



Rutherford County Airport Authority

289 N. Main Street
Rutherfordton, NC 28139

Special Meeting

Monday, November 18, 2024, 4:00 pm

I. Call to Order

Chairman Michael Benfield called the November 18, 2024 Special Meeting of the Airport Authority to order.

Present: 3 Michael Benfield, Greg Lovelace, and David Hunt,

Absent: 2

A. Agenda Approval

A motion was made by Member Greg Lovelace and seconded by Vice Chairman David Hunt to approve the agenda. The vote on the motion was:

Aye: 3 Member Greg Lovelace, Chairman Michael Benfield, and Vice Chairman David Hunt

Nay: 0

VI. New Business

[ID 24-3963](#)

Transfer of Hangar 9B

Director Devon Raisch presented a Resolution for transfer of Hangar 9B from Mark Berry to Gerald L. Stimple for the Board's consideration.

A motion was made by Member Greg Lovelace and seconded by Vice Chairman David Hunt to adopt the Resolution. The motion carried by the following vote:

Aye: 3 Member Greg Lovelace, Vice Chairman David Hunt, and Chairman Michael Benfield

Nay: 0

**A RESOLUTION AUTHORIZING
ASSIGNMENT OF LEASE AGREEMENT**

WHEREAS, the Rutherford Airport Authority (the “Airport Authority”) entered into a Corporate Land Lease Agreement with Mark Berry executed on the 11th and 17th days of November, 2021, recorded in Book 2081 at Page 2778, Rutherford County Registry, and amended by Corrective Amendment to Corporate Land Lease Agreement recorded in Book 2084 at Page 2213, Rutherford County Registry (collectively, the “Lease”), for the premises known as Hangar 9B; and

WHEREAS, Section 19 of the Lease permits Mark Berry, as the Lessee therein, to assign full rights under the said Lease only upon the prior written consent of the Airport Authority, as Lessor therein, to be provided by Airport Authority in its sole and absolute discretion; and

WHEREAS, Mark Berry now wishes to assign his full rights under the Lease Agreement for Hangar 9B to Gerald L. Stimple.

NOW, THEREFORE, BE IT RESOLVED by the Rutherford Airport Authority, that:
The Airport Authority consents and authorizes Mark Berry to assign his rights under the Lease for Hangar 9B to Gerald L. Stimple contingent upon the execution of a duly binding Assignment of Lease Agreement for Hangar 9B in the general form attached hereto as Exhibit A; and

The Airport Authority chooses not to exercise any rights it may possess to purchase improvements and buildings constructed on the premises of Hangar 9B. The consent to the assignment to Gerald L. Stimple and the waiver of such rights is effective only as to the specific transaction referenced above and any and all such rights in any Lease referenced herein are specifically reserved as to all other transactions and parties.

The Airport Authority authorizes the Chairman, working with the Airport Director and County Attorney, to execute an Assignment of Lease Agreement for Hangar 9B consistent herewith, as well as any such documents necessary to effect this assignment including any corrections of any prior instruments for Hangar 9B as may be necessary.

Adopted this 18th day of November, 2024.

VII. Adjournment

Chairman Benfield called the meeting to adjourn.

A motion was made by Vice Chairman David Hunt and seconded by Member Greg Lovelace to adjourn. The motion carried by the following vote:

Aye: 3 Vice Chairman David Hunt, Chairman Michael Benfield, and Member Greg Lovelace

Nay: 0

Chairman, Airport Authority

Vice Chairman, Airport Authority

Attest:

Secretary to the Airport Authority