

Blair Executive Airport Hangar Rate Plan - 3-Year Ramp

15-year projection with formula-driven annual rates, revenues, and year-over-year changes.

Year	Community Rate (\$/mo)	T-Hangar Rate (\$/mo)	Executive Rate (\$/mo)	YoY % Increase	Community Annual Revenue (\$)	T-Hangar Annual Revenue (\$)	Executive Annual Revenue (\$)	Total Revenue (\$)	Revenue Increase YoY (\$)
Current	\$110	\$199	\$365	-	\$52,800	\$23,880	\$17,520	\$94,200	-
Year 1	\$210	\$400	\$680	91.4%	\$100,800	\$48,000	\$32,640	\$181,440	\$87,240
Year 2	\$300	\$600	\$990	46.5%	\$144,000	\$72,000	\$47,520	\$263,520	\$82,080
Year 3	\$400	\$800	\$1,300	32.3%	\$192,000	\$96,000	\$62,400	\$350,400	\$86,880
Year 4	\$420	\$830	\$1,350	4.0%	\$201,600	\$99,600	\$64,800	\$366,000	\$15,600
Year 5	\$440	\$860	\$1,400	3.8%	\$211,200	\$103,200	\$67,200	\$381,600	\$15,600
Year 6	\$460	\$890	\$1,460	4.1%	\$220,800	\$106,800	\$70,080	\$397,680	\$16,080
Year 7	\$480	\$930	\$1,520	4.3%	\$230,400	\$111,600	\$72,960	\$414,960	\$17,280
Year 8	\$500	\$970	\$1,580	4.1%	\$240,000	\$116,400	\$75,840	\$432,240	\$17,280
Year 9	\$520	\$1,010	\$1,640	3.9%	\$249,600	\$121,200	\$78,720	\$449,520	\$17,280
Year 10	\$540	\$1,050	\$1,710	4.1%	\$259,200	\$126,000	\$82,080	\$467,280	\$17,760
Year 11	\$560	\$1,090	\$1,780	3.9%	\$268,800	\$130,800	\$85,440	\$485,040	\$17,760
Year 12	\$580	\$1,130	\$1,850	3.8%	\$278,400	\$135,600	\$88,800	\$502,800	\$17,760
Year 13	\$600	\$1,180	\$1,920	3.9%	\$288,000	\$141,600	\$92,160	\$521,760	\$18,960
Year 14	\$620	\$1,230	\$2,000	4.1%	\$297,600	\$147,600	\$96,000	\$541,200	\$19,440
Year 15	\$640	\$1,280	\$2,080	3.9%	\$307,200	\$153,600	\$99,840	\$560,640	\$19,440

Key Outputs	
Current Annual Revenue	\$94,200
Revenue at Market-Year	\$350,400
Year 15 Annual Revenue	\$560,640
Annual Increase at Year 15	\$19,440

Assumptions	
Community Units	40
T-Hangar Units	10
Executive Units	4
Community Current Rate	\$110
T-Hangar Current Rate	\$199
Executive Current Rate	\$365
Community Target Rate	\$400
T-Hangar Target Rate	\$800
Executive Target Rate	\$1,300
Post-Market Annual Increase	4.0%
Years to Market	3

Blair Executive Airport Hangar Rate Plan - 5-Year Ramp

15-year projection with formula-driven annual rates, revenues, and year-over-year changes.

Year	Community Rate (\$/mo)	T-Hangar Rate (\$/mo)	Executive Rate (\$/mo)	YoY % Increase	Community Annual Revenue (\$)	T-Hangar Annual Revenue (\$)	Executive Annual Revenue (\$)	Total Revenue (\$)	Revenue Increase YoY (\$)
Current	\$110	\$199	\$365	-	\$52,800	\$23,880	\$17,520	\$94,200	-
Year 1	\$170	\$320	\$550	54.3%	\$81,600	\$38,400	\$26,400	\$146,400	\$52,200
Year 2	\$230	\$440	\$740	35.6%	\$110,400	\$52,800	\$35,520	\$198,720	\$52,320
Year 3	\$280	\$560	\$930	25.5%	\$134,400	\$67,200	\$44,640	\$246,240	\$47,520
Year 4	\$340	\$680	\$1,110	20.3%	\$163,200	\$81,600	\$53,280	\$298,080	\$51,840
Year 5	\$400	\$800	\$1,300	17.4%	\$192,000	\$96,000	\$62,400	\$350,400	\$52,320
Year 6	\$420	\$830	\$1,350	4.0%	\$201,600	\$99,600	\$64,800	\$366,000	\$15,600
Year 7	\$440	\$860	\$1,400	3.8%	\$211,200	\$103,200	\$67,200	\$381,600	\$15,600
Year 8	\$460	\$890	\$1,460	4.1%	\$220,800	\$106,800	\$70,080	\$397,680	\$16,080
Year 9	\$480	\$930	\$1,520	4.3%	\$230,400	\$111,600	\$72,960	\$414,960	\$17,280
Year 10	\$500	\$970	\$1,580	4.1%	\$240,000	\$116,400	\$75,840	\$432,240	\$17,280
Year 11	\$520	\$1,010	\$1,640	3.9%	\$249,600	\$121,200	\$78,720	\$449,520	\$17,280
Year 12	\$540	\$1,050	\$1,710	4.1%	\$259,200	\$126,000	\$82,080	\$467,280	\$17,760
Year 13	\$560	\$1,090	\$1,780	3.9%	\$268,800	\$130,800	\$85,440	\$485,040	\$17,760
Year 14	\$580	\$1,130	\$1,850	3.8%	\$278,400	\$135,600	\$88,800	\$502,800	\$17,760
Year 15	\$600	\$1,180	\$1,920	3.9%	\$288,000	\$141,600	\$92,160	\$521,760	\$18,960

Key Outputs	
Current Annual Revenue	\$94,200
Revenue at Market-Year	\$350,400
Year 15 Annual Revenue	\$521,760
Annual Increase at Year 15	\$18,960

Assumptions	
Community Units	40
T-Hangar Units	10
Executive Units	4
Community Current Rate	\$110
T-Hangar Current Rate	\$199
Executive Current Rate	\$365
Community Target Rate	\$400
T-Hangar Target Rate	\$800
Executive Target Rate	\$1,300
Post-Market Annual Increase	4.0%
Years to Market	5

Blair Executive Airport Hangar Rate Plan - 7-Year Ramp

15-year projection with formula-driven annual rates, revenues, and year-over-year changes.

Year	Community Rate (\$/mo)	T-Hangar Rate (\$/mo)	Executive Rate (\$/mo)	YoY % Increase	Community Annual Revenue (\$)	T-Hangar Annual Revenue (\$)	Executive Annual Revenue (\$)	Total Revenue (\$)	Revenue Increase YoY (\$)
Current	\$110	\$199	\$365	-	\$52,800	\$23,880	\$17,520	\$94,200	-
Year 1	\$150	\$280	\$500	38.0%	\$72,000	\$33,600	\$24,000	\$129,600	\$35,400
Year 2	\$190	\$370	\$630	28.0%	\$91,200	\$44,400	\$30,240	\$165,840	\$36,240
Year 3	\$230	\$460	\$770	22.7%	\$110,400	\$55,200	\$36,960	\$202,560	\$36,720
Year 4	\$280	\$540	\$900	17.8%	\$134,400	\$64,800	\$43,200	\$242,400	\$39,840
Year 5	\$320	\$630	\$1,030	15.1%	\$153,600	\$75,600	\$49,440	\$278,640	\$36,240
Year 6	\$360	\$710	\$1,170	13.1%	\$172,800	\$85,200	\$56,160	\$314,160	\$35,520
Year 7	\$400	\$800	\$1,300	11.6%	\$192,000	\$96,000	\$62,400	\$350,400	\$36,240
Year 8	\$420	\$830	\$1,350	4.0%	\$201,600	\$99,600	\$64,800	\$366,000	\$15,600
Year 9	\$440	\$860	\$1,400	3.8%	\$211,200	\$103,200	\$67,200	\$381,600	\$15,600
Year 10	\$460	\$890	\$1,460	4.1%	\$220,800	\$106,800	\$70,080	\$397,680	\$16,080
Year 11	\$480	\$930	\$1,520	4.3%	\$230,400	\$111,600	\$72,960	\$414,960	\$17,280
Year 12	\$500	\$970	\$1,580	4.1%	\$240,000	\$116,400	\$75,840	\$432,240	\$17,280
Year 13	\$520	\$1,010	\$1,640	3.9%	\$249,600	\$121,200	\$78,720	\$449,520	\$17,280
Year 14	\$540	\$1,050	\$1,710	4.1%	\$259,200	\$126,000	\$82,080	\$467,280	\$17,760
Year 15	\$560	\$1,090	\$1,780	3.9%	\$268,800	\$130,800	\$85,440	\$485,040	\$17,760

Key Outputs	
Current Annual Revenue	\$94,200
Revenue at Market-Year	\$350,400
Year 15 Annual Revenue	\$485,040
Annual Increase at Year 15	\$17,760

Assumptions	
Community Units	40
T-Hangar Units	10
Executive Units	4
Community Current Rate	\$110
T-Hangar Current Rate	\$199
Executive Current Rate	\$365
Community Target Rate	\$400
T-Hangar Target Rate	\$800
Executive Target Rate	\$1,300
Post-Market Annual Increase	4.0%
Years to Market	7