

VERO BEACH AIRPORT COMMISSION MEETING
Friday, September 3, 2021 – 9:30 a.m.
City Hall, Council Chambers, Vero Beach, Florida

AGENDA

- 1. CALL TO ORDER**
- 2. APPROVAL OF MINUTES**
 - A) March 5, 2021**
- 3. PUBLIC COMMENT**
- 4. NEW BUSINESS**
- 5. OLD BUSINESS**
- 6. AIRPORT DIRECTOR’S MATTERS**
 - A) Current Capital Project Status**
 - B) Items Recently Approved by City Council**
 - C) Items Expected to go Before City Council**
 - D) Leasing / Property Management**
 - E) Elite Airline Operation**
 - F) Other Staff Activities**
- 7. CHAIRMAN’S MATTERS**
 - A) FAA Concern about Trailer Park**
 - B) City Attorney’s Airport Office**
 - C) Upcoming Airport Events**
 - 1. Car Show**
 - 2. 5k Run**
 - D) Natural Gas Line**
 - E) Economic Development**
- 8. MEMBER’S MATTERS**
- 9. CITY ATTORNEY MATTERS**
- 10. NEXT MEETING DATE**
 - A) December 3, 2021**
- 11. ADJOURNMENT**

This is a Public Meeting. Should any interested party seek to appeal any decision made by the Commission with respect to any matter considered at such meeting or hearing, they will need a record of the proceedings, and that, for such purpose, they may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. Anyone who needs a special accommodation for this meeting may contact the City's Americans with Disabilities Act (ADA) Coordinator at 978-4922 at least 48 hours in advance of the meeting.

VERO BEACH AIRPORT COMMISSION MINUTES
Friday, March 5, 2021 – 9:30 a.m.
City Hall, Council Chambers, Vero Beach, Florida

PRESENT: Chairman, Louis Vocelle; Vice Chairman, John Calcagno; Members: Melvin Wood, Carole Jean Jordan, Arthur Hodge, Alternate Member #1, Mary Wood and Alternate Member #2, Carlos Halcomb **Also Present:** Airport Director, Todd Scher; City Attorney, John Turner

1. CALL TO ORDER

The Chairman called today's meeting to order at 9:30 a.m.

2. APPROVAL OF MINUTES

A) December 4, 2020

Mr. Wood referred to page one (1) of the December 4, 2020, Airport Commission meeting minutes. He noted that "Mr." Jordan and should be "Mrs." Jordan.

Mr. Hodge made a motion to approve the minutes of the December 4, 2020 Airport Commission meeting as amended. Mrs. Jordan seconded the motion and it passed unanimously.

3. PUBLIC COMMENT

None

4. NEW BUSINESS

None

5. OLD BUSINESS

None

6. AIRPORT DIRECTOR'S MATTERS

A) Update on Airfield Capital Improvement Projects

Mr. Todd Scher, Airport Director, gave a brief update on the Airfield Capital Improvement projects (attached to the original minutes).

Mr. Wood referred to project eight (8) – Rehabilitate Southwest Apron (Design and Construction). He asked is that in a state of flux because of the new company that purchased Flight Safety.

Mr. Scher said that was in a state of flux prior to this because Flight Safety had verbally committed to enter into a public/private partnership agreement to fund the Airport's

portion of the project. Then with the Coronavirus those conversations became less and less positive. He said now with the acquisition, staff has no idea what Skyborne Aviation is going to do. He reported that he has had one (1) meeting with them, but they do not have any answers yet. He said they do need to know soon because the City is in a year two (2) of the grant from the Florida Department of Transportation (FDOT) to do this project. He said staff is discussing this with FDOT to see if they can extend their funding eligibility for another year. He reported that Skyborne Aviation are looking to have a deal consummated in the second quarter of this year. He noted that when Skyborne Aviation officially requests a lease assignment, staff will request a business plan or something to let staff know what their intent is.

B) Update on FS332

Mr. Scher reported that Florida Statute 332 is the Statute that limits funding to airports that have passed the 10,000 passenger enplanement mark. The City has been working to get some type of relief from that either through the legislative process or administratively from FDOT. He reported that the City Manager participated in the Legislative Delegation meeting with Senator Debbie Mayfield and State Representative Erin Grall in January and shortly afterwards was notified that they were drafting a Bill. Since then the City Manager was notified that there is a companion Bill being introduced through the Senator of Volusia County. He said this is a lot more encouraging than what he expected when this started.

Mr. John Turner, City Attorney, reported that the Bills are House Bill 1143 and Senate Bill 1466. He said that the City Council has asked for a Resolution in support of this, which a draft has been prepared and the Mayor is in the process of reviewing it. He reported that the Mayor is also going to ask for the support of all the surrounding cities and Indian River County.

C) “Focus Forward” Power Point Presentation

*Please note that discussion took place throughout the Power Point presentation.

Mr. Scher gave a Power Point presentation on “Focus Forward” (attached to the original minutes).

Mr. Calcagno referred to the slide on the Mobile Home Park. He said that he has not looked at the specific numbers, but it does not look profitable to him.

Mr. Halcomb said a few years ago when he was working with Mr. Scher, they did look at the property and part of the problem was the infrastructure and the costs to replace it going forward. He encouraged staff that if they were going to keep the Park that they look into raising the rent if they are going to invest in the infrastructure.

Mr. Calcagno said that he was a little suspicious as far as how profitable it would be because there is a lot of infrastructure cash needed to upgrade it.

Mr. Scher said if they were to go in a different direction and close the Park to redevelop the property they would be looking at a period in time where they would see a decline in

revenue and an increase in expenses because he thought the Florida Statutes would require them to assist financially with the relocation of their tenants.

Mr. Hodge said at one (1) time Airport staff and the Airport Commission decided that if a mobile home was in total disrepair, it would be removed and they would not allow another mobile home on that property. He asked where does that stand.

Mr. Scher said they do have a couple mobile homes that are ready for demolition and that is something that staff will be moving forward with. However, the caveat that once a mobile home is demolished they could not put another mobile home there was based on the premise that they were going to move towards eliminating the Mobile Home Park. Now they are changing that to where if someone can put a mobile home in the Park that is in good shape they will allow it.

Mrs. Jordan asked did the Airport receive any of the CARES Act funding.

Mr. Scher said they received a little over \$1 million in the first round, which they used to for their funding match for Phase 2 of the General Aviation ramp. It is his understanding that in the second round they have been allocated about \$23,000, which they will probably use for air conditioning.

Mrs. Jordan said they received funding from the Federal Government and nothing from the County or from the City.

Mr. Scher said that is correct.

D) Airport Director's Report – February 19, 2021

This item was discussed with item 6-A).

7. CHAIRMAN'S MATTERS

Mr. Vocelle reported that he has had regular meetings with Airport staff. He commended Airport staff in that they have had to become extremely flexible and have had to adapt to a continually changing environment in terms of the airline industry and commercial tenants. He said they have done a fantastic job and are always looking out for the safety of the Airport and the economic viability with regard to the City.

8. MEMBER'S MATTERS

Mrs. Wood congratulated Mr. Scher on his promotion from Interim Airport Director to Airport Director.

9. CITY ATTORNEY MATTERS

None

10. NEXT MEETING DATE

A) June 4, 2021

The next Airport Commission meeting will be held on Friday, June 4, 2021, at 9:30 a.m.

11. ADJOURNMENT

Today's meeting adjourned at 10:26 a.m.

/sp