

TITUSVILLE – COCOA AIRPORT AUTHORITY

The Regular Meeting of the Titusville - Cocoa Airport Authority was held on November 20, 2014 at 8:30 a.m. at the Titusville - Cocoa Airport Authority Office at 355 Golden Knights Boulevard, Titusville, FL. The following members were present: Mr. Jerry Sansom, Chairman; Dr. David Hosley, Vice Chairman; Ms. Patricia Patch, Treasurer; Mr. Harry Carswell, Secretary; Dr. Wasim Niazi; Mr. Jay Starit; Mr. Michael D. Powell, C.M., ACE, CEO; Mr. Timothy Pickles, Esq., Airport Attorney. Dr. Wasim Niazi and Mr. Milo Zonka were absent.

Mr. Sansom was present via teleconference, whereas Dr. Hosley was the acting Chair.

Call to Order

Dr. Hosley called the meeting to order and determined that a quorum was present.

Approval of the Agenda

Dr. Hosley asked if there were any changes or additions to the Agenda. Mr. Powell stated that the Agenda Staff had originally sent included an Item C, but one of the Board members who was absent had asked if that item could be postponed until the next regular board meeting. The Board concurred. Dr. Hosley asked for a motion. Mr. Carswell made a motion to approve the Agenda as amended. Mr. Starit seconded. Dr. Hosley called the question. All voted aye. Motion Passed.

Appearances – Mick Gosdin from Voyager Aviation at Merritt Island Airport

Mr. Mike Gosdin from Voyager Aviation, stated that he would like to comment. Dr. Hosley turned the floor over to Mr. Gosdin.

Mr. Gosdin stated that he and other businesses at the Merritt Island Airport felt that businesses there should have a priority for access to the airport assets. Mr. Gosdin stated that he needed a hangar so his maintenance technician could work inside. Mr. Gosdin stated that he had been told it wasn't possible by Airport Authority Staff. Mr. Gosdin added that he felt the Board should support the businesses instead of telling them to sign up for the waiting list like everyone else.

Mr. Powell stated that the current policy in place is that Staff is required to follow the hangar waitlist and there is no preferential treatment. Mr. Powell briefly discussed future plans for the airport and current restrictions in place to make expansion difficult, stating that new projects probably won't begin until the Airport Authority was well into the RSA Project. Discussion continued.

Ms. Kimberly Paschke, Administrative Manager for the Airport Authority, stated that currently there were no vacant hangars at the Merritt Island Airport and that all

the box hangars were occupied. Ms. Paschke also stated that the wait list was very long. Mr. Sansom stated that commercial operators should have some kind of priority. Mr. Stalrit asked if Voyager Aviation was on the waiting list. Mr. Gosdin stated that they were not on the waiting list because they were a business. Mr. Stalrit asked what was preventing them from being on the waiting list. Mr. Gosdin stated that they could be on it, but they would have to wait a long time to get a hangar. Discussion continued.

Mr. Stalrit asked Mr. Pickles if someone at the top of the waiting list wanted to sell out their position to someone else, could they do that. Mr. Pickles stated he wasn't sure, but he knew it could establish a precedent. Mr. Pickles stated that the Board could amend the rules and regulations to provide an established criteria for commercial enterprises to get priority provided certain criteria were met. Mr. Pickles also stated that the Board would have to make a policy that it was in the best interest of the users. Mr. Stalrit stated that the most viable option would be to bring it back as a proposal for action. Mr. Sansom recommended that Staff work with Mr. Pickles to bring something back to the Board.

Presentations – None

Consent Agenda

Item A – Approval of the Titusville-Cocoa Airport Authority Minutes:

1. October 16, 2014 – Regular Meeting

Mr. Stalrit made a motion to approve the Consent Agenda as presented. Ms. Patch seconded. Dr. Hosley called the question. All voted aye. Motion passed.

Old Business – None

New Business

Item A – Discussion by Mr. Brian Pendleton of Recent Invoiced Costs by Airport Engineering Company and Contractors Regarding Current Projects

Dr. Hosley turned the floor over to Mr. Pendleton.

Mr. Pendleton presented Invoice Number 14121 in the amount of \$1,000, from Airport Engineering Company, in addition to Pay Request Number 1 in the amount of \$163,444.48 from J.J. Cunningham LLC, which were for the Airfield Pavement Marking Project at Space Coast Regional Airport. Discussion continued amongst the Board.

Mr. Stalrit made a motion to approve the invoices. Mr. Carswell seconded. Dr. Hosley called the question. All voted aye. Motion passed.

Item B – Discussion by Mr. Brian Russell of Recent Invoiced Costs by Michael Baker Jr., Inc. and Contractors Regarding Current Projects

Dr. Hosley turned the floor over to Mr. Russell.

Mr. Russell presented Invoice Number 892833 in the amount of \$7,320.01 and Invoice Number 892790 in the amount of \$2,308.00, both from Michael Baker Jr., Inc., which were for the East Apron Rehabilitation Project at Space Coast Regional Airport.

Mr. Russell presented Invoice Number 892829 in the amount of \$26,826.96 from Michael Baker Jr., Inc., which was for the East Side Aircraft Storage Hangar Project at Space Coast Regional Airport. Discussion continued.

Ms. Patch made a motion to approve the invoices. Mr. Carswell seconded. Dr. Hosley called the question. All voted aye. Motion passed.

Information Section**CEO Report**

Mr. Powell reported that Staff had been very busy having meetings with interested parties that wanted to locate to this area. Mr. Powell stated that Ms. Laura Candy with the SEDC was in attendance, and that she was instrumental in bringing together people that were close in proximity to the Space Coast Regional Airport. Discussion continued.

Mr. Stalrit asked about the progress of the loan. Mr. Pickles reported that they were still in the process of determining the tax exemption and the prior loan. Mr. Pickles stated that the local counsel on behalf of SunTrust's bond counsel had asked for information regarding the prior projects, which were provided to them. Mr. Pickles stated that he and Mr. Powell were scheduled to have a conference call that afternoon with the local counsel and their D.C. tax council to see if what was provided was sufficient to move forward. Mr. Pickles stated that if it wasn't they would give them more information, but if it was then they would move forward. Mr. Pickles stated that the bank wanted to make sure that the purpose of the prior loan as well as the additional financing, was for public purpose and would qualify for tax exempt status. Mr. Pickles added that if they couldn't make that determination from their perspective, then the Authority would have to either start over with a new lender or go with private financing, which would mean a higher interest rate.

Mr. Carswell asked for an update on the RSA Project at Merritt Island Airport.

Mr. Powell deferred to Mr. Brian Russell for Michael Baker. Mr. Russell gave a brief update on the RSA Project, stating that the Pre-Bid meeting was today and the bid opening was set for December 9th. Mr. Russell stated that depending on how

the bids came, they were hoping to get everyone under contract by January, and possibly see some activity by early spring.

Attorney Report – None

Check Register & Budget to Actual

Mr. Powell stated that everything was in line.

Administration & Project Reports

Mr. Powell stated that the reports had been updated and gave a brief overview of the updates.

Authority Members Report

Mr. Stalrit reported that he had heard the Shuttle Landing Facility operations were being taken over by Space Florida on January 1 and that they may be hiring back some of the existing staff. Discussion continued.

Mr. Pickles stated that the Authority had forwarded a contract of purpose for the mitigation parcels as part of the RSA Project at Merritt Island Airport which had the contingencies that the Board had asked for. Mr. Pickles stated that they were based on proper construction contract, as well as FAA financing. Mr. Pickles stated that they were waiting for a signature and then the Airport Authority could move forward on the acquisition. Discussion continued.

Dr. Hosley discussed new opportunities in job creation through a manufacturing revolution in the I-4 corridor, stating that Brevard County had an opportunity to be involved. Discussion continued.

Public & Tenants Report

Mr. Don White, President of the EAA at Merritt Island Airport, stated that the 2014 Toys for Tots Event would be on December 13th. Mr. Sansom asked him to please send an email with the information to the Board.

Adjournment

Dr. Hosley adjourned the meeting at 9:07 a.m.

JERRY SANSOM, CHAIRMAN

HARRY CARSWELL, SECRETARY