

Table 1
City of Portland
Portland International Jetport
Rates & Charges
Rate Summary
September 9, 2025

	Actual 2023	Budget 2024	Actual 2024	Budget 2025	Actual 2025	Budget 2026
<u>Terminal Rental Rates</u>						
Airline Exclusive Use	\$30.96	\$35.13	\$33.52	\$44.46	\$45.80	\$53.02
M&O Expenses Rate	\$14.44	\$19.92	\$19.28	\$22.82	\$24.16	\$26.01
Indirect M&O Rate (Excluding Security)	\$4.60	\$7.27	\$6.76	\$7.46	\$7.33	\$8.64
Security M&O Rate	\$9.02	\$10.33	\$10.59	\$11.06	\$11.93	\$12.80
Capital Projects Rate	\$1.43	\$2.21	\$1.49	\$4.73	\$3.99	\$4.23
Adjustment Rate (Prior Yr Actual Minus Prior Yr Budget)	\$1.47	(\$4.60)	(\$4.60)	(\$1.61)	(\$1.61)	\$1.34
Common Use	\$30.96	\$35.13	\$33.52	\$44.46	\$45.80	\$53.02
M&O Expenses Rate	\$14.44	\$19.92	\$19.28	\$22.82	\$24.16	\$26.01
Indirect M&O Rate (Excluding Security)	\$4.60	\$7.27	\$6.76	\$7.46	\$7.33	\$8.64
Security M&O Rate	\$9.02	\$10.33	\$10.59	\$11.06	\$11.93	\$12.80
Capital Projects Rate	\$1.43	\$2.21	\$1.49	\$4.73	\$3.99	\$4.23
Adjustment Rate (Prior Yr Actual Minus Prior Yr Budget)	\$1.47	(\$4.60)	(\$4.60)	(\$1.61)	(\$1.61)	\$1.34
Terminal Rental Rate - Outbound Baggage	\$59.51	\$65.97	\$66.76	\$69.94	\$69.81	\$76.17
M&O Expenses Rate	\$15.91	\$19.92	\$19.28	\$22.82	\$24.16	\$26.01
In-Line Baggage Rate	\$26.24	\$20.81	\$23.20	\$21.51	\$20.04	\$23.03
Indirect M&O Rate (Excluding Security)	\$4.60	\$7.27	\$6.76	\$7.46	\$7.33	\$8.64
Security M&O Rate	\$9.02	\$10.33	\$10.59	\$11.06	\$11.93	\$12.80
Capital Projects Rate	\$1.54	\$3.79	\$3.08	\$6.31	\$5.57	\$5.82
Adjustment Rate (Prior Yr Actual Minus Prior Yr Budget)	\$2.20	\$3.85	\$3.85	\$0.78	\$0.78	(\$0.13)
Terminal Rental Rate - Public/City	\$30.96	\$35.13	\$33.52	\$44.46	\$45.80	\$53.02
M&O Expenses Rate	\$14.44	\$19.92	\$19.28	\$22.82	\$24.16	\$26.01
Indirect M&O Rate (Excluding Security)	\$4.60	\$7.27	\$6.76	\$7.46	\$7.33	\$8.64
Security M&O Rate	\$9.02	\$10.33	\$10.59	\$11.06	\$11.93	\$12.80
Capital Projects Rate	\$1.43	\$2.21	\$1.49	\$4.73	\$3.99	\$4.23
Adjustment Rate (Prior Yr Actual Minus Prior Yr Budget)	\$1.47	(\$4.60)	(\$4.60)	(\$1.61)	(\$1.61)	\$1.34
Landing Fee	\$1.91	\$3.15	\$2.72	\$3.44	\$2.97	\$3.43
Airline Cost Per Enplanement	\$8.10	\$9.00	\$8.18	\$9.66	\$9.33	\$9.96

Table 8
City of Portland
Portland International Jetport
Rates & Charges
Terminal Rental Rate - Exclusive Use
September 9, 2025

	Actual 2023	Budget 2024	Actual 2024	Budget 2025	Actual 2025	Budget 2026
Direct operating expenses	\$818,094	\$1,024,177	\$991,222	\$1,173,258	\$1,242,022	\$1,337,082
<u>Indirect operating expenses</u>						
Administration	\$302,241	\$354,511	\$328,977	\$360,404	\$354,660	\$421,836
Security	463,659	530,972	544,598	568,313	613,086	657,896
ARFF	16,541	19,426	18,426	23,244	22,346	22,507
	\$700,137	\$904,909	\$892,001	\$951,960	\$990,092	\$1,102,238
<u>Capital</u>						
Amortization	73,514	113,482	76,484	151,713	113,898	127,380
Debt Service	91,723	91,465	91,465	91,132	91,132	90,109
Less: COVID-19 Relief Grants	(91,723)	(91,465)	(91,465)	0	0	0
	\$73,514	\$113,482	\$76,484	\$242,846	\$205,031	\$217,490
TOTAL REQUIREMENT	\$1,515,968	\$2,042,568	\$1,959,707	\$2,368,064	\$2,437,145	\$2,656,811
Space	51,405	51,405	51,405	51,405	51,405	51,405
Average Rental Rate Prior to Adjustments	\$29.49	\$39.73	\$38.12	\$46.07	\$47.41	\$51.68
M&O Expenses Rate	\$14.44	\$19.92	\$19.28	\$22.82	\$24.16	\$26.01
Indirect M&O Rate (Excluding Security)	\$4.60	\$7.27	\$6.76	\$7.46	\$7.33	\$8.64
Security M&O Rate	\$9.02	\$10.33	\$10.59	\$11.06	\$11.93	\$12.80
Capital Projects Rate	\$1.43	\$2.21	\$1.49	\$4.73	\$3.99	\$4.23
Adjustment Rate (Prior Yr Actual Minus Prior Yr Budget)	\$1.47	(\$4.60)	(\$4.60)	(\$1.61)	(\$1.61)	\$1.34
RENTAL RATE CHARGED	\$30.96	\$35.13	\$33.52	\$44.46	\$45.80	\$53.02

Table 9
City of Portland
Portland International Jetport
Rates & Charges
Terminal Rental Rate - Common Use
September 9, 2025

	Actual 2023	Budget 2024	Actual 2024	Budget 2025	Actual 2025	Budget 2026
Direct operating expenses	\$1,375,506	\$1,722,003	\$1,666,595	\$1,972,662	\$2,088,278	\$2,342,935
<u>Indirect operating expenses</u>						
Administration	\$508,174	\$596,059	\$553,127	\$605,966	\$596,308	\$739,172
Security	779,574	892,752	915,662	955,536	1,030,815	1,152,814
ARFF	27,811	32,661	30,980	39,081	37,572	39,438
	\$1,177,179	\$1,521,472	\$1,499,769	\$1,600,582	\$1,664,695	\$1,931,424
<u>Capital</u>						
Amortization	123,603	190,804	128,597	255,084	191,504	223,205
Debt Service	154,219	153,785	153,785	153,226	153,226	157,896
Less: COVID-19 Relief Grants	(154,219)	(153,785)	(153,785)	0	0	0
	\$123,603	\$190,804	\$128,597	\$408,310	\$344,729	\$381,102
TOTAL REQUIREMENT	\$2,548,878	\$3,434,279	\$3,294,961	\$3,981,554	\$4,097,702	\$4,655,461
Space	86,431	86,431	86,431	86,431	86,431	90,076
Average Rental Rate Prior to Adjustments	\$29.49	\$39.73	\$38.12	\$46.07	\$47.41	\$51.68
M&O Expenses Rate	\$14.44	\$19.92	\$19.28	\$22.82	\$24.16	\$26.01
Indirect M&O Rate (Excluding Security)	\$4.60	\$7.27	\$6.76	\$7.46	\$7.33	\$8.64
Security M&O Rate	\$9.02	\$10.33	\$10.59	\$11.06	\$11.93	\$12.80
Capital Projects Rate	\$1.43	\$2.21	\$1.49	\$4.73	\$3.99	\$4.23
Adjustment Rate (Prior Yr Actual Minus Prior Yr Budget)	\$1.47	(\$4.60)	(\$4.60)	(\$1.61)	(\$1.61)	\$1.34
RENTAL RATE CHARGED	\$30.96	\$35.13	\$33.52	\$44.46	\$45.80	\$53.02

City of Portland
Portland International Jetport
Rates & Charges

Terminal Rental Rate - Outbound Baggage

September 9, 2025

	Actual 2023	Budget 2024	Actual 2024	Budget 2025	Actual 2025	Budget 2026
<u>Direct operating expenses</u>						
Direct operating expenses	\$612,818	\$767,191	\$742,505	\$878,864	\$930,374	\$1,001,582
In-Line Baggage System	1,010,251	801,149	893,369	828,240	771,663	886,902
Total direct	\$1,566,306	\$1,568,339	\$1,635,874	\$1,707,104	\$1,702,037	\$1,888,484
<u>Indirect operating expenses</u>						
Administration	\$226,403	\$265,557	\$246,430	\$269,971	\$265,669	\$315,989
Security	347,318	397,741	407,948	425,712	459,251	492,817
ARFF	12,390	14,551	13,802	17,411	16,739	16,859
	\$524,459	\$677,849	\$668,180	\$713,095	\$741,659	\$825,665
<u>Capital</u>						
Amortization	116,097	146,036	118,322	174,674	146,348	156,447
Debt Service	68,708	68,515	68,515	68,266	68,266	67,499
Less: COVID-19 Relief Grants	(68,708)	(68,515)	(68,515)	0	0	0
	\$116,097	\$146,036	\$118,322	\$242,940	\$214,614	\$223,946
TOTAL REQUIREMENT	\$2,206,862	\$2,392,225	\$2,422,376	\$2,663,139	\$2,658,309	\$2,938,096
Space	38,507	38,507	38,507	38,507	38,507	38,507
Average Rental Rate Prior to Adjustments	\$57.31	\$62.12	\$62.91	\$69.16	\$69.03	\$76.30
Outbound Baggage Rate	\$15.91	\$19.92	\$19.28	\$22.82	\$24.16	\$26.01
In-Line Baggage Rate	\$26.24	\$20.81	\$23.20	\$21.51	\$20.04	\$23.03
Indirect M&O Rate (Excluding Security)	\$4.60	\$7.27	\$6.76	\$7.46	\$7.33	\$8.64
Security M&O Rate	\$9.02	\$10.33	\$10.59	\$11.06	\$11.93	\$12.80
Capital Projects Rate	\$1.54	\$3.79	\$3.08	\$6.31	\$5.57	\$5.82
Adjustment Rate (Prior Yr Actual Minus Prior Yr Budget)	\$2.20	\$3.85	\$3.85	\$0.78	\$0.78	(\$0.13)
RENTAL RATE CHARGED	\$59.51	\$65.97	\$66.76	\$69.94	\$69.81	\$76.17

Table 10
City of Portland
Portland International Jetport
Rates & Charges
Terminal Rental Rate - Public/City
September 9, 2025

	Actual 2023	Budget 2024	Actual 2024	Budget 2025	Actual 2025	Budget 2026
Direct operating expenses	\$1,624,170	\$2,033,307	\$1,967,882	\$2,329,279	\$2,465,797	\$2,654,522
<u>Indirect operating expenses</u>						
Administration	\$600,041	\$703,814	\$653,121	\$715,512	\$704,109	\$837,475
Security	920,506	1,054,143	1,081,195	1,128,277	1,217,166	1,306,126
ARFF	32,838	38,566	36,581	46,146	44,364	44,683
	\$1,389,989	\$1,796,523	\$1,770,897	\$1,889,936	\$1,965,639	\$2,188,284
<u>Capital</u>						
Equipment & Capital Outlays < \$10K - Direct	\$0	\$0	\$0	\$0	\$0	\$0
Equipment & Capital Outlays < \$10K - Indirect	0	0	0	0	0	0
Amortization	145,948	225,297	151,845	301,198	226,124	252,890
Debt Service	182,099	181,586	181,586	180,926	180,926	178,895
Less: COVID-19 Relief Grants	(182,099)	(181,586)	(181,586)	0	0	0
	\$145,948	\$225,297	\$151,845	\$482,124	\$407,050	\$431,785
TOTAL REQUIREMENT	\$3,009,664	\$4,055,128	\$3,890,624	\$4,701,339	\$4,838,485	\$5,274,590
Space	102,055	102,055	102,055	102,055	102,055	102,055
Average Rental Rate Prior to Adjustments	\$29.49	\$39.73	\$38.12	\$46.07	\$47.41	\$51.68
M&O Expenses Rate	\$14.44	\$19.92	\$19.28	\$22.82	\$24.16	\$26.01
Indirect M&O Rate (Excluding Security)	\$4.60	\$7.27	\$6.76	\$7.46	\$7.33	\$8.64
Security M&O Rate	\$9.02	\$10.33	\$10.59	\$11.06	\$11.93	\$12.80
Capital Projects Rate	\$1.43	\$2.21	\$1.49	\$4.73	\$3.99	\$4.23
Adjustment Rate (Prior Yr Actual Minus Prior Yr Budget)	\$1.47	(\$4.60)	(\$4.60)	(\$1.61)	(\$1.61)	\$1.34
RENTAL RATE CHARGED	\$30.96	\$35.13	\$33.52	\$44.46	\$45.80	\$53.02

City of Portland
 Portland International Jetport
 Rates & Charges
 TERMINAL RENTAL RATE CHECK
 AVERAGE
 September 9, 2025

	Actual 2023	Budget 2024	Actual 2024	Budget 2025	Actual 2025	Budget 2026
Direct operating expenses	\$4,430,588	\$5,546,677	\$5,368,204	\$6,354,064	\$6,726,470	\$7,336,121
Less: COVID-19 Relief Grants	(1,352,873)	(495,350)	(495,350)	0	0	0
In-Line Baggage System	1,010,251	801,149	893,369	828,240	771,663	886,902
Indirect operating expenses	\$4,087,966	\$5,852,476	\$5,766,223	\$7,182,304	\$7,498,133	\$8,223,023
Administration	\$1,636,859	\$1,919,941	\$1,781,655	\$1,951,853	\$1,920,746	\$2,314,472
Security	2,511,056	2,875,607	2,949,403	3,077,839	3,320,318	3,609,653
ARFF	89,580	105,204	99,789	125,882	121,021	123,487
Roadways	0	0	0	0	0	0
Capital	\$4,237,494	\$4,900,753	\$4,830,848	\$5,155,573	\$5,362,084	\$6,047,611
Equipment & Capital Outlays < \$10K - Direct	\$0	\$0	\$0	\$0	\$0	\$0
Equipment & Capital Outlays < \$10K - Indirect	0	0	0	0	0	0
Amortization	459,162	675,620	475,248	882,669	677,874	759,923
Debt Service	496,750	495,350	495,350	493,550	493,550	494,400
	\$955,912	\$1,170,970	\$970,598	\$1,376,219	\$1,171,424	\$1,254,323
TOTAL REQUIREMENT	\$9,281,372	\$11,924,199	\$11,567,669	\$13,714,096	\$14,031,641	\$15,524,957
Space	278,398	278,398	278,398	278,398	278,398	282,044

Table 12
City of Portland
Portland International Jetport
Rates & Charges
Landing Fee
September 9, 2025

	Actual 2023	Budget 2024	Actual 2024	Budget 2025	Actual 2025	Budget 2026
<u>Direct operating expenses</u>						
Personnel Services	\$1,239,021	\$1,316,128	\$1,275,384	\$1,386,522	\$1,281,658	\$1,658,057
Contractual Services	1,890,264	1,574,008	1,314,610	1,844,611	1,765,034	1,699,152
Commodities	544,990	853,706	595,406	873,682	724,239	893,747
Less: COVID-19 Relief Grants	(581,859)	0	0	0	0	0
	\$3,092,415	\$3,743,843	\$3,185,400	\$4,104,815	\$3,770,930	\$4,250,956
<u>Indirect operating expenses</u>						
Administration	\$1,636,859	\$1,919,941	\$1,781,655	\$1,951,853	\$1,920,746	\$2,314,472
Security	279,006	319,512	327,711	341,982	368,924	401,073
ARFF	1,702,012	1,998,884	1,895,995	2,391,749	2,299,394	2,346,258
Roadways	0	0	0	0	0	0
Less: COVID-19 Relief Grants	(445,730)	0	0	0	0	0
	\$3,172,148	\$4,238,338	\$4,005,362	\$4,685,584	\$4,589,064	\$5,061,802
<u>Capital</u>						
Equipment & Capital Outlays < \$10K - Direct	\$0	\$10,000	\$0	\$0	\$0	\$0
Equipment & Capital Outlays < \$10K - Indirect	0	0	0	0	0	0
Amortization	763,609	967,211	877,076	1,050,146	1,065,951	1,236,821
Debt Service	0	0	0	0	0	0
	\$763,609	\$977,211	\$877,076	\$1,050,146	\$1,065,951	\$1,236,821
TOTAL REQUIREMENT	\$7,028,172	\$8,959,391	\$8,067,838	\$9,840,545	\$9,425,945	\$10,549,579
LESS: General Aviation Landing Fees	(299,760)	(333,281)	(260,746)	(399,891)	(334,448)	(278,891)
NET REQUIREMENT	\$6,728,411	\$8,626,110	\$7,807,092	\$9,440,655	\$9,091,497	\$10,270,688
Landed Weight	1,309,999	1,312,539	1,364,901	1,435,000	1,529,509	1,347,000
Average Rate Prior to Adjustments	\$5.14	\$6.57	\$5.72	\$6.58	\$5.94	\$7.62
M&O Rate (Excluding Security)	\$2.36	\$2.85	\$2.33	\$2.86	\$2.47	\$3.16
Indirect M&O Rate (Excluding Security)	\$2.21	\$2.99	\$2.69	\$3.03	\$2.76	\$3.46
Security M&O Rate	\$0.21	\$0.24	\$0.24	\$0.24	\$0.24	\$0.30
Capital Projects Rate	\$0.36	\$0.49	\$0.46	\$0.45	\$0.47	\$0.70
BREAKEVEN LANDING FEE	\$5.14	\$6.57	\$5.72	\$6.58	\$5.94	\$7.62
Landing Fee Allocation	50.0%	50.0%	50.0%	50.0%	50.0%	50.0%
AIR CARRIER LANDING FEE	\$2.57	\$3.29	\$2.86	\$3.29	\$2.97	\$3.81
Prior Period Adjustment	(\$0.66)	(\$0.14)	(\$0.14)	\$0.15		(\$0.38)
LANDING FEE	\$1.91	\$3.15	\$2.72	\$3.44	\$2.97	\$3.43

Table 13
City of Portland
Portland International Jetport
Rates & Charges
Airline Cost per Enplanement
September 9, 2025

	Actual 2023	Budget 2024	Actual 2024	Budget 2025	Actual 2025	Budget 2026
Terminal Rentals						
Exclusive Use	\$132,700	\$296,450	\$175,832	\$354,414	\$266,224	\$440,463
Common Use	2,980,819	3,022,148	3,067,711	3,613,069	3,956,835	4,508,714
Outbound Baggage	1,752,096	2,441,036	2,613,070	2,654,941	2,693,159	2,873,081
Trash removal	104,492	93,600	117,216	106,800	94,990	106,800
Total	\$4,970,107	\$5,853,233	\$5,973,828	\$6,729,224	\$7,011,208	\$7,929,059
Landing Fees	\$3,342,357	\$3,576,022	\$3,439,948	\$4,529,288	\$4,909,726	\$4,366,140
Budget Year CPE						
Terminal Rentals						
July - September (Prior Year's Rates)						
October - June (This Year's Rates)						
Landing Fees						
July - September (Prior Year's Rates)						
October - June (This Year's Rates)						
TOTAL AIRLINE REVENUES	\$8,312,464	\$9,429,255	\$9,413,776	\$11,258,512	\$11,920,934	\$12,295,199
Enplanements	1,025,920	1,048,000	1,150,273	1,165,000	1,278,219	1,234,900
AIRLINE COST PER ENPL	\$8.10	\$9.00	\$8.18	\$9.66	\$9.33	\$9.96

TABLE B

**City of Portland
Portland International Jetport
FY 2026 Budgeted Rates and Charges
NON SIGNATORY CHARGES & COMMON USE CHARGES PER TURN
September 18, 2025**

Non Signatory Landing Fees are multiplied at 125% above the Signatory Landing fee per 1,000 pounds of landed weight. For the year dated October 1, 2025 to September 30, 2026, this fee is $\$3.43 \times 1.25 = \4.29

Rates are updated annually on October 1st as noted in the General Aviation Landing Fee Rule dated March 2010.

Additional Common Use Fees are as follows

Non Signatory Common Use Gate Turn \$77.00

Non Signatory Common Use Gate RON \$122.00

Non Signatory Common Use Ticket Counter \$30.00

Signatory Common Use Gate Turn \$67.00

Signatory Common Use Gate RON \$106.00

Common Use fees are adjusted annually on October 1st
