

**REQUEST FOR QUALIFICATIONS AND PROPOSAL
TO LEASE ONE OR TWO CORPORATE HANGERS AT THE MAQUOKETA MUNICIPAL AIRPORT**

*The Due Date for Submittal is no later than the close of business on
Monday, November 30, 2020 – **REVISED to December 4, 2020***

Please forward submittal via email to City Manager, Gerald Smith at gsmith@maquoketaia.com,
and copy Public Works Director, Frank Ellenz at publicworks@maquoketaia.com
For questions, please contact Frank Ellenz at 563-652-4628

The City of Maquoketa is looking to lease two corporate hangers at the Maquoketa Municipal Airport and will consider the qualifications and proposals for either a single tenant for each of the two corporate hangers, or a single tenant for the lease of both.

Description of the two corporate Hangers:

1. North Hanger measures 64' x 59' with a tuck in area measuring 16'' x 29.5' for a total of 4,248 s.f. The North Side Hanger's upstairs office measures 16' x 29.5' for a total, of 472 s.f.
2. The South Hanger measures 64' x 59' with a tuck in area measuring 15' x 29.5' for a total of 4,218.5 s.f. This South Side Hanger's upstairs officer measures 15' x 29.5' for a total of 442.5 s.f.

Ancillary Space:

1. The downstairs lobby measures 37' x 29.5' for a total of 1,091.5 s.f.
2. The downstairs hallway separating the two hangers measures 6' x 29.5' for a total of 177 s.f.

For additional information or a tour of the hangers, contact Frank Ellenz at, 563-652-4628

It is the Maquoketa Airport Commission's intent to consider the qualifications from prospective tenants on how they plan or propose to use one or both of the corporate hangers, and it is the Maquoketa Airport Commission's goal and objective to lease to those that provide for the highest and best use at the Maquoketa Municipal Airport, and with those that are able to expand airport traffic, activity, and the sale of fuel at the Maquoketa Municipal Airport.

All interested parties should submit their respective qualifications and proposal for the use of the corporate hanger or hangers, and how their proposal will address the Airport Commission's desire to expand airport traffic, activity, and the sale of fuel at the Maquoketa Municipal Airport.

After the review and interview of each of the qualifications and proposals, the Airport Commission, and its staff support, may choose to negotiate a lease agreement with a preferred candidate that is best able to meet those goals and objectives as outlined above by the Airport Commission, but the Airport Commission reserves the right to reject any and all submittals of qualification and proposal for the leasing of the Maquoketa Municipal Airport's Corporate Hangers.