBE participation and create opportunities relating to the Airport's contracting and procurement.

This Policy seeks to promote full and fair opportunities for SBEs certified by an entity recognized by the Airport, and whose place of business is located in the Airport's relevant market area.

III. SCOPE OF THE SBE PROGRAM

The intent of the SBE Program is to provide full and fair opportunities for equal participation small businesses in locally funded Airport contracting and procurement opportunities. This program shall not be applicable to any contracts or procurement opportunities that are federally funded, subject to the Disadvantaged Business Enterprise (DBE) or the Airport Concessions Disadvantaged Business Enterprise (ACDBE) Programs, or to contracts or solicitations that have been issued prior to the effective date of this Policy.

The SBE Program requires contractors to make good faith efforts to use SBEs in certain contracting and procurement opportunities determined by DFW. Compliance with requirements for bidders to exercise good faith efforts shall be measured utilizing guidance provided in 49 C.F.R. Part 26, Appendix A.

Every locally funded contract will be evaluated by the Airport's Business Development Department (BDD) to determine the appropriate method for enhancing SBE participation to be counted towards the achievement of the annual aspirational SBE goal and other program objectives. For contracts determined to be inappropriate for the application of SBE contract goals, DFW may employ other methods of fostering small business participation in the contract. The criteria used to set the SBE contract goal shall include business availability, the nature of the contract, the Airport's past experiences with SBE participation in similar contracts, price competitiveness, subcontracting opportunities, and progress towards meeting the annual goal.

Procedures for implementation, such as good faith efforts requirements, information submitted with bid/proposals, and reporting procedures, shall be consistent with procedures utilized in the Airport's Administrative Procedures Manual.

IV. SBE PROGRAM ELEMENTS

The BDD shall have the responsibility of evaluating categories of informal solicitations and each prospective formal solicitation document in advance of posting an advertisement to the public to determine which of the following SBE program elements should be applied to a given contract.

A. SBE Annual Aspirational Goal for SBE Participation

For each fiscal year, the BDD may establish an annual aspirational percentage goal for overall SBE participation on DFW contracts.

The annual aspirational goal is not to be applied to individual solicitations but will serve as a benchmark to measure the overall effectiveness of the SBE Program on an annual basis. It will also be used to gauge the need for future adjustments pursuant to this Policy.

B. Program Elements

1. Bidder Outreach

The following Program Element shall be applied by the Airport to all appropriate bid solicitations regardless of the industry segment included in the contract:

In awarding contracts pursuant to Texas Local Government Code Chapter 252 valued at between \$3,000 and \$100,000, the Airport shall contact and solicit bids or quotes from at least two Historically Under-utilized Businesses (HUB) as required by State law, and shall also contact and solicit bids from at least two SBEs.

2. Technical and Business Development Resources

DFW may offer a wide range of technical assistance and business development resources to SBEs, including capital assistance, bonding assistance, and support resources. Such assistance may include guidance with general administrative, personnel management, invoicing, preparation of business plans, change orders, and project budgets. In addition, to services offered or funded directly by DFW, numerous assistance programs are offered to small businesses throughout the North Texas Region.

3. Subcontractor Mobilization Payments

To account for the preparatory work and operations necessary for the movement of subcontractor personnel, equipment, supplies, and incidentals to the project site, as well as for all other work or operations that must be performed or costs incurred when beginning work approved for subcontracting in accordance with Article 108.01 of DFW's Standard Specifications for construction contracts, the prime contractor shall be required to make a mobilization payment to each subcontractor as determined by the Airport.

V. ADMINISTRATION OF THE PROGRAM

A. Counting and Tracking SBE Participation

Only small businesses that are certified as SBEs with a current (unexpired) certification at the time of their bid/proposal shall be counted towards satisfaction of the Airport's SBE goals. SBE prime bidders may count the entire amount of that portion of the contract that is performed by the SBE's own forces (inclusive of the cost of supplies and materials obtained by the SBE for completion of the work for the contract, including supplies purchased or equipment leased by the SBE) towards satisfaction of the SBE contract goal.

DFW shall monitor and track participation by SBEs in locally funded projects.

B. Role of Business Development Department in Program Administration

BDD is responsible for the establishment, implementation, coordination, and monitoring of the SBE Policy and Procedures. BDD will coordinate and cooperate with the Airport operational staff as necessary for effective implementation of these SBE Policy and Procedures.

BDD will:

- Be responsible for establishing the administrative procedures in support of the SBE Policy, including but not limited to:
 - Goal setting
 - Certification Standards and Procedures for SBEs
 - Graduation Standards and Procedures for SBEs
 - Determining a Commercially Useful Function
 - Determining Good Faith Efforts
 - Counting SBE Participation
 - Monitoring and Reporting
 - Potential Violations
- Establish, distribute, interpret, and administer the Airport's SBE Policy and Procedures Manual's policies, standards and procedures as well as govern the implementation, interpretation, and application of this Policy and Procedures Manual.
- Develop and maintain procedures to ensure that SBEs are able to compete on all locally funded Airport and commercial development contracts.
- Develop listings of SBEs for prime and subcontracting opportunities. These listings reflect suppliers or services for which the Airport and/or its contractors have a business use.
- Review and verify the certification status of SBEs. The Vice President of Business Development makes the final determination on appeals regarding SBE certification eligibility.
- Review bids and solicitations to ensure that SBEs have an equal opportunity to participate in locally funded Airport and commercial development contracts, including but not limited to, reviewing the scope of work, bonding requirements, insurance requirements, and the conditions in which retainage is held.
- Verify the utilization of SBEs by Airport contractors and consultants.
- Prepare and present periodic reports to the Airport Board of Directors on compliance with the SBE Policy and Procedures Manual.

- Assess and recommend periodically any process changes that may be necessary to improve the overall effectiveness of the SBE Policy and Procedures.
- Assess the procurement methods that can be applied on individual contracts to implement the SBE Policy and Procedures.
- Monitor and report the progress of SBE participation in all procurements by Airport departments.
- Determine whether a SBE is performing a Commercially Useful Function on an Airport procurement.
- Determine whether a bidder/proposer made Good Faith Efforts to achieve the SBE contract goal.
- Promote and educate Airport personnel and contractors about the Expedited Payment Program and other programs and identify Airport solicitations for participation per the program requirement.
- Monitor and ensure SBE compliance for Airport procurements in the contract closeout process.
- Promote and conduct outreach functions to the SBE community and other stakeholders.
- Assist all Airport departments and contractors with the implementation and/or application of the SBE Policy and Procedures Manual.
- Participate in pre-solicitation discussions including any design review meetings to take into consideration factors including, but not limited to, SBE availability, bonding limits, opportunities for unbundling larger contracts into smaller units for bidding purposes, and type of work capabilities available from SBEs in the development of drawing and specifications.
- Attend pre-bid/proposal and pre-construction/design conferences to explain the SBE Policy and Procedures and respond to pertinent questions.
- Review requests for bids/proposals and other solicitation documentation, including the evaluation criteria to ensure inclusion of SBE Policy and Procedures and remove artificial barriers to potential SBE participation.
- Promote the SBE Policy and Procedures and its accomplishments through innovative initiatives such as recognition programs and awards as well as annual reports and newsletters.

C. Other Airport Departments' Roles and Responsibilities

Each Airport department that has or shares responsibility for the awarding or monitoring of Airport contracts is responsible for promoting, supporting and assisting in carrying out the SBE Program Policy and administrative procedures. Such departments are to be held accountable for exercising specific functions in support of the SBE Policy and Procedures, as well as any other function(s) deemed necessary by management to implement the goals and objectives of the Board's SBE Program Policy.

VI. AUTHORIZATION AND PROMULGATION OF PROCEDURES

The SBE Program Policy is promulgated by the Chief Executive Officer pursuant to his powers and duties as defined by the Contract and Agreement between the City of Dallas and the City of Fort Worth dated and effective as of April 15, 1968. The Executive Vice President, Chief Administration Officer or the Vice President of Business Development is authorized to issue exceptions to this Policy, and to promulgate and enforce procedures and practices necessary to effectuate its objectives.

VII. DEFINITIONS

Small Business Enterprise – A Small Business Enterprise (SBE) shall be defined as follows:

An SBE is a for-profit firm that is a small business concern as defined pursuant to section 3 of the Small Business Act and Small Business Administration regulations implementing it (13 CFR part 121). Only firms that are certified at the time of bid/proposal submission under these size standards as an SBE by an agency recognized by DFW are eligible for participation in the SBE program elements. An SBE must be at least 51% owned and controlled by one or more economically disadvantaged individuals (as defined below). An SBE must also meet the applicable size standard based on gross receipts or employees. The firm's gross receipts or number of employees, averaged over the previous three fiscal years and inclusive of any affiliates as defined by 13 C.F.R. § 121.201, must meet the specified size standards.

The SBA size standards may be found at: <https://www.sba.gov/document/support-table-size-standards>

Eligible certification programs include the North Central Texas Regional Certification Agency (NCTRCA), DFW Development Council, and the Women's Business Council Southwest. Certification expires annually and must be renewed. Only current (unexpired) certifications are eligible for SBE credit.

Economically Disadvantaged Individual – An individual whose personal net worth does not exceed \$2,047,000, excluding (a) the individual's ownership interest in the applicant business, (b) equity in the individual's primary residence, and (c) the value of qualified retirement accounts.

Relevant Market Area – For purposes of this Policy, the Airport’s relevant market area consists of the following 13 counties: Collin, Dallas, Denton, Ellis, Hood, Hunt, Johnson, Kaufman, Parker, Rockwall, Somervell, Tarrant, and Wise.

VIII. SEVERABILITY

If any section, paragraph, sentence, clause, phrase or word of this SBE Program Policy, or the application thereof, to any person or circumstance is for any reason held by a Court of competent jurisdiction to be unconstitutional, inoperative, invalid, or void, such holding shall not affect the remainder of this Policy or the application of any other provisions of this Policy which can be given effect without the invalid provision or application, and to this end, all the provisions of this Policy are hereby declared to be severable.

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

Board of Directors

Resolution No.:

Subject: Amendment to Small Business Enterprise Concessions Program Policy

Department: Legal

Amount:

Revised Amount:

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

That the Airport Board hereby adopts the amended Small Business Enterprise Concessions (SBEC) Program Policy attached hereto effective upon approval by the Federal Aviation Administration, and authorizes the Chief Executive Officer to make such amendments to the administrative procedures associated with such Policy as may be necessary to implement the amended Policy.

BACKGROUND:

- This action requests the adoption of an amendment to the SBEC Policy for the Airport's Concessions program to allow the Airport to set goals for SBEC participation under the program. The amendment also changes certain defined terms and other minor changes.
- It further authorizes the Chief Executive Officer to amend the administrative procedures associated with the SBEC Policy as may be necessary to implement the amended Policy.
- Implementation of the amended SBEC Policy is subject to review and approval by the Federal Aviation Administration.
- Recent changes to the Federal Aviation Administration's Airport Concessions Disadvantaged Business Enterprise (ACDBE) Program have necessitated the amendment of the SBEC Policy to allow the Airport to continue to include small business enterprises in its Airport Concessions program.

D/S/M/WBE INFORMATION:

- N/A

ADDITIONAL INFORMATION:

Fund	Project Number	External Funding Source
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Attachments: None

Approvals

Elaine Rodriguez, General Counsel - Legal

Tamela Burks Lee, Vice President - Business Diversity and Development

Abel Palacios, Vice President - Finance

Elaine Rodriguez, General Counsel - Legal

Christopher McLaughlin, Chief Executive Officer

Approved - 10/28/2025

Approved - 10/28/2025

Approved - 10/28/2025

Approved - 10/28/2025

New -

Small Business Enterprise Concession (SBEC) Program Policy Business Development Department

Effective: _____

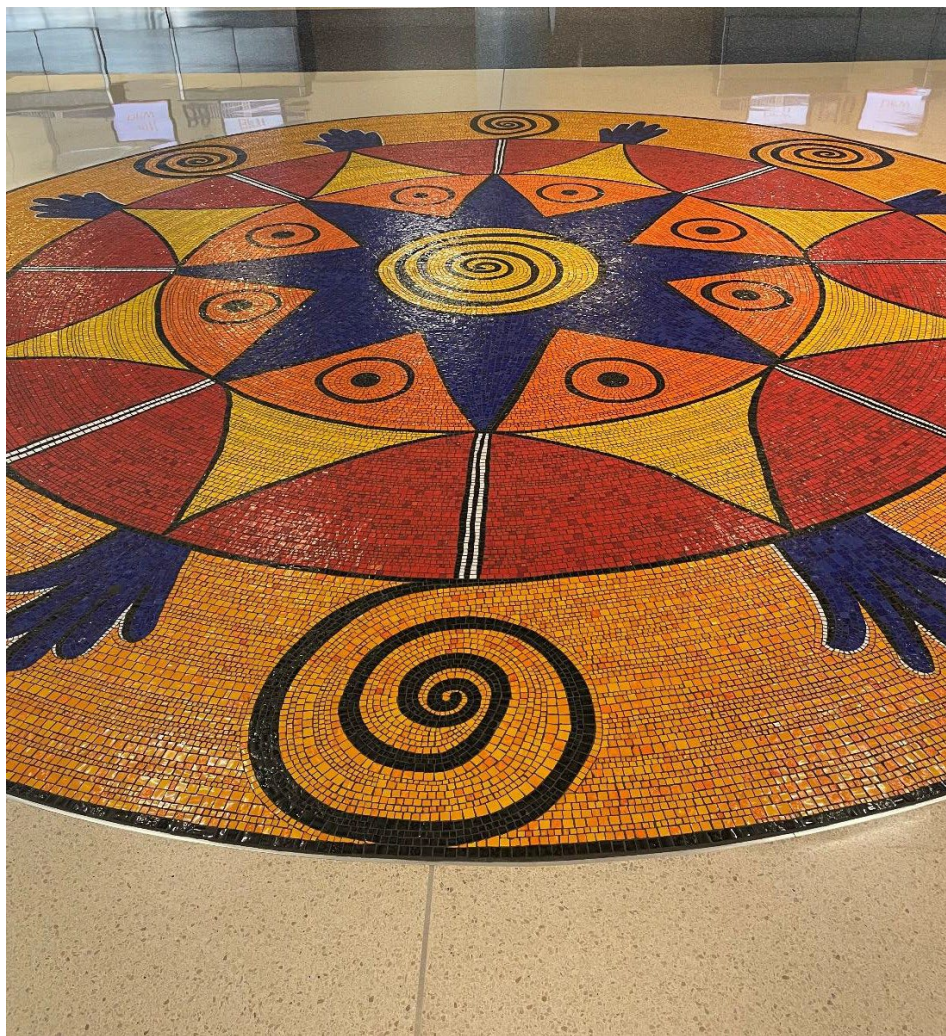


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I. PROGRAM PREAMBLE

WHEREAS,

Dallas/Fort Worth International Airport (DFW or Airport) commits to implement its Small business Enterprise Concessions (SBEC) program in a nondiscriminatory manner, using ACDBE-neutral measures as its primary means of fostering small business participation.

The following Small Business Enterprise Concession (SBEC) Program Policy is adopted effective _____.

Christopher McLaughlin
Chief Executive Officer
Dallas/Fort Worth International Airport

Date

I. POLICY STATEMENT

DFW has a long history of supporting small businesses. The intent of the SBEC Program is to provide full and fair opportunities for equal participation by small businesses in DFW concession contracts through ACDBE-neutral means.

The SBEC Program Policy seeks to foster participation by small business concessionaires (SBECs) at DFW by increasing the opportunities for such firms to perform as prime or joint venture concessionaires. The Policy shall allow DFW to more effectively target small business participation and create opportunities relating to the Airport's concessions program.

III. SCOPE OF SBEC PROGRAM

DFW's Business Development Department (BDD) and Concessions Department will evaluate each concessionaire opportunity for SBEC participation and may set contract-specific SBEC participation goals where appropriate based on SBEC availability and capacity to perform a Commercially Useful Function (CUF). Solicitations may be (1) directed to SBECs, (2) open to SBECs and non-SBECs for the formation of joint ventures meeting the requirements of this policy, or (3) open to all proposers with SBEC contract-specific goals and applicable good faith efforts standards.

Local geographic preferences are prohibited. The Airport shall not give an advantage to firms based on their location.

IV. ADMINISTRATION OF THE SBEC PROGRAM

A. SBEC Certification

Only SBEC certification by the North Central Texas Regional Certification Agency is recognized for SBEC credit. The personal net worth and size standards applicable to ACDBEs under 49 C.F.R. §§ 23.33 and 23.35 shall be used for SBEC eligibility determinations unless otherwise specified herein.

DFW may implement a micro-small business program with a personal net worth threshold that is lower than the threshold included in the federal Small Business Association (SBA) 8(a) Certification Program. If implemented, provisions will be outlined in the SBEC Policy and Procedures manual.

B. Counting and Tracking SBEC Participation

Credit for SBEC participation will be based on the value of the concession scopes actually performed by the SBEC while performing a CUF, including SBEC self-performance and SBEC joint venture performance. An SBEC must perform a CUF; arrangements in which the SBEC serves as a conduit do not qualify for credit.

If BDD determines that an SBEC is affiliated with another entity such that it no longer meets the definition of an SBEC, the size standards, or independence requirements, BDD

may deny or revoke recognition of the certification for counting purposes.

C. Technical and Business Development Resources

DFW may offer a wide range of technical assistance and business development resources to SBECs, through the Capacity Building Program, which includes assistance with understanding joint ventures and proformas. In addition to services offered or funded directly by DFW, numerous assistance programs are offered to small businesses throughout the North Texas Region.

D. Role of BDD in SBEC Program Administration

BDD is responsible for the establishment, implementation, coordination and monitoring of the SBEC Policy, including the promulgation of the SBEC Policy and Procedures manual. BDD will coordinate and cooperate with the Concessions Department staff as necessary for effective implementation of the SBEC Policy and Procedures. BDD will:

- Be responsible for establishing the administrative procedures in support of the SBEC Policy, including but not limited to:
 - o Overseeing Certification Standards and Procedures for SBECs
 - o Identifying Contract Opportunities for SBEC Program Participation
 - o Counting SBEC Participation
 - o Monitoring and Reporting
 - o Identifying and Addressing Potential Violations
- Establish, distribute, interpret, and administer the Airport's SBEC Policy and Procedures Manual. These policies and procedures will ensure that SBECs are able to compete on all appropriate Airport Concession opportunities whether in-terminal or outside the terminal.
- Promote and conduct outreach functions to the SBEC community and other stakeholders.
- Assist all Airport departments and Proposers with the implementation and/or application of the SBEC Policy and Procedures Manual.
- Promote and educate Airport personnel and concessionaires about the SBEC Program.
- Review and verify the certification status of SBECs.
- Develop listings of SBECs for prime concession opportunities. These listings reflect concessions, suppliers, or services for which the Airport has a business use.
- Assess the procurement methods that can be applied on individual contracts to implement the SBEC Policy and Procedures Manual.

- Participate in pre-solicitation discussions including any design review meetings to ensure consideration of factors, including but not limited to, SBEC availability, bonding limits, opportunities for unbundling larger contracts into smaller units for bidding purposes, and type of work capabilities available from SBECs in the development of drawing and specifications.
- Review requests for bids/proposals and other solicitation documentation, including the evaluation criteria, to ensure inclusion of SBEC Policy and Procedures and remove artificial barriers to potential SBEC participation. Specifically, BDD will review the scope of work, bonding requirements, and insurance requirements.
- Attend pre-proposal to explain the SBEC Policy and Procedures and respond to pertinent questions.
- Determine whether a SBEC is performing a CUF on an Airport procurement.
- Monitor and ensure SBEC Program compliance for Airport procurements in the contract closeout process.
- Monitor and report the progress of SBEC participation in all procurements by Airport departments.
- Prepare and present periodic reports to the Airport Board of Directors on compliance with the SBEC Policy and Procedures manual.
- Assess and recommend periodically any process changes that may be necessary to improve the overall effectiveness of the SBEC Policy and Procedures manual.
- Promote the SBEC Policy and Procedures manual and its accomplishments through innovative initiatives, such as recognition programs and awards, annual reports, and newsletters.

E. Other Airport Departments' Roles and Responsibilities

Each Airport department that has or shares responsibility for the awarding or monitoring of Airport contracts is responsible for promoting, supporting, and assisting in carrying out the SBEC Program Policy and Procedures manual. Such departments will be held accountable for exercising specific functions in support of the Policy and Procedures manual, as well as any other function(s) deemed necessary by management to implement the goals and objectives of the SBEC Program Policy.

Legal Department

- Provide legal assistance, as necessary, to ensure that the SBEC Program Policy and Procedures manual and their implementation meets legal standards.

Audit Services Department

- As appropriate, audit and provide other assistance with respect to compliance with the SBEC Program Policy and Procedures manual.

The following Airport departments have specific additional implementation responsibilities as outlined in the SBEC Procedures manual:

- Communications & Marketing
- Risk Management Department
- Concessions Department
- Procurement and Materials Management Department

V. AUTHORIZATION AND PROMULGATION OF PROCEDURES

The SBEC Program Policy is promulgated by the Chief Executive Officer pursuant to his powers and duties as defined by the Contract and Agreement between the City of Dallas and the City of Fort Worth dated and effective as of April 15, 1968. The Executive Vice President, Chief Administrative Officer or the Vice President of Business Development is authorized to issue exceptions to this Policy, and to promulgate and enforce procedures and practices necessary to effectuate its objectives.

VI. DEFINITIONS

“ACDBE” stands for Airport Concessions Disadvantaged Business Enterprise.

“ACDBE-neutral” means a measure or program that is, or can be, used to assist all small business concerns, such as certified SBECs.

“Commercially Useful Function” (CUF) means responsibility for and performance of a distinct element of the concession with the SBEC actually performing, managing, and supervising the work involved or fulfilling responsibilities as a joint venture partner; an SBEC that acts as a conduit does not perform a CUF.

“Joint Venture” means an association of two or more firms combining property, capital, efforts, skills, or knowledge to perform a concession, with each partner at risk and responsible for a distinct, clearly defined portion of the work and sharing in control, management, profits, losses, and risks commensurate with ownership and contribution. Any joint venture used to meet SBEC participation must comply with applicable SBA joint venture requirements at 13 C.F.R. § 125.8 for a distinct, clearly defined portion of the work and sharing in control, management, profits, losses, and risks commensurate with ownership and contribution.

“SBEC” means a small business concern, as defined in Section 3 of the Small Business Act and 13 C.F.R. § 121, that does not exceed the annual gross receipts thresholds in 49 C.F.R. § 23.33, and that is certified by the North Central Texas

Regional Certification Agency as an SBEC at the time of proposal submission.

The personal net worth standard used in determining eligibility for purposes part of SBEC eligibility is \$2.047 million, any individual who has a personal net worth exceeding this amount will not qualify for certification as an SBEC.

VII. SEVERABILITY

If any section, paragraph, sentence, clause, phrase, or word of this SBEC Program Policy, or the application thereof, to any person or circumstance is for any reason held by a court of competent jurisdiction to be unconstitutional, inoperative, invalid, or void, such holding shall not affect the remainder of this Policy or the application of any other provisions of this Policy, which can be given effect without the invalid provision or application, and to this end, all the provisions of this Policy are hereby declared to be severable.

**Dallas Fort Worth International Airport Board
Official Board Action / Resolution**

Date: November 6, 2025

Board of Directors

Resolution No.:

Subject: Amendment to Small Business Enterprise Component to Disadvantaged Business Enterprise Program

Department: Legal

Amount:

Revised Amount:

BE IT RESOLVED BY THE DALLAS FORT WORTH INTERNATIONAL AIRPORT BOARD

That the Airport Board hereby adopts the amended Small Business Enterprise (SBE) program policy attached hereto effective upon approval by the Federal Aviation Administration, and authorizes the Chief Executive Officer to make such amendments to the administrative procedures associated with the SBE program as may be necessary to implement the amended program.

BACKGROUND:

- This action requests an amendment to the SBE program policy which is a component to the Disadvantaged Business Enterprise (DBE) program.
- The amendment will add a personal net worth test, as specified in 49 C.F.R. §23.31, to the definition of small business concern contained in the SBE program. The amendment also changes certain defined terms and other minor changes.
- It further authorizes the Chief Executive Officer to amend the administrative procedures associated with the SBE program as may be necessary to implement the amended Policy.
- Implementation of the amended SBE program policy is subject to review and approval by the Federal Aviation Administration.
- Adding the personal net worth test to the definition of small business concern will allow the Airport to make contract opportunities available for small businesses on federal projects.

D/S/M/WBE INFORMATION:

- N/A

ADDITIONAL INFORMATION:

Fund	Project Number	External Funding Source
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Attachments: SBE - DBE Program

Approvals

Elaine Rodriguez, General Counsel - Legal

Approved - 10/28/2025

Tamela Burks Lee, Vice President - Business Diversity and Development

Approved - 10/28/2025

Abel Palacios, Vice President - Finance

Approved - 10/28/2025

Elaine Rodriguez, General Counsel - Legal

Approved - 10/28/2025

Christopher McLaughlin, Chief Executive Officer

New -

Dallas/Fort Worth International Airport

Small Business Program
Developed as an Element
of the Disadvantaged Business
Enterprise (DBE) Program

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I. SMALL BUSINESS PROGRAM POLICY

Dallas/Fort Worth International Airport (DFW) has a long history of supporting small businesses, including small businesses owned by disadvantaged individuals. This Small Business Program is designed to be implemented as an element of the Airport's Disadvantaged Business Enterprise (DBE) Program with the goal of fostering participation by small businesses in contracting and procurement opportunities at DFW. The Program allows DFW to effectively target small business participation and create opportunities relating to the Airport's contracting and procurement.

DFW's Small Business Program, as described herein, applies to certain federally funded contracts and expenditures. The program does not replace the DBE Program or otherwise operate as a substitute for the DBE Program. It operates as a DBE-neutral tool that may assist small businesses, including DBEs, to more fully participate in contracting opportunities at the Airport.

The Small Business Program shall not be used to discriminate against any company or groups of companies. Based on the recent Disparity Study, the Airport recognizes that special efforts must be made to include Small Businesses and Disadvantaged Businesses in the Airport's contract and procurement activities. This Small Business Program is designed to create a level playing field on which small businesses can compete fairly.

The Small Business Program is designed to include all segments of the business community and is open to participation without regard to race, color, sex, religion, national or ethnic origin, age, disability or geographic location.

DFW is committed to ensuring that small businesses are offered an opportunity to participate equitably in the contracting and procurement process.

II. AUTHORIZATION

In accordance with the regulations governing the U.S. Department of Transportation (USDOT) Disadvantaged Business Enterprise (DBE) Program, DFW must set triennial overall DBE goals for contracts that are funded in whole or in part with federal funds. Under 49 CFR § 26.51, DFW must meet the maximum feasible portion of its overall goal through DBE-neutral means of facilitating DBE participation.

This Small Business Program includes the small business element required under 49 CFR § 26.39, which provides:

§ 26.39 Fostering small business participation.

(a) Your DBE program must include an element to structure contracting requirements to facilitate competition by small business concerns, taking all reasonable steps to eliminate obstacles to their participation, including unnecessary and unjustified bundling of contract requirements that may preclude small business participation in procurements as prime contractors or subcontractors.

(b) This element must be submitted to the appropriate DOT operating administration for approval as a part of your DBE program. As part of this program element you may include, but are not limited to, the following strategies:

(1) Establishing a DBE-neutral small business set-aside for prime contracts under a stated amount (e.g., \$1 million).

(2) In multi-year design-build contracts or other large contracts (e.g., for “megaprojects”) requiring bidders on the prime contract to specify elements of the contract or specific subcontracts that are of a size that small businesses, including DBEs, can reasonably perform.

(3) On prime contracts not having DBE contract goals, requiring the prime contractor to provide subcontracting opportunities of a size that small businesses, including DBEs, can reasonably perform, rather than self-performing all the work involved.

(4) Identifying alternative acquisition strategies and structuring procurements to facilitate the ability of consortia or joint ventures consisting of small businesses, including DBEs, to compete for and perform prime contracts.

(5) To meet the portion of your overall goal you project to meet through DBE-neutral measures, ensure that a reasonable number of prime contracts are of a size that small businesses, including DBEs, can reasonably perform.

(c) You must actively implement your program elements to foster small business participation. Doing so is a requirement of good faith implementation of your DBE program.

The Airport will also follow guidance from the USDOT, including guidance from the Federal Aviation Administration.

III. NON-DISCRIMINATION

It is the policy of DFW, that the Airport, its contractors and subcontractors shall not discriminate on the basis of race, color, religion, national origin, or sex in the award and performance of contracts and subcontracts and to remove barriers for small businesses, including businesses owned by disadvantaged individuals, to compete for contracts and subcontracts awarded by the Airport.

It is the policy of the DFW to support the growth and development of small businesses, including those owned by disadvantaged individuals, that can successfully compete for prime contracting opportunities at the Airport.

This Small Business Program has been developed in furtherance of these policies.

IV. SMALL BUSINESS ENTERPRISE DEFINITION

For purposes of this Small Business Program, a Small Business Enterprise (SBE) shall be defined as follows:

An SBE, with respect to firms seeking to participate as SBEs in DFW's Small Business Program, is a small business concern as defined pursuant to Section 3 of the Small Business Act and Small Business Administration regulations implementing it (13 CFR part 121) that also does not exceed the cap on average annual gross receipts specified in 49 CFR § 26.65(b), and whose owner's personal net worth does not exceed \$2,047,000.

The SBA size standards may be found at:

www.sba.gov/federal-contracting/contracting-guide/size-standards

V. SMALL BUSINESS ENTERPRISE CERTIFICATION

A firm who wishes to participate as an SBE on a project at DFW Airport and is not currently certified as an SBE may apply for certification as an SBE by filing a Small Business Enterprise Certification with: North Central Texas Regional Certification Agency (NCTRCA), DFW Development Council, or the Women's Business Council Southwest.

VI. SMALL BUSINESS ENTERPRISE DIRECTORY

Business Development Department (BDD) maintains a directory of certified firms that have expressed an interest in doing business with the Airport Board or are currently doing business with the Airport Board. The directory is not a certification database. Certifications listed are provided by third-party service providers. Bidders and proposers may use the directory to assist them in locating SBE firms for the work required on the contract; however, the certifications should be verified through the approved certification agency. The directory is located at:

- <https://www.dfwairport.com/business/opportunities/bdd/>

VII. SCOPE OF THE PROGRAM

The intent of DFW's Small Business Program is to provide full and fair opportunities for equal participation by small businesses in federally funded Airport contracting and procurement opportunities.

The Small Business Program requires contractors to make good faith efforts to use small businesses in certain contracting and procurement opportunities determined by DFW Airport. Good faith efforts shall be measured utilizing guidance provided in 49 CFR part 26, Appendix A.

Every contract funded in whole or in part with federal funds is evaluated by the Airport's BDD to determine the appropriate method for achieving DBE participation to count towards overall goals. For contracts determined to be appropriate for DBE-neutral participation (i.e., those contracts without DBE contract goals), various DBE-neutral methods may be employed in an attempt to meet the DBE-neutral portion of the overall goal. DFW may determine that an SBE goal is an appropriate DBE-neutral measure to be used for certain contracts. The criteria used to set a DBE-neutral SBE goal shall include small business capacity, small business availability, nature of the contract, past experiences with small business participation in similar contracts, price competitiveness, and subcontracting opportunities. SBE goals do not replace DBE goals, but merely provide an alternative DBE-neutral method for achieving DBE-neutral goals.

Procedures for implementation, including good faith efforts requirements, information submitted with bid and reporting procedures shall be consistent with procedures utilized in the Airport's DBE Program under a DBE-neutral environment. Good faith efforts to achieve a DBE-neutral goal shall apply only when an SBE goal has been set for a project. Other DBE-neutral methods, including those listed in 49 CFR § 26.51, are not subject to good faith efforts on the part of the bidder.

The program also requires airport staff to consider unbundling of contracts when feasible. DFW seeks to avoid unnecessary and unjustified bundling of contract requirements that

preclude small business participation in procurements as prime contractors. To achieve this, multi-trade projects estimated to exceed \$5 million shall be reviewed for potential unbundling to provide for a reasonable number of opportunities available to facilitate participation by small businesses. The BDD, in coordination with the airport department managing the federally funded project shall provide a recommendation for unbundling based on its determination that there are a sufficient number of qualified SBE firms available to compete to perform the contract(s) which would result from unbundling. The airport department managing the federally funded project shall have the opportunity to review the recommendation for unbundling to validate that the recommendation provides a viable economic opportunity for potential bidders and to assess the impact on the overall project cost. If the recommendation is determined to be cost prohibitive or does not represent viable opportunities to potential bidders, the airport department managing the federally funded project may request a reassessment of the recommendation.

VIII. TRACKING SBE PARTICIPATION

DFW will monitor and track small business participation on federally funded contracts using two measures. First, DFW will track participation by SBEs that are also certified as DBEs; only these dollars may be credited as DBE-neutral participation toward the Airport's overall DBE goal. Second, DFW will track total SBE participation, inclusive of SBEs that are not certified as DBEs; this data will be used for internal program management and evaluation and will not be reported to the FAA as DBE participation.

For purposes of this section, "participation" means the total value of payments made to eligible firms for work they perform as prime contractors or subcontractors on federally funded contracts. DBE-neutral participation achieved through this Small Business Program will be reflected in the Airport's annual Report of Accomplishments by dividing the total dollars paid to certified DBEs achieved through DBE-neutral measures by the total federal dollars expended.

IX. COMPLIANCE PROCEDURES

Monitoring and enforcement procedures applicable to a DBE-neutral environment for this element of the DBE Program shall be implemented as indicated in the Airport's DBE Program as they pertain to a DBE-neutral environment.

X. TECHNICAL ASSISTANCE/BUSINESS DEVELOPMENT RESOURCES

DFW offers a wide range of technical assistance and business development resources to small businesses, including:

Capacity Building Program Series - Designed to provide business skills training and guidance on doing business with DFW.

Doing Business with DFW Airport - General requirements for doing business with DFW, vendor registration, insurance and bonding, badging and Construction Safety Manual.

SOAR Conference - Success Through Opportunities, Access & Resources. The goal for this conference is to support the growth and development of businesses.

Business Opportunity Forum to assist businesses to gain insight into DFW Airport's upcoming infrastructure and development opportunities, and network with airport executives, architecture, engineering and construction firms, suppliers, partners, and advocacy groups.

The listing above may be amended from time to time or be provided by other resource providers. In addition to services offered or funded directly by DFW, numerous assistance programs are offered to small businesses through the Texas Department of Transportation.

XI. ASSURANCES

DFW provides the following assurances regarding the development and implementation of the Small Business Program described herein:

- The development of this Small Business Program is not prohibited by state law.
- Certified DBEs that meet the size and personal net worth criteria established under the program are presumptively eligible to participate in the Airport's Small Business Program.
- There shall be no geographic preferences or limitations imposed on any federally assisted procurement included in the Airport's Small Business Program.
- There shall be no limits on the number of contracts awarded to firms participating in the program.
- The Airport shall make every effort to avoid creating barriers to the use of new, emerging, or untried businesses.
- The Airport's Small Business Program is open to small businesses regardless of their location. There shall be no local or other geographic preference.