

City of Fort Lauderdale

*City Hall
100 North Andrews Avenue
Fort Lauderdale, FL 33301
www.fortlauderdale.gov*



Meeting Minutes

Tuesday, October 20, 2015

6:00 PM

City Commission Chambers

City Commission Regular Meeting

FORT LAUDERDALE CITY COMMISSION

*JOHN P. "JACK" SEILER Mayor - Commissioner
ROBERT L. McKINZIE Vice Mayor - Commissioner - District III
BRUCE G. ROBERTS Commissioner - District I
DEAN J. TRANTALIS Commissioner - District II
ROMNEY ROGERS Commissioner - District IV*

*LEE R. FELDMAN, City Manager
JOHN HERBST, City Auditor
JEFFREY A. MODARELLI, City Clerk
CYNTHIA A. EVERETT, City Attorney*

The meeting was called to order at 6:10 p.m. by Mayor Seiler.

Invocation

Pastor David Rambarran, Fort Lauderdale First Church of the Nazarene

ROLL CALL

Present: 5 - Commissioner Bruce G. Roberts, Commissioner Dean J. Trantalis, Vice Mayor Robert L. McKinzie, Commissioner Romney Rogers, and Mayor John P. "Jack" Seiler

QUORUM ESTABLISHED

Also Present: City Manager Lee R. Feldman, City Auditor John Herbst, City Clerk Jeffrey A. Modarelli, City Attorney Cynthia A. Everett, Sergeant At Arms Sergeant F. Foulks

Pledge of Allegiance

Led by Boy Scout Troop 190

PRESENTATIONS

PRES- 15-1364 Proclamation declaring October 25, 2015 as Church of the
1 Nazarene 100th Anniversary Day in the City of Fort Lauderdale

Commissioner Rogers requested Pastor David Rambarran, Church of the Nazarene, come to the podium for a Proclamation declaring October 25, 2015 as Church of the Nazarene 100th Anniversary Day in the City of Fort Lauderdale. Commissioner Rogers read the proclamation issued by the Office of the Mayor in the City of Fort Lauderdale in its entirety.

Pastor Rambarran thanked the Mayor and Commission for being so accommodating .

PRES- 15-1365 Proclamation declaring October 2015 as Domestic Violence
2 Awareness Month in the City of Fort Lauderdale

Commissioner Roberts requested Ron Osborne-Williams of Women in Distress and Vice Mayor McKinzie come to the podium for a Proclamation declaring October 2015 as Domestic Violence Awareness Month in the City of Fort Lauderdale. Commissioner Roberts noted the seriousness of this issue and the Police Department's dedication to alleviate and diminish domestic violence within the City. Commissioner Roberts read the proclamation issued by the Office of the Mayor in the City of Fort Lauderdale in its entirety.

Mr. Osborne-Williams addressed the Commission on the importance of the funding provided by the City of Fort Lauderdale, noting that the city provided over 3,000 residents and nearly 1.3 million dollars of service. He thanked the Commission for this recognition. **A copy of the Silent Witness Memorial flier provided by Mr. Osborne-Williams is attached to these minutes.**

PRES- 15-1348 Police Officer of the Month for October 2015**5**

Police Chief Adderley requested Officer Dwight Isaac come to the podium to be recognized as Police Officer of the Month for October 2015.

Officer Isaac identified and took a dangerous suspect into custody only four hours after the Police Department's Special Victims Unit issued an alert to their patrol division. The suspect was involved in a violent incident on August 3, 2015 and later charged with armed sexual assault.

**PRES- 15-1350 Acceptance of Grant Funds - \$50,000 - Florida Recreation
4 Development Assistance Program - received from the Florida
 Department of Environmental Protection**

City Manager Feldman requested David Dearth, Park Manager of Hugh Birch State Park, to come forward for a presentation. Mr. Dearth presented the City of Fort Lauderdale with grant funding in the amount of \$50,000 for the Snyder Park Boardwalk Project. Carl Williams, Deputy Director of Parks and Recreation, accepted the funding on behalf of the City of Fort Lauderdale.

**PRES- 15-1360 Recognition of Swim Fort Lauderdale and Fort Lauderdale Dive
6 Team - World and National Championship Achievements**

City Manager Feldman requested Carl Williams, Deputy Director of Parks and Recreation, come to the podium to recognize Dave Gibson – Head Swim Coach – Swim Fort Lauderdale, Marty Hendrick – Head Swim Coach Fort Lauderdale Masters and National Team Members, Dave Burgering – Head Coach Fort Lauderdale Dive Team, as well as athletes that swim and train at the Fort Lauderdale Aquatics Complex. Mr. Williams announced a number of athletes and teams who participated, competed, and won events at several World and National Championships. Of note, Swim Fort Lauderdale Master's team won the 2015 US Masters National Championship team title for the second year in a row and Marty Hendrick will be inducted into the Broward County Sports Hall of Fame on November 03, 2015. Mayor Seiler further recognized Mr. Hendrick's achievements and noted that he is the first city employee to be inducted into the Broward County Sports Hall of Fame. **A copy of the presentation given by Carl Williams is attached to these minutes.**

**PRES- 15-1349 Finance Department - Certificate of Achievement for Excellence in
7 Financial Reporting for Fiscal Year 2014 Comprehensive Annual
 Financial Report - received from the Government Finance Officers
 Association**

City Manager Feldman requested Kirk Buffington, Director of Finance, and Linda Logan-Short, Deputy Director of Finance, come to the podium to accept the Certificate of Achievement for Excellence in Financial Reporting for Fiscal Year 2014 Comprehensive Annual Financial Report from the Government Finance Officers Association.

City Manager Feldman commended the Finance Department team for this achievement.

PRES- 15-1356 Community Appearance Board WOW Award for District IV
3

Commissioner Roberts presented Andreas and Taima Ioannou, Lauderdale Harbours Homeowners Association, with a Community Appearance Board WOW Award Certificate of Appreciation for District IV from Mayor Seiler and the Commission, a gift certificate from Tap 42, and an orchid donated by Home Depot to celebrate the recognition.

Approval of MINUTES and Agenda

15-1357 Minutes for the May 19, 2015 Regular Meeting

Commissioner Roberts made a motion to approve the Minutes for the May 19, 2015 Regular Meeting and tonight's agenda and was seconded by Commissioner Rogers

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts,
Commissioner Trantalis and Mayor Seiler

CONSENT AGENDA

Mayor Seiler announced the procedure for consent agenda items and noted that Mr. Ray Cox had pulled all the items on the Consent Agenda.

CONSENT MOTION

CM-1 15-1260 Motion to Approve Event Agreements: Annual Health Expo, Icarus Florida Ultrafest, IDF Walk for Primary Immunodeficiency and The Village Market.

Mayor Seiler recognized Mr. Cox who addressed the Commission with his thoughts and comments.

Commissioner Roberts moved the item which was seconded by Vice Mayor McKinzie.

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts,
Commissioner Trantalis and Mayor Seiler

**CM-2 15-1261 Motion to Approve Event Agreements and Related Road Closings :
Novemberfest 2015, 4th Annual Merrill Lynch Bull Run, 2nd Annual
Jingle Bell Jog, American Pride Fest and Trunk or Treat**

Mayor Seiler recognized Mr. Cox who addressed the Commission with his thoughts and comments.

Commissioner Roberts moved the item which was seconded by Vice Mayor McKinzie.

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts,
Commissioner Trantalis and Mayor Seiler

CM-3 15-1211 Motion to Approve FY 2016 Not-For-Profit Grant Participation
Agreement with Broward Regional Health Planning Council, Inc. -
\$41,249

Mayor Seiler recognized Mr. Cox who addressed the Commission with his thoughts and comments.

Commissioner Roberts moved the item which was seconded by Vice Mayor McKinzie.

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts,
Commissioner Trantalis and Mayor Seiler

CM-4 15-1213 Motion to Approve FY 2016 Not-For-Profit Grant Participation
Agreement with Fort Lauderdale St. Patrick's Day Parade & Festival,
Inc. - \$20,000

Mayor Seiler recognized Mr. Cox who addressed the Commission with his thoughts and comments.

Commissioner Roberts moved the item which was seconded by Vice Mayor McKinzie.

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts,
Commissioner Trantalis and Mayor Seiler

CM-5 15-1216 Motion to Approve FY 2016 Not-For-Profit Grant Participation
Agreement with First Call for Help of Broward, Inc. - \$20,000

Mayor Seiler recognized Mr. Cox who addressed the Commission with his thoughts and comments.

Vice Mayor McKinzie moved the item which was seconded by Commissioner Roberts.

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts,
Commissioner Trantalis and Mayor Seiler

CM-6 15-1217 Motion to Approve FY 2016 Not-For-Profit Grant Participation
Agreement with Sistrunk Historical Festival, Inc. - \$70,000

Mayor Seiler recognized Mr. Cox who addressed the Commission with his thoughts and comments.

Mayor Seiler recognized Charlie King who addressed the Commission with his thoughts and comments, and questioned the purpose of funding this festival.

There being no one else wishing to speak on this item, Commissioner Trantalis made a motion to close the public hearing, which was seconded by Commissioner Roberts. Roll call showed: Ayes: Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler. NAYS: None.

Commissioner Trantalis questioned City Manager Feldman as to why the funding is coming out of the general fund and not out of the CRA, similar to the Flagler Village events. City Manager Feldman responded that the festival funding has been taken out of the general fund for at least the last eight years. City Manager clarified that the City is in the process of establishing a policy for funding these types of events. Commissioner Trantalis and Mayor Seiler asked the City Manager to look into funding this event with CRA funds in the future.

Commissioner Trantalis moved the item which was seconded by Commissioner Roberts.

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts,
Commissioner Trantalis and Mayor Seiler

CM-7 15-1218 Motion to Approve FY 2016 Not-For-Profit Grant Participation
Agreement with Downtown Development Authority - \$100,000

Mayor Seiler recognized Mr. Cox who addressed the Commission with his thoughts and comments.

There being no one else wishing to speak on this item, Vice Mayor McKinzie made a motion to close the public hearing, which was seconded by Commissioner Roberts. Roll call showed: Ayes: Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler. NAYS: None.

Commissioner Trantalis commented that he had a discussion with City Manager Feldman and questioned why the funding was coming from the general fund to augment the existing Ambassador program that is specific to the downtown area's need and could be funded by the Downtown Development Authority (DDA). City Manager Feldman responded that it was his understanding that the DDA does not have the financial resources to support the program. Further discussion ensued on this topic.

Vice Mayor McKinzie moved the item which was seconded by Commissioner Roberts.

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts,

Commissioner Trantalis and Mayor Seiler

CM-8 15-1212 Motion to Approve FY 2016 Participation Areawide Council on Aging of Broward County, Inc. - \$46,568

Mayor Seiler recognized Mr. Cox who addressed the Commission with his thoughts and comments.

Commissioner Trantalis moved the item which was seconded by Vice Mayor McKinzie.

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

CM-9 15-1178 Motion to Approve an Agreement with Riverwalk Fort Lauderdale, Inc. for 2016 Riverwalk Events

Commissioner Trantalis moved the item which was seconded by Vice Mayor McKinzie.

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

CM-10 15-1157 Motion to Approve a Dock Rental Agreement with Yachting Promotions, Inc. and the Marine Industries Association of South Florida, Inc. for the 2015 Fort Lauderdale International Boat Show

Commissioner Rogers moved the item which was seconded by Vice Mayor McKinzie.

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

CM-11 15-1259 Motion to Approve a Community Partner Playground Agreement with KaBoom! for Warfield Park

Commissioner Rogers moved the item which was seconded by Vice Mayor McKinzie.

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

CM-12 15-0914 Motion Authorizing Professional Engineering Services for Fiveash Water Treatment Plant Hydrotreaters Influent Pipe Modifications - Hazen and Sawyer, P.C. - \$93,595 Task Order

Commissioner Rogers moved the item which was seconded by Vice Mayor McKinzie.

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

CM-13 15-1135 Motion Authorizing Design Services for Fort Lauderdale Executive Airport Airfield Lighting Rehabilitation Runway Incursion Mitigation - HOR Engineering, Inc. - \$27,413 Task Order

Commissioner Rogers moved the item which was seconded by Vice Mayor McKinzie.

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

CM-14 15-1236 Motion Authorizing the Execution of a Revocable License with Wisdom Village Crossing LP for NW 6th Street (between Andrews Avenue and NW 1st Avenue)

Commissioner Rogers moved the item which was seconded by Vice Mayor McKinzie.

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

CM-15 15-1318 Motion Amending Lien Settlement Agreement - 1700 NW 6 Avenue

Vice Mayor McKinzie moved the item which was seconded by Commissioner Rogers.

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

CM-16 15-0950 Motion to Approve a Revocable License Agreement with Broward County to Install and Maintain Pedestrian Refuges

REMOVED FROM AGENDA

CONSENT RESOLUTION

CR-1 15-1336 Resolution authorizing payment of legal fees in connection with New Markets Tax Credit Investment in the renovation of South Side School - \$50,000

Commissioner Rogers introduced the resolution which was read by title only.

ADOPTED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

CR-2 15-1361 Resolution approving and authorizing execution of a Services Agreement with Circle Management Group, Ltd., for the purpose of implementing Time Matters software

Commissioner Rogers introduced the resolution which was read by title only.

Mayor Seiler announced that additional funding was added to the Memorandum, which was published earlier in the day.

ADOPTED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

CR-3 15-1309 A Resolution Approving a First Amendment to Employment Contract between the City of Fort Lauderdale and John C. Herbst

Commissioner Roberts introduced the resolution which was read by title only.

ADOPTED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

CR-4 15-1249 Resolution Adopting the Fiscal Year 2016 State Legislative Priorities and Funding Requests for the City of Fort Lauderdale

Commissioner Roberts introduced the resolution which was read by title only.

ADOPTED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

CR-5 15-1310 Resolution Approving the Disposal of City-Owned Surplus Property located at 3110 SW 21st Street

Commissioner Roberts introduced the resolution which was read by title only.

ADOPTED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

CR-6 15-1323 Resolution Amending Resolution No. 15-159 to Announce the Revised Date for Scheduled Lease Approval for the Property at 600 Seabreeze Boulevard

Commissioner Trantalis questioned City Manager Feldman as to why the city is continuing to extend this item. City Manager Feldman responded that the lease is currently being drafted. Assistant City Attorney Dunckel was recognized and explained to the Commission why the lease is still in draft. Further discussion ensued on this topic.

Commissioner Roberts introduced the resolution which was read by title only.

ADOPTED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

CR-7 15-1325 Resolution Extending the Date for Consideration of Lease Approval for the "Historic Bry<;in Homes" Property at 301 Southwest 3rd Avenue to November 17, 2015

Commissioner Trantalis questioned Assistant City Attorney Dunckel as to why the city is continuing to extend this item. Assistant City Attorney Dunckel responded that he requested a list of proposed improvements that the tenant would undertake, and had yet to receive the information.

Mayor Seiler recognized Courtney Crush, Esq., who represents the proposed tenant, and advised the Commission that they she was not aware of the requested tenant improvements. Mayor Seiler asked Ms. Crush and Mr. Dunckel to get together and work on the tenant improvements, so that this item can be moved along. Mr. Dunckel clarified

that the tenant improvement list was coordinated through CBRE, who were working on the term sheet.

Commissioner Roberts introduced the resolution which was read by title only.

ADOPTED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts,
Commissioner Trantalis and Mayor Seiler

CR-8 15-1331 Resolution Accepting Conveyance of an Easement Deed from
American Golf Course Construction Company

Commissioner Trantalis introduced the resolution which was read by title only.

ADOPTED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts,
Commissioner Trantalis and Mayor Seiler

CR-9 15-1094 Resolution Adopting a Residential Street Light Policy

Commissioner Roberts introduced the resolution which was read by title only.

ADOPTED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts,
Commissioner Trantalis and Mayor Seiler

CR-10 15-1329 Resolution Authorizing the City Manager to Execute the Broward
Boating Improvement Program (BBIP) Notice of Limitation of Use/Site
Dedication Form for the Cox's Landing/15th Street Boat Ramp Grant
Closeout.

Mayor Seiler announced that additional language needed to be added to the Resolution.

Commissioner Roberts introduced the resolution which was read by title only.

ADOPTED AS AMENDED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts,
Commissioner Trantalis and Mayor Seiler

CR-11 15-1204 Resolution Authorizing Agreements for the Replacement of a 30 Inch
Water Main with the Florida Department of Transportation and Florida
Division of Treasury - \$1,080,910

Commissioner Roberts introduced the resolution which was read by title only.

ADOPTED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

CR-12 15-1225 Resolution for Imposition of Special Assessment Liens for Costs Associated with the Securing of Multiple Properties in the City of Fort Lauderdale

Commissioner Roberts introduced the resolution which was read by title only.

ADOPTED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

CR-13 15-1253 Resolution Imposing Special Assessment Liens for Lot Clearing

Commissioner Roberts introduced the resolution which was read by title only.

ADOPTED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

PURCHASING AGENDA

Mayor Seiler entertained a motion to approve Purchasing items 1 through 7. Commissioner Trantalis made a motion to approve Purchasing items 1 through 7, which was seconded by Commissioner Roberts.

Commissioner Roberts also commended City Manager Feldman for purchasing item 4 with regards to the enhanced training being done throughout the organization.

PUR-1 15-1104 Motion to Approve Additional Software Services, Maintenance, and Software Licenses - SunGard Public Sector- \$45,829

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

PUR-2 15-1118 Motion to Approve Fertilizer via Southeast Florida Governmental Purchasing Cooperative (Co-op) - \$300,000 (two-year cost)

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts,
Commissioner Trantalis and Mayor Seiler

PUR-3 15-1171 Motion to Approve Final Ranking for General Environmental
Engineering Services Continuing Contracts

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts,
Commissioner Trantalis and Mayor Seiler

PUR-4 15-1176 Motion to Approve Professional Training Services - Broward College -
\$127,125

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts,
Commissioner Trantalis and Mayor Seiler

PUR-5 15-1191 Motion to Approve Final Ranking and Authorization to Commence
Contract Negotiations for Aviation Engineering Services - Kimley-Horn
Inc.

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts,
Commissioner Trantalis and Mayor Seiler

PUR-6 15-1220 Motion to Approve Second Renewals to Agreements for Civil
Engineering Consultant Services

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts,
Commissioner Trantalis and Mayor Seiler

PUR-7 15-1229 Motion to Approve Construction Services for Palm Aire Village West
Entryway Phase II Project - Sagaris Corp. - \$57,945

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts,
Commissioner Trantalis and Mayor Seiler

CONSENT RESOLUTION CONTINUED

CR-14 15-1307 Resolution to Approve a New 30-Year Lease Agreement with Sheltair FXE Northside, LLC for the Redevelopment of Parcel 9 and the Development of Parcels 32 and 33 at Fort Lauderdale Executive Airport

Commissioner Trantalis introduced this resolution for discussion.

Mayor Seiler questioned City Manager Feldman as to whether the motion was a staff recommendation. City Manager replied that the recommendation is passed through from the Aviation Advisory Board. Mayor Seiler asked City Manager Feldman what staff's recommendation was and replied that he concurred with the City Auditor that the City should seek final invest offers. Commissioner Trantalis questioned City Manager Feldman as to whether the Airport Advisory vet all bids received. City Manager Feldman replied that they had a presentation from Sheltair, and provided copies of CPC's initial term sheet and the subsequent revised matrixes. City Manager Feldman clarified that there was representation present from both Sheltair and CPC at the Aviation Advisory Board meeting. Commissioner Roberts requested clarification from staff as to how many Aviation Advisory Board meetings addressed this topic. Acting Airport Manager Rufus James advised that there were a total of three board meetings where the topic was discussed. Mayor Seiler questioned Mr. James as to whether there was ever a meeting where both presentations were made and Mr. James advised there was not, but did advise that there were speaking opportunities for both parties over the course of the three meetings. Mr. James clarified that Sheltair did a verbal presentation with PowerPoint and CPC did a verbal presentation only. Further questions were responded to by Mr. James.

Mayor Seiler recognized Matthew Morrall, ESQ, representative for CPC Financial I, LLC, who addressed the Commission and stated that CPC was not given the opportunity to present their full presentation. Mr. Morrall provided additional comments and concerns on this item.

Mayor Seiler recognized Jerry Holland, Chairman and CEO of Sheltair, who addressed the Commission in support of this item and provided his company's history and current statistical data. A copy of the Sheltair packet and presentation from Mr. Holland is attached to these minutes.

Mayor Seiler recognized Todd S. Anderson, Senior Vice President of Real Estate and Development for Sheltair, who addressed the Commission in support of this item.

Mayor Seiler recognized Don Campion, President of Banyan Air Service, who addressed the Commission in support of this item. Commissioner Roberts questioned Mr. Campion as to whether the Maintenance of Operation Centers are being created or expanded. Mr. Campion responded that they are being expanded to handle larger aircraft maintenance and storage. Commissioner Roberts asked about competition, and Mr. Huston replied that the Boca Airport and Fort Lauderdale/Hollywood airport are the biggest competitors.

Mayor Seiler recognized Craig Huston, CEO of Banyan Air Service, who addressed the Commission in support of this item. Mr. Huston added that Miami-Opa Locka Executive Airport is also a competitor.

Mayor Seiler recognized Michael Moskowitz, ESQ, a representative of Sheltair, who addressed the Commission in support of this item. Mr. Moskowitz stated that CPC was given an opportunity to give a full presentation at the September board meeting, and noted additional opportunities CPC had to make presentations at other meetings.

There being no one else wishing to speak on this item, Commissioner Roberts made a motion to close the public

hearing, which was seconded by Commissioner Trantalis. Roll call showed: Ayes: Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler. NAYS: None.

City Auditor Herbst discussed the Memo that his office prepared for this item. His recommendation was to consider best and finals as part of the process for future parcels. A copy of Mr. Herbst's memorandum is attached to these minutes.

Further discussion ensued on this topic amongst the Mayor, Commissioners, City Manager, City Attorney, and Mr. James.

Mayor Seiler recognized Scott Allen, representative for CBRE, who addressed the Commission on this item. Mayor Seiler asked Mr. Allen to provide CBRE's recommendation and if he was in attendance at the Aviation Advisory Board meeting. Mr. Allen confirmed that he was at the Aviation Advisory Board meeting and advised their recommendation was ultimately to go with the Sheltair offer. He further stated that their recommendation was based upon the following; financial condition of Sheltair, history of their existence and longevity on FXE, as well as financial terms associated with rents of parcels 32 and 33. Mayor Seiler questioned if Mr. Allen had seen City Auditor Herbst's recommendations and he advised that he had not. Commissioner Trantalis asked Mr. Allen for his comments on CPC's proposal to make an investment and Mr. Allen replied that they have seen CPC's proposal and had presented a matrix comparing the two proposals to the Aviation Advisory Board, showing that the proposals are pretty close on financial terms to one another. Commissioner Trantalis questioned Mr. Allen as to why they recommended Sheltair over CPC, he replied that the decision was based on the nonfinancial reasons that he previously stated.

Mayor Seiler asked Mr. Morrall if CPC's debt was being made whole, he replied that based on Mr. Moskowitz's comments, CPC will be made whole.

Further discussion ensued on this topic.

Commissioner Roberts introduced the resolution which was read by title only.

ADOPTED

Aye: 4 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts,
and Commissioner Trantalis
Nay: 1 - Mayor Seiler

MOTIONS

M-1 15-1230 Motion to Approve an Event Agreement with Tarpon Bend Food and Tackle Riverwalk, LTD

There being no one present wishing to speak on this item, Commissioner Roberts made a motion to close the public hearing, which was seconded by Commissioner Trantalis. Roll call showed: Ayes: Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler. NAYS: None.

Mayor Seiler recognized Zach Foley, GM of Tarpon Bend Food and Tackle Riverwalk, LTD, who addressed the Commission and requested an extension to play outdoor amplified music until 2:00 am.

Commissioner Trantalis made a motion to not approve the event agreement past 11:00 pm and was seconded by Commissioner Rogers.

APPROVED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

M-2 15-1288 Motion to Approve an Event Agreement with P.D.K.N. P-4 LLC for Bokampers Halloween Bash

Mayor Seiler recognized Kristy Armada, ESQ, designated representative for That Bar, who addressed the Commission with her thoughts and comments on this item. She stated that their concern deals with the lack of parking for the area as a result of the event.

Mayor Seiler recognized Kevin Sheahan, GM of Bokampers, who addressed the Commission and advised that they are expecting to occupy 39 spots within their parking lot for the judging portion of their Halloween contest. Mr. Sheahan expects over 1,000 people to attend the event. He also stated that they have a current deal with the city that allows for them to purchase extra spots in the Tides garage, to cover the 39 spaces used. Commissioner Rogers questioned if people could park on the other side of the bridge and have people shuttled over to the location. Mr. Sheahan stated that he was not sure if that could be done. Further discussion ensued on potential parking locations for this event.

Commissioner Roberts questioned Diana Alarcon, Director of Transportation & Mobility, on the current status of the valet agreement. Ms. Alarcon advised that they have met with That Bar and are working with them to do a Special Events Valet parking for that evening, but have not yet completed a valet plan. Further discussion ensued on the usage of the Tides parking garage for regular nights and the night of the event.

At 9:30 pm, Mayor Seiler suggested that the representatives of Bokampers and That Bar step outside and work towards a compromise for the night of the event.

At 9:54 pm, Sue Shapiro addressed the Commission and discussed her concerns with the parking issues in the area. Further discussion ensued on the parking issues. Mr. Sheahan advised that he spoke with the valet company and they will set up an additional valet stand in front of That Bar. Bokampers agreed to also purchase an additional 40 spots in the Tides parking garage to compensate for the loss of spots in their lot.

Commissioner Trantalis questioned why city staff recommended allowing amplified music until 12:30 am. City Manager Feldman responded that the City has a process that allows anybody to come before the Commission and make their request for extended hours. Courtney Crush, ESQ, representative of Bokampers, addressed the Commission and discussed the event. Further discussion ensued on this topic.

Commissioner Roberts made a motion to approve the request by the applicant subject to the conditions as discussed on the record, and was seconded by Vice Mayor McKinzie.

APPROVED AS AMENDED

Aye: 4 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, and Mayor Seiler

Nay: 1 - Commissioner Trantalis

PUBLIC HEARINGS

PH-1 15-1189 Quasi-Judicial - Resolution Granting a Dock Waiver of Distance Limitations at 2401 SW 26th Avenue for the Installation of a Marginal Dock.

Anyone wishing to speak must be sworn in. Commission will announce any site visits, communications or expert opinions received and make them part of the record.

Mayor Seiler and the City Commissioners disclosed their site visits, communications, meetings and correspondence relating to this item.

Commissioner Rogers asked Stephanie Toothaker, ESQ if they had spoken on this item and she responded that they had not, but had sent him an email.

Mayor Seiler opened the floor for a public hearing. There being no one from the public wishing to speak, Commissioner Trantalis moved to close the public hearing and was seconded by Vice Mayor McKinzie. Ayes: Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler. Nays: None

Commissioner Trantalis introduced the resolution which was read by title only.

ADOPTED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

PH-2 15-1192 Resolution approving agreement with Broward County Property Appraiser's Office for Collection of Non-Ad Valorem Assessments

Mayor Seiler opened the floor for a public hearing. There being no one from the public wishing to speak, Commissioner Rogers moved to close the public hearing and was seconded by Commissioner Roberts. Ayes: Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler. Nays: None

Vice Mayor McKinzie introduced the resolution which was read by title only.

ADOPTED

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

ORDINANCE FIRST READING

OFR-1 15-1247 Ordinance Amending Section 20-135 of the Code of Ordinances

Relating to the City of Fort Lauderdale Police and Firefighters'
Retirement System - Authorizing In-Service Distributions

Mayor Seiler recognized Charlie King who addressed the Commission with his thoughts and comments .

Commissioner Roberts announced that he will be abstaining from this item and will file the proper paperwork .

There being no one else from the public wishing to speak , Commissioner Trantalis moved to close the public hearing and was seconded by Vice Mayor McKinzie. Ayes: Vice Mayor McKinzie, Commissioner Rogers, Commissioner Trantalis and Mayor Seiler. Abstain: Commissioner Roberts

Commissioner Trantalis asked City Manager Feldman to confirm that this is a practice in use and memorializing it with this amendment. City Manager Feldman stated this has been a practice but this Ordinance limits the positions that can be used for in-service distributions . Further discussion ensued on this matter.

Vice Mayor McKinzie introduced the Ordinance on FIRST reading, which was read in its entirety.

PASSED FIRST READING

Aye: 4 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Trantalis
and Mayor Seiler

Abstain: 1 - Commissioner Roberts

OFR-2 15-1330 Ordinance Amending and Restating the City of Fort Lauderdale
General Employees' Retirement System for Tax Qualification

Commissioner Trantalis introduced the Ordinance on FIRST reading, which was read in its entirety.

PASSED FIRST READING

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts,
Commissioner Trantalis and Mayor Seiler

ORDINANCE SECOND READING

OSR-1 15-1194 Ordinance amending Schedule I of the Pay Plan amending the title
of three (3) classifications ; creating three (3) new classifications ; and
amending Section 20-83 of the City Code of Ordinances designating
three (3) classes as "administrative assistants to the City Manager."

Commissioner Trantalis introduced the Ordinance on SECOND reading, which was read in its entirety.

ADOPTED ON SECOND READING

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts
Commissioner Trantalis and Mayor Seiler

OSR-2 15-0888 Ordinance Amending The City of Fort Lauderdale, Florida, Unified Land Development Regulations By Amending Sections 47 5. - Residential Zoning Districts And Residential Office Zoning Districts, 47-6. - Business Zoning Districts, 47-7. - Industrial Zoning Districts, 47-8. - Public Purpose Districts, 47-9. - X-Exclusive Use District, 47-10. - Commerce Center District, 47-11. - Commercial Recreation District, 47-12. - Central Beach Districts, 47-13. - Regional Activity Center Districts, 47-14. - General Aviation Districts, And 47-15. - Port Everglades Development District To Change The List Of Permitted And Conditional Uses To Include Park Uses; Creating Section 47-18.44 - Active And Passive Park To Define Active And Passive Park Use And Associated Accessory Uses; Amending Section 47-20 - Parking And Loading Zone Requirements To Reduce The Number Of Parking Spaces Required For Park Use; And Amending Section 47-8 To Add Cultural And Educational Facilities To The Parks, Recreation, And Open Space (P) District; Providing For Severability; Repeal Of Conflicting Ordinance Provisions; And Providing For An Effective Date

Commissioner Trantalis introduced the Ordinance on SECOND reading, which was read in its entirety.

ADOPTED ON SECOND READING

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

OSR-3 15-1142 Quasi-Judicial - Ordinance Vacating a Portion of Right-of-Way known as NE 5th Terrace - Between NE 7th Street and NE 8th Street - Flagler Village Land Trust - Case # V15001

Anyone wishing to speak must be sworn in. Commission will announce any site visits, communications or expert opinions received and make them part of the record.

Mayor Seiler and the City Commissioners disclosed their site visits, communications, meetings and correspondence relating to this item.

Mayor Seiler opened the floor for a public hearing. There being no one from the public wishing to speak, Commissioner Rogers moved to close the public hearing and was seconded by Commissioner Roberts. Ayes: Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler. Nays: None

Commissioner Rogers introduced the Ordinance on SECOND reading, which was read in its entirety.

ADOPTED ON SECOND READING

Aye: 5 - Vice Mayor McKinzie, Commissioner Rogers, Commissioner Roberts, Commissioner Trantalis and Mayor Seiler

OTHER TOPICS FOR DISCUSSION

Mayor Seiler requested that Acting City Clerk Jeffrey Modarelli be on the second meeting in November to discuss his status. Mayor Seiler stated that his recommendation at the November meeting will be to make Mr. Modarelli the permanent City Clerk and discuss his salary.

BD-2 15-1 338 Communications to the City Commission

Mayor Seiler opened for discussion on the Central City Redevelopment Advisory Board's communication on the NE 4th Avenue Complete Streets Project. Mayor Seiler stated that Wilton Dr. is trying to calm traffic and continue it down to 13th Street. Diana Alarcon, Director of Transportation & Mobility, addressed the Commission and advised that this is part of the MPO Complete Street Initiative. Ms. Alarcon further stated that the bicycle routes are used mostly on NE 4th Ave, where it makes the most sense to add the bicycle lanes. Commissioner Trantalis stated that Wilton Manors is narrowing Wilton Dr. for just a certain amount of block and not the entire roadway. Further discussion ensued on this topic.


City Manager Reports

City Manager Feldman advised that he sent a series of emails on Saturday pertaining to the Planning Council's recommendations regarding the City's request for 5,000 additional units in the downtown RAC. City Manager Feldman indicated that he was pretty much in agreement with the Planning Council staff's recommendation, with one exception to change one word in the recommendation dealing with the mitigation impacts of the transportation networks. The three areas that they commented on deal with transportation, affordable housing, and consistency with the education mitigation with the school board. City Manager asked for direction from the Commission on moving forward and asked that they support the Planning Councils staffs' recommendations with the one word change and not support County staff's recommendation. Mayor Seiler noted that he expressed his concerns to Broward County Mayor Tim Ryan with regards to Broward County's staff recommendations, and feels that the Commission should accept the Planning Council's recommendations. The Commission gave consensus to this plan.

Mayor Seiler closed with commending City Attorney Everett and her staff on good results on a couple cases.

ADJOURNMENT

There being no further business before the City Commission at this Regular Meeting, Mayor Seiler adjourned the meeting at 10:27 p.m.



John P. "Jack" Seiler
Mayor

ATTEST:



Jeffrey A. Modarelli
City Clerk

FORM 8B MEMORANDUM OF VOTING CONFLICT FOR COUNTY, MUNICIPAL, AND OTHER LOCAL PUBLIC OFFICERS

| | | | |
|---|-------------------|---|--|
| LAST NAME—FIRST NAME—MIDDLE NAME Roberts Bruce G | | NAME OF BOARD, COUNCIL, COMMISSION, AUTHORITY, OR COMMITTEE City of Fort Lauderdale Commission | |
| MAILING ADDRESS 100 N. Andrews Ave | | THE BOARD, COUNCIL, COMMISSION, AUTHORITY OR COMMITTEE ON WHICH I SERVE IS A UNIT OF: | |
| CITY Ft. Lauderdale | COUNTY Broward | <input checked="" type="checkbox"/> CITY <input type="checkbox"/> COUNTY <input type="checkbox"/> OTHER LOCAL AGENCY | |
| DATE ON WHICH VOTE OCCURRED 10/20/2015 | | NAME OF POLITICAL SUBDIVISION: Commission District 1 MY POSITION IS: <input checked="" type="checkbox"/> ELECTIVE <input type="checkbox"/> APPOINTIVE | |

CITY CLERK
2015 OCT 26 PM 6:08

WHO MUST FILE FORM 8B

This form is for use by any person serving at the county, city, or other local level of government on an appointed or elected board, council, commission, authority, or committee. It applies to members of advisory and non-advisory bodies who are presented with a voting conflict of interest under Section 112.3143, Florida Statutes.

Your responsibilities under the law when faced with voting on a measure in which you have a conflict of interest will vary greatly depending on whether you hold an elective or appointive position. For this reason, please pay close attention to the instructions on this form before completing and filing the form.

INSTRUCTIONS FOR COMPLIANCE WITH SECTION 112.3143, FLORIDA STATUTES

A person holding elective or appointive county, municipal, or other local public office **MUST ABSTAIN** from voting on a measure which would inure to his or her special private gain or loss. Each elected or appointed local officer also **MUST ABSTAIN** from knowingly voting on a measure which would inure to the special gain or loss of a principal (other than a government agency) by whom he or she is retained (including the parent, subsidiary, or sibling organization of a principal by which he or she is retained); to the special private gain or loss of a relative; or to the special private gain or loss of a business associate. Commissioners of community redevelopment agencies (CRAs) under Sec. 163.356 or 163.357, F.S., and officers of independent special tax districts elected on a one-acre, one-vote basis are not prohibited from voting in that capacity.

For purposes of this law, a "relative" includes only the officer's father, mother, son, daughter, husband, wife, brother, sister, father-in-law, mother-in-law, son-in-law, and daughter-in-law. A "business associate" means any person or entity engaged in or carrying on a business enterprise with the officer as a partner, joint venturer, coowner of property, or corporate shareholder (where the shares of the corporation are not listed on any national or regional stock exchange).

* * * * *

ELECTED OFFICERS:

In addition to abstaining from voting in the situations described above, you must disclose the conflict:

PRIOR TO THE VOTE BEING TAKEN by publicly stating to the assembly the nature of your interest in the measure on which you are abstaining from voting; *and*

WITHIN 15 DAYS AFTER THE VOTE OCCURS by completing and filing this form with the person responsible for recording the minutes of the meeting, who should incorporate the form in the minutes.

* * * * *

APPOINTED OFFICERS:

Although you must abstain from voting in the situations described above, you are not prohibited by Section 112.3143 from otherwise participating in these matters. However, you must disclose the nature of the conflict before making any attempt to influence the decision, whether orally or in writing and whether made by you or at your direction.

IF YOU INTEND TO MAKE ANY ATTEMPT TO INFLUENCE THE DECISION PRIOR TO THE MEETING AT WHICH THE VOTE WILL BE TAKEN:

- You must complete and file this form (before making any attempt to influence the decision) with the person responsible for recording the minutes of the meeting, who will incorporate the form in the minutes. (Continued on page 2)

APPOINTED OFFICERS (continued)

- A copy of the form must be provided immediately to the other members of the agency.
- The form must be read publicly at the next meeting after the form is filed.

IF YOU MAKE NO ATTEMPT TO INFLUENCE THE DECISION EXCEPT BY DISCUSSION AT THE MEETING:

- You must disclose orally the nature of your conflict in the measure before participating.
- You must complete the form and file it within 15 days after the vote occurs with the person responsible for recording the minutes of the meeting, who must incorporate the form in the minutes. A copy of the form must be provided immediately to the other members of the agency, and the form must be read publicly at the next meeting after the form is filed.

CITY CLERK
2015 OCT 28 PM 6:01

DISCLOSURE OF LOCAL OFFICER'S INTEREST

I, Bruce G. Roberts, hereby disclose that on October 20, 20 15 :

(a) A measure came or will come before my agency which (check one or more)

- ☒ inured to my special private gain or loss;
- ☐ inured to the special gain or loss of my business associate, _____ ;
- ☐ inured to the special gain or loss of my relative, _____ ;
- ☐ inured to the special gain or loss of _____, by whom I am retained; or
- ☐ inured to the special gain or loss of _____, which is the parent subsidiary, or sibling organization or subsidiary of a principal which has retained me.

(b) The measure before my agency and the nature of my conflicting interest in the measure is as follows:

OFR-1 15-1247 Ordinance Amending Section 20-135 of the Code of Ordinances Relating to the City of Fort Lauderdale Police and Firefighters' Retirement System - Authorizing In-Service Distributions

First reading of an ordinance amending Police and Firefighters' Retirement System of which I am a participant.

If disclosure of specific information would violate confidentiality or privilege pursuant to law or rules governing attorneys, a public officer, who is also an attorney, may comply with the disclosure requirements of this section by disclosing the nature of the interest in such a way as to provide the public with notice of the conflict.

Date Filed

October 26, 2015

Signature

Bruce G. Roberts

NOTICE: UNDER PROVISIONS OF FLORIDA STATUTES §112.317, A FAILURE TO MAKE ANY REQUIRED DISCLOSURE CONSTITUTES GROUNDS FOR AND MAY BE PUNISHED BY ONE OR MORE OF THE FOLLOWING: IMPEACHMENT, REMOVAL OR SUSPENSION FROM OFFICE OR EMPLOYMENT, DEMOTION, REDUCTION IN SALARY, REPRIMAND, OR A CIVIL PENALTY NOT TO EXCEED \$10,000.

Jeff Modarelli

From: John Herbst
Sent: Friday, October 16, 2015 5:58 PM
To: Bruce G. Roberts; Dean Trantalis; Jack Seiler; Maxine Singh; MJ Matthews; Robbi Uptegrove; Robert McKinzie; Romney Rogers; Safeea Ali; Scott Wyman; Tracy Roach
Cc: Lee Feldman; Cynthia Everett; Jeff Modarelli; Rufus James
Subject: Analysis of proposed lease terms at Fort Lauderdale Executive Airport
Attachments: memo 15-16.02.pdf

Attached please find my memo and analysis regarding the proposed lease for Parcels 9, 32, and 33 at Fort Lauderdale Executive Airport. Please let me know if you have any questions.

John Herbst, CPA, CGFO, CGMA
City Auditor
City of Fort Lauderdale
Ph: (954) 828-4350
E-Mail: jherbst@fortlauderdale.gov

You can't wait until the crisis to examine the fundamentals.

Under Florida law, most e-mail messages to or from City of Fort Lauderdale employees or officials are public records, available to any person upon request, absent an exemption. Therefore, any e-mail message to or from the City, inclusive of e-mail addresses contained therein, may be subject to public disclosure.



CITY OF
FORT LAUDERDALE

City Auditor's Office

Memorandum

Memo No: 15/16-02

Date: October 16, 2015

To: Honorable Mayor and Commissioners

From: John Herbst, CPA, CGFO, CGMA
City Auditor

Re: Fiscal Analysis of Proposed Lease Terms for Ground Lease at Fort Lauderdale Executive Airport

Background:

At the request of Commissioner Roberts, the City Auditor's Office (CAO) has performed a fiscal analysis of the competing proposals for the ground lease of Parcels 9, 32 and 33 at Fort Lauderdale Executive Airport (FXE). Based on communication with staff and representatives of both parties, I believe this analysis represents the most recent terms proposed by each company.

The lease proposals in hand were the result of negotiations between the parties and CBRE on the City's behalf. This resulted in proposals that differ on several key points:

- Commencement of the lease.
- Commencement/completion of construction of the new facilities.
- Rent to be paid at various points during the lease term.

| <u>Summary</u> | <u>Total Revenue</u> | <u>NPV</u> |
|-----------------------|-----------------------------|-------------------|
| CPC | \$19,024,131 | \$10,326,625 |
| Sheltair | \$17,547,673 | \$ 9,497,152 |
| Difference | \$ 1,476,458 | \$ 829,473 |

Two other considerations that the Commission may want to evaluate are:

- Ask Sheltair to commit to the year 6 rent of a minimum of \$.42 for parcels 32 and 33 if that figure is being relied on as a basis for the evaluation, since CPC's rent offer is firm.
- Requesting each proposer to provide a best and final offer.

The reason for the second suggestion is that the negotiation process is generally not thought to afford the public with the best possible outcome, relative to sealed bids. For example, federal contracts require the award of contracts on the basis of competitive bids, only permitting award

upon a negotiated basis in certain situations, that is, "where immediate delivery or performance is required by the public exigency." Research from the Quarterly Journal of Economics indicates that sealed bid auctions encouraged smaller bidders to participate in the process and reported higher revenue from sealed bidding.

Assumptions:

There are several assumptions that I made in the analysis:

1. Sheltair proposes to reset the rent for parcels 32 and 33 at year 6 based on a new appraisal of the parcels. Experience has shown that our appraisal values have gone up approximately 1 cent per year under the previous appraisals. I have therefore increased the projected rent from \$.37 per sq. ft. to \$.42 per sq. ft. in year 6 accordingly.
2. I used a discount rate of 4% (30 year muni bond rate) to calculate the NPV for the 30 year stream of rent and property tax revenue.
3. I held the millage rate steady at 4.1193 for the duration of the lease.
4. I did not attempt to project out revenue from fuel flow as there are no metrics available that would provide a rational and defensible basis for correlating fuel consumption to the proposed uses by the two proposers.
5. I projected out CPI based on the current 12 month figure of 0%, increasing to the long-term average of 2%, over several years.

cc: Lee R. Feldman, City Manager
Cynthia A. Everett, City Attorney
Jeff Modarelli, City Clerk

Attachment: Airport Lease Analysis

**CITY OF FORT LAUDERDALE
CITY AUDITOR'S OFFICE**

AIRPORT LEASE ANALYSIS

CPC

| | | SQ FT | | 537,399.72 | | 241,845.12 | | | | | |
|-------|-----------|------------|-----------|----------------|-----------|----------------|------------------|------------|--|--|--|
| YEAR | DATE | PARCEL 9 | RENT | PARCEL 32 & 33 | RENT | NEW INVESTMENT | PROPERTY TAX REV | | | | |
| 1 | 3/1/2016 | 251,570 | \$ 0.5350 | 113,214 | \$ 0.5350 | - | - | | | | |
| 2 | 11/1/2016 | 288,946 | \$ 0.5377 | 130,034 | \$ 0.5377 | - | - | 0.50% | | | |
| 3 | 11/1/2017 | 291,836 | \$ 0.5431 | 131,334 | \$ 0.5431 | - | - | 1.00% | | | |
| 4 | 11/1/2018 | 295,484 | \$ 0.5498 | 132,976 | \$ 0.5498 | 25,000,000 | 102,983 | 1.25% | | | |
| 5 | 11/1/2019 | 299,916 | \$ 0.5581 | 134,971 | \$ 0.5581 | 25,000,000 | 102,983 | 1.50% | | | |
| 6 | 11/1/2020 | 305,165 | \$ 0.5679 | 137,333 | \$ 0.5679 | 25,000,000 | 102,983 | 1.75% | | | |
| 7 | 11/1/2021 | 311,268 | \$ 0.5792 | 140,079 | \$ 0.5792 | 25,000,000 | 102,983 | 2.00% | | | |
| 8 | 11/1/2022 | 317,493 | \$ 0.5908 | 142,881 | \$ 0.5908 | 25,000,000 | 102,983 | 2.00% | | | |
| 9 | 11/1/2023 | 323,843 | \$ 0.6026 | 145,739 | \$ 0.6026 | 25,000,000 | 102,983 | 2.00% | | | |
| 10 | 11/1/2024 | 330,320 | \$ 0.6147 | 148,653 | \$ 0.6147 | 25,000,000 | 102,983 | 2.00% | | | |
| 11 | 11/1/2025 | 336,926 | \$ 0.6270 | 151,626 | \$ 0.6270 | 25,000,000 | 102,983 | 2.00% | | | |
| 12 | 11/1/2026 | 343,665 | \$ 0.6395 | 154,659 | \$ 0.6395 | 25,000,000 | 102,983 | 2.00% | | | |
| 13 | 11/1/2027 | 350,538 | \$ 0.6523 | 157,752 | \$ 0.6523 | 25,000,000 | 102,983 | 2.00% | | | |
| 14 | 11/1/2028 | 357,549 | \$ 0.6653 | 160,907 | \$ 0.6653 | 25,000,000 | 102,983 | 2.00% | | | |
| 15 | 11/1/2029 | 364,700 | \$ 0.6786 | 164,125 | \$ 0.6786 | 25,000,000 | 102,983 | 2.00% | | | |
| 16 | 11/1/2030 | 371,994 | \$ 0.6922 | 167,408 | \$ 0.6922 | 25,000,000 | 102,983 | 2.00% | | | |
| 17 | 11/1/2031 | 379,434 | \$ 0.7061 | 170,756 | \$ 0.7061 | 25,000,000 | 102,983 | 2.00% | | | |
| 18 | 11/1/2032 | 387,022 | \$ 0.7202 | 174,171 | \$ 0.7202 | 25,000,000 | 102,983 | 2.00% | | | |
| 19 | 11/1/2033 | 394,763 | \$ 0.7346 | 177,655 | \$ 0.7346 | 25,000,000 | 102,983 | 2.00% | | | |
| 20 | 11/1/2034 | 402,658 | \$ 0.7493 | 181,208 | \$ 0.7493 | 25,000,000 | 102,983 | 2.00% | | | |
| 21 | 11/1/2035 | 410,711 | \$ 0.7643 | 184,832 | \$ 0.7643 | 25,000,000 | 102,983 | 2.00% | | | |
| 22 | 11/1/2036 | 418,926 | \$ 0.7795 | 188,528 | \$ 0.7795 | 25,000,000 | 102,983 | 2.00% | | | |
| 23 | 11/1/2037 | 427,304 | \$ 0.7951 | 192,299 | \$ 0.7951 | 25,000,000 | 102,983 | 2.00% | | | |
| 24 | 11/1/2038 | 435,850 | \$ 0.8110 | 196,145 | \$ 0.8110 | 25,000,000 | 102,983 | 2.00% | | | |
| 25 | 11/1/2039 | 444,567 | \$ 0.8273 | 200,068 | \$ 0.8273 | 25,000,000 | 102,983 | 2.00% | | | |
| 26 | 11/1/2040 | 453,459 | \$ 0.8438 | 204,069 | \$ 0.8438 | 25,000,000 | 102,983 | 2.00% | | | |
| 27 | 11/1/2041 | 462,528 | \$ 0.8607 | 208,151 | \$ 0.8607 | 25,000,000 | 102,983 | 2.00% | | | |
| 28 | 11/1/2042 | 471,778 | \$ 0.8779 | 212,314 | \$ 0.8779 | 25,000,000 | 102,983 | 2.00% | | | |
| 29 | 11/1/2043 | 481,214 | \$ 0.8954 | 216,560 | \$ 0.8954 | 25,000,000 | 102,983 | 2.00% | | | |
| 30 | 11/1/2044 | 490,838 | \$ 0.9134 | 220,891 | \$ 0.9134 | 25,000,000 | 102,983 | 2.00% | | | |
| TOTAL | | 11,202,266 | | 5,041,337 | | | 2,780,528 | 19,024,131 | | | |
| NPV | | 6,090,663 | | 2,740,971 | | | 1,494,991 | 10,326,625 | | | |

SHELTAIR

| | | SQ FT | | 537,399.72 | | 241,845.12 | | | | | |
|-------|-----------|------------|-----------|----------------|-----------|----------------|------------------|------------|--|--|--|
| YEAR | DATE | PARCEL 9 | RENT | PARCEL 32 & 33 | RENT | NEW INVESTMENT | PROPERTY TAX REV | | | | |
| 1 | 11/1/2015 | 284,822 | \$ 0.5300 | - | \$ 0.3700 | - | - | | | | |
| 2 | 11/1/2016 | 286,246 | \$ 0.5327 | - | \$ 0.3719 | - | - | | | | |
| 3 | 11/1/2017 | 289,108 | \$ 0.5380 | 91,281 | \$ 0.3700 | 25,000,000 | 102,983 | | | | |
| 4 | 11/1/2018 | 292,722 | \$ 0.5447 | 92,422 | \$ 0.3746 | 25,000,000 | 102,983 | | | | |
| 5 | 11/1/2019 | 297,113 | \$ 0.5529 | 93,809 | \$ 0.3802 | 25,000,000 | 102,983 | | | | |
| 6 | 11/1/2020 | 302,313 | \$ 0.5625 | 101,575 | \$ 0.4200 | 25,000,000 | 102,983 | | | | |
| 7 | 11/1/2021 | 308,359 | \$ 0.5738 | 103,606 | \$ 0.4284 | 25,000,000 | 102,983 | | | | |
| 8 | 11/1/2022 | 314,526 | \$ 0.5853 | 105,679 | \$ 0.4370 | 25,000,000 | 102,983 | | | | |
| 9 | 11/1/2023 | 320,817 | \$ 0.5970 | 107,792 | \$ 0.4457 | 25,000,000 | 102,983 | | | | |
| 10 | 11/1/2024 | 327,233 | \$ 0.6089 | 109,948 | \$ 0.4546 | 25,000,000 | 102,983 | | | | |
| 11 | 11/1/2025 | 333,778 | \$ 0.6211 | 112,147 | \$ 0.4637 | 25,000,000 | 102,983 | | | | |
| 12 | 11/1/2026 | 340,453 | \$ 0.6335 | 114,390 | \$ 0.4730 | 25,000,000 | 102,983 | | | | |
| 13 | 11/1/2027 | 347,262 | \$ 0.6462 | 116,678 | \$ 0.4824 | 25,000,000 | 102,983 | | | | |
| 14 | 11/1/2028 | 354,207 | \$ 0.6591 | 119,011 | \$ 0.4921 | 25,000,000 | 102,983 | | | | |
| 15 | 11/1/2029 | 361,292 | \$ 0.6723 | 121,391 | \$ 0.5019 | 25,000,000 | 102,983 | | | | |
| 16 | 11/1/2030 | 368,517 | \$ 0.6857 | 123,819 | \$ 0.5120 | 25,000,000 | 102,983 | | | | |
| 17 | 11/1/2031 | 375,888 | \$ 0.6995 | 126,296 | \$ 0.5222 | 25,000,000 | 102,983 | | | | |
| 18 | 11/1/2032 | 383,405 | \$ 0.7134 | 128,822 | \$ 0.5327 | 25,000,000 | 102,983 | | | | |
| 19 | 11/1/2033 | 391,074 | \$ 0.7277 | 131,398 | \$ 0.5433 | 25,000,000 | 102,983 | | | | |
| 20 | 11/1/2034 | 398,895 | \$ 0.7423 | 134,026 | \$ 0.5542 | 25,000,000 | 102,983 | | | | |
| 21 | 11/1/2035 | 406,873 | \$ 0.7571 | 136,707 | \$ 0.5653 | 25,000,000 | 102,983 | | | | |
| 22 | 11/1/2036 | 415,010 | \$ 0.7723 | 139,441 | \$ 0.5766 | 25,000,000 | 102,983 | | | | |
| 23 | 11/1/2037 | 423,311 | \$ 0.7877 | 142,229 | \$ 0.5881 | 25,000,000 | 102,983 | | | | |
| 24 | 11/1/2038 | 431,777 | \$ 0.8035 | 145,074 | \$ 0.5999 | 25,000,000 | 102,983 | | | | |
| 25 | 11/1/2039 | 440,412 | \$ 0.8195 | 147,976 | \$ 0.6119 | 25,000,000 | 102,983 | | | | |
| 26 | 11/1/2040 | 449,221 | \$ 0.8359 | 150,935 | \$ 0.6241 | 25,000,000 | 102,983 | | | | |
| 27 | 11/1/2041 | 458,205 | \$ 0.8526 | 153,954 | \$ 0.6366 | 25,000,000 | 102,983 | | | | |
| 28 | 11/1/2042 | 467,369 | \$ 0.8697 | 157,033 | \$ 0.6493 | 25,000,000 | 102,983 | | | | |
| 29 | 11/1/2043 | 476,716 | \$ 0.8871 | 160,173 | \$ 0.6623 | 25,000,000 | 102,983 | | | | |
| 30 | 11/1/2044 | 486,251 | \$ 0.9048 | 163,377 | \$ 0.6755 | 25,000,000 | 102,983 | | | | |
| TOTAL | | 11,133,174 | | 3,530,988 | | | 2,883,510 | 17,547,673 | | | |
| NPV | | 6,067,975 | | 1,842,636 | | | 1,586,542 | 9,497,152 | | | |

ASSUMPTIONS

- CPC FIRST YEAR IS 10.5 MONTHS ONLY
- SHELTAIR 6 YEAR RESET ESTIMATE INCREASED \$.05 TO \$.42 BASED ON TREND IN PAST INCREASES
- DISCOUNT RATE FOR NPV 4%
- MILLAGE ASSUMED CONSTANT AT 4.1193

CR-14 provided by Terry Holland

FBOs • Properties • Construction

SHELTAIR





What began in 1963 as a South Florida construction company founded by Jerry Holland has now grown into Sheltair - a diversified aviation company offering FBO services, property leasing and construction expertise throughout Florida, Georgia and New York.

Sheltair is unique in the breadth of its offerings, including:

- Thirteen luxurious FBOs with nationally recognized customer service
- Office and hangar leasing at eighteen airports
- Construction and construction management, including build-to-suit office and hangar options with unmatched knowledge in aviation needs and requirements

While the range of services Sheltair offers is unique, it is the way we approach each customer's needs that truly sets us apart. Mr. Holland has instilled in all 300+ Sheltair associates his passion for not just meeting, but exceeding, our customers' expectations in every way possible. If you're ready to experience that level of service and commitment, we invite you to discover more about Sheltair.

sheltairaviation.com



Built to the highest standards.



The top half of the advertisement features a dark, grainy aerial photograph of a modern building at night. The building's illuminated roofline and architectural details are visible against the dark sky. Above this image is a horizontal strip containing a technical drawing or map of a city grid, with labels such as '1150 PMS ST', 'PIPER VILLAGE', '3000', '105', and 'TO THE'.



FBOs

Properties

Construction

Built to the highest standards.

As a result of building more than three million square feet of aviation-related facilities, Sheltair's airport-based construction experience is unmatched. We offer turnkey construction and construction management capabilities that can meet any customer's needs.

Whether you need airport-based offices, corporate hangars, hangar/office combinations or something else, it's likely Sheltair has built something similar and has a level of experience and expertise you need. You can be assured of outstanding quality in both the process and the finished product. Construction services include:

- Knowledgeable site surveys and project feasibility assessments*
- Compliance with local and FAA regulations*
- Master planning for larger developments and long-term needs*
- Management of architectural and engineering services*
- Construction documents, regulatory approvals and proper permitting services*

When you're ready to get started on your next aviation-related construction project, give us a call and let us show you the Sheltair difference.



Giving you the space you need.

Giving you the space you need.

When you need hangar or office space, Sheltair can find the perfect fit for you. With more than three million square feet of aviation-related space throughout 18 properties in Florida, Georgia and New York and unrivaled industry expertise, Sheltair leasing professionals are ready to meet – and exceed – your expectations.

Sheltair lease options include:

- Corporate and community hangars
- Individual T- and box hangars
- Office space with airfield views
- Wide variety of office sizes, airport visibility/access and convenient locations
- Hangar/office complexes
- Design/build space to customer specifications

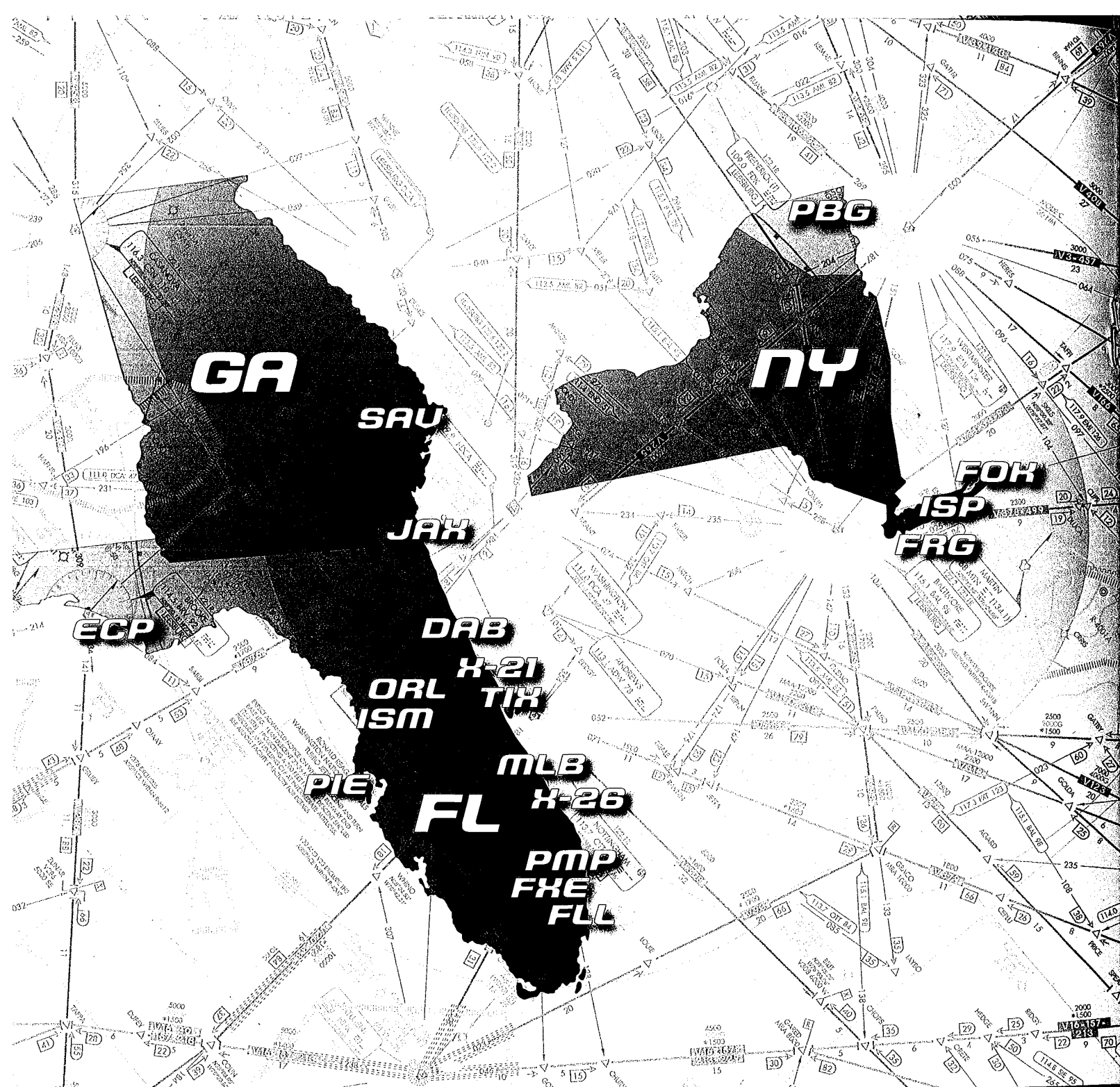
Expertly managed and ideally located, Sheltair properties are the best choice when your business needs airport exposure and access. Because we have a variety of office space choices for any size aviation-related business, we should be your first call when you need space.

For the most current listing of available properties and locations, visit the Sheltair website or call us today.

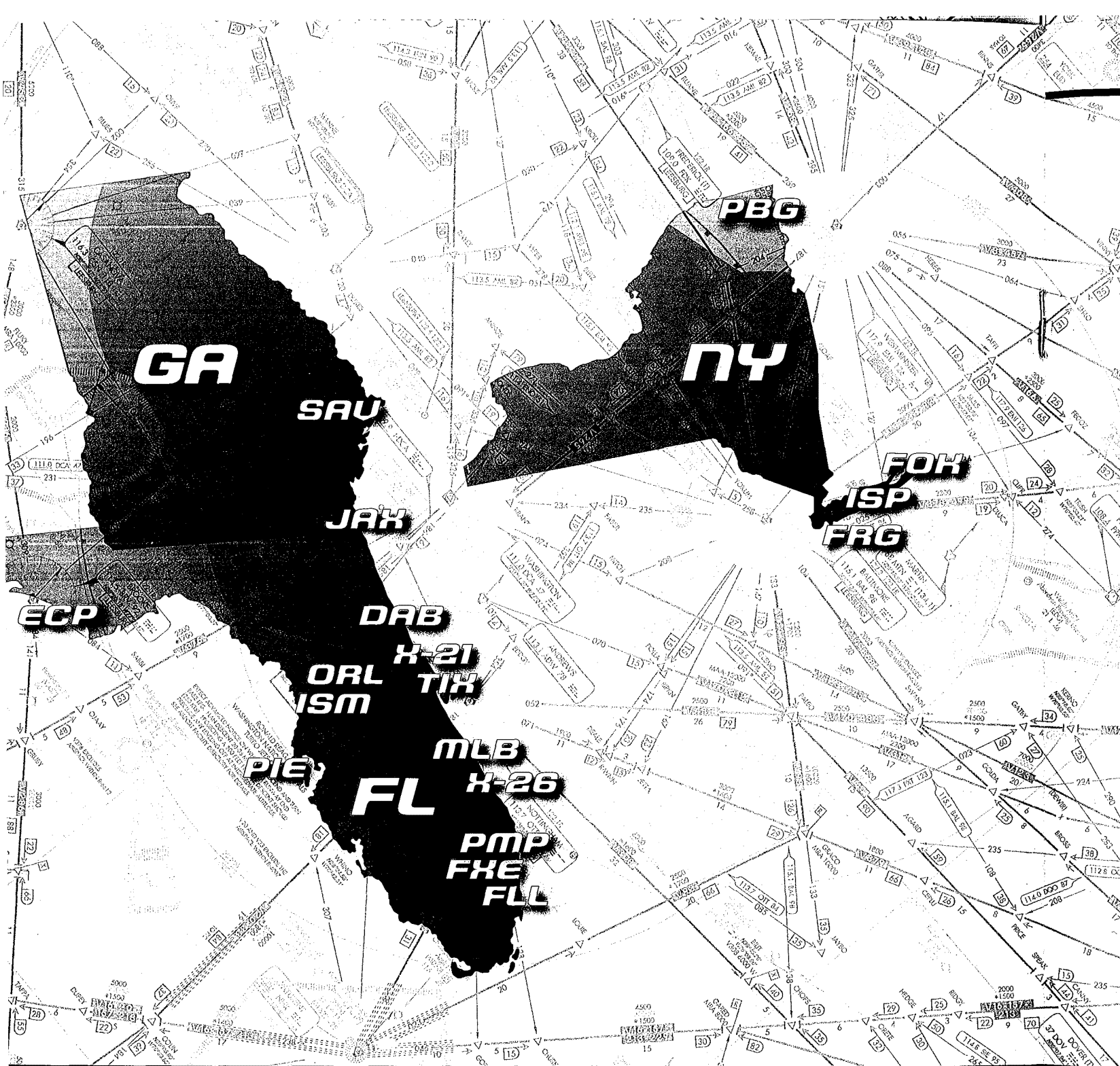
631-588-0303 (NY) • 877-856-3330 (CENTRAL, NORTH FL & GA)

800-940-2641 (FXE, PMP & ECP) • 800-394-5388 (FLL ONLY)

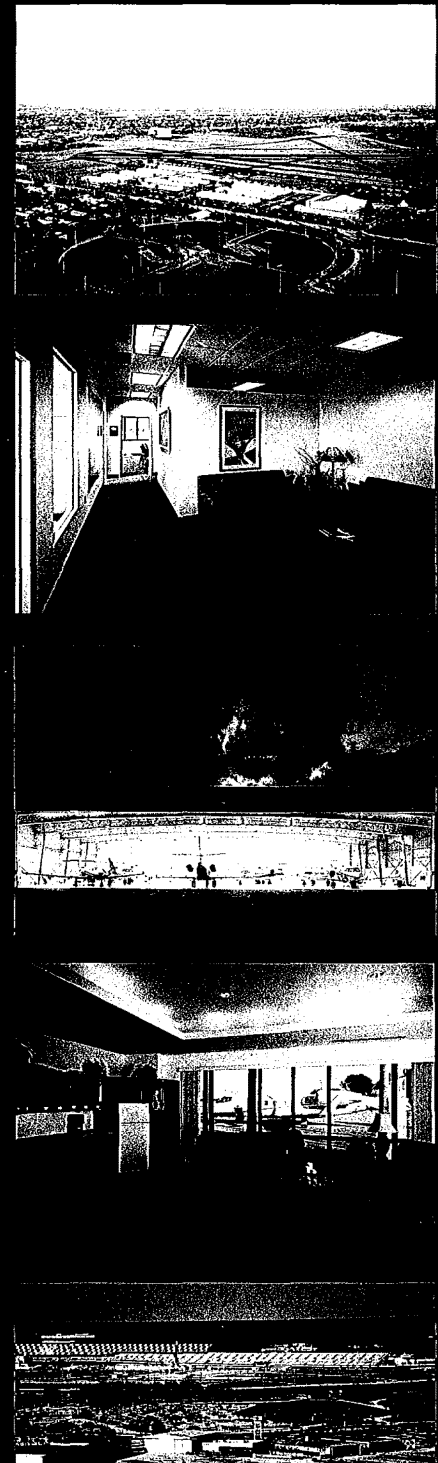
sheltairaviation.com/properties



Set your sights on one of our 18 sites.



Set your sights on one of our 18 sites.



DAB Daytona Beach International DAYTONA BEACH, FL

ECP Northwest Florida Beaches International PANAMA CITY BEACH, FL

FLL Ft. Lauderdale-Hollywood International FT. LAUDERDALE, FL

FOH Francis S. Gabreski WESTHAMPTON BEACH, NY

FRG Republic FARMINGDALE, NY

FXE Ft. Lauderdale Executive FT. LAUDERDALE, FL

ISM Kissimmee Gateway KISSIMMEE, FL

ISP Long Island MacArthur ISLIP, NY

JAX Jacksonville International JACKSONVILLE, FL

MLB Melbourne International MELBOURNE, FL

ORL Orlando Executive ORLANDO, FL

PBG Plattsburgh International PLATTSBURGH, NY

PIE St. Petersburg-Clearwater International CLEARWATER, FL

PMP Pompano Beach Airpark POMPANO BEACH, FL

SAU Savannah/Hilton Head International SAVANNAH, GA

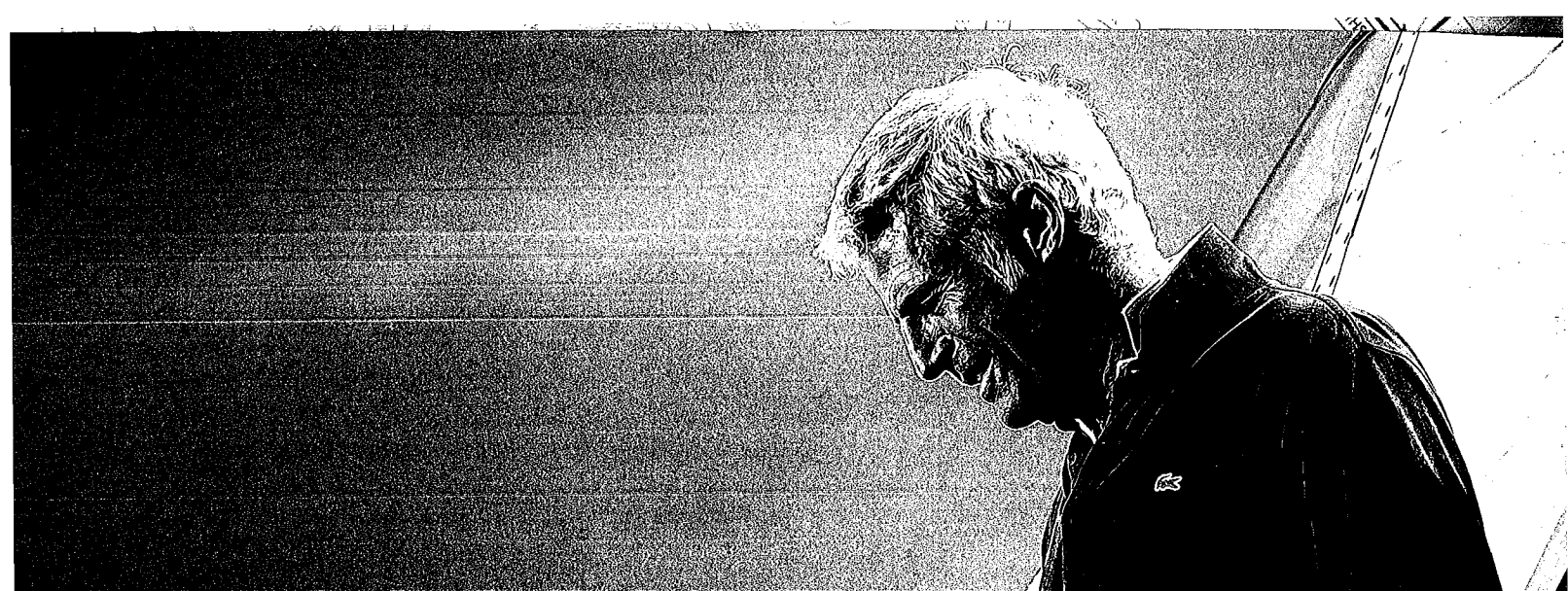
TIH Space Coast Regional TITUSVILLE, FL

H-21 Arthur Dunn Airpark TITUSVILLE, FL

H-26 Sebastian Municipal SEBASTIAN, FL

631-588-0303 (NY) • 877-856-3330 (CENTRAL, NORTH FL & GA)

800-940-2641 (FXE, PMP & ECP) • 800-394-5388 (FLL ONLY)



Everything you need when you're on the ground.





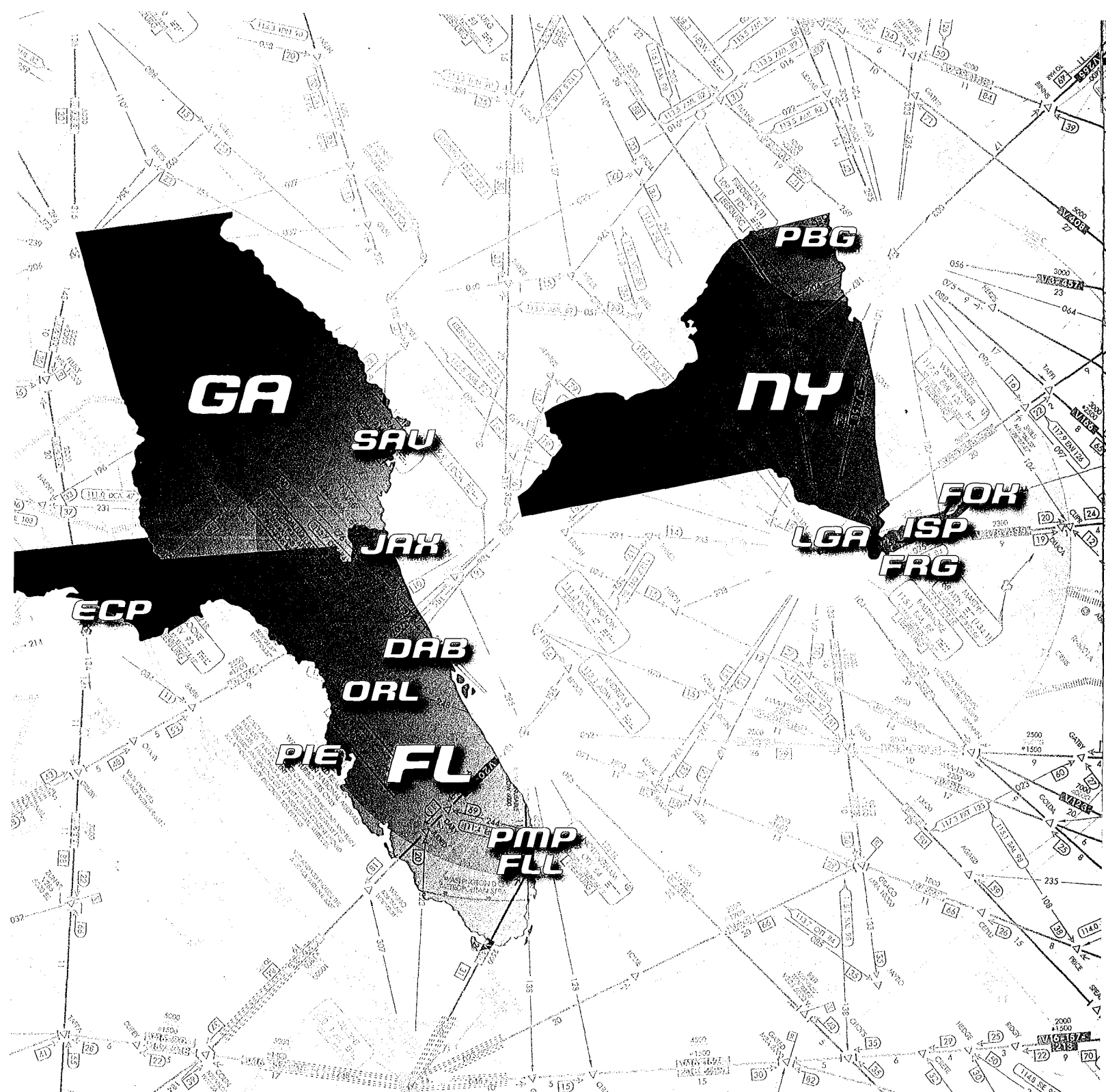
Everything you need when you're on the ground.

The Sheltair network of Fixed Base Operations (FBOs) offers unmatched levels of personal service upon which our customers have come to rely. We provide ground support at thirteen airports in Florida, Georgia and New York from highly trained professionals with years of experience.

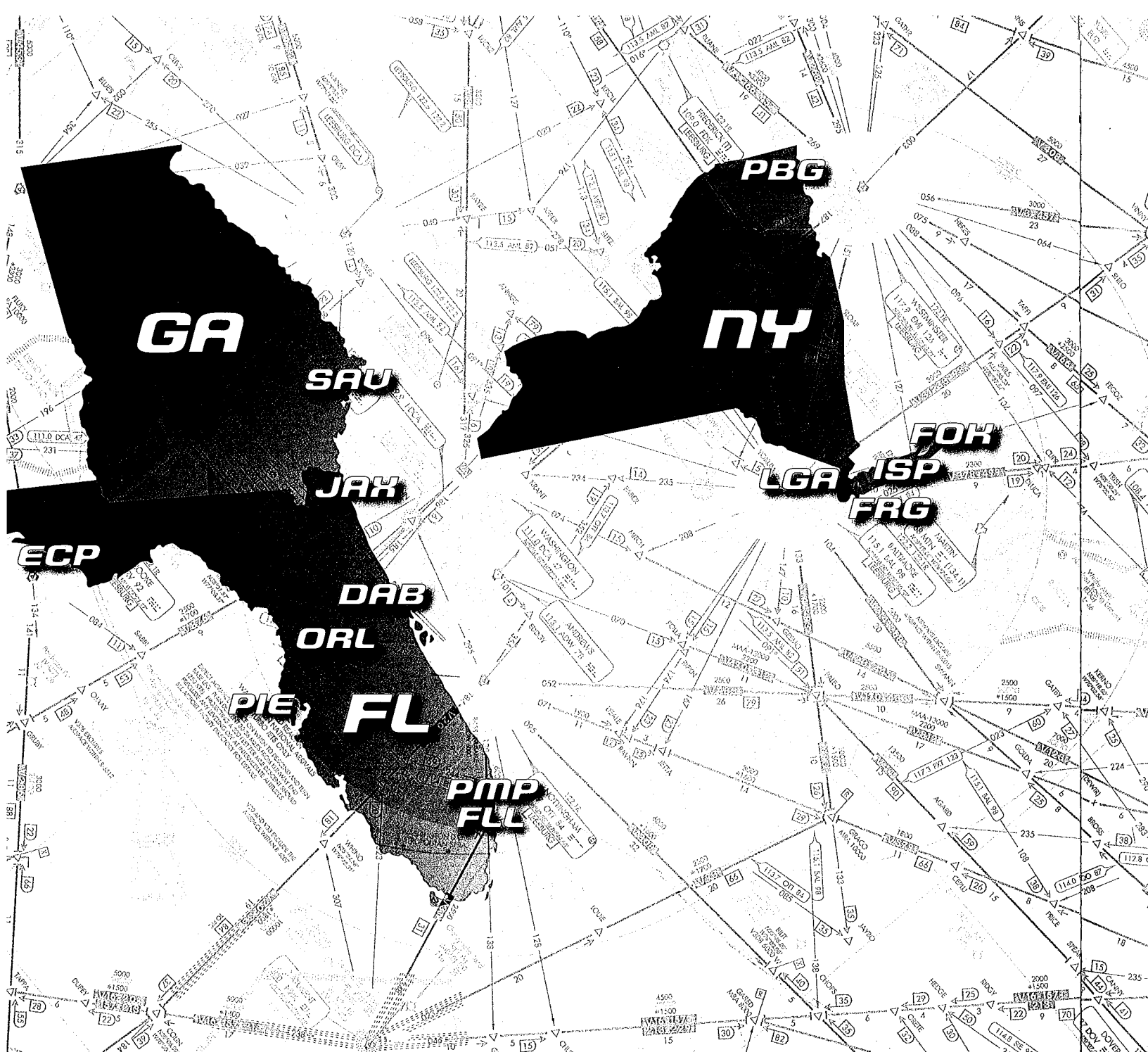
With the highest standards for service and safety, plus exceptional executive facilities, Sheltair is simply the best choice to handle your aviation needs. Do you need a comfortable pilot's lounge or a conference room for an executive meeting? You'll find them both at Sheltair. Do you need information about the town or a car to see it in? Our team is ready to take care of any request - small to large and ordinary to extraordinary.

Every time you fly into Sheltair, we will create the best experience possible for every member of your party.

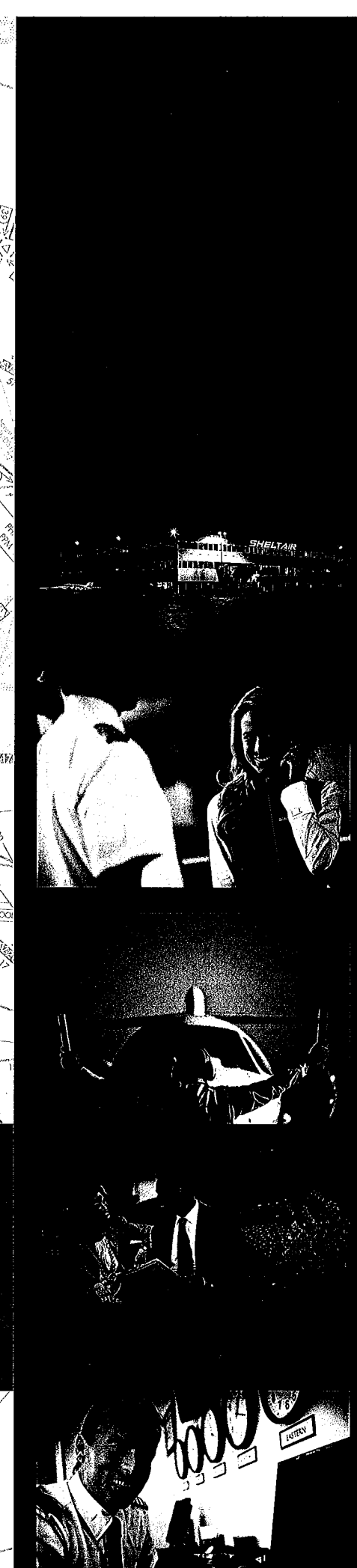
For more details, visit our website for a current listing of our locations and services. Then stop by any Sheltair FBO and see for yourself why we are known for providing one of the industry's most memorable FBO experiences.



13 locations where you'll be treated like #1.



13 locations where you'll be treated like #1.



From arrival to departure, you'll be treated to:

- First-class facilities
- Superior ground support
- Wireless internet
- Conference rooms
- Flight planning/weather room
- Pilots lounge/snooze rooms
- Available crew cars
- Complimentary refreshments, popcorn and snacks
- Full concierge services

DAB Daytona Beach International DAYTONA BEACH, FL

ECP Northwest Florida Beaches International PANAMA CITY BEACH, FL

FLL Ft. Lauderdale-Hollywood International FT. LAUDERDALE, FL

FOK Francis S. Gabreski WESTHAMPTON BEACH, NY

FRG Republic FARMINGDALE, NY

ISP Long Island MacArthur ISLIP, NY

JAX Jacksonville International JACKSONVILLE, FL

LGA LaGuardia NEW YORK, NY

ORL Orlando Executive ORLANDO, FL

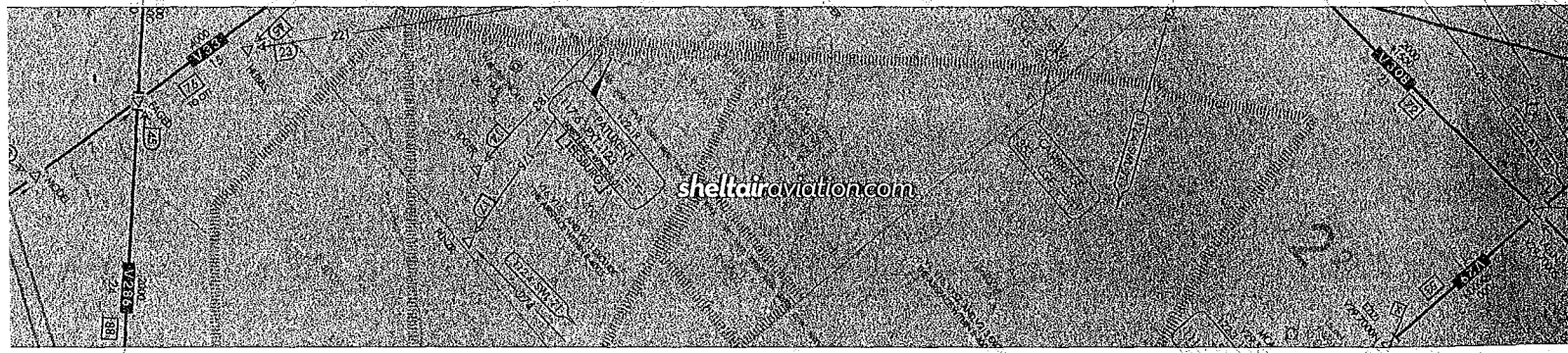
PBG Plattsburgh International PLATTSBURGH, NY

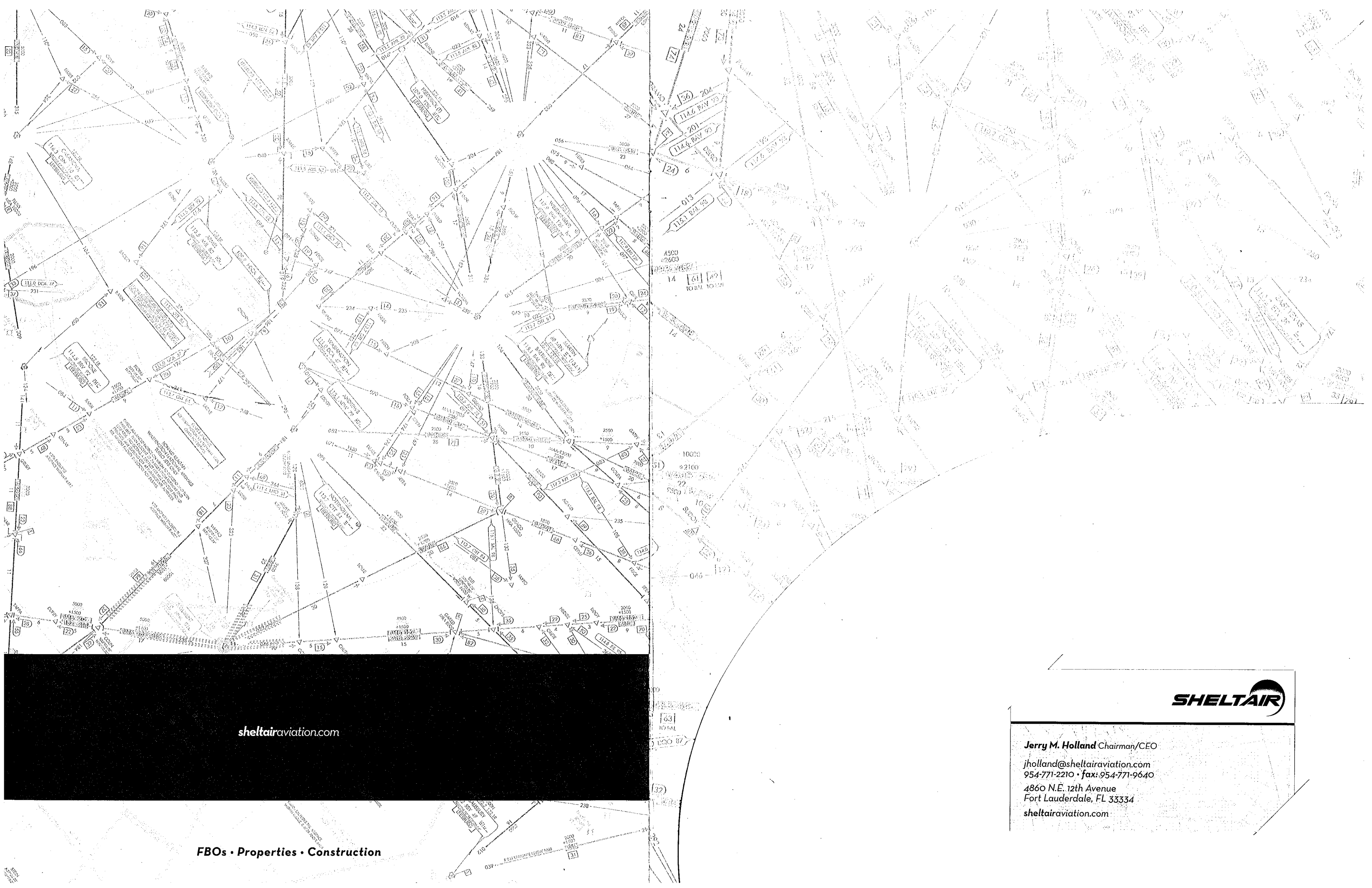
PIE St. Petersburg-Clearwater International CLEARWATER, FL

PMP Pompano Beach Airpark POMPANO BEACH, FL

SAV Savannah/Hilton Head International SAVANNAH, GA

800-394-5388 • sheltairaviation.com/fbos





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FBOs • Properties • Construction



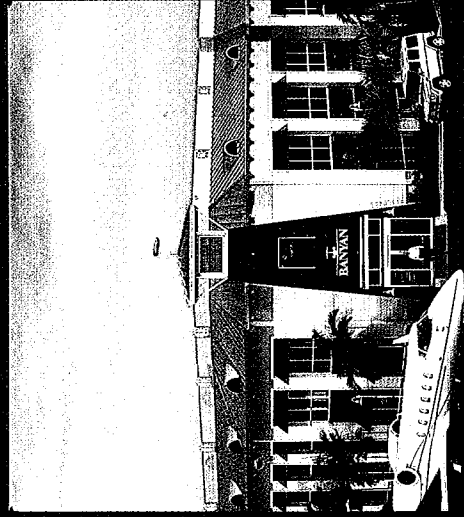
Jerry M. Holland Chairman/CEO

jholland@sheltairaviation.com

954-771-2210 • fax: 954-771-9640

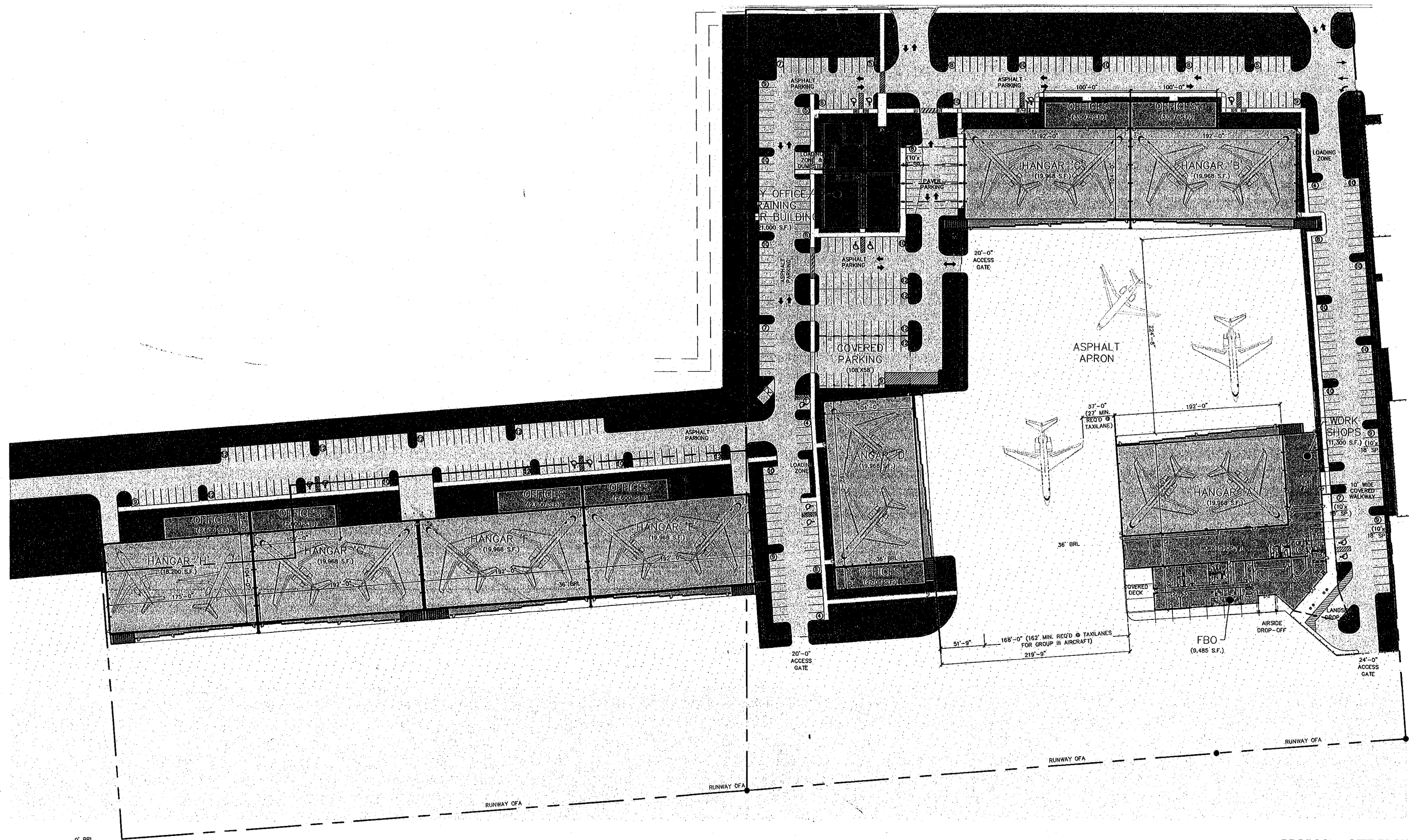
4860 N.E. 12th Avenue
Fort Lauderdale, FL 33334

sheltairaviation.com



South Florida's First Choice For
Personal and Business Aviation Services

CYPRESS CREEK ROAD (NW 62nd STREET)



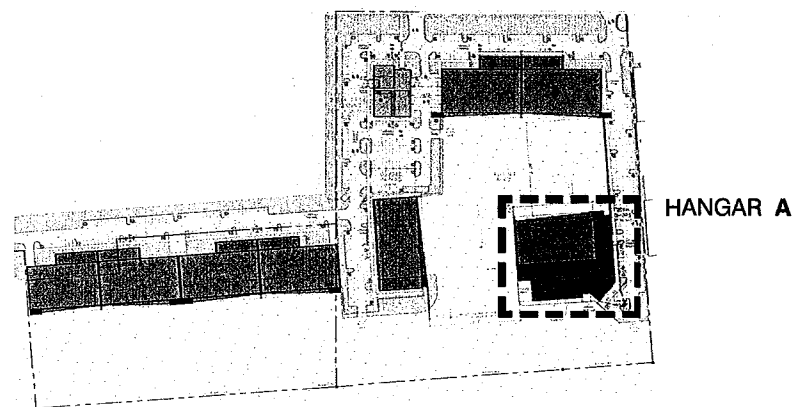
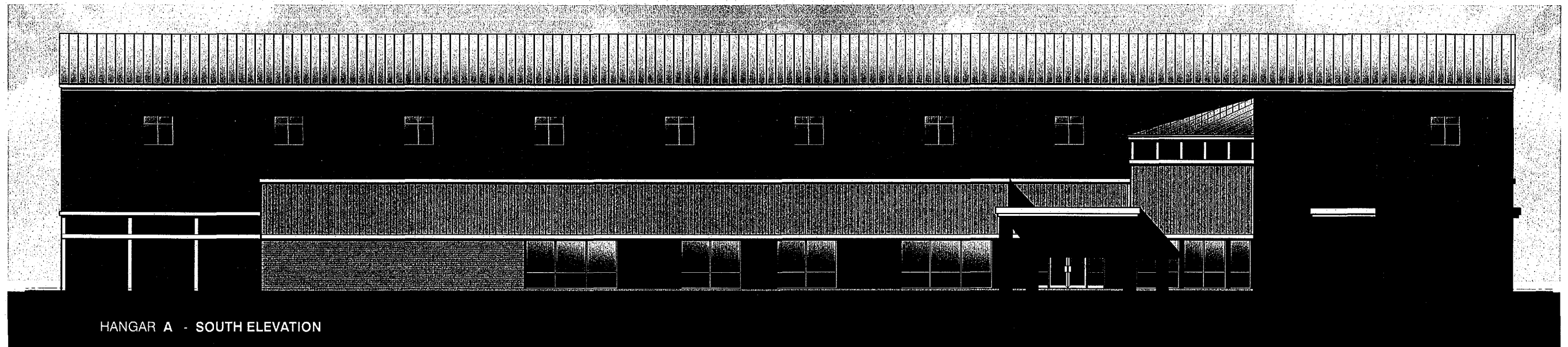
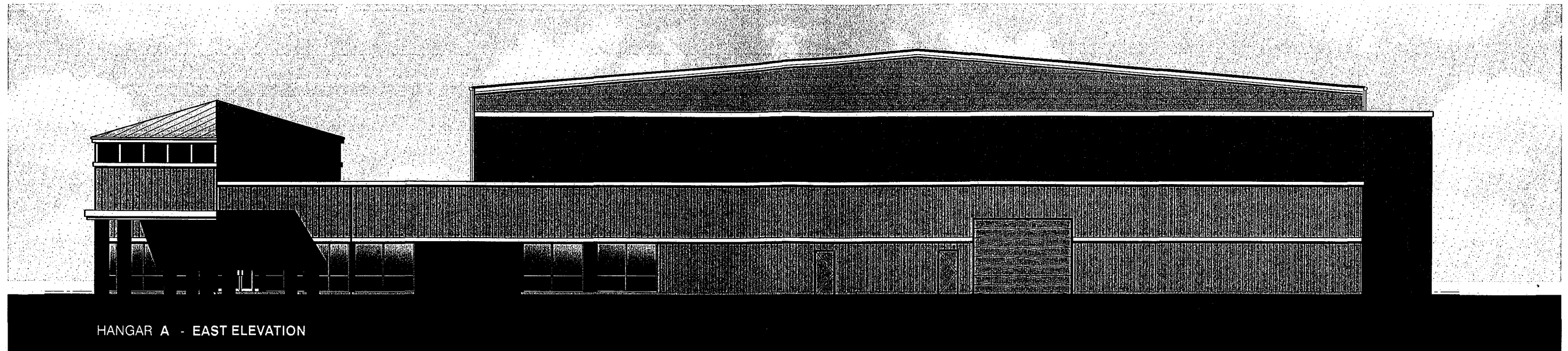
0' BRL



PROPOSED SITE PLAN

NORTHSIDE HANGAR
CYPRESS CREEK RD, FORT LAUDERDALE, FLORIDA

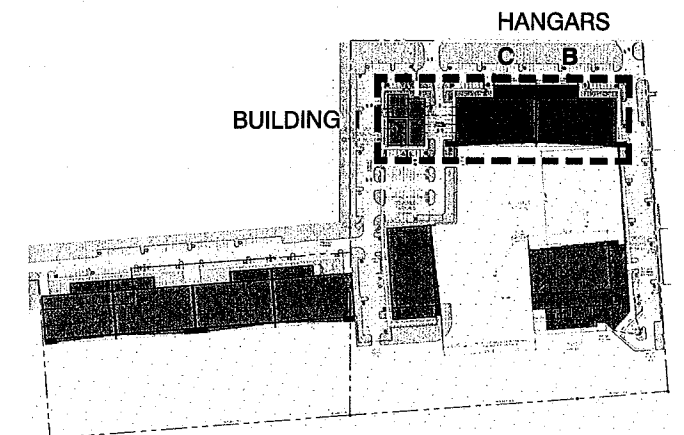
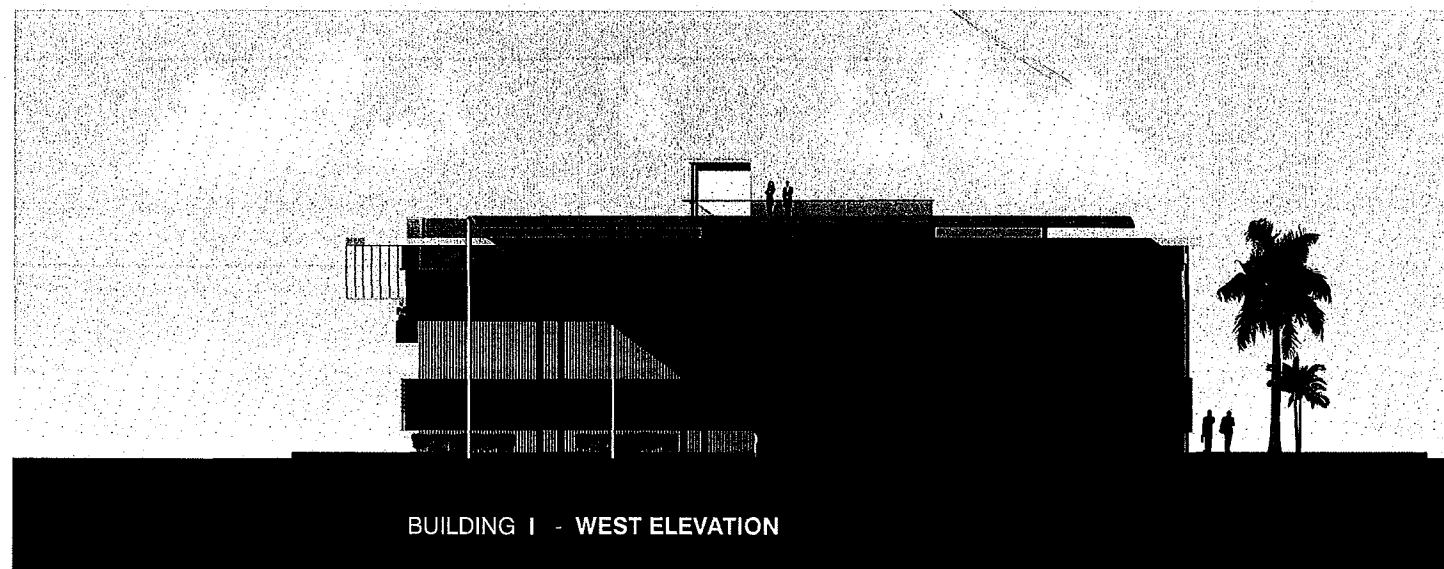
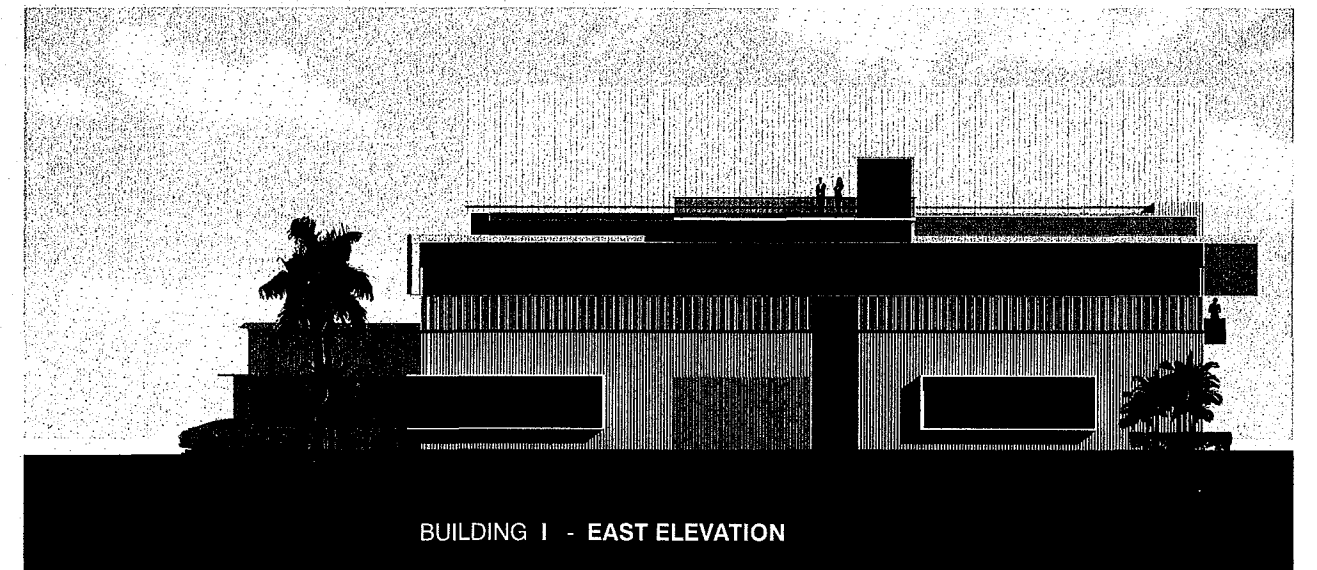
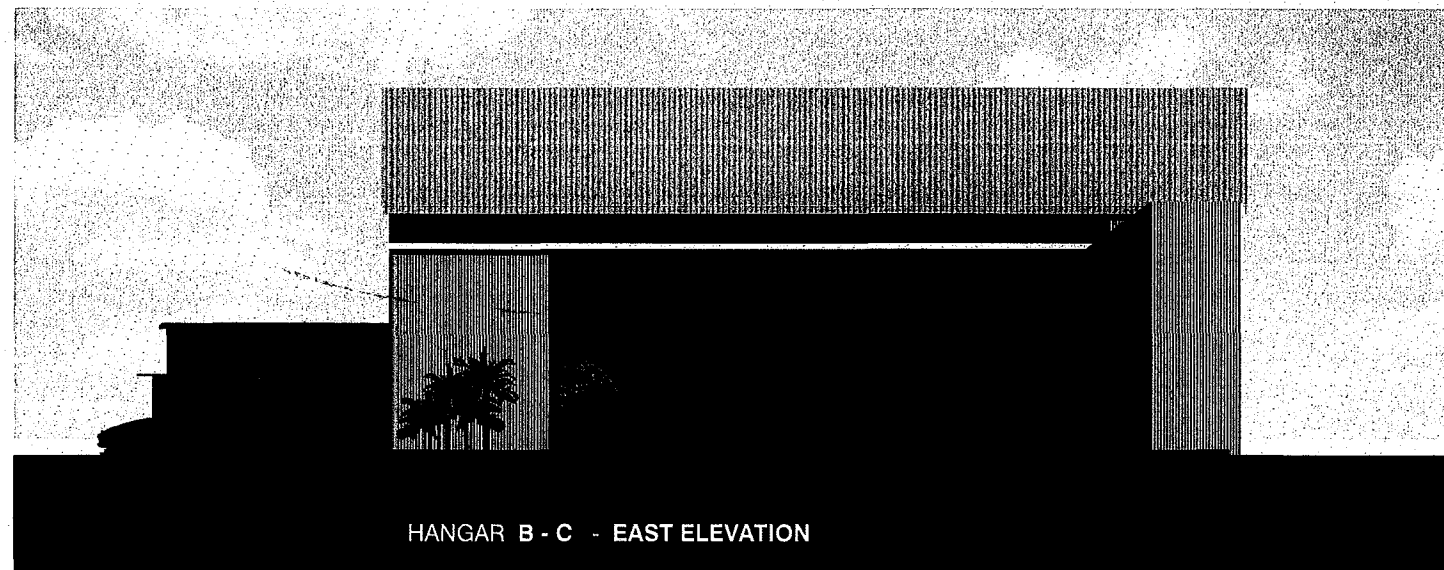
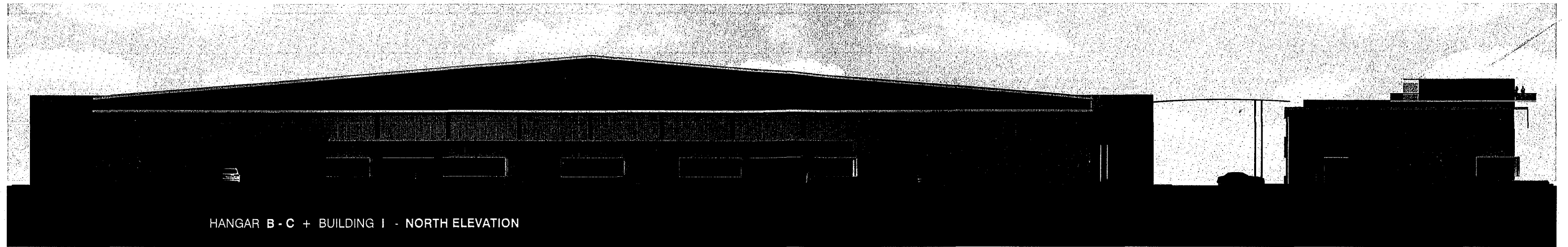
KENNETH
CARLSON
ARCHITECT - P.A.
DESIGN
PLANNING
INTERIORS



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SCALE: 1/8" = 1'-0"

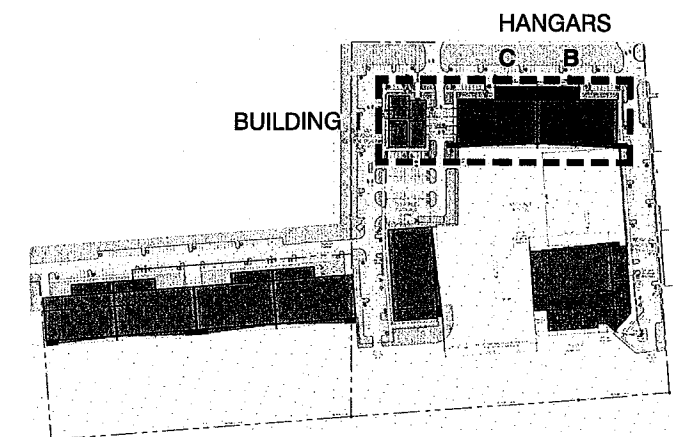
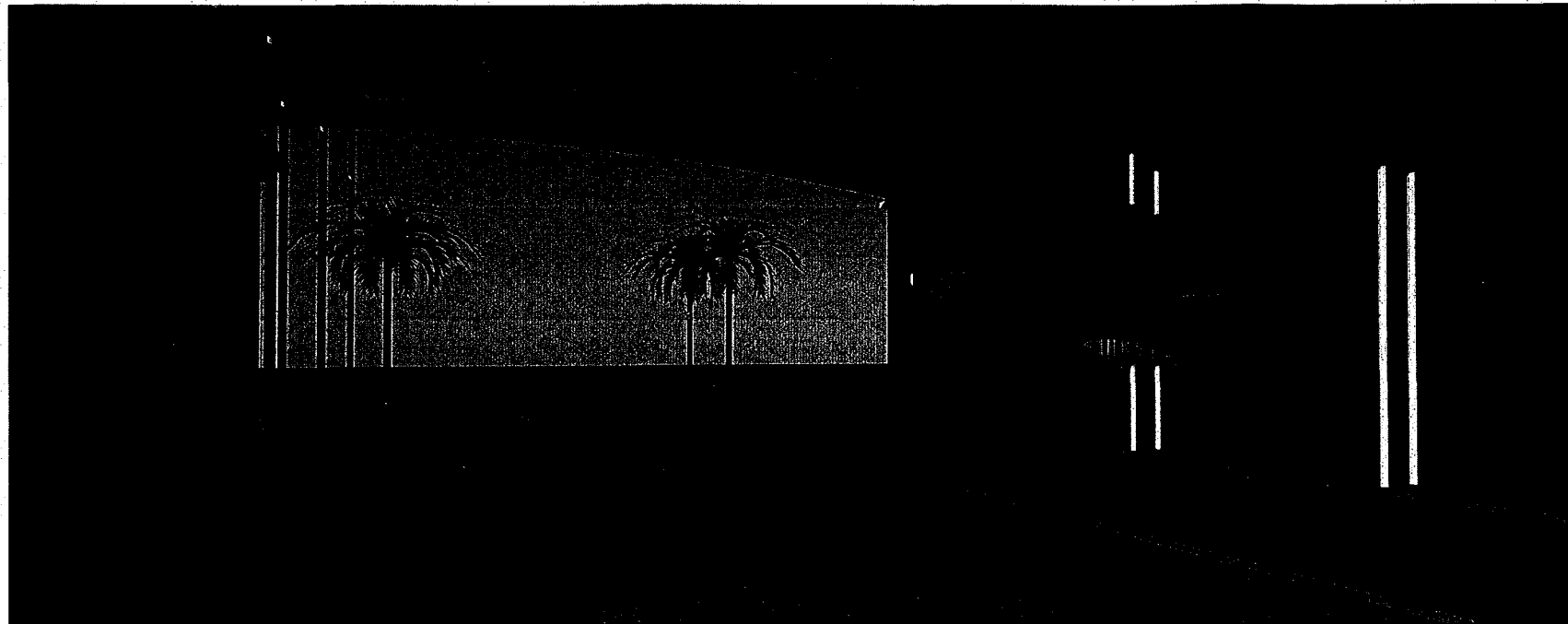
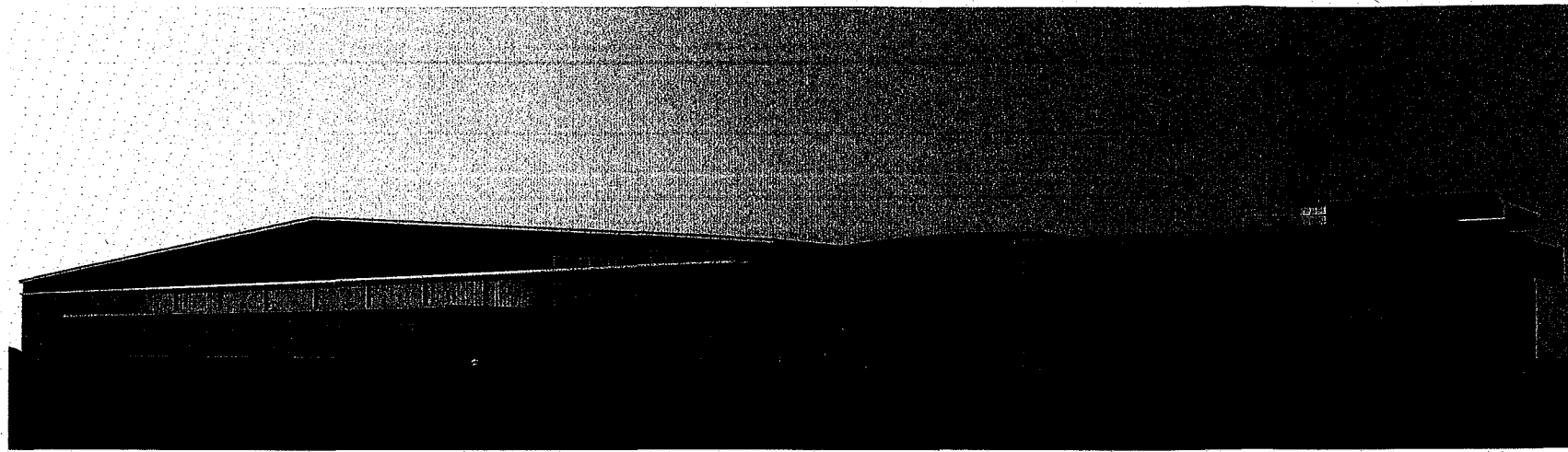
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NORTHSIDE HANGAR
CYPRESS CREEK RD, FORT LAUDERDALE, FLORIDA

KENNETH
CARLSON
ARCHITECT - P.A.
DESIGN
PLANNING
INTERIORS



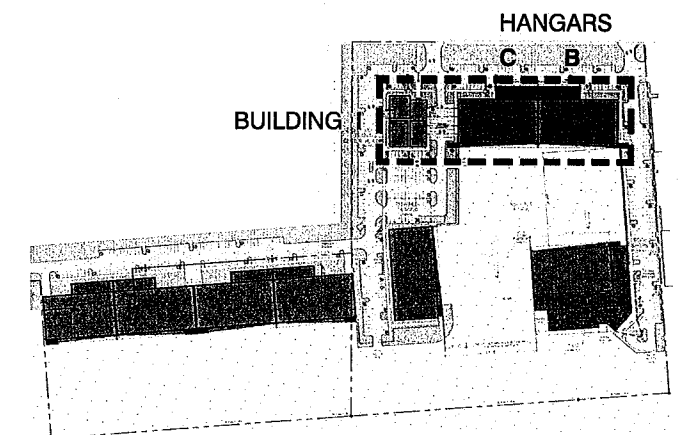
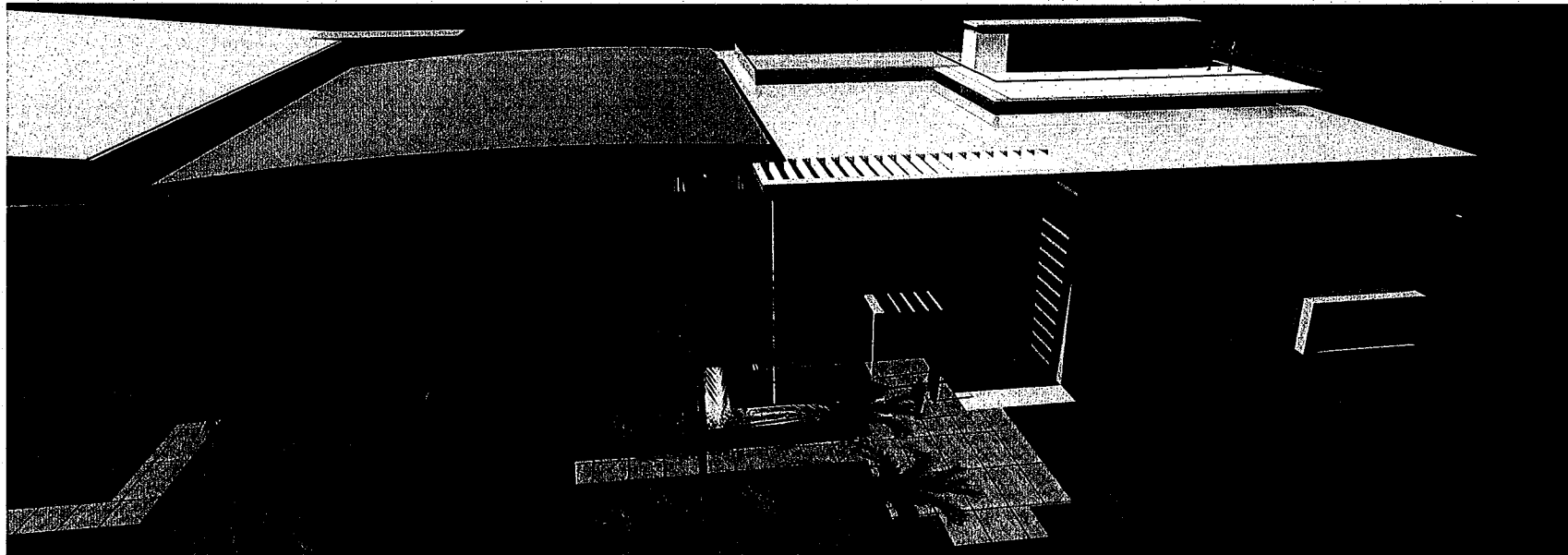
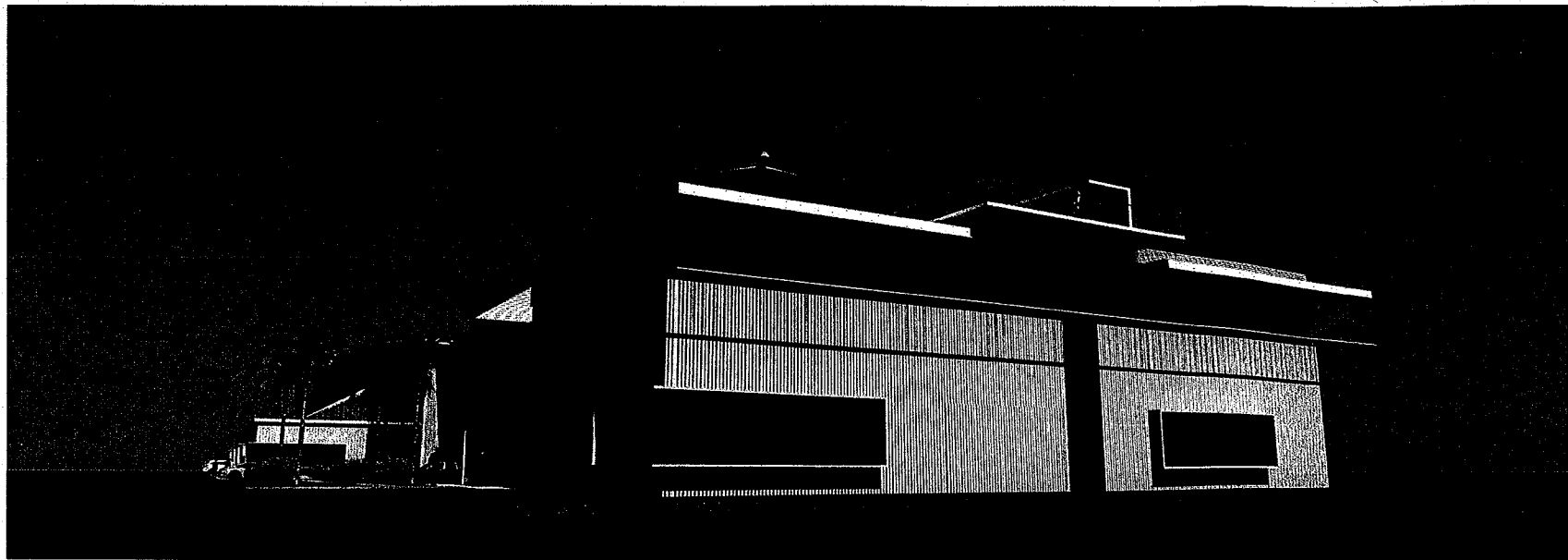
HANGARS B - C + BUILDING I
 NORTHSIDE HANGAR
 CYPRESS CREEK RD, FORT LAUDERDALE, FLORIDA

KENNETH
 CARLSON
 ARCHITECT - P.A.
 DESIGN
 PLANNING
 INTERIORS



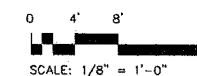
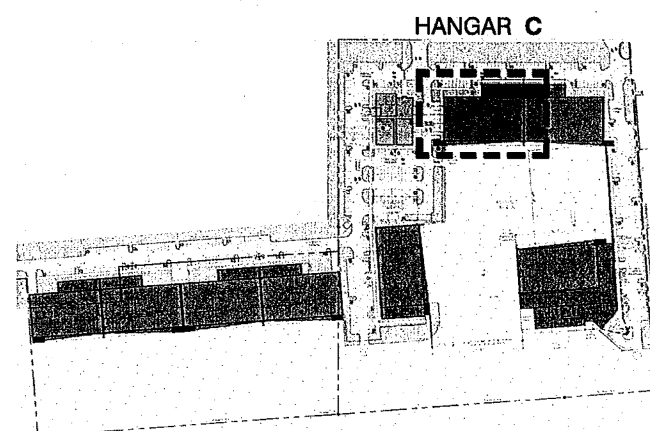
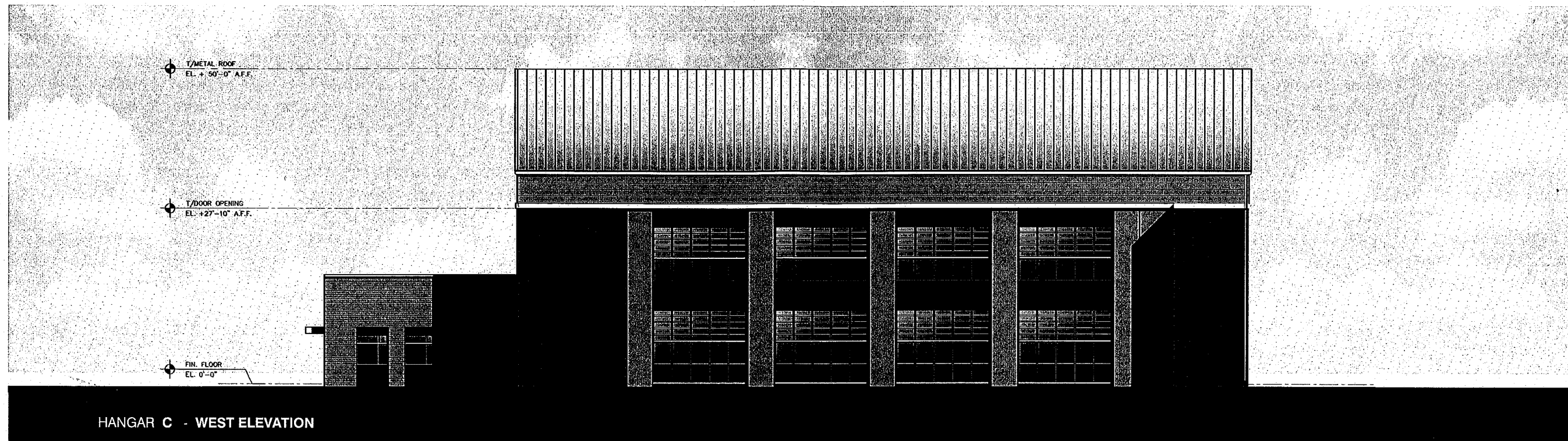
HANGARS B - C + BUILDING I
 NORTHSIDE HANGAR
 CYPRESS CREEK RD, FORT LAUDERDALE, FLORIDA

KENNETH
 CARLSON
 ARCHITECT - P.A.
 DESIGN
 PLANNING
 INTERIORS



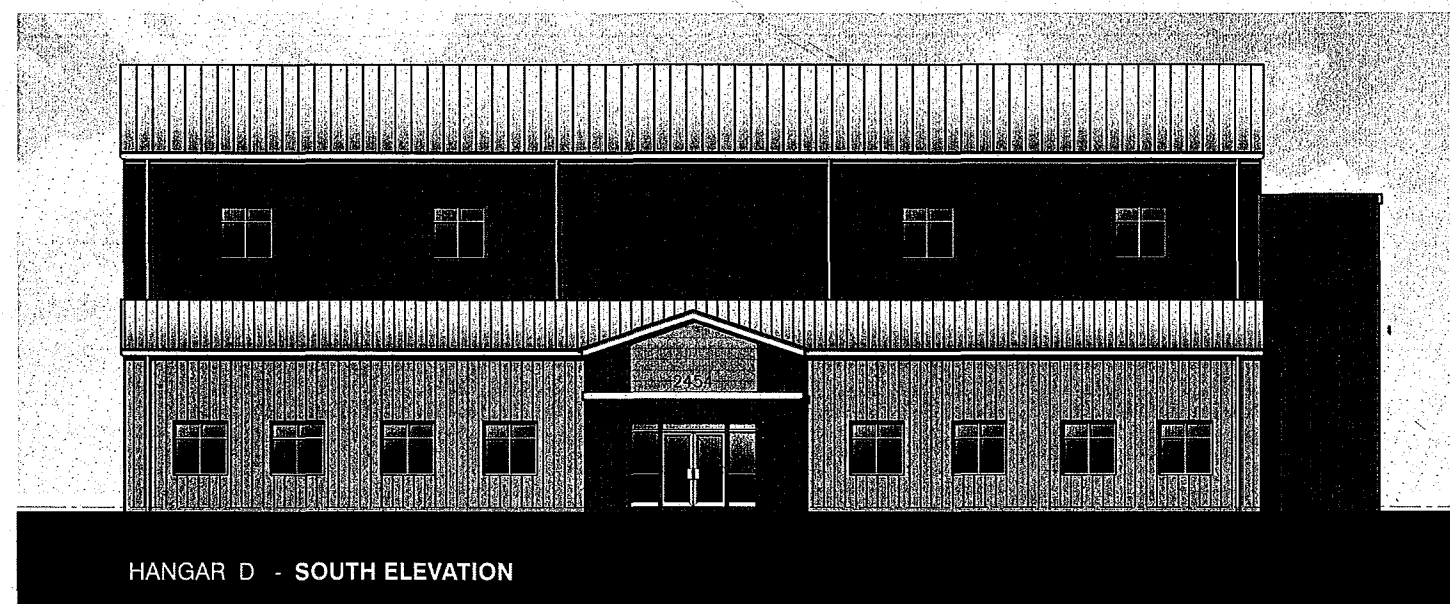
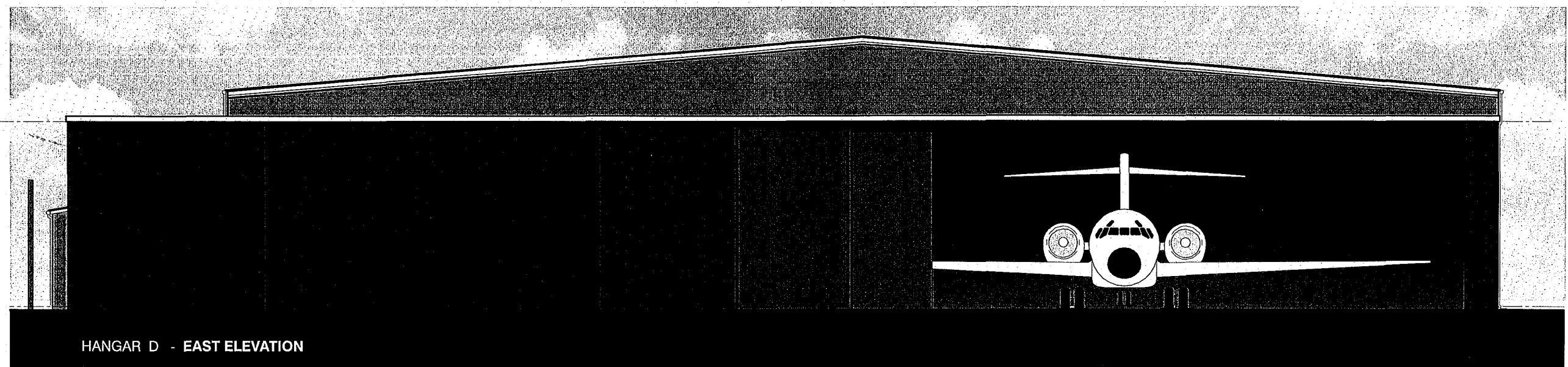
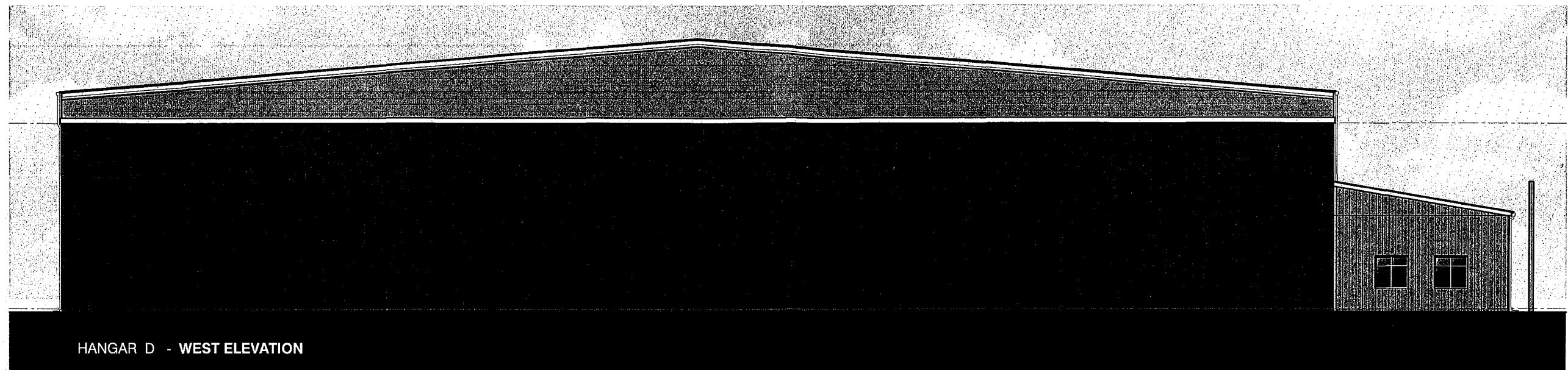
HANGARS B - C + BUILDING I
 NORTHSIDE HANGAR
 CYPRESS CREEK RD, FORT LAUDERDALE, FLORIDA

KENNETH
 CARLSON
 ARCHITECT - P.A.
 DESIGN
 PLANNING
 INTERIORS

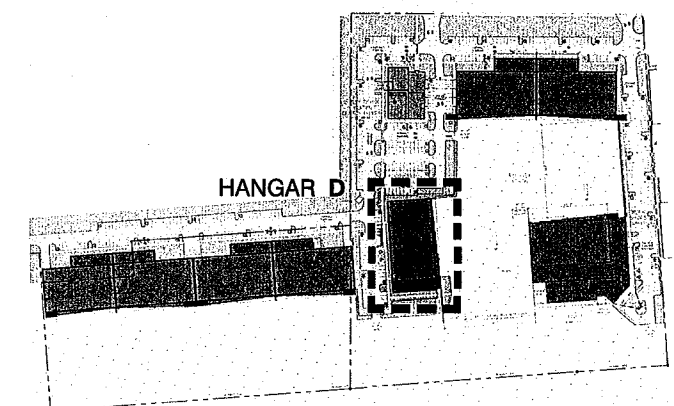


HANGAR C
NORTHSIDE HANGAR
CYPRESS CREEK RD, FORT LAUDERDALE, FLORIDA

KENNETH
CARLSON
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DESIGN
PLANNING
INTERIORS

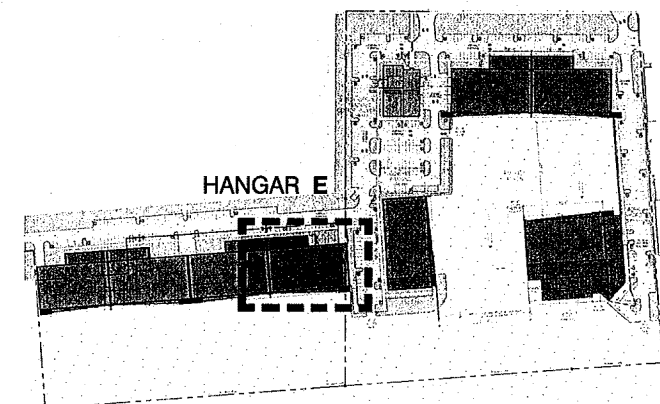
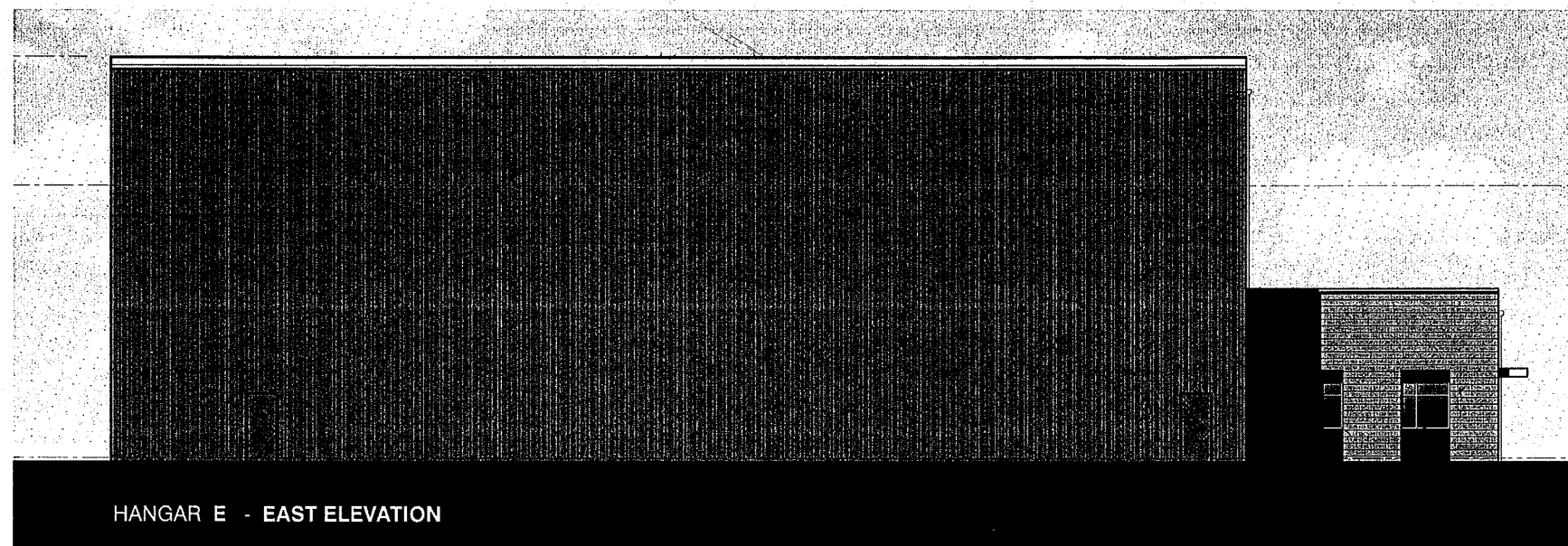
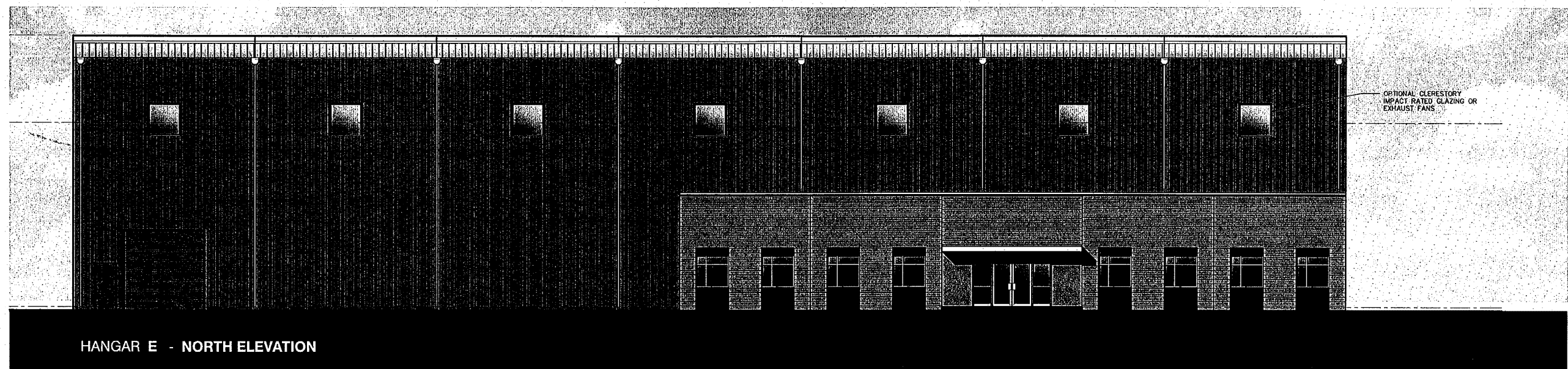
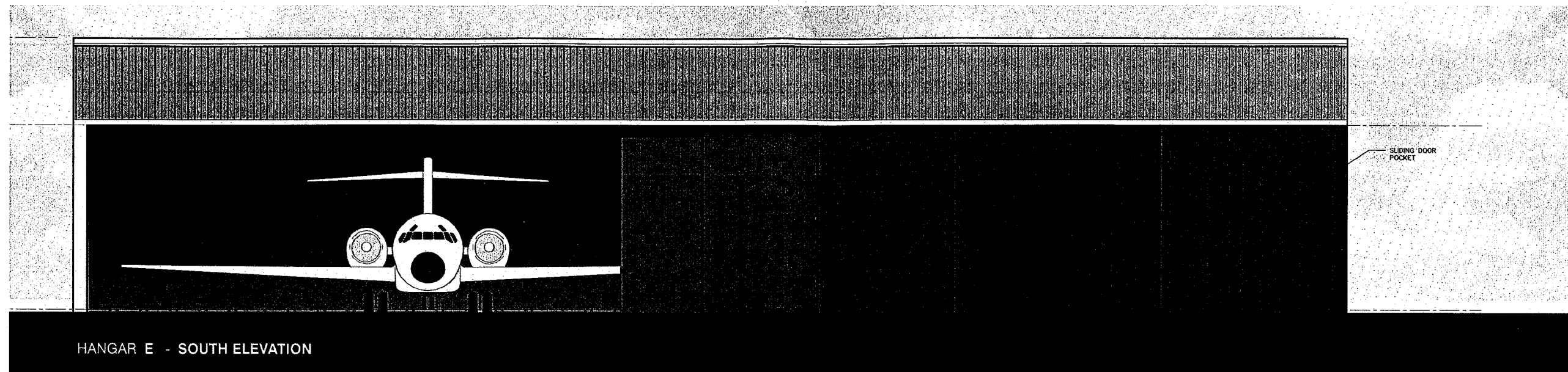


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SCALE: 1/8" = 1'-0"



HANGAR D
NORTHSIDE HANGAR
CYPRESS CREEK RD, FORT LAUDERDALE, FLORIDA

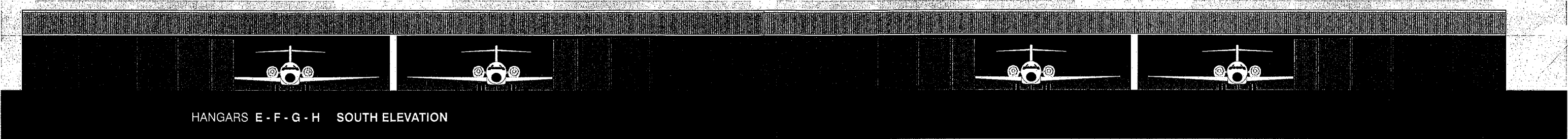
KENNETH
CARLSON
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PLANNING
INTERIORS



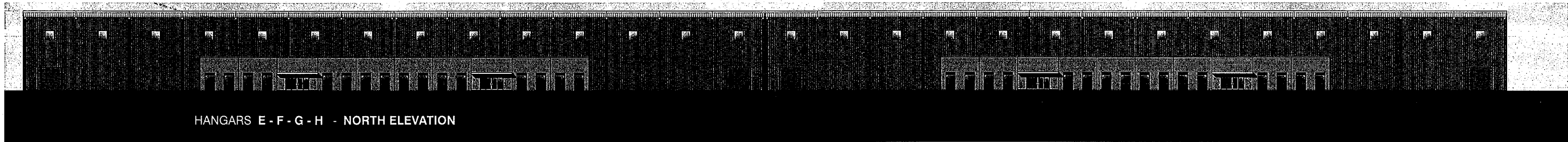
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SCALE: 1/8" = 1'-0"

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CYPRESS CREEK RD, FORT LAUDERDALE, FLORIDA

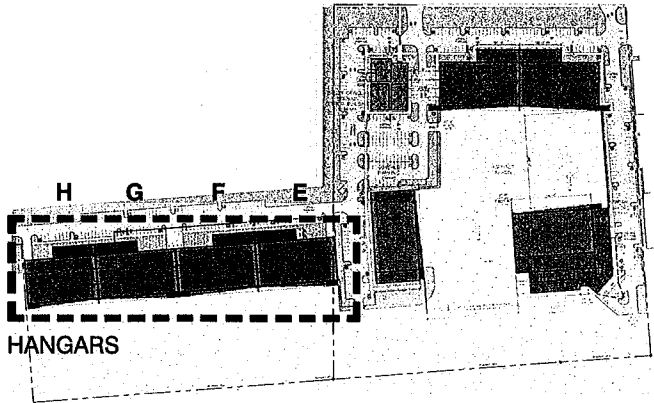
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PLANNING
INTERIORS



HANGARS E - F - G - H SOUTH ELEVATION



HANGARS E - F - G - H - NORTH ELEVATION



HANGARS

HANGARS E - F - G - H
 NORTHSIDE HANGAR
 CYPRESS CREEK RD, FORT LAUDERDALE, FLORIDA

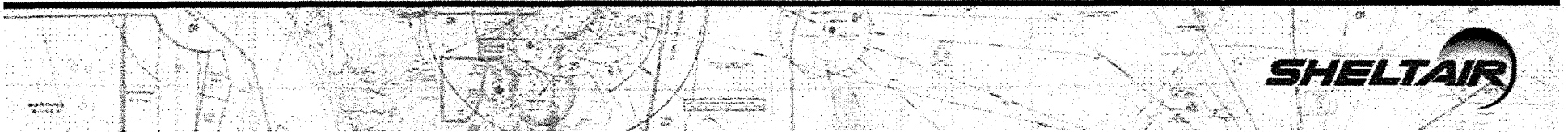
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 INTERIORS

Sheltair FXE Northside, LLC Lease Proposal for Parcels 9, 32 and 33

Presented to the City of Fort Lauderdale

City Commission Meeting

October 20, 2015



SHELTAIR

One Company
One Vision



Aviation Real Estate Development

Hangars, FBO's, Office Buildings

22 Airport Locations

Airport Development Partnerships

Financial leveraging for private development of airport facilities
Strong proven public & private financial partnerships

FBO Operations

16 World-Class FBO's

FBO/ Real Estate

Management Agreements

Aviation Business Consulting

FBO Operations, Land Use Planning, Economic Development
Airport Master Planning

Construction Management

By Holland Builders

Partners with the airports and communities we serve.

We're ready for you!



Sheltair Aviation

- Jerry Holland is a lifelong resident of Broward County
- Sheltair's Corporate Office has been located on 12th Avenue in Ft. Lauderdale since 1963
- 1975 first on the FXE Airport – 40 years and counting
 - Still holds all long-term and recently extended ground leases
 - Solid, long-term financial position with the City
 - Has continuously expanded facilities on the south side
 - Has never sold any of its aviation facilities
- Sheltair employs 394 employees throughout its organization with 111 based in South Florida
- Sheltair has been partnering with Banyan since 1979
 - Banyan has been an FBO at FXE since 1985
 - New facilities are needed to accommodate larger aircraft
 - Started the Parcels 9, 32 and 33 Northside expansion project together in 2014

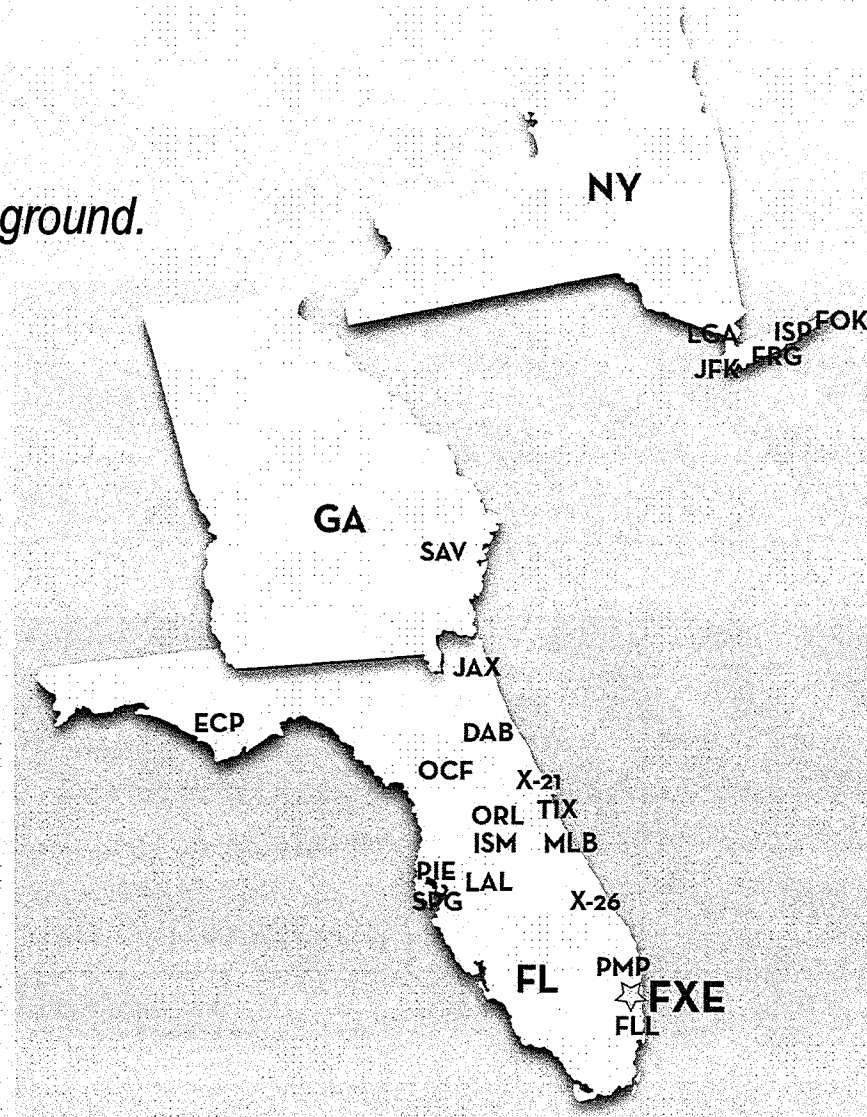


Proven Aviation Qualifications & Experience

- Sheltair manages 3.5 million square feet of aviation property
- Sheltair currently manages 945,000 square feet of aviation property at FXE
- 22 Airport locations (including JFK & LGA)
- 200,000 square feet “new” improvements on Parcels 9, 32, & 33
- Expand high quality services to General Aviation
- Proven evidence of long-term and outstanding performance at FXE
- Verifiable fiscally responsible and sound business practices with the City
- Currently paying \$1.3 million a year in Ground Rent to the City
- Financially capable to initiate and complete construction of the committed improvements



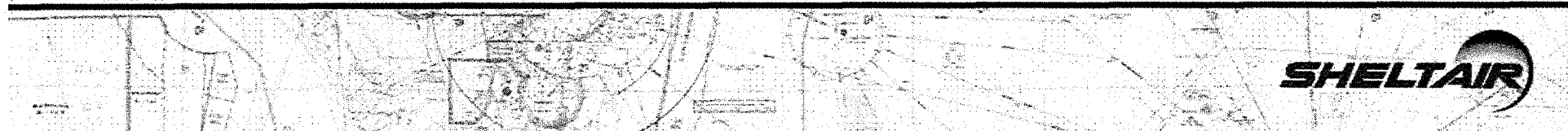
From Florida to New York ...
A Synergic Relationship
Everything you need when you're on the ground.



SHELTAIR

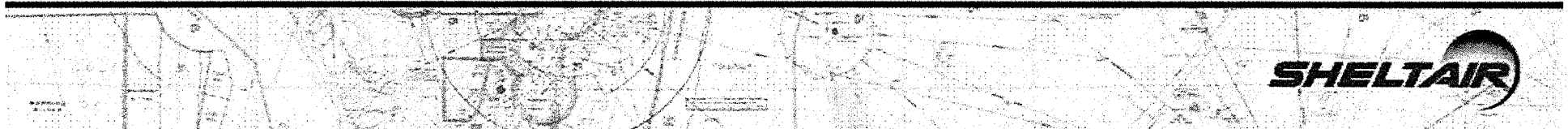
Long Term Business Partner with the City of Fort Lauderdale & Broward County

- Since 1975 invested over \$100 million “private” funds at FXE
- \$100 million “private” funds at FLL since 1988 and another \$25 Million in new construction coming this year
- \$10+ million “private” funds at Pompano Beach Airpark since 2009
- Have \$25 million approved and ready to GO for
 - Parcels 9, 32 & 33
- No public funding for this planned project
- Will eliminate “blighted” appearance on the north side of Airport
- Will create 100+ jobs and economic development
- Supports the City’s Strategic Vision for FXE
- Endorsed by Envision Uptown Board of Directors
- Unanimous approval by the Aviation Advisory Board (AAB)



The Project

- Parcels 9, 32 & 33 (17.89 acres)
- Parcel 9 (12.33 acres) currently Aero Toy Parcel
- Parcels 32 & 33 (5.552 acres) undeveloped vacant land
 - Will require significant upfront infrastructure work – est. \$2 million
- Old Hangar on Parcel 9 will be razed and replaced with new Class A Hangars, Office & FBO Terminal
- Propose to build ...
 - 157,976 S. F. of Corporate Hangars (8)
 - 31,466 S.F. of attached Shop/Office space
 - 9,485 S.F. of FBO Class-A Terminal/Lobby
- Project will be built in a single construction phase and completed within 24 months from groundbreaking
- Estimated construction cost \$25 million
- Will provide additional ground rent to the City
- Additional fuel flowage fees to the City (presented by Banyan)



FXE — Parcel 9 Existing Conditions

C:\holland\cadd\projects\fort lauderdate executive (fxe)\parcel 9-32-33\ve-p9-32-33\lease map 20150930.dwg 30-Sep-15



SHELTAIR
FORT LAUDERDALE
4600 N.W. 10th Ave., Suite 100
Fort Lauderdale, FL 33309
PHONE (954) 771-2210
FAX (954) 771-2211
WWW.SHELTAIR.COM



Fort Lauderdale Executive Airport (FXE)
Parcels: 9 - 32 - 33
Existing Conditions

Drawn By: JFC
Checked: JFC
Designed: JFC
Reviewed: JFC
Date: 9/30/2015
Scale: 1" = 50'

PROJECT LINE
FXE

SHEET No.
1 of 1



Proposed Sheltair EXE Northside Site Plan

SITE DATA

BUILDING SQUARE FOOTAGES:

| BLDG. | TYPE OF BUILDING USE | SQUARE FOOTAGES | | | |
|------------------|----------------------|-----------------|---------|------------|---------|
| | | FBO | OFFICES | WORK SHOPS | HANGARS |
| EAST: A | | 9,485 | 864 | 11,300 | 19,968 |
| B | | --- | 3,097 | --- | 19,968 |
| C | | --- | 3,097 | --- | 19,968 |
| D | | --- | 2,708 | --- | 19,968 |
| EAST SUB-TOTALS: | | 9,485 | 9,766 | 11,300 | 79,872 |

SITE ACREAGE:

SITE ACREAGE: 12.47 acres

FEE SIMPLE:

'OFFICE BLDG.' 21,000

SITE ACREAGE: 2.20 acres

| | | | |
|------------------|-----|--------|--------|
| WEST: E | --- | 2,600 | 19,968 |
| F | --- | 2,600 | 19,968 |
| G | --- | 2,600 | 19,968 |
| H | --- | 2,600 | 18,200 |
| WEST SUB-TOTALS: | | 10,400 | 78,104 |

SITE ACREAGE: 7.68 acres

OVERALL TOTALS: 9,485 41,166 11,300 157,976

TOTAL SITE ACREAGE: 22.35 acres

N. 10th Ave

W Cypress Creek Rd

OFFICES (2,600 S.F.) OFFICES (2,600 S.F.) OFFICES (2,600 S.F.) OFFICES (2,600 S.F.)
HANGAR H (18,200 S.F.) HANGAR G (19,968 S.F.) HANGAR F (19,968 S.F.) HANGAR E (19,968 S.F.)



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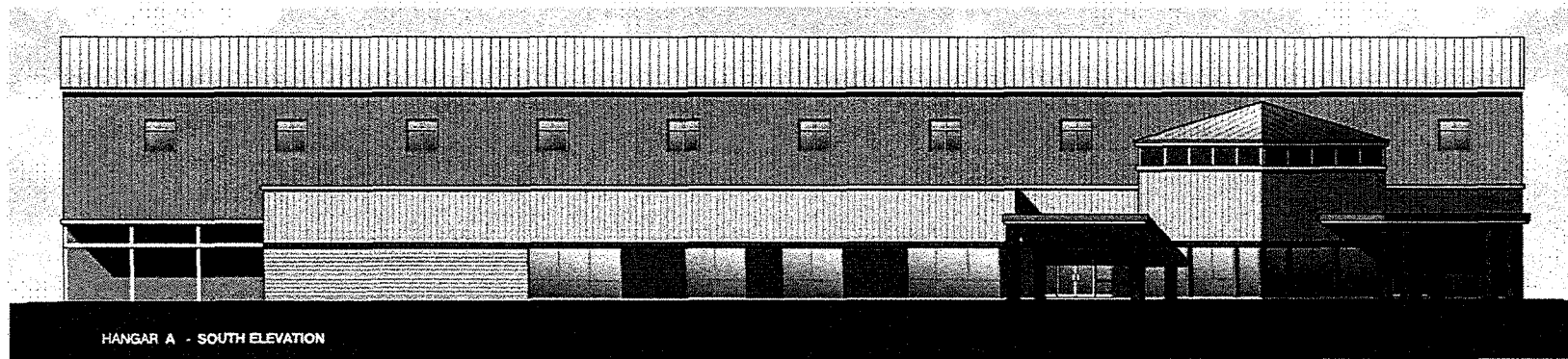
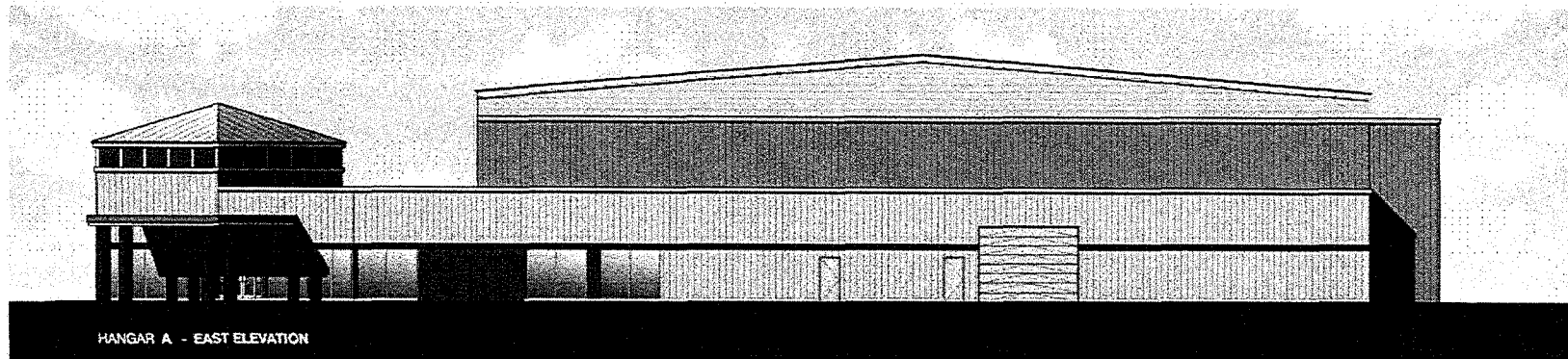
SHELTAIR
FORT LAUDERDALE
1000 W. Cypress Creek Rd.
Fort Lauderdale, FL 33309
Phone: (954) 771-7310
Fax: (954) 771-7311
www.sheltair.com

SHELTAIR

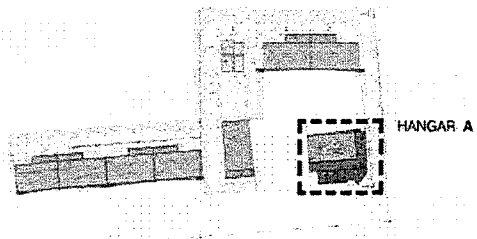
Fort Lauderdale Executive Airport
Parcel 9 - Preliminary Site Plan
Option "A"

Scale: 1" = 50'
PROJECT Loc. FVE
SHEET No. 1 of 1

SHELTAIR

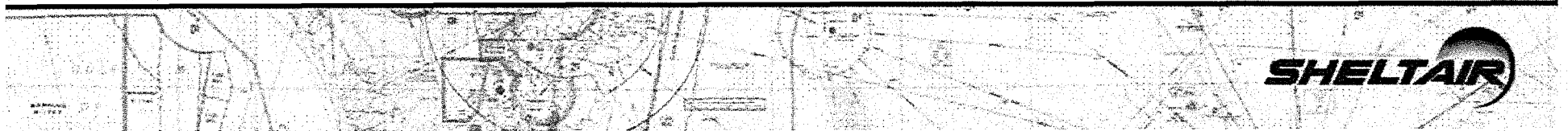


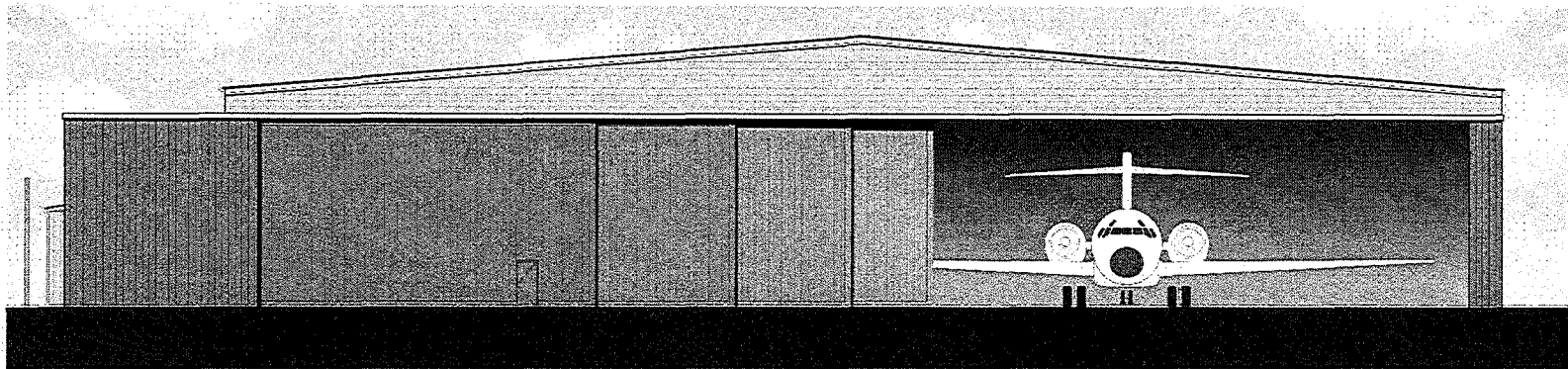
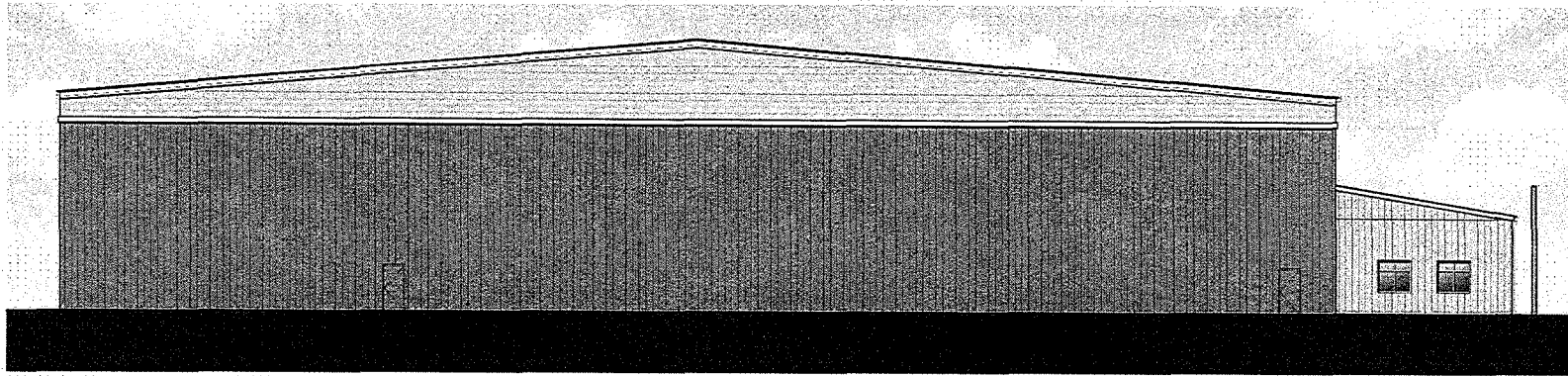
Proposed Hangar A Elevations



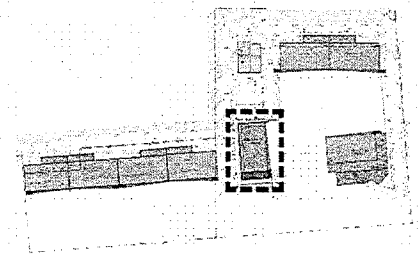
HANGAR A
NORTHSIDE HANGAR
CYPRESS CREEK RD, FORT LAUDERDALE, FLORIDA

KENNETH
CARLSON
ARCHITECT, P.A.
DESIGN
PLANNING
INTERIORS





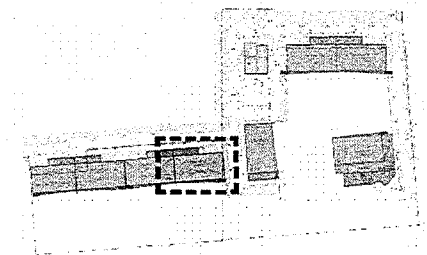
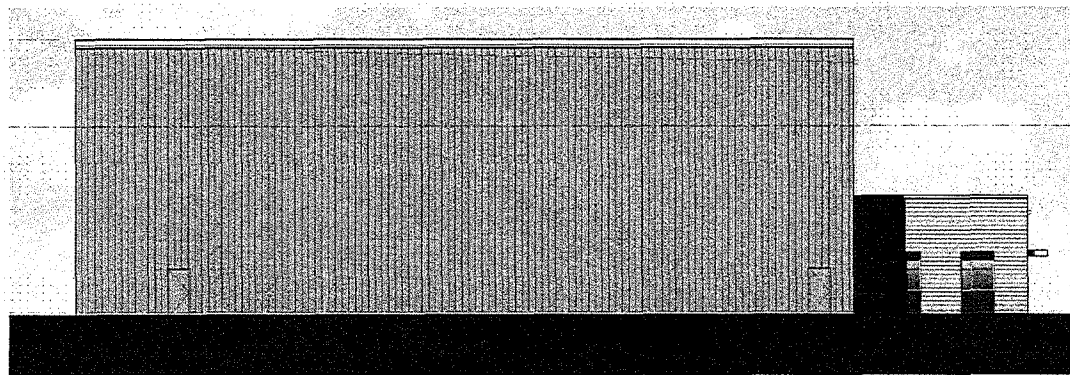
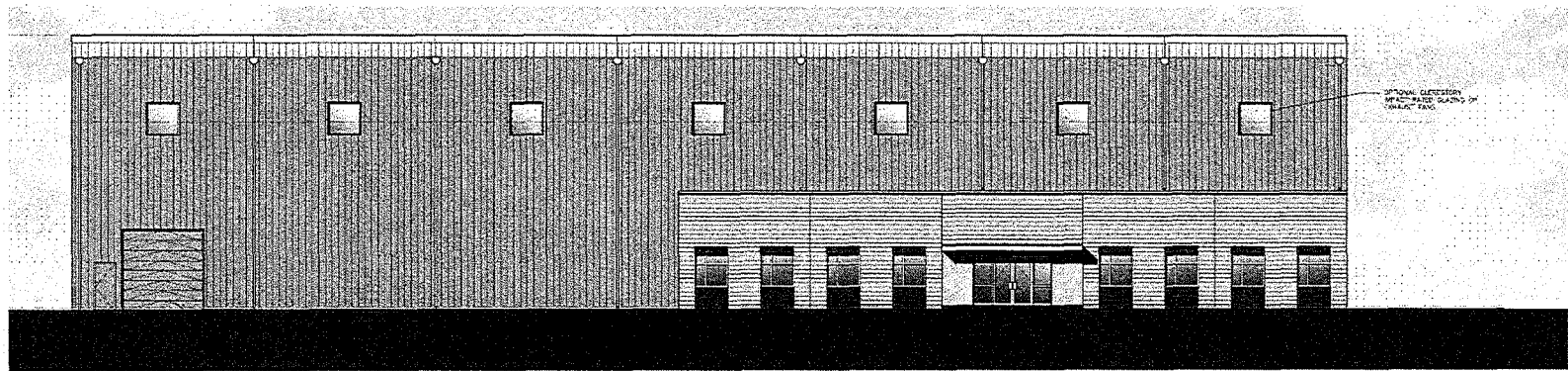
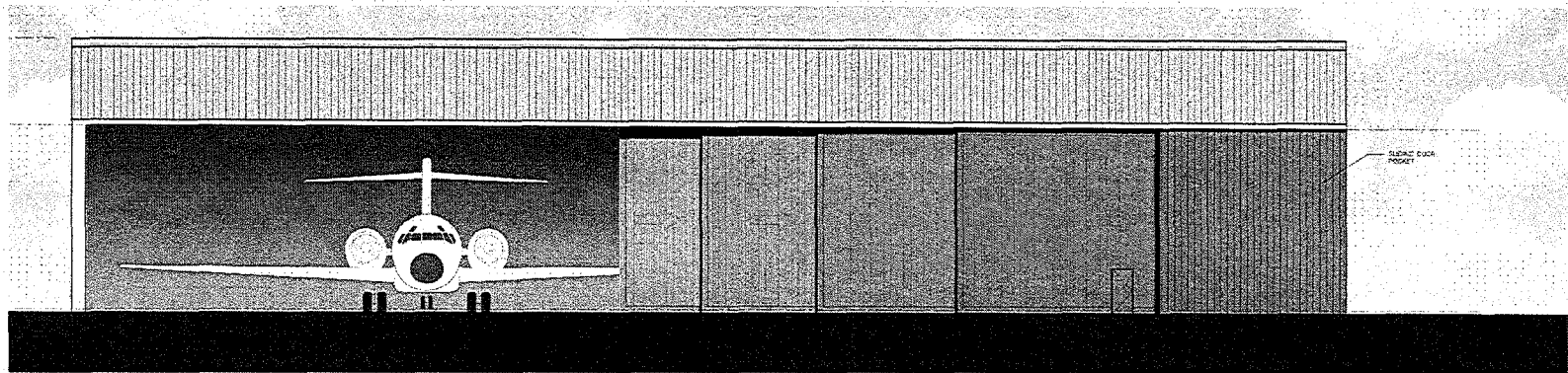
Proposed
Hangar D
Elevation



KENNETH
CARLSON
ARCHITECTS, P.A.
DESIGN
PLANNING
INTERIORS



SHELTAIR



Proposed
Hangar E

KENNETH
CARLSON
ARCHITECT - P.A.
DESIGN
PLANNING
INTERIORS



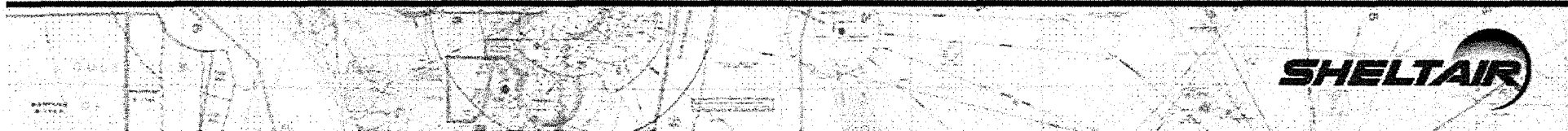
Fee Simple Parcel

(owned by Free Trade)

- Propose to build a \$6 million Corporate Headquarters – Office/Hangar space for BurgerFi
- Relocating from Palm Beach County
- Will lease a new corporate hangar on Parcel 9 to house two (2) Corporate Jets
- 90+ jobs with an average salary of \$75,000/yr.
- Supports the revitalization and vision of UpTown



BURGERFI
BURGER • BACON • EGG • CHEESE • SAUSAGE • CHICKEN • BEAN



SHELTAIR



NATURAL BURGERS • FRIES • DOGS • CUSTARD • CRAFT BEERS • WINE

October 20, 2015

Mayor/City Commissioners
Fort Lauderdale City Commission
City Hall
100 N. Andrews Avenue
Fort Lauderdale, Fort Lauderdale 33001

Dear Mayor and City Commissioners:

I write in my capacity as Chief Executive Officer of BurgerFi International, LLC ("BFI"), the franchisor of BurgerFi restaurants domestically and internationally.

We have been in discussions for many months with Sheltair for the possible relocation of our Corporate Headquarters from North Palm Beach to Fort Lauderdale; specifically, to the Free Trade Parcel on Cypress Creek Boulevard adjacent to Parcel 9 at the Fort Lauderdale Executive Airport, subject to BFI's terms, requirements and conditions. We have been following the proceedings involving the Airport Advisory Board and the City of Fort Lauderdale with great interest and hope that the City Commission will approve forthwith the Sheltair proposal for Parcels, 9, 32 and 33.

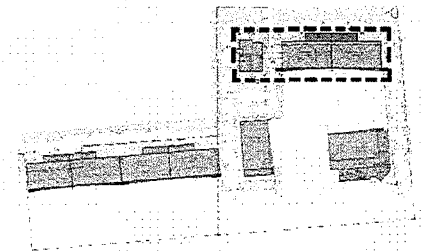
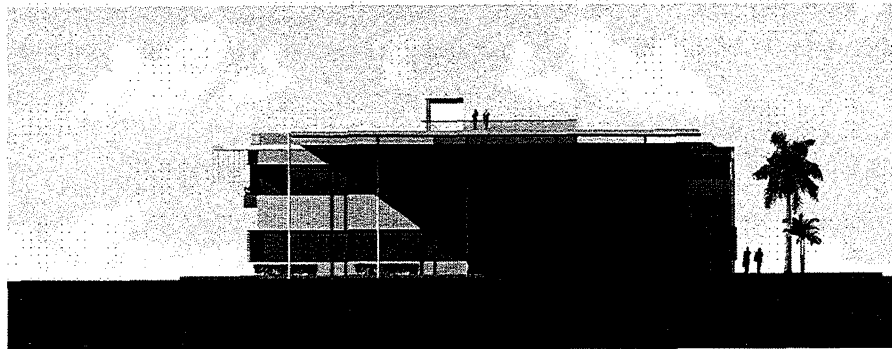
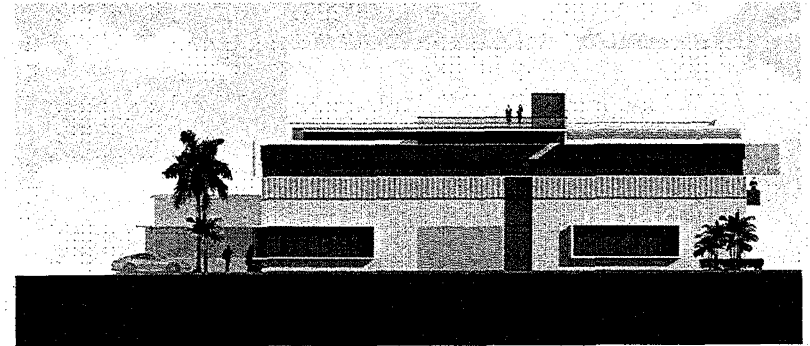
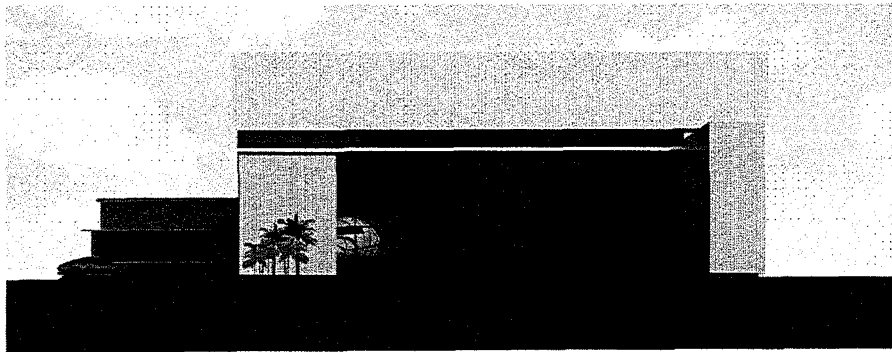
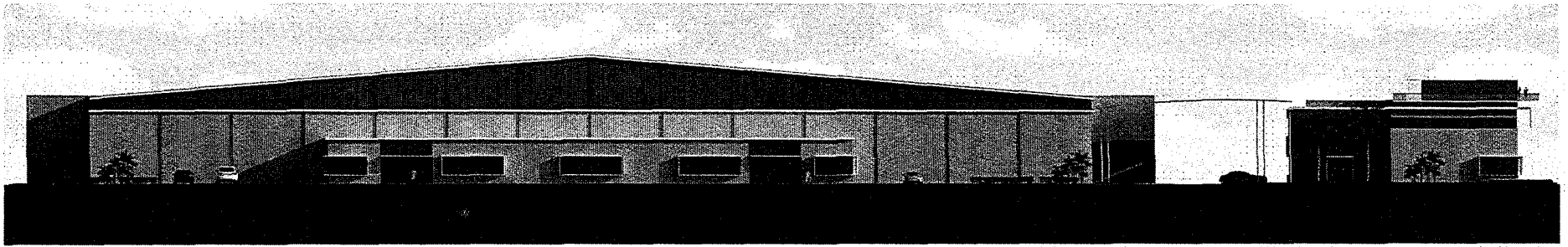
Thank you for consideration in this regard.

Very truly yours,

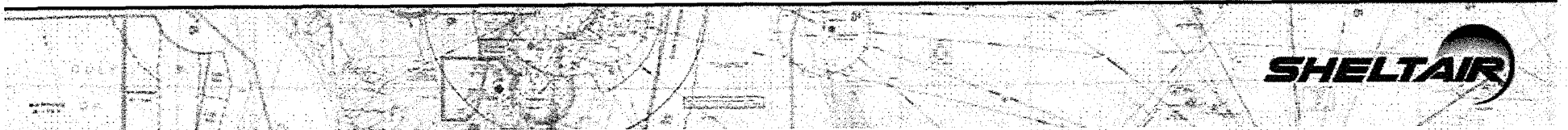
Corey Winograd

BurgerFi International, LLC
105 US Highway 1, North Palm Beach, Florida 33408
(561)844-5528 Office; (561)844-5529 Fax; www.burgerfi.com



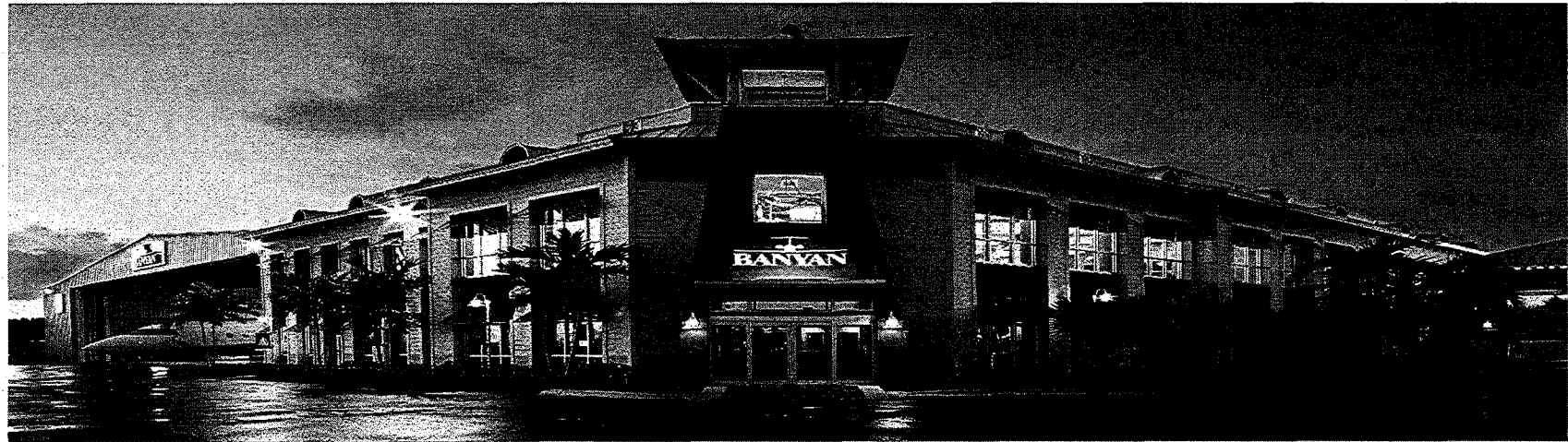


KENNETH
CARLSON
ARCHITECT - P.A.
DESIGN
PLANNING
INTERIORS

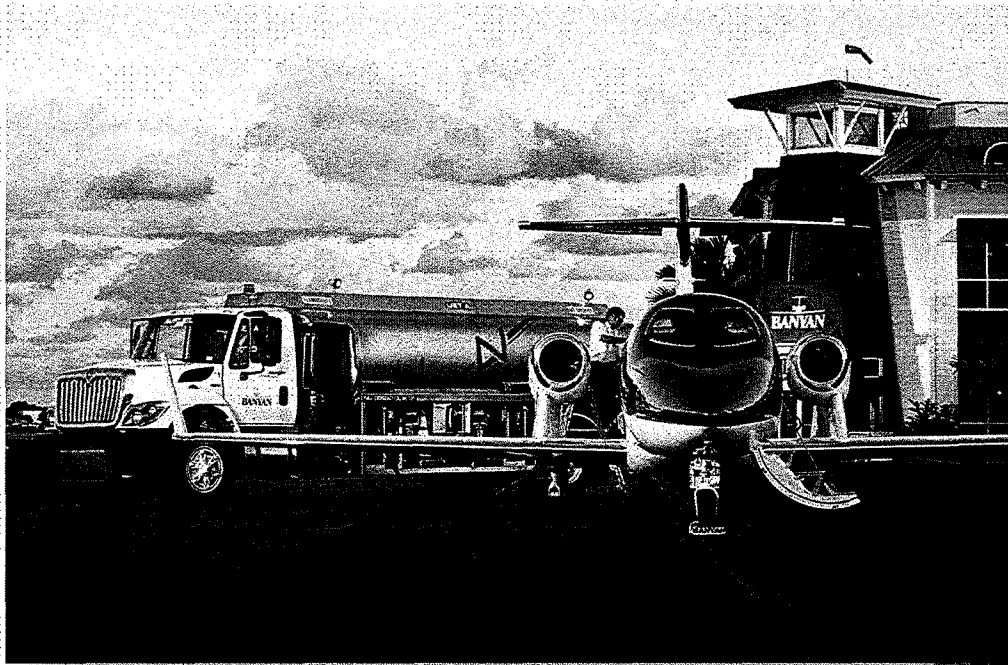


A Great Partnership That is Moving Forward

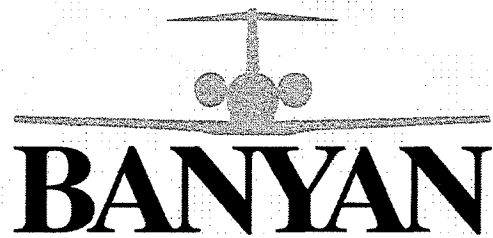
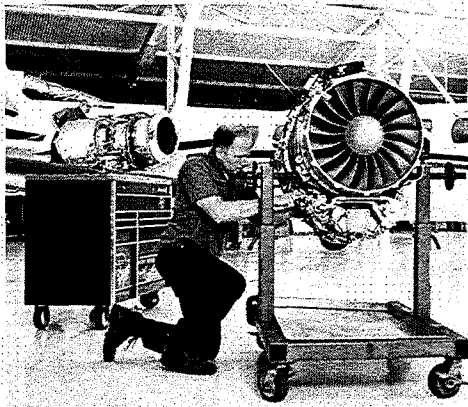
- The Sheltair/Banyan relationship brings a long history to this transaction
- Don Campion, owner of Banyan is here to present
- Ready to go – need additional facilities to accommodate a stand-alone facility for HondaJet Southeast
- Looking for the City Commission to move forward with a favorable vote
- Thank You!




BANYAN

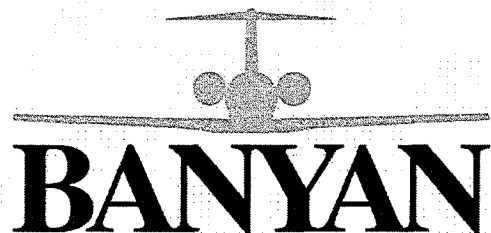


Banyan FBO



AWARDS

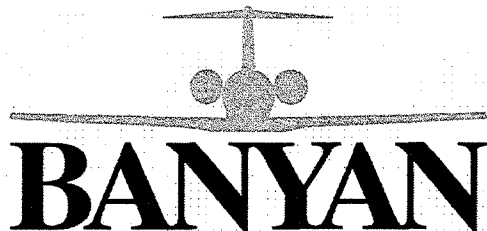
- **Fltplan.com Pilots' Choice Awards:**
 - **# 1 FBO in the Southeast for the past 6 years**
 - **Top 50 US FBOs for the past 5 years**
 - **STAR FBO category in 2015, 2012 & 2011**
- **AIN top 10% for the past 8 years**
- **PRASE survey:**
 - **Best US FBO in 2013, 2012, 2010, 2009, 2008**
 - **Best independent FBO in 2015, 2012, 2011, 2010, 2009, 2008, 2006**



INCREMENTAL FUEL SALES CREATED BY REDEVELOPMENT OF BANYAN'S SOUTHSIDE PROPERTY

Redevelopment of Southside

- A. Northside expansion will allow Banyan to relocate existing Southside tenants to the new and larger hangars on Northside.
- B. Southside redevelopment will include the demolition of existing smaller hangars and replacement with larger, corporate-sized hangars.
- C. Additional **40,000 square feet** to be added to Southside development.
- D. New and larger hangars on Southside will attract corporate aircraft resulting in additional fuel consumption and additional Fuel Flowage Fees to City.

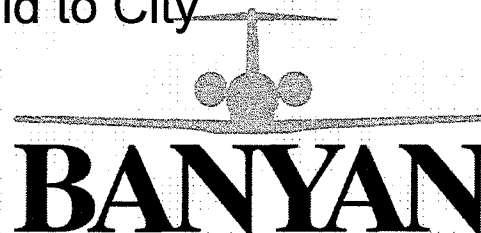


INCREMENTAL FUEL SALES CREATED BY REDEVELOPMENT OF BANYAN'S SOUTHSIDE PROPERTY

Fuel Flowage Fees

FXE tenants pay the following Fuel Flowage fees to the City

- 5% of raw cost (before taxes and fees) on first 500,000 gallons sold
- 3.5% of raw cost on all gallons sold thereafter
- Banyan has paid the City **\$5,675,191 in Fuel Flowage Fees** over the past 10 years.
- Fuel Flowage Fees paid for hanger based customers, translated into an annual per square foot payment to the City of
 - \$1.47 based on 12 month history
 - \$1.43 based on 24 month history, and
 - \$1.43 based on 36 month history
- Using \$1.43, the additional Southside expansion will generate **\$57,010 in annual Incremental Fuel Flowage Fees** to the City.
- Assume 2 - 3 years to construct Northside; to relocate tenants and to redevelop Southside hangars
- **Incremental Fuel Flowage Fees** over 26 years (allowing for 4 years to complete)- \$1,482,254 paid to City



INCREMENTAL FUEL SALES CREATED BY REDEVELOPMENT OF BANYAN'S SOUTHSIDE PROPERTY

City Auditor Report- analysis of CPC and Sheltair proposal

A. Auditor notes that revenue from fuel flow was not projected or accounted for in analysis.

B. CPC \$19,024,131

 Sheltair \$17,547,673

 Difference - \$1,476,458

C. Annual difference = \$49,215.27

Comparison of Sheltair and CPC proposals with Incremental Fuel Flowage Fees (IFFF) –

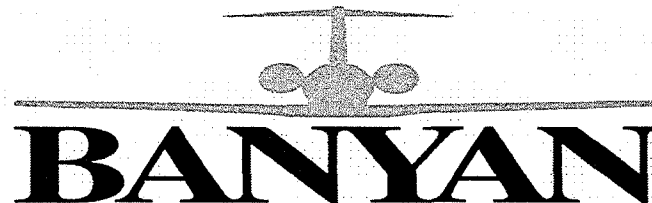
A. CPC \$19,024,131

 Sheltair \$17,547,673

 Difference - \$1,476,458

 IFFF - \$1,482,254

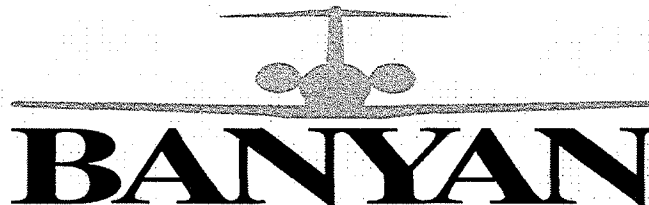
B. ACTUAL DIFFERENCE – \$5,796



INCREMENTAL FUEL SALES CREATED BY REDEVELOPMENT OF BANYAN'S SOUTHSIDE PROPERTY

Factors Not Accounted For –

- A. Banyan increased employees and payroll by Southside expansion.
- B. Initial Fuel Flowage fees on Northside (which we have assumed to be equal for both parties) will be higher for Sheltair/Banyan because construction will be completed sooner (at least 12 months).
- C. Sheltair/Banyan has waiting list for tenants for Northside so no delay in occupancy





VISION ZERO



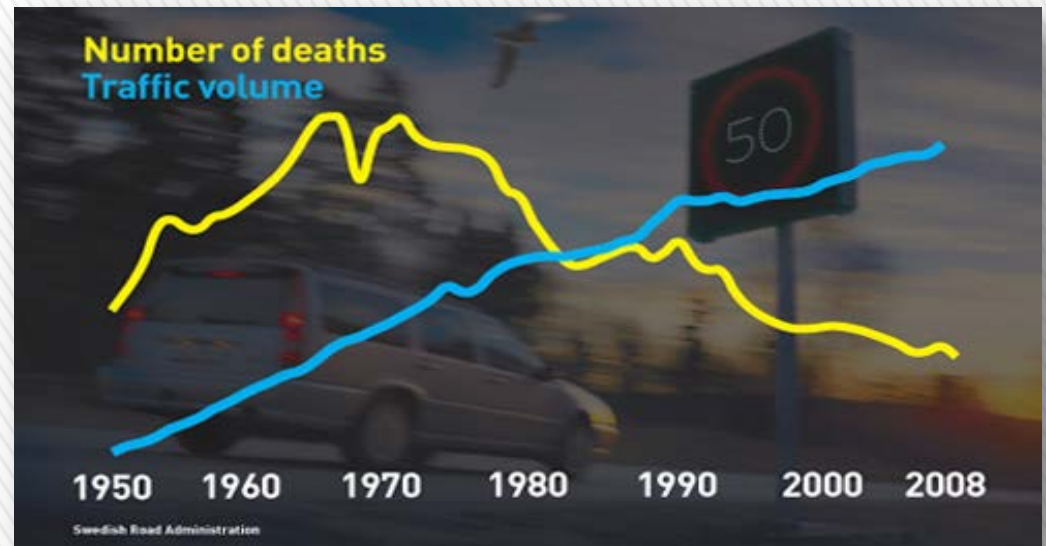
**SAFER STREETS FOR
FORT LAUDERDALE**

No loss of life is acceptable!

WHERE IT ALL BEGAN



"Vision Zero is a strategy to eliminate all traffic fatalities and severe injuries, while increasing safe, healthy, equitable mobility for all. First implemented in Sweden in the 1990s, Vision Zero has proved successful across Europe — and now it's gaining momentum in major American cities."



NOW A NATIONAL MOVEMENT

Vision Zero Cities

A Vision Zero City meets the following minimum standards:

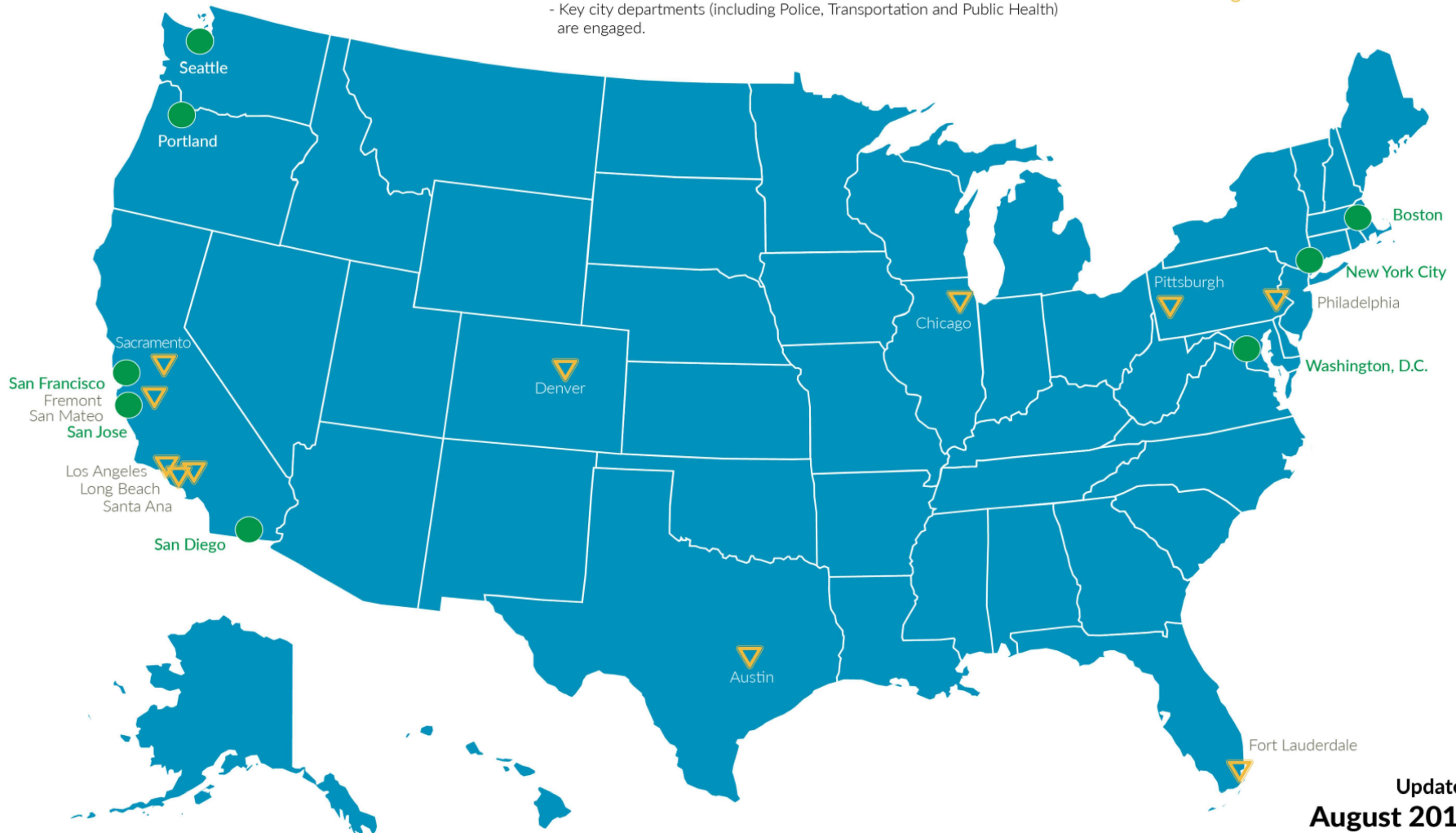
- Sets clear goal of eliminating traffic fatalities and severe injuries
- Mayor has publicly, officially committed to Vision Zero
- Vision Zero plan or strategy is in place, or Mayor has committed to doing so in clear time frame
- Key city departments (including Police, Transportation and Public Health) are engaged.



Vision Zero City



Considering
Vision Zero



Updated
August 2015

WHY DO WE NEED VISION ZERO?

Neighbor Survey Questions Related to walking and biking infrastructure and safety

2012

2013

2014

Percentage of respondents that are very satisfied and satisfied with:

Safety of walking

43%

39%

37%

Safety of biking

30%

24%

25%

Availability of biking paths and amenities

34%

24%

26%

Condition of sidewalks

49%

42%

43%

Availability of sidewalks

60%

52%

53%

City of Fort Lauderdale:

- » #2 in Pedestrian Fatalities Per Capita
- » #5 in Traffic Fatalities Per Capita



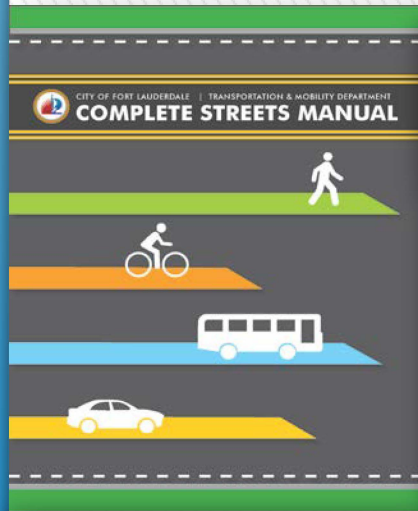
| CITY OF FORT LAUDERDALE (2009-2014) | | | | | | | |
|-------------------------------------|-----------|-----------|-----------|-----------|-----------|------------|------------|
| | 2009 | 2010 | 2011 | 2012 | 2013 | 2014 | TOTAL |
| Total Traffic Crashes | 4,720 | 4,910 | 3,933 | 6,198 | 10,133 | 10,879 | 40,773 |
| Total Traffic Fatalities | 28 | 20 | 16 | 28 | 18 | 24* | 134 |
| Total Pedestrian Fatalities | 11 | 10 | 4 | 11 | 9 | 12* | 57 |
| Total Bicycle Fatalities | 4 | 2 | 1 | 3 | 1 | 3* | 14 |
| Total Pedestrian Injury Crashes | 134 | 119 | 133 | 144 | 189 | 162 | 881 |
| Bicycle Injury Crashes | 111 | 95 | 55 | 102 | 110 | 95 | 568 |

*Does not include fatalities which are still under investigation.

¹ The United States Department of Transportation and the National Coalition of Complete Streets measure national data regarding pedestrian and bicycle safety. National databases include the 2012 Fatality Analysis Reporting System (FARS) and General Estimates System (GES). These databases provide national, statewide, and regional information.



NOT STARTING FROM SCRATCH



**SUSTAINABILITY
ACTION
PLAN**

CITY OF FORT LAUDERDALE
UPDATE 2011



Sign up for the
Mayors' Challenge!



4TH ANNUAL CITY OF FORT LAUDERDALE
TRANSPORTATION SUMMIT 2015 **STREETSMARTS**



WALKABLE • BIKEABLE • ACCESSIBLE • CONVENIENT • SAFE

**FAST FORWARD
FORT LAUDERDALE**

Our City, Our Vision 2035



Open Streets

FORT LAUDERDALE



THE BENEFITS OF VISION ZERO

Implementing Vision Zero in Fort Lauderdale will:

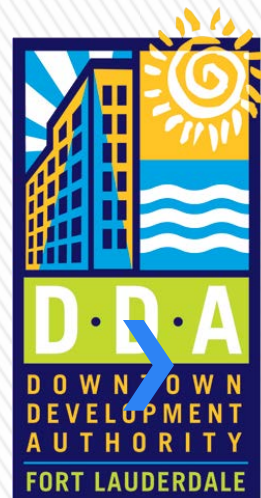
- » Reduce fatalities & major injury
- » Align safety efforts across City Departments
- » Lower economic costs: currently \$1.4 million per fatality and \$15 billion in total for vehicle crashes
- » Encourage healthier lifestyles
- » Reduce congestion
- » Reduce the City's contribution to greenhouse gases (GHG)



WHERE ARE WE?

Over 20 meetings were held with external and internal stakeholders to answer the following questions regarding pedestrian and bicycle safety:

- » *What challenges are we currently facing?*
- » *What are we currently doing to face these challenges?*
- » *Where are the gaps that we need to address?*



THE ANSWERS



5 E's | 40 OBJECTIVES | 90 STRATEGIES



ENGINEERING OBJECTIVES

- » 1.1 Implement Connecting the Blocks Plan
- » 1.2(3) Reduce bicyclist and pedestrian exposure
- » 1.4 Improve engineering through review
- » 1.5 Attain desired vehicle speed through design
- » 1.6 Improve neighbor safety through lighting improvements
- » 1.7 Improve MOT plans for all modes
- » 1.8 Improve Safe access to schools
- » 1.9 Improve Transit Connectivity
- » 1.10 Improve signal operations
- » 1.11 Improve ADA accommodations



EDUCATION OBJECTIVES

- » 2.1 Educate vehicle drivers with informative materials
- » 2.2 Educate public on innovative technology
- » 2.3 & 2.4 Educate all users through creative signage and programs
- » 2.5 Educate City staff on Pedestrian and Bicycle Safety
- » 2.6 Increase training for Pedestrian and Bicycle laws for law enforcement agencies
- » 2.7 Support efforts to educate on the dangers of texting and driving
- » 2.8 Conduct outreach in Neighborhood Associations



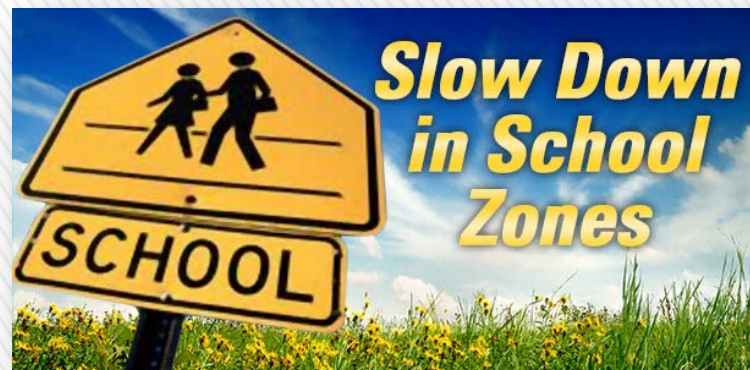
ENCOURAGEMENT OBJECTIVES

- » 3.1 Improve awareness of safety improvements with partner agencies
- » 3.2 Utilize City facilities, programs, and equipment to encourage safer behavior
- » 3.3 Provide encouragement through events
- » 3.4 Encourage Alternate Mode Travel
- » 3.5 Encourage MPO, State, and Federal legislative branches to adopt pedestrian and bike friendly legislation



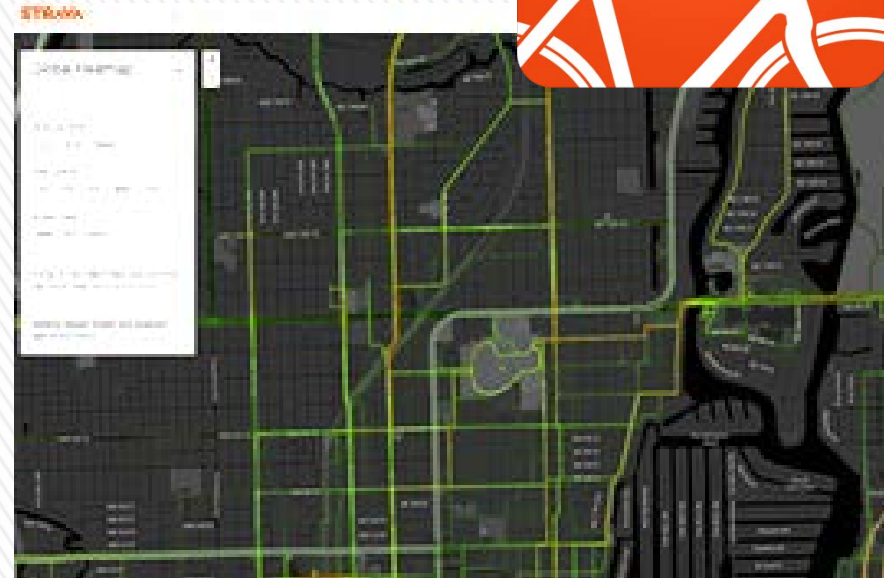
ENFORCEMENT OBJECTIVES

- » 4.1 Enforcement campaigns to promote safe travel behaviors
- » 4.2 Create laws for improved safety motorists, pedestrians, and bicyclists
- » 4.3 Incorporate training opportunities as corrective actions



EVALUATION OBJECTIVES

- » 5.1 Improve Incident Reporting
- » 5.2 Increase data collection
- » 5.3 Improve Multi-modal evaluation
- » 5.4 Monitor and synthesis pedestrian and bike crash data on regular basis
- » 5.5 Increase Walk Audits
- » 5.6 Create and Update GIS Maps
- » 5.7 Integrate improvements in transportation into other City Department Plans
- » 5.8 Improve access to transit stops
- » 5.9 Evaluate Pedestrian Priority



VISION ZERO WORK GROUPS

CHAMPIONS

City Commission
FTL Civic Associations
Chamber of Commerce
FTL Police and Fire
Media Representative
DDA Representative
Broward General/Broward Health
Broward County Bicycle Pedestrian Advisory Committee
School Board
Greater FTL Convention & Tourism Bureau
Insurance Industry representatives
Business Community

VISION IMPLEMENTATION PARTNERS (VIPs)

Technical members of:

Broward MPO
FDOT District 4
Broward County
Community Programs
Enforcement Personnel
Civic Associations
City Dept. Partners
Broward County Transit Design
Consultant/Contractors
Representatives from Champions

Core Plan Administration Team

Transportation & Mobility
Public Affairs Office
Neighbor Support

*WORKGROUP MEMBERS WILL BE SUBJECT TO CHANGE BASED ON AVAILABILITY, RESOURCES AND COMMITMENT



5 YEAR WORK PROGRAM CYCLE



PROGRESS TRACKING AND EVALUATION

Completed Strategy Evaluation

- Once a strategy is completed, City staff and lead partner will evaluate the outcome or effect of the completed strategy on the overall goal of Vision Zero and performance measure

Performance Measure Tracking

- Certain City performance measures recorded in Clearpoint will be used to track overall Vision Zero progress
 - Ex. Number of pedestrian and bicyclists fatalities and crashes

Progress Report Every 2 Years

- Vision Zero Coordinator and City Staff will release a progress report on priorities and strategies
 - Ex. VZ NYC and VZ San Francisco
- 

VISION ZERO RESOURCES

Realignment of
City efforts, plans
and projects with
Vision Zero
priorities

Partner and
private sector
contributions

Identify City
Funds

Grant funding
and
Sponsorships

Ex. CIP Projects,
Enforcement &
Education Programs,
Sidewalk
Maintenance,
Employee
Orientation, etc.

Ex. Educational
materials,
collaboration on
projects,
marketing
materials, etc.

Strategy
Implementation

Strategy
Implementation
and Vision Zero
Coordinator (City
Staff Member)



TAKE THE VISION ZERO PLEDGE

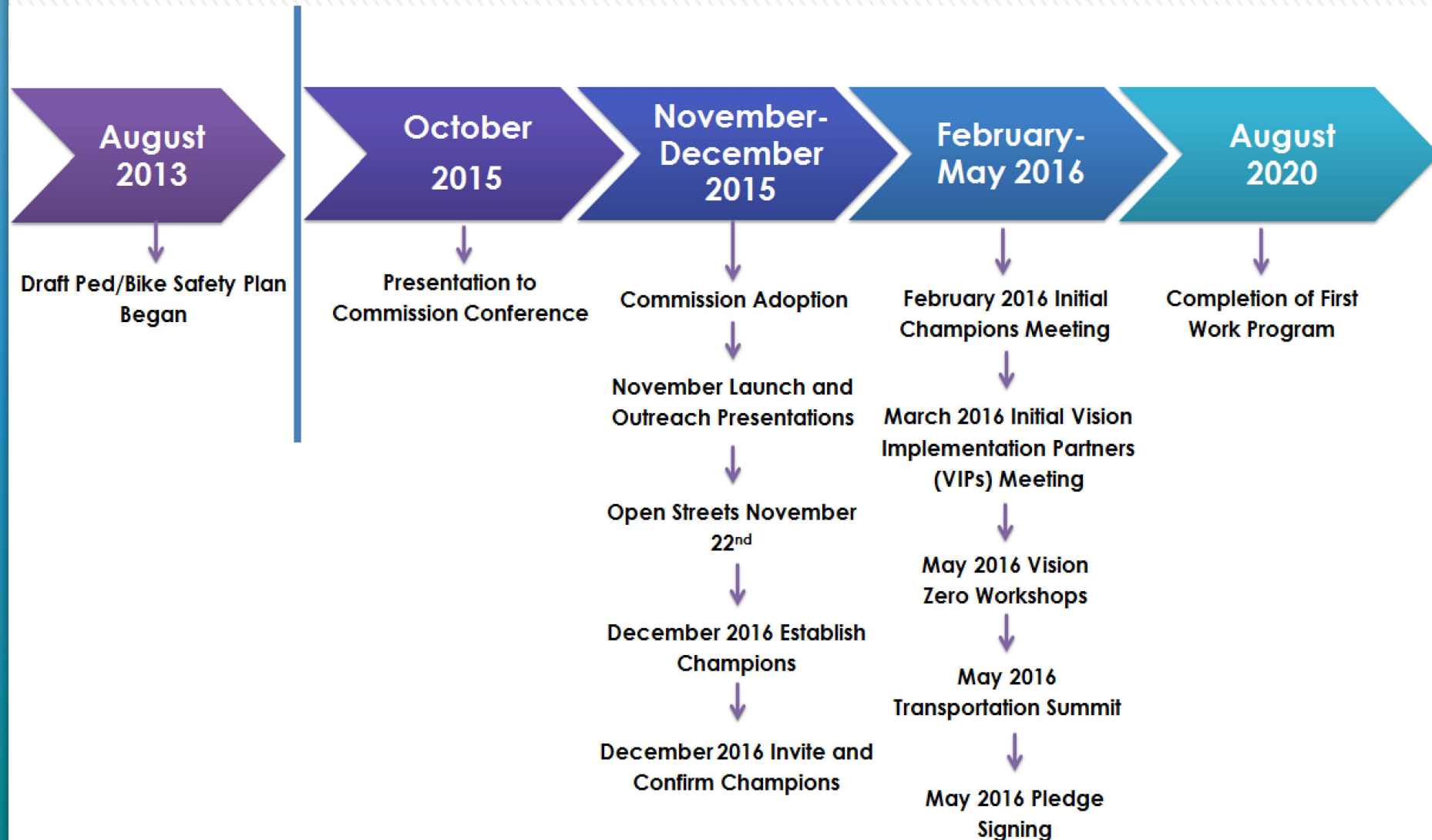


I Pledge To:

- » **Come to the table and work within my organization to reduce pedestrian and bicycle fatalities and injuries**
- » **Spread this pledge to others within and outside of my organization**
- » **Coordinate at the regional, state and federal levels through crafting common legislative priorities to achieve Vision Zero**
- » **Mark progress through participation in annual workshops**



NEXT STEPS



VISION
ZERO



SAFER STREETS FOR
FORT LAUDERDALE

THANK YOU

#VZF TL

