

# BKV Infield Infrastructure Development Plan

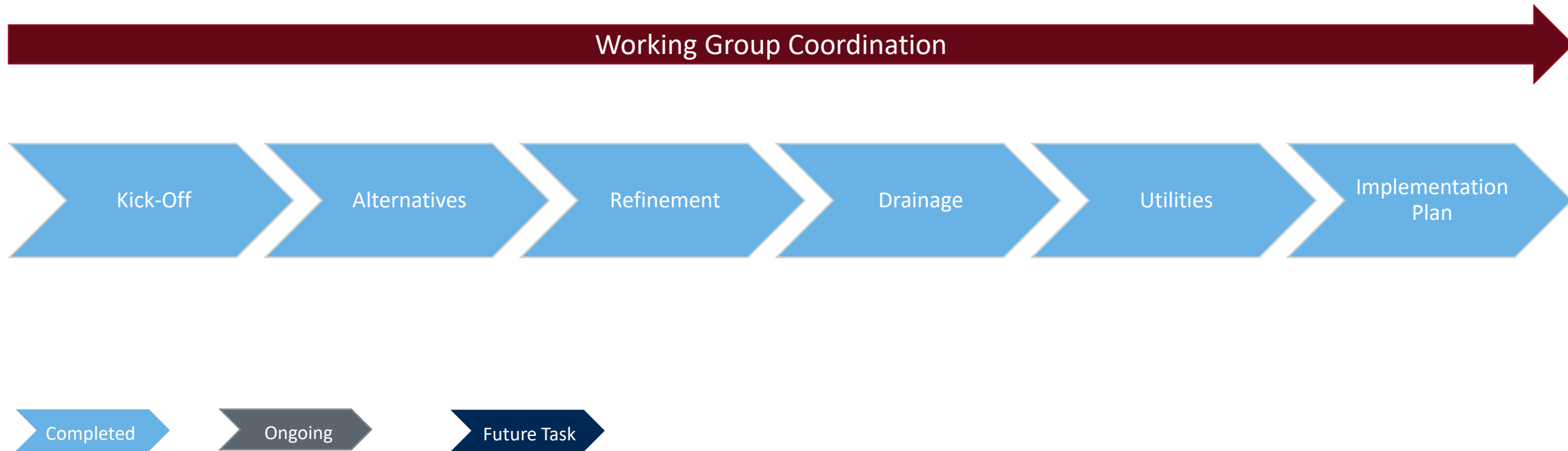
Project Overview, Utilities and Implementation Plan

Hernando County Board of County Commissioners Presentation

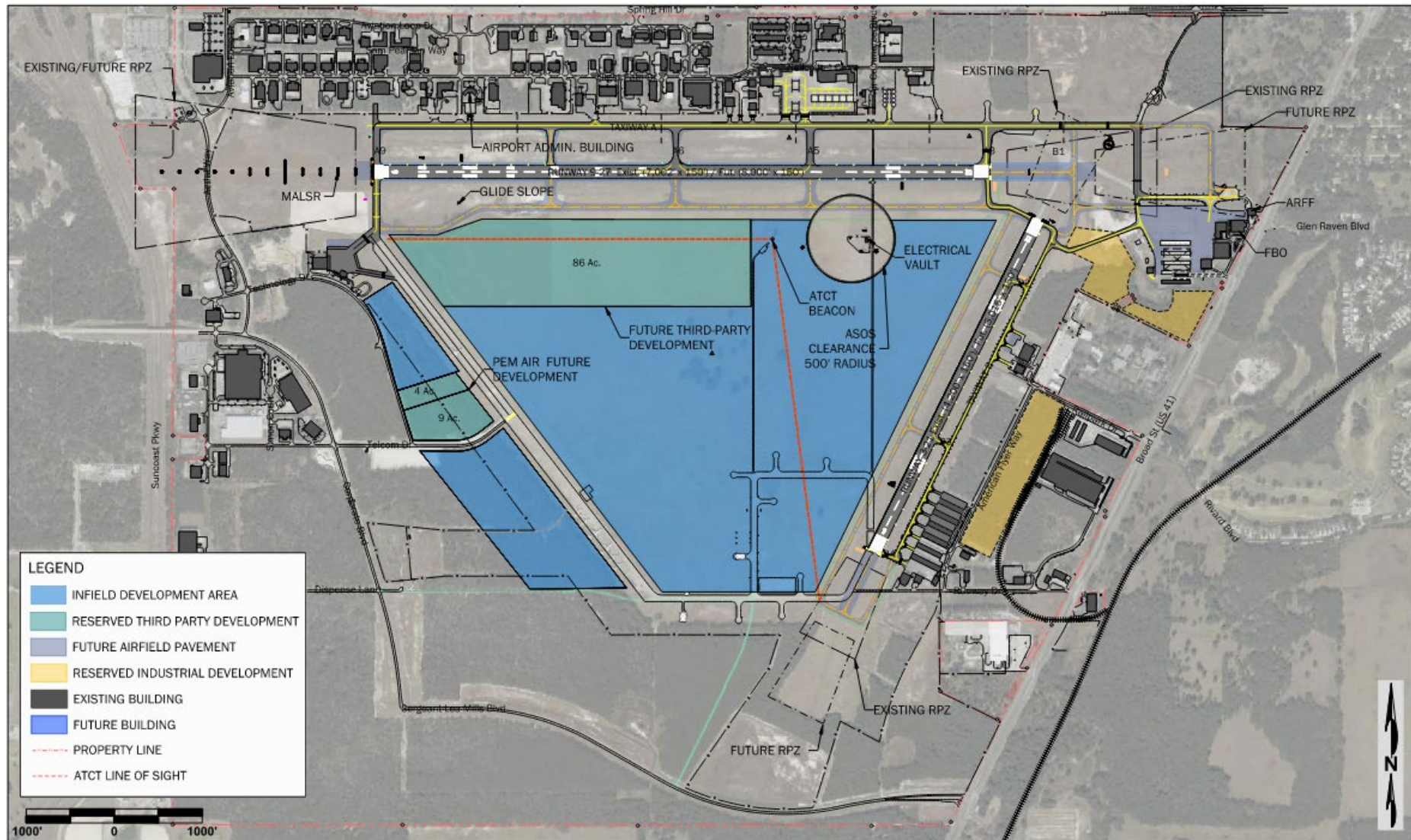
August 12, 2025



# Project Overview

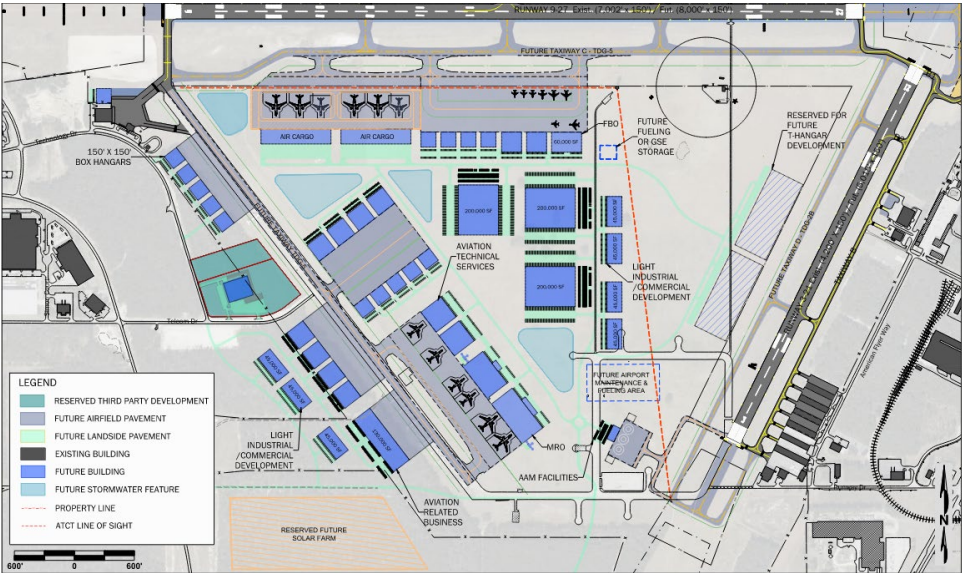
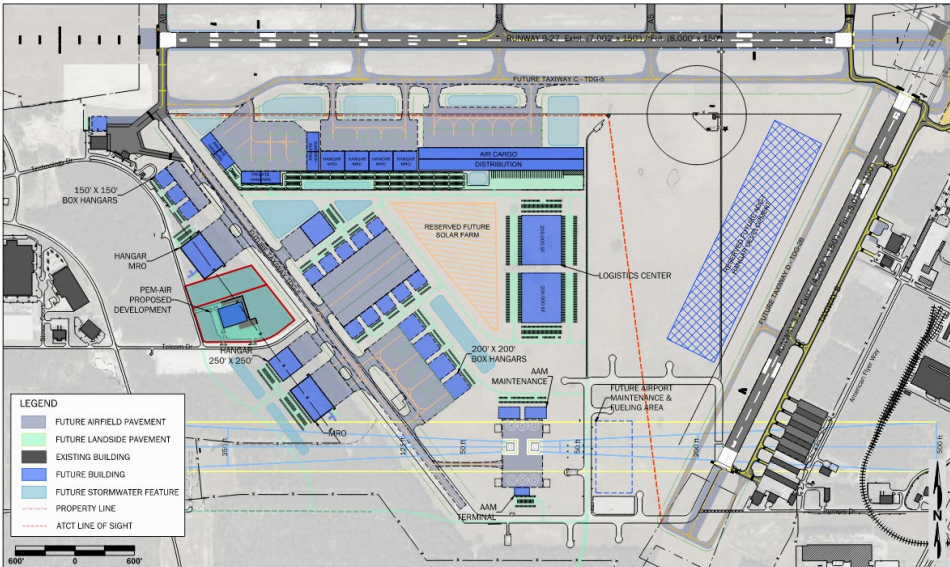
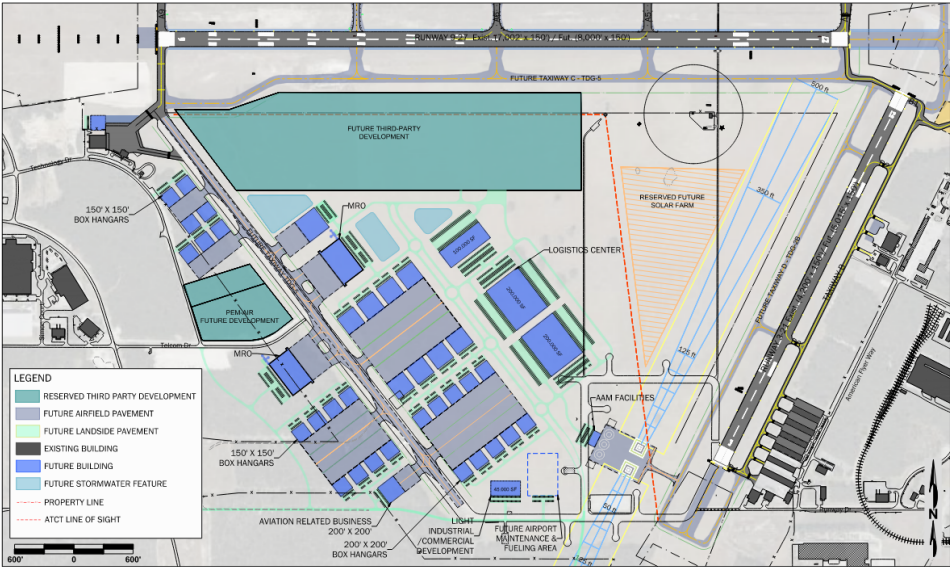


# Infield Development Area





# Alternatives

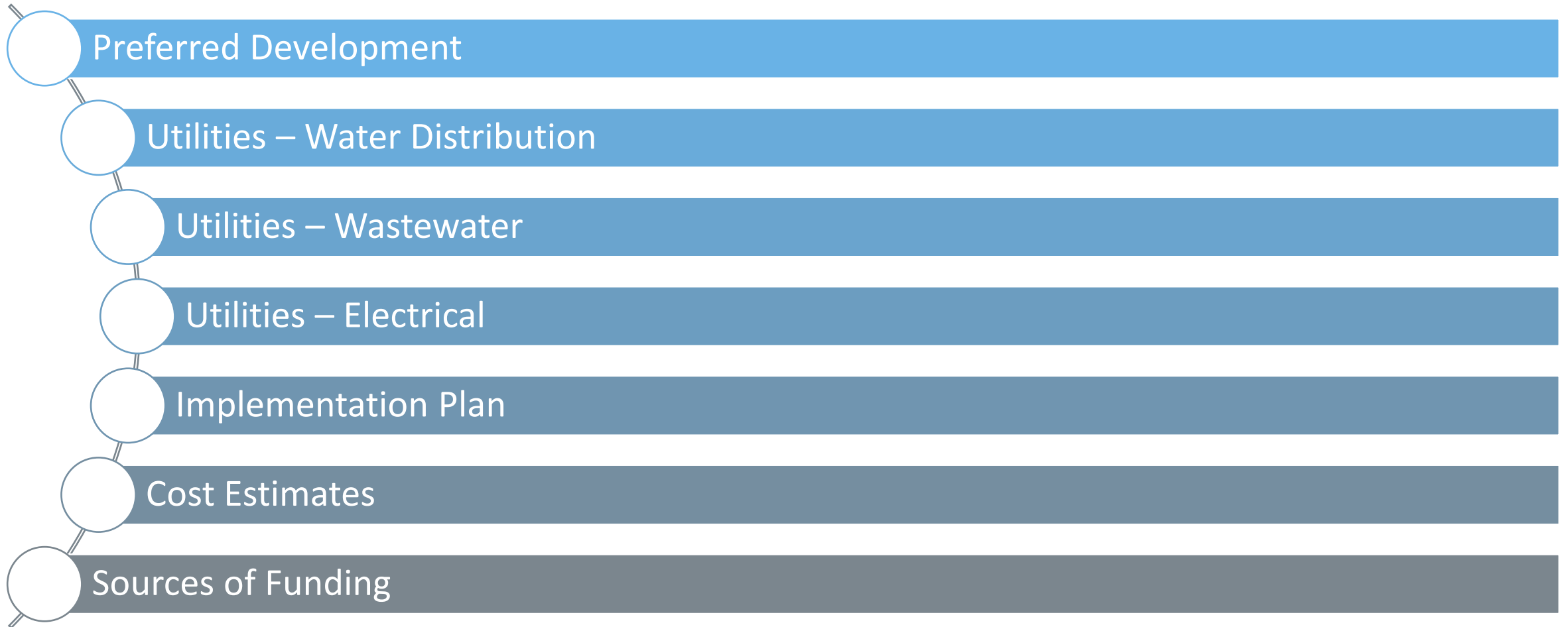




**Michael Baker**  
INTERNATIONAL

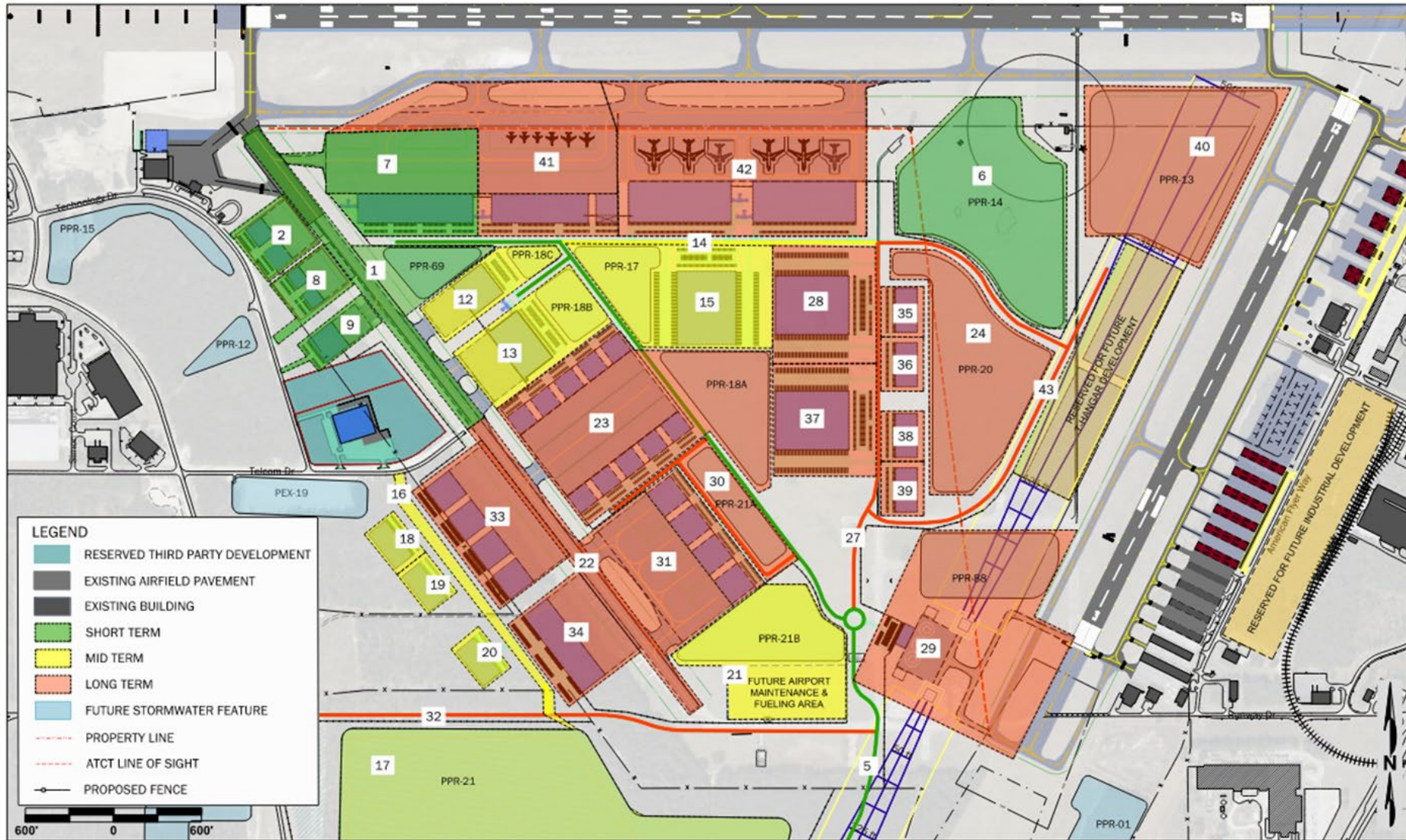


# Refinement of Preferred Development





# Implementation Plan

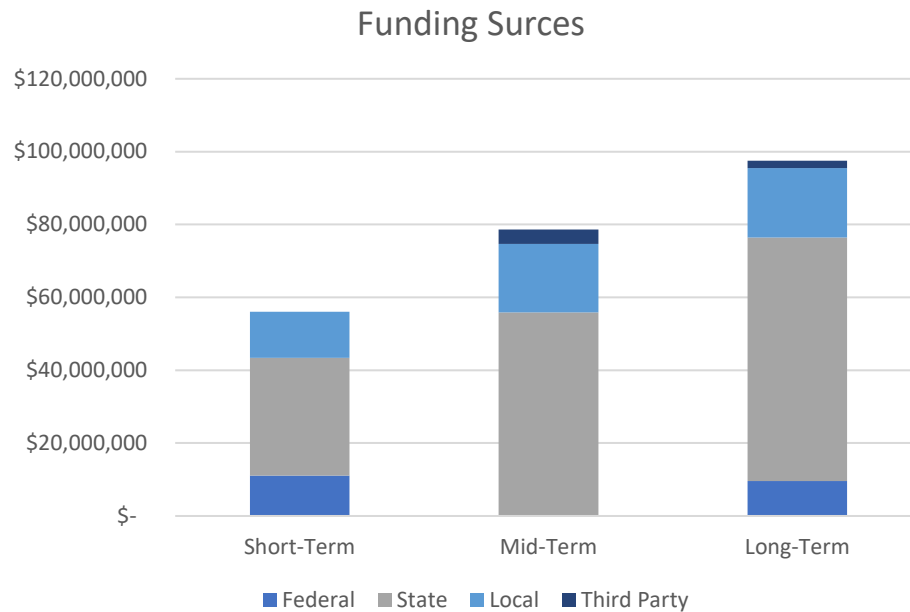


- Short-Term Development 2025-2029
- Mid-Term Development 2030-2034
- Long-Term Development 2035-2044

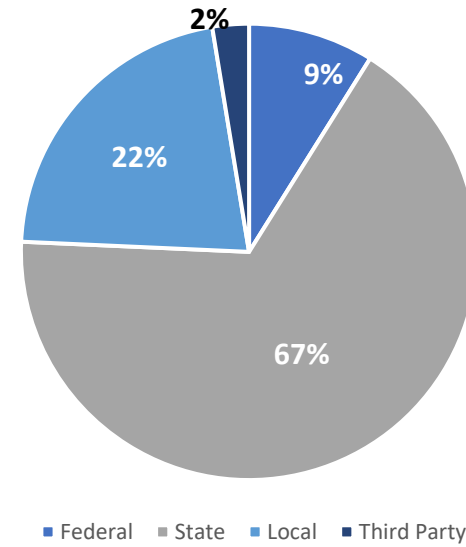


# Funding Plan

## Funding Sources Per Planning Period



## Funding Sources Total



Site-Prep	80% State - 20% Local
Stormwater	80% State - 20% Local
Airfield	90% Federal - 8% State 2% Local
Roads	80% State - 20% Local
Utilities	50% State - 50% Local (Economic development)





# Funding Plan

## Short-Term

No.	Description	Year	Actual Cost (Inflation*)	Federal	State	Local	Third-Party
<b>Short-Term Planning Period (2025-2029)</b>							
1	New Taxiway-Phase I (PPR-69)	2026	\$12,342,528	\$ 11,108,275	\$987,402	\$246,851	-
2	Site-Prep Northwest (3.5 AC parcel)	2026	\$30,684	-	\$15,342	\$15,342	-
3	Water Distribution System -Phase I	2026	\$10,175,365	-	\$5,087,682	\$5,087,682	-
4	Wastewater Collection System - Phase I	2026	\$1,891,772	-	\$ 945,886	\$945,886	-
5	Road from Sergeant Mills Blvd to Infield Area	2026	\$15,384,941	-	\$12,307,953	\$3,076,988	-
6	Stormwater Improvements (PPR-14)	2028	\$16,020,504	-	\$12,816,403	\$3,204,101	-
7	Site-Prep Northwest Infield - Phase I	2028	\$ 115,018	-	\$ 92,014	\$23,004	-
8	Site-Prep (3.0 AC parcel)	2029	\$35,520	-	\$28,416	\$7,104	-
9	Site-Prep (40,000 SF Hangar)	2029	\$28,416	-	\$22,733	\$5,683	-
<b>Total Short-Term</b>			<b>\$56,024,748</b>	<b>\$ 11,108,275</b>	<b>\$32,303,832</b>	<b>\$12,612,641</b>	-

\*5.0% inflation rate is used for short-term projects

Site-Prep	80% State - 20% Local
Stormwater	80% State - 20% Local
Airfield	90% Federal - 8% State 2% Local
Roads	80% State - 20% Local
Utilities	80% State - 20% Local



# Funding Plan

## Mid-Term

No.	Description	Year	Actual Cost (Inflation)	Federal	State	Local	Third-Party
10	Water Distribution System - Phase II	2030	\$6,560,962		\$ 3,280,481	\$ 3,280,481	-
11	Wastewater Collection System - Phase II	2030	\$6,081,621		\$3,040,810	\$3,040,810	-
12	Site-Prep MRO (62,500 SF) (PPR-18C)	2030	\$964,901		\$ 346,477	\$ 86,619	\$ 531,806
13	Site-Prep MRO (100,000 SF) (PPR-18B)	2030	\$2,485,479		\$ 919,959	\$ 229,990	\$1,335,531
14	Road Development East-West Infield Area	2030	\$2,536,242		\$2,028,993	\$ 507,248	-
15	Site-Prep Industrial Development Infield (PPR-17)	2031	\$4,047,724		\$1,540,858	\$ 385,215	\$ 2,121,651
16	Road Development - South of Telcom Dr	2032	\$9,182,614		\$ 7,346,091	\$1,836,523	-
17	Stormwater Improvements (PPR-21)	2032	\$38,611,824		\$ 30,889,460	\$7,722,365	-
18	Site-Prep Industrial Development West Side A	2033	\$26,228		\$ 20,983	\$ 5,246	-
19	Site-Prep Industrial Development West Side B	2033	\$26,228		\$ 20,983	\$5,246	-
20	Site-Prep Industrial Development West Side C	2033	\$26,228		\$20,983	\$ 5,246	-
20	Airport Maintenance & Fueling Facility (PPR-21B)	2034	\$ 8,080,122		\$6,464,097	\$1,616,024	-
<b>Total Mid-Term</b>			<b>\$ 78,630,174</b>		<b>\$ 55,920,175</b>	<b>\$ 18,721,012</b>	<b>\$ 3,988,987</b>

\*2.3% inflation rate is applied to escalate mid-term projects



# Funding Plan

## Long-Term

No.	Description	Year	Actual Cost (Inflation*)	Federal	State	Local	Third-Party
22	New Taxiway - Phase II	2035	\$10,635,621	\$ 9,572,059	\$ 850,850	\$ 212,712	
23	Site-prep Apron and hangars (22,500 SF) (PPR-18A)	2035	\$8,100,730		\$ 6,297,995	\$ 1,574,499	\$228,237
24	Stormwater Improvements (PPR-20)	2035	\$15,072,770		\$12,058,216	\$ 3,014,554	
25	Water Distribution System - Phase III	2036	\$2,704,481		\$1,352,241	\$ 1,352,241	
26	Wastewater Collection System - Phase III	2036	\$3,507,600		\$1,753,800	\$ 1,753,800	
27	Road development south-north Infield Area	2037	\$5,038,498		\$4,030,798	\$ 1,007,700	
28	Site-Prep Industrial Development Infield B	2038	\$92,981		\$74,385	\$ 18,596	
29	AAM Facilities (PPR-88)	2039	\$12,920,834		\$ 8,901,447	\$ 2,225,362	\$1,794,026
30	Road development parallel to the new taxiway (PPR-21A)	2039	\$7,450,581		\$5,960,465	\$ 1,490,116	
31	Site-Prep southeast apron and hangars (40,000 SF)	2039	\$ 148,747		\$118,997	\$ 29,749	
32	Airport Service Road Extension	2040	\$6,997,785		\$5,598,228	\$ 1,399,557	
33	Site-Prep southwest apron and hangars (40,000 SF)	2040	\$128,141		\$102,513	\$ 25,628	
34	Site-Prep Southwest hangar (130,000 SF)	2041	\$122,896		\$98,317	\$ 24,579	
35	Site-Prep Light industrial development West Side C	2042	\$16,763		\$13,410	\$ 3,353	
36	Site-Prep for Light industrial development West Side D	2042	\$16,763		\$13,410	\$ 3,353	
37	Site-Prep Industrial development Infield C	2043	\$104,177		\$83,342	\$ 20,835	
38	Site-Prep for Light industrial development West Side F	2043	\$17,149		\$13,719	\$ 3,430	
39	Site-Prep for Light industrial development West Side G	2043	\$17,149		\$13,719	\$ 3,430	
40	Stormwater Improvements (PPR-13)	2044	\$16,679,326		\$13,343,461	\$ 3,335,865	
41	Site-Prep Northwest - Phase II	2044	\$263,144		\$210,515	\$ 52,629	
42	Site-Prep North-center	2044	\$368,402		\$294,721	\$ 73,680	
43	Road Development to future T-hangar developments	2044	\$7,150,878		\$5,720,703	\$ 1,430,176	
<b>Total Long-Term</b>			<b>\$ 97,555,415</b>	<b>\$ 9,572,059</b>	<b>\$66,905,250</b>	<b>\$ 19,055,843</b>	<b>\$2,022,263</b>
<b>TOTAL</b>			<b>\$232,210,337</b>	<b>\$ 20,680,334</b>	<b>\$155,129,257</b>	<b>\$ 50,389,496</b>	<b>\$6,011,250</b>

\*2.3% inflation rate is applied to escalate long-term projects







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Questions?



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