

Lease Agreement for PC Aviation at the San Antonio International Airport

Item 22

Jesus H. Saenz, Jr., IAP
San Antonio Airport System
March 7, 2024



PC Aviation

- HH Aviation and Atherton Properties

Leasehold includes locations at:

- 10226 John Cape
 - Building 1110 (15,400 sq. ft.)
 - 60,644 sq. ft. of ground space, including 1,400 sq. ft. for a fuel farm
- 903 Paul Wilkins
 - Building 1130 (14,311 sq. ft.)
 - 32,249 sq. ft



Agreement Terms

Term

- Five Years with option to extend for 5 additional years
 - Extension offered if tenant makes \$1 million in approved capital improvements before the end of 4th year of original lease term

Fiscal Impact

- Generates \$242,934.24 in annual rental
 - Building Rental for Building 1110: \$7.14/sq. ft.
 - Building Rental for Building 1130: \$6.64/sq. ft.
 - Ground rental rate: \$0.40/square foot
- Non-airline revenue deposited into Airport Operating and Maintenance Fund

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