

**SHAWNEE REGIONAL AIRPORT
STANDARDS FOR DEVELOPMENT OF NON-COMMERCIAL OR COMMERCIAL
AIRCRAFT HANGARS**

1. BUILDING PERMITS

Building permits are required for the construction of any building constructed within Shawnee Regional Airport. All Construction shall be in compliance with building and construction codes adopted by the City of Shawnee and Pottawatomie County.

2. FRAMING

All structural, load bearing frame components shall be of painted, structural steel. All framing members shall be shop fabricated for bolted field assembly. Welded framing must be approved by the Airport Manager and Airport Advisory Board. Field cutting or drilling when required shall be clearly noted on the drawings.

3. EXTERIOR

All exterior surfaces must be of color that is consistent with the color scheme of other facilities on the airport, pre-finished aluminum or steel of a minimum of 26 gauge. No painted wood or other materials may be used. All exterior materials and colors must be submitted to the Airport Manager for approval before construction starts. No galvanized metal shall be used on any exterior surface unless approved by the Airport Manager.

4. FLOOR AND RAMP CONSTRUCTION

All floors shall be constructed of concrete of a minimum thickness sufficient to provide structural support for the heaviest contemplated loading. Only a broom finish may be used on exterior ramps. The asphalt or concrete taxiway shall be saw-cut to provide an even edge for the joint between the concrete or asphalt ramp and the access taxiway. All concrete and asphalt surfaces shall be placed to provide adequate drainage.

In freestanding hangars for a single aircraft and in row hangars, a minimum of 6-in high curbing shall be provided between each aircraft space to prevent the flow of liquid from one space to adjacent spaces. Floor drainage in all hangars shall comply with Section 412.2.3 of the 2009 edition of the IBC.

5. WALLS

Wall construction, when that wall is adjoining or facing another hangar building within 19 feet, shall be constructed as a fire wall with a 2 hour minimum rating.

6. INSULATION

Exposed interior insulation attached to walls and roofs shall comply with the 2009 IBC.

7. DOORS

Bi-fold doors, opening upward, are recommended. Egress doors must comply with the 2009 IBC. All pedestrian doors must be of pre-finished metal construction.

8. UTILITIES

Primary electrical service is provided via a power company. It shall be the responsibility of the Lessee to extend service power from the transformer, underground, to the building site at Lessee's expense.

9. BUILDING & FIRE CODES

All construction, including wiring and plumbing installed in or on the building must be done to applicable codes and standards adopted by the Shawnee Planning/Code Enforcement Department. All electrical installation must be done by a qualified electrician, licensed to do electrical construction in the State of Oklahoma. Buildings shall be designed to withstand a minimum 55 lb./sq. ft. snow load and a 90 MPH wind speed with a 3 second gust, exposure C.

The building plans must be reviewed and stamped by a professional engineer, licensed in the State of Oklahoma prior to submittal to the Shawnee Planning/Code Enforcement Department.

10. MISCELLANEOUS

All construction must be accomplished in a professional manner. The Airport Manager, the Shawnee Planning/Code Enforcement Department Inspector, or their designated representative reserves the right to inspect and reject any phase of the construction.

In addition to the engineered drawings for the structure a detailed architectural drawing of the proposed hangar and site must be reviewed and approved by the Shawnee Planning/Code Enforcement Department and the Airport Manager. A building permit is required and a lease agreement executed prior to the start of construction.

All commodes, urinals, etc., shall be of the low water flow type of fixture.

Each hangar tenant shall install a ground rod for fueling on the ramp in front of the hangar to remove and control static electrical accumulations on aircraft while aircraft are stored or are undergoing servicing. A grounding rod shall also be provided within the hangar unless an approved connection grid may be made to the outside ground rod. The ground rod shall consist of a 5/8 in diameter or larger metal rod driven at least 5 feet into the ground. Floor-grounding receptacles shall be designed and installed to minimize the tripping hazard. Tenant may utilize other acceptable grounding methods, subject to the Shawnee Planning/Code Enforcement Department's approval.

Each hangar tenant shall install adequate outside flood lighting to meet the standards established by the Airport for security lighting in aircraft storage hangar areas.

The tenant shall be responsible to insure that the contractor shall not cause any obstruction or safety hazard to aircraft during construction. The tenant shall also be responsible for any damage caused to airport property, including utilities, pavement, etc. by the contractor. The tenant shall be responsible for site clean-up following construction and shall insure that construction work shall not interfere with the ingress/egress of any other hangar tenant.

Tenant shall be responsible to insure that the security perimeter fence remains intact during the entire project. Any breaches of the Airport Security Program may result in enforcement action and monetary fines imposed by the Federal Aviation Administration. Any fines levied upon the Airport by the FAA as a result of activities of Tenant shall be paid by tenant. Temporary fencing may be used during the project. The permanent chain link security fence shall be connected to the adjoining hangars and shall be the responsibility of the tenant.

Tenant shall insure that, during construction, all construction materials and waste materials are secured so no materials are blown off-site during construction. If construction materials are observed to be creating a trash or FOD problem, all construction will cease until all such materials are cleaned up and secured in a wind-proof location.

All excess excavation material shall be hauled off-site or to a location determined by the Airport Manager. All areas around the construction site shall be restored to the original condition and grade. If the tenant fails to clean site following construction, the Airport may remove such materials at tenant's costs plus 10% administrative fee.

Cutting existing pavement is strictly prohibited unless written permission is granted by the Airport Manager. If such permission is granted, the pavement shall be restored at tenant's expense to the specifications required by the Airport.