

TITUSVILLE – COCOA AIRPORT AUTHORITY

The Regular Meeting of the Titusville - Cocoa Airport Authority was held on January 21, 2016 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. Jay Stalrit, Vice Chairman; Mr. Harry Carswell, Secretary; Ms. Patricia Patch; Dr. Wasim Niazi; Dr. David Hosley; Mr. Michael D. Powell, C.M., ACE, CEO; Mr. Timothy Pickles, Esq., Airport Attorney. Mr. Sansom, Chairman, was present via teleconference. Mr. Milo Zonka, Treasurer, was absent.

Call to Order

Mr. Stalrit called the meeting to order and determined that a quorum was present.

Approval of the Agenda

Mr. Stalrit asked if there were any changes or additions to the Agenda. Seeing none, Mr. Stalrit asked for a motion. Ms. Patch made a motion to approve the Agenda as presented. Mr. Carswell seconded. Mr. Stalrit called the question. There were no objections. Motion Passed.

Appearances – None**Presentations – None****Consent Agenda****Item A – Approval of the Titusville-Cocoa Airport Authority Minutes:****1. December 17, 2015 – Regular Meeting****Item B – Resolution Approving an FDOT Grant for Building Demolition and Expansion of the East Apron at Space Coast Regional Airport**

Dr. Hosley made a motion to approve the Agenda as presented. Ms. Patch seconded. Mr. Stalrit called the question. There were no objections. Motion passed.

Old Business – None**New Business****Item A – Discussion by Mr. Brian Russell of Recent Invoiced Costs by Michael Baker International and Contractors Regarding Current Projects**

Mr. Powell gave an overview of the item and turned the floor over to Mr. Russell.

Mr. Russell presented Invoice Number 15 in the amount of \$15,222.96 from Michael Baker, Pay Request Number 9 in the amount of \$156,879.18 and Pay Request Number 10 in the amount of \$57,942.36, both from C & D Construction, which were for the East Side Hangar Project at Space Coast Regional Airport. Discussion continued.

Mr. Russell presented Invoice Number 926054 in the amount of \$27,738.21 from Michael Baker, Pay Request Number 6 in the amount of \$604,957.61 from Welsh Companies, and Pay Request Number 4 in the amount of \$54,736.44 from Sterling Enterprises, which were for the RSA Compliance & Shoreline Stabilization Project at the Merritt Island Airport. Discussion continued.

Mr. Russell gave a brief update on the Spaceport License application. Discussion continued.

Ms. Patch made a motion to approve the invoices. Dr. Niazi seconded. Mr. Stalrit called the question. There were no objections. Motion passed.

Information Section

CEO Report

Mr. Powell reported that the Airport Authority had slowed down a bit on the projects, but Staff was still waiting on a settlement agreement from FDOT regarding the East Apron and some funding that wasn't programmed when it was supposed to. Mr. Powell explained that Staff slowed down on the other projects so there wasn't too much going out and not enough coming in.

Mr. Powell reported that they were getting ready to demolish the old hangar at Space Coast Regional Airport which was being replaced by the new East Apron Hangar Project.

Mr. Powell stated that the next thing coming on line was the Safety Area and Security Project at Merritt Island Airport. Mr. Powell gave a brief explanation of that project. Mr. Powell stated that Staff reached out to Brevard County and that they wanted to see the plans so they could work with the Airport Authority on possible roadway improvements.

Mr. Powell stated that the FAA sent a Certificate of Airport Safety Mark of Distinction for Space Coast Regional Airport, which was due to a lot of hard work by Chief Wooldridge in regards to the ARFF Station. Mr. Powell presented the Certificate to Chief Wooldridge. Discussion continued.

Mr. Stalrit asked if the settlement agreement with FDOT was holding up the Airport Authority's ability to pay any outstanding invoices. Mr. Powell stated that because of the Board's approval of the revolving line of credit, everything was still moving forward. Discussion continued.

Dr. Niazi asked about the ARFF Station at Space Coast Regional Airport and asked if there was enough staffing. Mr. Powell explained that other than Chief Wooldridge, one of the new Facilities Techs was trained and he works weekends in Facilities, so he could also respond to emergency calls. Discussion continued.

Dr. Hosley asked about the prospective C-17 operations at Space Coast Regional Airport. Mr. Powell stated we could meet the requirements, and that Lockheed Martin had looked at them and they would like to start operations maybe in the next few months. Mr. Powell stated that he wasn't sure how often they would actually operate, but that the airport was ready for them when they did show up. Discussion continued.

Dr. Hosley asked what was going on with Zero G. Mr. Powell deferred the question to Ms. Samantha Clark from Bristow Air Center. Ms. Clark stated that she believed that they were currently operation out of Sanford, because there was an issue with the runway at Space Coast Regional Airport not being long enough for their new designation. Discussion continued.

Dr. Niazi asked Mr. Powell a question about the Security Project coming up at the Merritt Island Airport. Mr. Powell gave a brief overview of the design criteria for the project. Discussion continued.

Mr. Stalrit asked if there were any weather related incidents stemming from the strong winds that had recently hit the area. Mr. Powell stated that there was nothing with regards to Airport Authority facilities. Discussion continued.

Dr. Niazi asked if there was a tenant lined up for the new hangar building at Space Coast Regional Airport. Mr. Powell stated that originally Bristow had wanted the facility, but recently they've made some changes and had stated that they now didn't want the building if at all possible. Mr. Powell added that now North American Surveillance Systems expressed interest in leasing the building. Mr. Powell stated that NASS should be able to provide an update as to another contract very soon that would require the addition. Discussion continued.

Dr. Hosley stated that the Chamber of Commerce was going to be meeting today regarding tourism and marketing and asked Mr. Powell if the committee was aware of Precision Exotics at Space Coast Regional Airport. Mr. Powell stated that they were aware, and that the SEDC had some of Precision Exotic's brochures. Dr. Hosley asked if they knew about Florida Biplanes as well. Mr. Powell stated that the owner, Mr. Mark Grainger, was very good about his marketing. Discussion continued.

Dr. Niazi stated that he had driven around Space Coast Regional Airport before he came to the meeting and that he thought it looked beautiful. Dr. Niazi added that he couldn't believe how much it had changed within the last 5 years. Discussion continued.

Dr. Hosley asked what was going on at Arthur Dunn Airpark. Mr. Powell stated that the maintenance facility for Skydive Space Center was in very bad shape. Mr. Powell explained that because the facility was so close to the road, if something happened to it, he wasn't sure it could be rebuilt in the same spot. Mr. Powell stated that Staff was conceptually looking at that, and also in the future building three nested t-hangars and also three box hangars. Mr. Powell stated that the west side could be developed, but there wasn't currently the operational need for that. Mr. Powell stated that there were all new signs at Arthur Dunn and the paved areas had been resurfaced, as well as new PAPIs, a cleared safety area and new fencing.

Dr. Hosley asked about the rental property that was owned by the Airport Authority in that area. Mr. Powell stated that the commercial building at 385 Singleton was still be leased by Phoenix Designs and that one of the houses that was just rented. Ms. Patch stated that she thought once the rental houses were paid for the Airport Authority was supposed to tear them down. Mr. Powell stated that he thought that as long as the Airport Authority had control over that, and people weren't complaining and trying to shut down the airport, then it was okay. Discussion continued.

Dr. Hosley discussed a company called Dream Chaser and stated that he thought that the Airport Authority could be a partner. Mr. Powell stated that Mr. David Pierce from Kennedy Space Center had called him and asked him to be on a Spaceport Development Roundtable Committee. Discussion continued.

Mr. Powell concluded his report.

Attorney Report

Mr. Pickles stated that he just wanted to follow up on the question regarding residential properties surrounding the Arthur Dunn Airpark. Mr. Pickles stated that residential properties were inconsistent with airport use, but they were currently a revenue source for the Airport Authority. Mr. Pickles stated that the most recent demolition was based upon the fire to that property, and it was covered by insurance. Mr. Pickles stated that the only time it would become an issue is if the FAA did a Master Plan review and decided that they wanted to stick to it and either remove them or phase them out. Mr. Pickles advised that, as long as it wasn't interfering with airport operations and it was a revenue source the Airport Authority should just keep it going. Discussion continued.

Mr. Pickles concluded his report.

Check Register & Budget to Actual

Mr. Powell stated that the reports had been provided.

Administration & Project Reports

Mr. Powell stated that there was not a lot of activity, but Staff was hoping to get started soon on the Demolition Project at Space Coast Regional Airport and also on the Safety and Security Project at Merritt Island Airport.

Authority Members Report

Mr. Sansom stated that in the previous week he had an opportunity to talk to Ms. Stephanie Bednarek, who was the Government Affairs Manager for Space X. Mr. Sansom stated that he let her know the opportunities that were on the Airport Authorities side of the river. Mr. Sansom stated that she was quite pleased to know that with the Spaceport Territory Designation that the Airport Authority's industrial park and the County's industrial park would have the same financial incentives available from the state as being out at Kennedy Space Center would, and that they may have a need for some shops and warehouses. Mr. Sansom stated that he expected her to be getting in touch with Mr. Powell to talk about the opportunities. Discussion continued.

Mr. Sansom stated that there were some bills moving through legislation that might provide some extra funding opportunities. Mr. Sansom stated that they were looking to create an Airport Economic Development entity for the state, similar to what ports get. Mr. Sansom stated that the ports in the state have \$15 million dollars allotted to them at a minimum. Mr. Powell asked Mr. Sansom who would be running that. Mr. Sansom stated that it would probably be FDOT, but he'd get the details. Discussion continued.

Mr. Stalrit stated that the next launch on the range was February 3rd, and it would be the last of the current series of GPS satellites, and there would be about a two year down time before the next ones went up. Mr. Stalrit commented on the C-17 operations and from his end he had another meeting and there were a couple of questions that came up. Mr. Stalrit stated they had raised a concern about the weight of the C-17 and that it looked inconsistent for a dual tandem aircraft with what was published in the runway limits. Mr. Stalrit stated that he told them that they were continuous use numbers and there should be no issue for those type operations in terms of the runway being able to withstand that. Mr. Stalrit stated that they also discussed that the fuel load could be limited in order to help with that.

Mr. Stalrit stated that the customer indicated that they may need to perform a route survey, which the Airport Authority would facilitate. Discussion continued.

Dr. Hosley asked Mr. Powell if there were any updates on the new logistics center on U.S. 1 and the liquefied natural gas. Mr. Powell stated that they were talking about starting another building with regards to the logistics facility, but that he didn't have any additional information on those plans. Mr. Brian Russell stated that as far as the liquefied natural gas went, he knew they were still doing their environmental assessment.

Public & Tenants Report

Mr. Don White, EAA President at Merritt Island Airport, asked what the completion date on the RSA project was. Mr. Russell stated that he did not have a specified date and that it was hinging on the contractor's ability to complete the work. Discussion continued.

Mr. White asked about the bump in the runway at Merritt Island, and wanted to know if there were any updates on that. Mr. Russell stated that they were looking to do a core sample and work it into the project, but with the delays they wanted to get the first project done before they went into something else. Mr. Powell stated it was still a possibility, and depended on the FAA and being able to prove that is a necessity. Discussion continued.

Mr. White asked if there were any updated plans on the Northwest development. Mr. Powell gave an explanation. Discussion continued.

Dr. Hosley asked Mr. Powell if there were any updates on Comp Air at Space Coast Regional Airport. Mr. Powell stated that he knew they were working on multiple contracts that they had been waiting on and that they were busy working with another group. Discussion continued.

Adjournment

Mr. Stalrit adjourned the meeting at 9:38 a.m.

JERRY SANSOM, CHAIRMAN

HARRY CARSWELL, SECRETARY