

Agenda

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|---|---------------|------|
| 1. Welcome/Roll Call | | 7:00 |
| 2. Minutes | Patrick Evans | 7:10 |
| 3. Air Traffic Control- | | 7:20 |
| Youtube video: "Why It's So Hard for the FAA to Fix US Air Traffic Control Problems" | | |
| followed by Q&A | | |
| 4. New JFK Air Cargo Facility and Processing of Air Cargo Out of JFK--PANYNJ Presentation | | 7:40 |
| Bob Caton, RealTerm | | |
| 5. GatewayJFK Off Airport | | 8:10 |
| 6. PANYNJ Announcement--PA Support of NYCAR | | 8:20 |
| 7. JFK Airport Committee Recommendations on Airport Capacity and Runway Use | | 8:25 |
| Follow-up--JFK Executive Committee | | |
| 8. Update on PANYNJ Briefing on Airport Stats | | 8:30 |
| 9. Public Comment Period(Time Permitting) | | 8:50 |
| 10. Adjournment | | 9:00 |

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Realterm WFS Modern Air Cargo Facility Overview

June 2, 2025 | JFK Airport Committee Meeting

State-of-the-art consolidated cargo handling center

New facility streamlines operations, reduces truck congestion and supports growth of high-value cargo sector



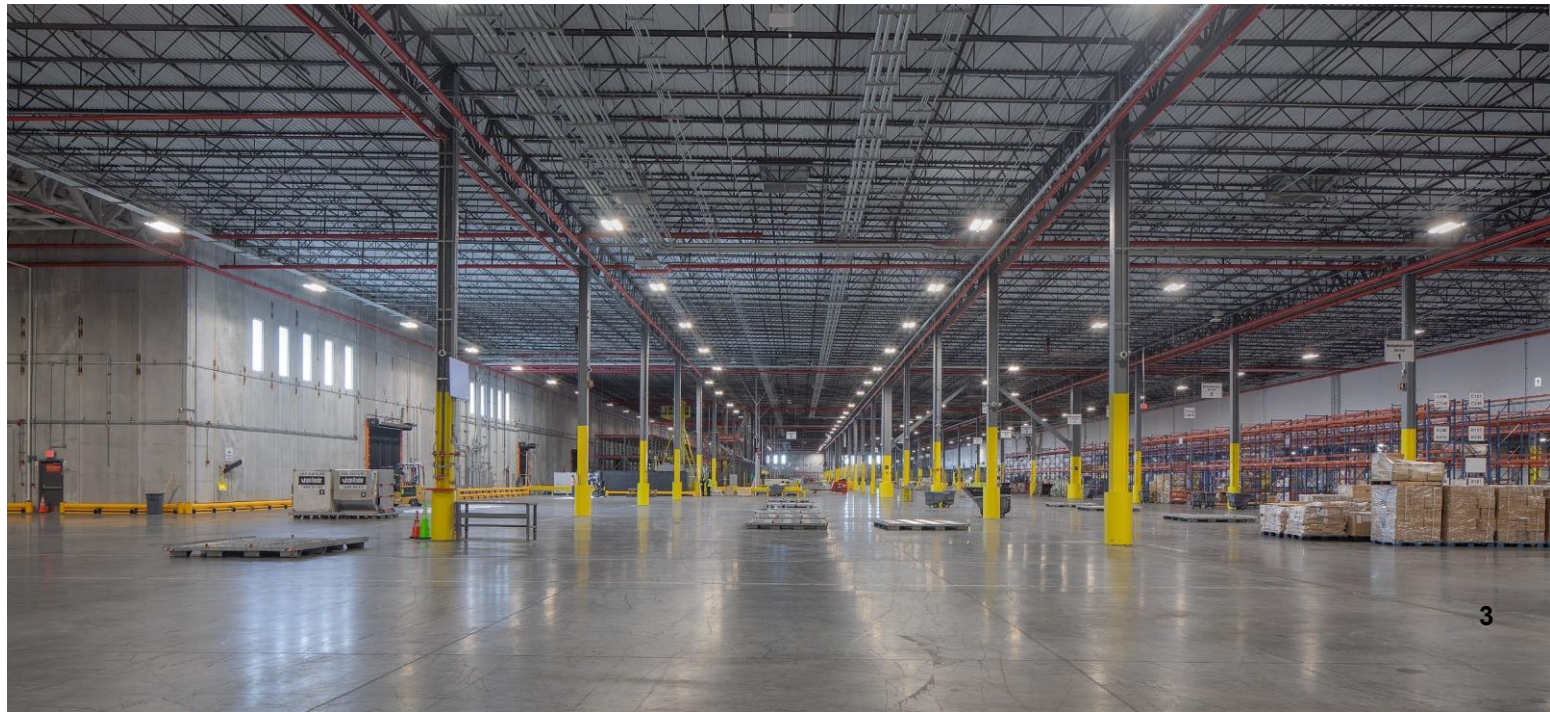
Realterm WFS Modern Air Cargo Facility Overview 2

Realterm WFS Development at JFK

📍 **Building 260** | Modern Air Cargo Facility

Project overview

- 347,328 SF facility on 26.1 acres
- Three Group VI aircraft parking positions
- Project Q4 2024 substantial completion date
- Build-to-suit cargo facility for WFS
- 26-year ground lease, 15-year extension option
- 3,000 SF of Cooler space
- ETV (Elevating Transfer Vehicle) ULD Storage system
- Mobile workstations optimizing warehouse efficiency
- 32 Ft Clear height for future vertical cargo storage
- Handling multiple carriers in a single large facility



Landside Truck Dock Operations

WFS Pick-up and Delivery Processing

- Warehouse / Dock Management System
 - Monitor Breakdown and Buildup
 - Control storage Information
 - Cargo and Dock Door availability
- Cargo Community System (CCS)
 - Notification on cargo availability
 - Coordinate with truckers' pick-up time
 - Dock Door Assignment
 - Truck cueing area to keep trucks on campus

works like Curbside processing:

Place order, given time available, on-my-way

- Target – Perishable
- Walmart – Cleaning

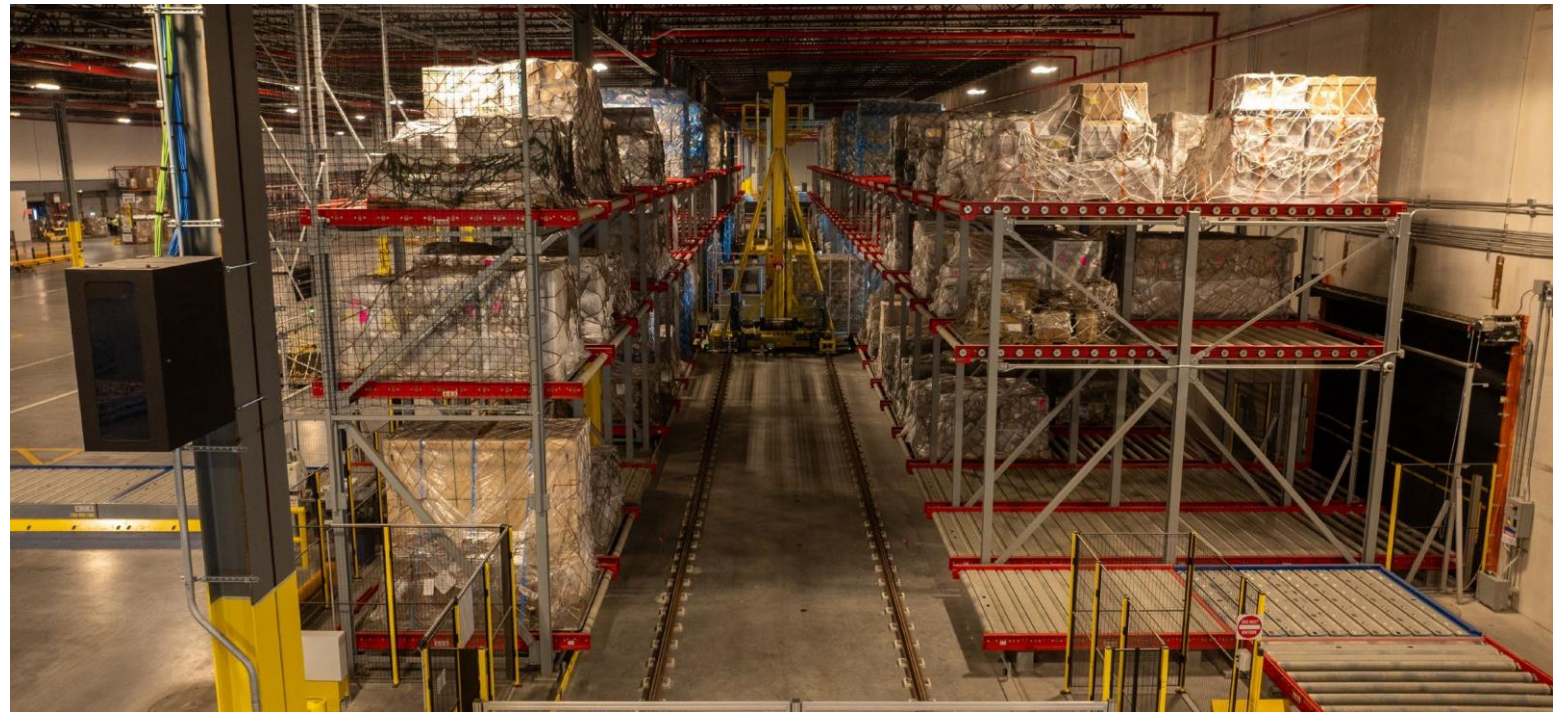


– Lowes – Construction material

Streamlined Warehouse Operations

ETV – Unit Load Devise (ULD) - MHS

- Nearly 300 ULD storage positions
- 2- ETV - Vehicles
- ULD Buffering and Cueing for fast processing
- Breakdown and Build-up elevating workstations
- Mobile ULD interface



Airside operations

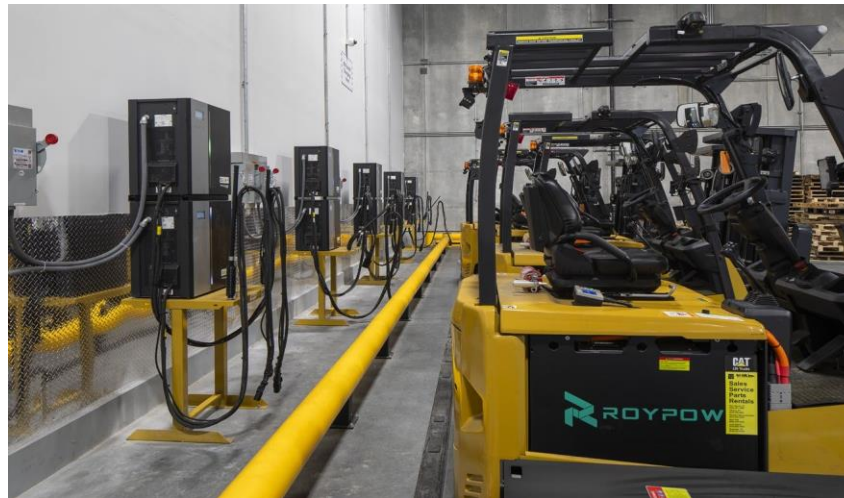
Ramp Operations

- 3 widebody aircraft parking positions
- Electric Ground Support Equipment
- Outside ULD staging for quick loading onto aircraft
- ULD Interface between aircraft Ramp and Warehouse



Facility sustainability features

- The facility sets a new benchmark for sustainability, advancing the Port Authority's industry-leading commitment to reach net-zero carbon emissions by 2050 and to facilitate the same goal for its operational partners.
- Warehouse charging stations-forklifts
- Airside Charging stations GSE
- Landside charging for employee vehicles



Realterm WFS Modern Air Cargo Facility Overview

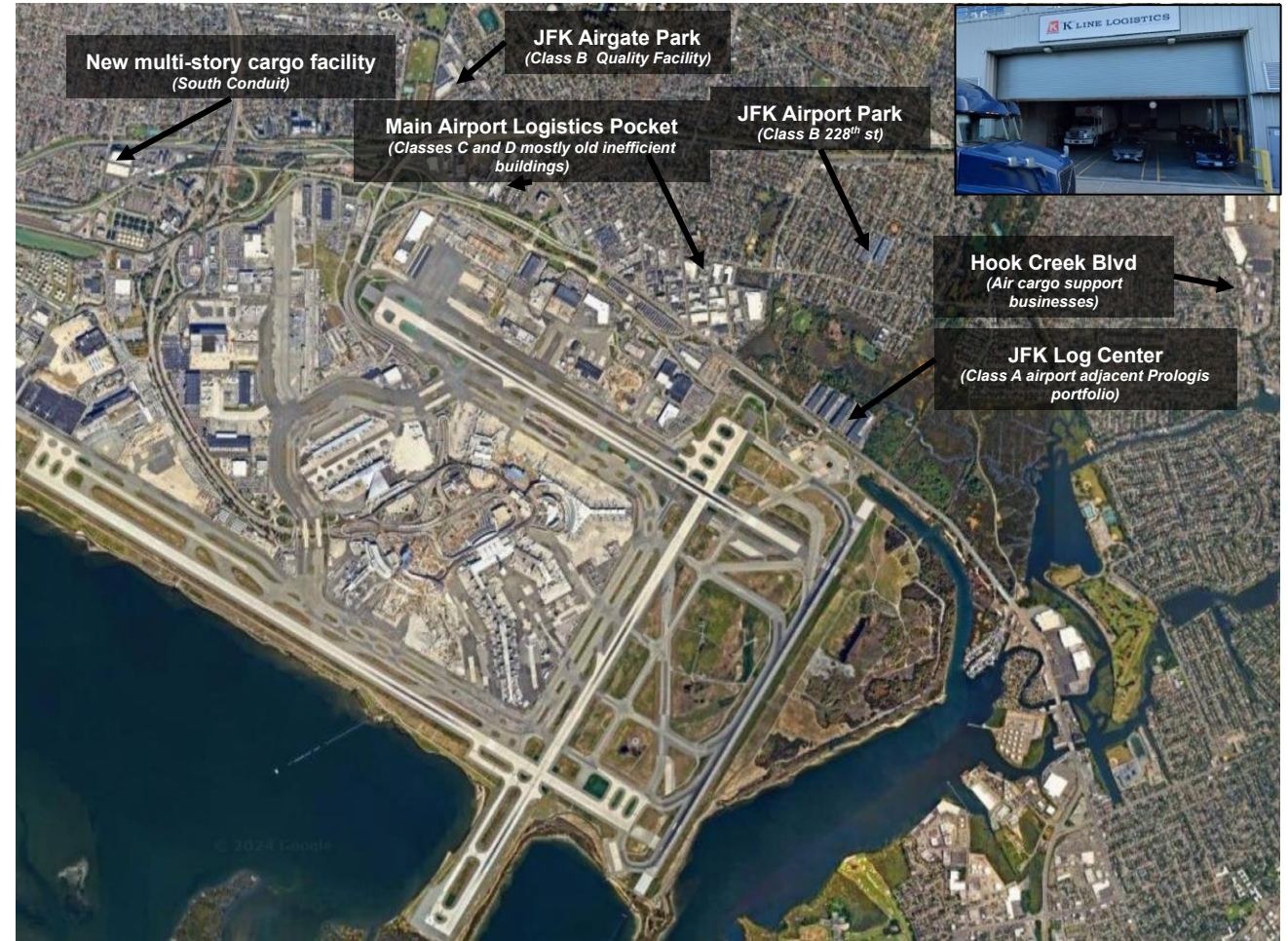
Off-Airport Industrial Market

Secondary off Airport Air cargo Processing Warehouse

JFK Off-Tarmac Industrial Climate

- Over 7 million SF of commercial property off JFK
- Over 800,000 SF of industrial property was delivered in 2023
- The majority of secondary air cargo warehouses off-JFK airport is dominated by institutional owners
- Off-airport cargo market at JFK is challenged with the three most common issues of airport adjacent pockets:
 1. Interior warehouse truck docks
 2. Aging roadway infrastructure -Truck traffic through residential areas
 3. Limited parking for employees and surrounding residents

*Statistics on the off-tarmac JFK industrial pocket are referenced using Avison Young's Year-End 2023 JFK Market Overview
The 3 most common flaws of off airport cargo markets are originally sourced from the Airforwarders Association FORWARD |*

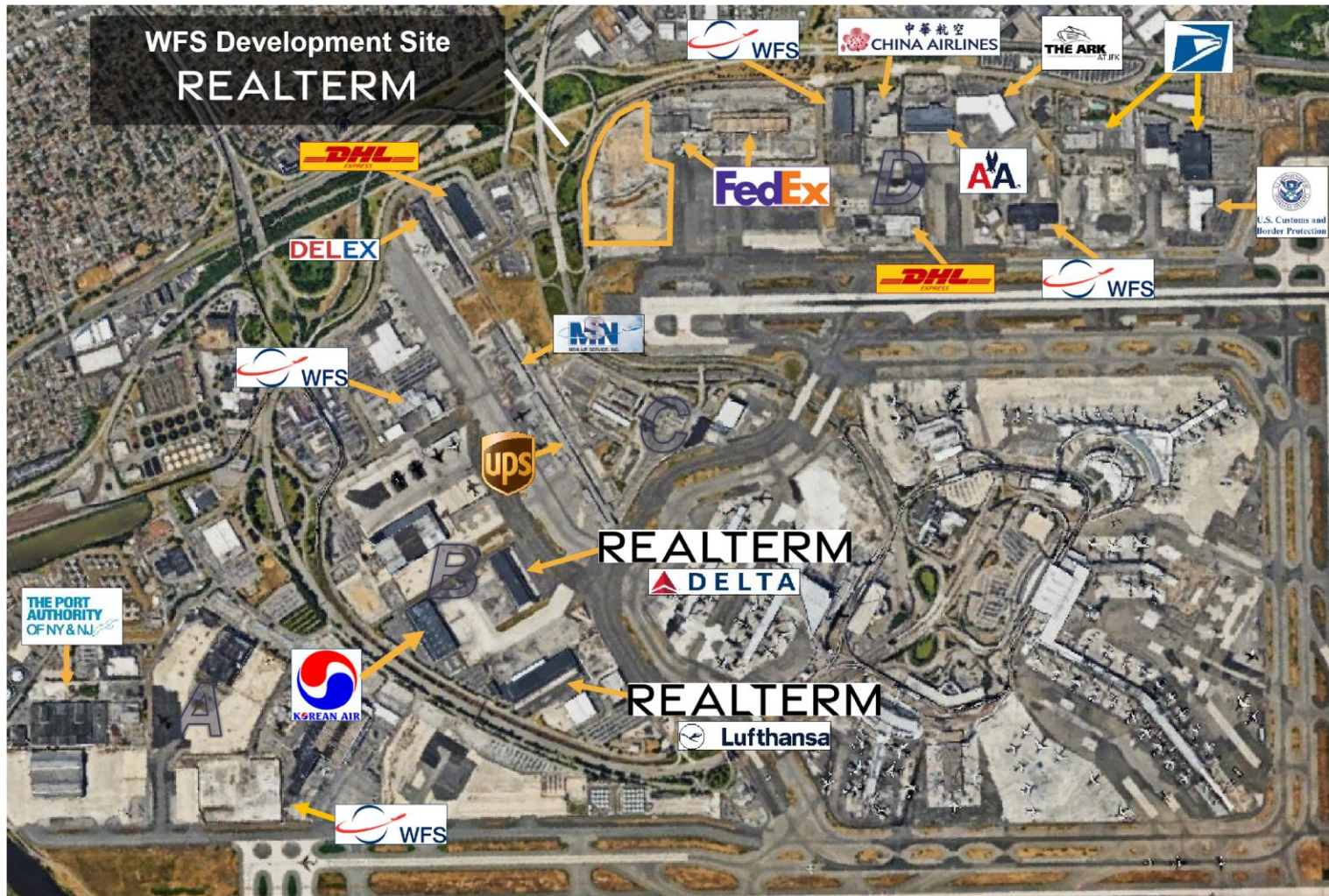


Realterm WFS Modern Air Cargo Facility Overview

Fall 2022

JFK: Aerial view

Over 4 million square feet of office and warehouse space dedicated to cargo operations



Occupied Cargo Buildings at JFK

Zone	Bldg.	Bldg. SF	Occupancy	Tenant
A	151	396,780	100%	WFS + Amazon
B	9	240,700	100%	Korean Air
B	21	172,100	100%	Delta
B	22	111,140	100%	AGI
B	23	262,515	99%	Lufthansa
B	66	112,000	100%	WFS
C	84	91,700	75%	UPS
C	86	76,124	50%	MSN
C	87	153,000	70%	Bradford Airport Logistics
C	89	105,000	100%	DHL
D	6	200,254	100%	FedEx
D	71	80,000	100%	United
D	73	81,728	100%	WFS
D	75	200,000	95%	WFS + Others
D	76	81,170	100%	China Air
D	77	230,500	100%	CBP, AGI, WFS
D	78	154,000	100%	ARK / WFS
D	79	181,000	100%	American Airlines
D	250	671,250	100%	USPS
D	262	260,000	100%	FedEx
D	263	167,603	90%	DHL / MSN
Total		4,028,564	97%	

Realterm WFS Modern Air Cargo Facility Overview

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Roundtable Consultant Contract

June 2025

Contract Info

- HMMH, Inc was hired to support NYCAR and TANAAC roundtables
- HMMH has extensive track record in facilitating airport noise roundtables, coupled with expertise in noise abatement and Part 150 Noise Studies
- HMMH is currently engaged with over a dozen community roundtables at major airports across the US (including BWI, CLT, LAX, OAK, SFO, and more)
- HMMH has local knowledge and expertise in NY/NJ airspace, as they lead the Part 150 Noise Studies for EWR and TEB airports

Consultant Scope of Work

- General Scope of services:

- Provide a broad range of services to the Port Authority and Roundtables (NYCAR and TANAAC) in the areas of aviation, acoustics, noise abatement, federal and state noise regulations, flight procedure design, noise monitoring, air traffic, and airspace management.
- The consultant is expected to perform work including :
 - Evaluating the feasibility of new flight procedures proposed by the roundtable committees
 - Evaluating proposed flight procedures to determine impacts and/or benefits such as environmental, noise, safety, operational efficiency, flyability, etc. related to a procedure
 - Investigating changes to flight procedures
 - Prepare and present findings to the roundtables
- Consultant's limited Scope of work for NYCAR:
 - Evaluate the feasibility and impacts of up to four new flight procedures (noise analysis only)
 - Investigate any changes in up to four existing flight procedures
 - Provide a maximum of two "Aviation Noise 101" briefings
 - Attend/participate up to four meetings per year