Thursday, August 18, 2022
Naples Airport Authority: Regular Meeting

The meeting was called to order by Vice Chair Ruppert at 8:32 a.m. in the Council Chambers at City Hall. Vice Chair Ruppert stated that since the Chair was not present in person at today's meeting, he would serve in his absence as Chair in accordance with Article IV of the Authority Bylaws.

A. ROLL CALL

1. Roll Call

a. Establish Quorum – Mr. Owens reviewed the applicable quorum procedures provided in Article VI, Section 6 of the Authority Bylaws. He stated that three Commissioners present in person shall constitute a quorum for the purpose of transacting business; however, if it is necessary for a Commissioner to be physically absent, then the Commissioner may participate and vote in such meeting using communications media technology upon approval of the majority present. He said that there were four Commissioners present in person, and the majority present could determine that extraordinary circumstances exist and could approve a Commissioner to participate and vote in this meeting using communications media technology.

Vice Chair Ruppert requested Ms. Acosta to call the roll for in-person attendance. Present were Vice Chair Ruppert, Commissioner Cuddihy, Commissioner Lenhard and Commissioner Messer.

b. Action Required by Majority of In-Person Members. Commissioner Messer moved that extraordinary circumstances do exist and moved approval for Chair Dustin to participate and vote at today's meeting using Zoom technology. Commissioner Cuddihy seconded. The motion passed 4-0 unanimously.

c. Roll Call for Virtual Attendee. Present was Chair Dustin.

Mr. Owens stated that at the Board meeting on June 16, 2022, Chair Dustin advised he would be traveling and unable to attend this meeting in person. At that time Chair Dustin requested that Vice Chair Ruppert serve as "chair" at today's meeting. Mr. Owens asked Chair Dustin to confirm that he would like Vice Chair Ruppert to continue to act as Chair Pro Tem during this meeting. Chair Dustin affirmed that he would.

Staff and Authority Counsel present were Mr. Rozansky, Mr. Owens, Ms. Cooper, Mr. Lobb, Mr. Keith, Mr. Warriner, Mr. Gray, Mr. Brown, Ms. Bendle, Mr. Burch, Ms. Arciere, Ms. Fletcher, Ms. Acosta and Ms. Menard.

B. PLEDGE OF ALLEGIANCE

Chair Pro Tem Ruppert led the Pledge of Allegiance.

C. AGENDA

Mr. Rozansky noted the following changes to the Agenda:

- New Business Item 1, Fiscal Year 2023 Strategic Plan will be resequenced to New Business Item 2.

- New Business Item 2, Proposed Residential Rezone and Development will be resequenced to New Business Item 1 in the interest of the developer's time.

- New Business Item 3, FAA Meeting Request Update, has been added to the agenda. He stated that the briefing paper and accompanying documents were distributed to Commissioners and will become part of the final Board packet.

- Under Action Item 1, Amended Interlocal Agreement with the City of Naples for Aircraft Rescue and Firefighting Services, the briefing paper was corrected to request Board authorization for the Chair (Executive Director has been omitted) to execute the amended Interlocal Agreement between the City of Naples, Florida, and the City of Naples Airport Authority for Aircraft Rescue and Firefighting (ARFF) Services.

- Under Financial Reports Item 2, August Draft – FY 2023 Operating and Capital Expenditures Budget – The total capital numbers for FY 2023 in the second paragraph on page 8 were changed to match the totals in the table on the bottom of page 9. The red-lined changes were noted on an updated Page 8 that was provided to Board members in advance of the meeting.

D. MINUTES

1. June 16, 2022 Regular Meeting Minutes

Commissioner Messer moved approval of the June 16th Regular Meeting minutes. Commissioner Cuddihy seconded. Motion passed unanimously 5-0.

2. August 4, 2022 Consultant Selection Committee Meeting Minutes

Commissioner Lenhard moved approval of the August 4th Consultant Selection Committee minutes. Commissioner Messer seconded. Motion passed unanimously 5-0.

E. PRESENTATIONS AND TIME CERTAIN ITEMS

1. Employee of the Quarter

Chair Pro Tem Ruppert recognized Ms. Jessica Fletcher as Employee of the Quarter. He explained that Jessica serves as a Customer Service Coordinator in the FBO and has been an integral part of the NAA team since she started in November of last year. He said that she has been the main force in the re-creation of her job in conjunction with the reorganization of the FBO. She treats every customer as you would want to be treated, shows up every day ready to work with a smile, with a professional attitude and has gained the respect of her teammates. Chair Pro Tem Ruppert added

that she is playing an integral role in writing the new standard operating procedures for the FBO which will help to streamline and improve training and onboarding for new employees.

2. Communications Update

Mr. Burch stated that the NAA engaged with Garth Solutions, Inc., our new public relations and marketing firm, about four months ago to help us with our internal communications and outreach efforts. He welcomed Ms. Yvonne Garth, Ms. Melissa Barnett and Mr. Brandon DeReuver of Garth Solutions, Inc. and invited them to the podium to provide a summary of their efforts since April, present highlights of the communications plan and the roadmap of future outreach initiatives.

Ms. Garth, Project Executive, introduced herself as well as Ms. Barnett, Director of Account Management and the lead Project Manager for NAA and Mr. DeReuver, Director of Strategy who is leading strategic planning and serving as creative director. She thanked the Board for their vote of confidence and thanked staff for their leadership and incredible collaboration since day 1.

Ms. Barnett provided an update on activities they focused on initially to ensure a smooth transition from the previous firm to Garth and presented examples of materials they produced to assist us with ongoing communications. Simultaneously, she said they began a strategic planning process in close collaboration with NAA staff to ensure the outcome and activities would be aligned with the organization's overall strategic objectives.

Mr. DeReuver presented several elements of the communications strategy including identifying the stakeholder groups and their needs, establishing goals, objectives, initiatives and distributing messaging in multi-faceted ways for each group. He said the communications plan would become a living document and be continually updated based on feedback from the stakeholders/community. He added that an important part of their messaging will be putting the community in the center of the conversation and being transparent in proactively providing information in language that is relatable.

Ms. Barnett reviewed several initiatives to be launched over the next year including website enhancements, educational engagement, social media optimization and targeted content campaigns across various channels. She said that it is a robust plan that will be prioritized.

Ms. Garth re-emphasized that the core foundational document is the NAA's strategic plan, and they have worked closely with NAA staff to put the framework together. She reiterated that it is a living document that will be continually updated and welcomed any feedback the Board may have in order to build on it.

Mr. Rozansky stated that the draft presentation included more detail, but staff asked Garth to consolidate the content in their final presentation in order to move the meeting along.

A question-and-answer period followed regarding Garth's approach to partnering with stakeholders, varied turnout from event to event with increased turnout as a result of Garth's efforts on the targeted social media outreach, providing "Social Media 101" education to help in spreading the word on our messaging, identifying priorities of community engagement with tenants, customers and employees as well as Garth's continued collaboration with the NAA team.

F. PUBLIC COMMENTS

Ms. Acosta stated there were no public comments at this point in the meeting, but there was a public comment received for New Business, Item 1, Proposed Residential Rezone and Development.

G. ACTION ITEMS (Public comments accepted for each item; 5-minute limit)

1. Amended Interlocal Agreement with the City of Naples for Aircraft Rescue and Firefighting Services

Mr. Lobb requested Board authorization for the Chair to execute an amended Interlocal Agreement between the City of Naples, Florida, and the City of Naples Airport Authority for Aircraft Rescue and Firefighting (ARFF) Services. He said that ARFF services have been provided by the City of Naples Fire Department for more than 35 years. In February 2018, the Interlocal Agreement was renewed by the Board of Commissioners and the City of Naples for an additional five-year period, commencing on March 1, 2018 and terminating on September 30, 2022. He said the proposed amended agreement would continue to provide ARFF services for a 24-hour period, seven days a week, in accordance with Part 139 Regulations and no other changes were being proposed other than changing the date of the new agreement to commence on October 1, 2022 and terminate on September 30, 2027. He said that the agreement is anticipated to be considered by the Naples City Council in September. He said the fee arrangement included in Exhibit A of the agreement was updated based on the aggregate of the average number of firefighters they have on payroll to come up with the overtime rate included in that calculation of $860,000. He added that when the agreement was renewed in FY18, the amount for ARFF personnel expenses was $650,000; in FY19 it was a little over $800,000 and the amount for this year is on par for the last five-year period.

Mr. Rozansky stated that we have a tremendous partnership with the Naples Fire Department and it is one of the many benefits the airport provides to the community. He said that the financial benefit to the City is well north of $1 million per year when you consider the cost of the ARFF personnel expenses, equipment, and the fire station, that the NAA pays for at no expense to the taxpayers of the City, as well as the ability for the Fire Department to go off airport when needed to respond to an emergency.

Commissioner Lenhard recommended that the Airport's support and partnership with the Naples Fire Department be communicated to the community.

Chair Pro Tem Ruppert stated that this shows the airport's investment in this community by providing state-of-the art equipment as well as the new fire station. He welcomed the continuation of this partnership.

Commissioner Lenhard moved Board approval for the Chair to execute an amended Interlocal Agreement between the City of Naples, Florida, and the City of Naples Airport Authority for Aircraft Rescue and Firefighting (ARFF) Services as presented by Mr. Lobb. Commissioner Messer seconded. The motion passed unanimously 5-0.

2. Consultant Selection Committee Ranking of Firms for Request for Proposals (RFP) – 22-510 Architectural Design and Construction Services for Airport Development Projects and to Execute Professional Services Agreements for Continuing Services to at Least Two Firms

Mr. Keith requested Board authorization of the Consultant Selection Committee (CSC) ranking and authorization for the Executive Director to negotiate and execute Professional Services Agreements with at least two firms for the architectural design and construction services of airport development projects. He provided an overview of the RFP process which resulted in six proposals on July 14, 2022. After in-person presentations to the CSC on August 4th, Mr. Keith reported that the CSC recommended the following ranking:

1. SchenkelShultz Architecture
2. Michael Baker International
3. MLM-Martin Architects, Inc.
4. EXP U.S. Services, Inc.

He added that upon Board approval, staff will begin negotiations with the No. 1 and No. 2 ranked firms. Should the negotiations be unsuccessful with either firm, staff will end negotiations with that firm and initiate negotiations with the next firm in the order ranked.

Chair Pro Tem Ruppert commented that there were four excellent candidates who presented, and the Committee struggled to come up with the 1st and 2nd ranking. He stated that after a robust discussion with Commissioner Lenhard, himself and staff, the Committee was able to arrive at a ranking that was satisfactory for all parties. He commended staff for presenting the Commissioners with a well-rounded discussion.

Commissioner Lenhard concurred with Chair Pro Tem Ruppert's comments.

Chair Dustin expressed concern with SchenkelShultz being selected too frequently and that other architecture firms may not find it worthwhile to bid on an advertised project because they may perceive SchenkelShultz as the preferred choice. Chair Pro Tem Ruppert stated that the CSC addressed two concerns with SchenkelShultz. The first being that SchenkelShultz would get too comfortable with us and that we would fall off their important customer list. He said that the presenters from SchenkelShultz each committed that we would not be taken for granted. Regarding Chair Dustin's concern about the perception that SchenkelShultz was the preferred choice, Chair Pro Tem Ruppert said that all four firms, including two firms who had not presented to us before, stated that we offer a very attractive proposition to those firms who wish to do business in this region.

Commissioner Lenhard added that two architectural firms will be engaged here if contracts get signed with them, and the projects would be assigned on a rotating basis to ensure both firms are utilized, and over time, this may help with this concern.

Commissioner Lenhard moved Board approval of the Consultant Selection Committee (CSC) ranking as follows: 1) SchenkelShultz Architecture; 2) Michael Baker International; 3) MLM-Martin Architects, Inc.; and 4) EXP U.S. Services, Inc. and moved approval for the Executive

Director to negotiate and execute Professional Services Agreements with at least two firms for the architectural design and construction services for airport development projects. Commissioner Messer seconded. Motion passed unanimously 5-0.

3. Purchase Two Ford Electric Trucks Not to Exceed $126,000

Mr. Brown requested Board authorization for the Executive Director to execute an equipment purchase agreement with Tamiami Ford for two (2) F150 Lightning (Electric) Trucks. He said that due to extreme demand, it is expected that the order bank will only remain open for two weeks, which started last Wednesday. He added that the anticipated delivery date is about 12 months, and there will be no deposit necessary. In ordering direct, there is the advantage of getting a 2.25% State of Florida discount and not paying the lot fee which is a markup of about $70,000. He said that these vehicles are designed for individual users so their ability to adapt to the airport infrastructure is very good. Mr. Brown stated that the electrical vehicles will reduce the carbon footprint due to a lot of vehicle idle time around the airport as crews are working. He said the range for these batteries is 320 miles, and the charge takes about eight hours.

A question-and-answer period followed.

Commissioner Messer moved Board approval for the Executive Director to execute an equipment purchase agreement with Tamiami Ford for two (2) F150 Lightning (Electric) Trucks in an amount not to exceed $126,000. Commissioner Cuddihy seconded. The motion passed unanimously 5-0.

4. Executive Director's Annual Review

Mr. Rozansky stated that per his employment agreement, the Board will conduct a performance review in August of each year. He said that the Board was provided the evaluation forms and supporting documentation in July, and Ms. Menard collected each Commissioner's submissions. Mr. Rozansky thanked the Board for their feedback and stated it was truly a pleasure to serve the Board, the airport and the community, and doing his best to help support our incredible leaders and employees.

Commissioner Lenhard commented that he used a premise of the rankings based on a former Commissioner's view using a scale of 1, 3 or 5 rather than a 1-5 scale, resulting in all 5's (outstanding) for Mr. Rozansky.

Commissioner Messer commented that she thought after many iterations, the format of the review was right. She said that it has been amazing to watch the change in the airport, its challenges each year and watch Mr. Rozansky grow at the same time to his credit.

Commissioner Cuddihy commented that Mr. Rozansky does an exceptional job and is a fantastic leader. She complimented him on the positive responses to the employee survey, the way in which he conducts himself in meetings, and his testimony before Congress. She said that she was so proud of him and the work that he is doing. She said there are a lot of challenges ahead and thanked him for his leadership.

Although there are different criteria on which the Board evaluates Mr. Rozansky, Chair Pro Tem Ruppert stated that Mr. Rozansky's leadership was incredible, including the quality of his team and the direction they are going. In reviewing the capital budget for FY 2023, he candidly expressed that he worries the team is overly ambitious in what they want to achieve; and in spite

of that, the team takes on a full plate and goes after it well. He said that this is indicative of how Mr. Rozansky runs the organization, and it is incredibly commendable.

Chair Dustin added that working with Mr. Rozansky is a pleasure and as a Commission, they are extremely lucky to have his talent. He said that he is grateful for the work he and his team do.

Mr. Rozansky stated that he will keep trying to meet that standard and push the envelope in terms of noise abatement, working with the FAA, and engaging our members of Congress and do the best we can for our customers and our community.

Commissioner Lenhard moved approval of the Executive Director's review for the period August 2021 to July 2022. Commissioner Messer seconded. The motion passed unanimously 5-0.

Chair Pro Tem Ruppert stated that he would like to reserve the opportunity in the Commissioner's comments portion of the agenda to discuss potential revisions to Mr. Rozansky's employment agreement. As Chair, Chair Dustin suggested he be allowed to have a one-on-one discussion with Mr. Rozansky because it is such a personal issue. Chair Dustin said that he and Mr. Rozansky could have that discussion when he returns to Naples and could report back to the Commission changes that would be appropriate. Chair Pro Tem Ruppert said it was a great recommendation and asked Mr. Owens for his opinion on the matter.

Mr. Owens stated the informal discussions between the Chair and Mr. Rozansky are fine because no decisions would be made, and Chair Dustin would bring back parameters for thorough discussion at a publicly-noticed Board meeting. From a historical perspective, Commissioner Messer commented that she has previously done this with Mr. Rozansky several times. She added it is difficult having this type of conversation one-on-one and incredibly difficult to have that in a public meeting. She highly recommended Chair Dustin's approach. There was Board consensus for the Chair and Mr. Rozansky to meet one-on-one and for the Chair to bring back a range of parameters for discussion.

5. **Authority Counsel's Annual Review**

In accordance with the Bylaws, Mr. Rozansky stated the Board shall review the Authority Counsel performance each year in August. He said that evaluation forms were provided to each Board member to prepare their review based on their experiences with Mr. Owens, Lead Counsel, and his team at BSK. Mr. Rozansky stated that staff offered their perspective as well since they work day-to-day with BSK. Mr. Rozansky added that the NAA looks at BSK as a partner, they understand our business, look out for our best interests and provide good, conservative legal counsel.

In addition to the great work Mr. Owens does in keeping Board members on track, Ms. Cuddihy commented that Mr. Owens was a terrific resource, knowledgeable and gracious in his work in onboarding her to make sure she understood the Sunshine Laws and the Enabling Legislation.

Commissioner Lenhard stated that Mr. Owens does a great job and thanked him for his hard work.

Commissioner Messer commented that Mr. Owens is available day or night whenever we have a question. She said that he anticipates questions and that she was grateful for his advice and counsel.

Chair Pro Tem Ruppert echoed the other Commissioners' comments and added that he was impressed with the staff feedback, the work BSK does for our organization as well as their accessibility and partnership.

Commissioner Messer moved approval of the annual performance review of Authority Counsel. Chair Dustin seconded. The motion passed unanimously 5-0.

Chair Pro Tem Ruppert asked for comments to address an adjustment to the Authority's hourly rate. Commissioner Cuddihy supported a rate increase similar to the cost-of-living adjustment in the past year. Commissioner Lenhard agreed. Chair Dustin suggested raising the hourly rate to $325.00, even though somewhat less than the cost-of-living adjustment. Chair Pro Tem Ruppert agreed with Chair Dustin's suggestion.

Commissioner Lenhard stated that there was a typographical error in the last sentence of the last paragraph under Background in the briefing paper. He said that the sentence should read, "At the August 2021 Regular Meeting, the Board approved an increase of the hourly rate to $315.00, effective October 1, 2021" rather than effective October 1, 2022.

There was Board consensus to increase Mr. Owens' hourly rate to $325.00, effective October 1, 2022.

Mr. Owens thanked the Board for their comments and the rate increase. He said that it has been an honor and a pleasure on behalf of himself and his entire firm to work with the NAA.

Mr. Owens added that his current discounted hourly rate is $315.00 and his team's hourly rate is lower than that. To put this into perspective, Mr. Owens stated that his current standard hourly rate is $475.00. He noted that his firm evaluates the rate every year in October.

H. NEW BUSINESS

1. Proposed Residential Rezone and Development

Mr. Lobb requested Board review and discussion concerning a proposed residential rezone and development at 2250 North Road named The Estates at Rock Creek. He said that on May 18th, staff was notified of an application to rezone this property, triggered by the Interlocal Agreement with Collier County concerning land use developments within the airport overlay district. Mr. Lobb presented the site plan and stated the petition requests a maximum of 15 single family homes, recreational space and boat docks. The existing zoning would provide for the development of approximately two residences. He said that staff met with the property owner on June 10th to discuss his vision for the development and our concerns about the proximity to the airport. He noted that the property is not within the 60 DNL contour but given the location across from Terminal Drive, staff wanted to bring this to the Board for discussion in order to respond to the County's request for airport staff comments.

Mr. Erik Mogelvang said he has lived on North Road for many years and cares deeply about North Road and the airport. He purchased this property in 2015 because he was concerned about who his neighbors would be. He explained that the development would be low density, keeping the large trees and he would be willing to put disclosures in the homeowners' documents about the airport's proximity and noise exposure. He requested the airport's blessing on this rezone.

There was Board discussion regarding concerns about getting additional noise complaints; the change in customer traffic patterns and increased jet traffic over the past two to three years; second buyers of homes who are not aware of the airport's proximity or buyers who are provided disclosures but still have concerns after they move in; and our predicament with asking the FAA to make changes coming out of the Part 150 Noise Study while at the same time supporting increased development in close proximity to the airport.

In response to Commissioner Messer's question regarding the NAA's interest in purchasing the land, the developer said that he did not wish to sell it.

Although the Board thought Mr. Mogelvang's plan was well thought out and applauded him for agreeing to include disclosures in his homeowners' documents, they were reluctant to support it.

Mr. Rozansky requested consensus from the Board on how staff should move forward in providing comments to the County since they requested written comments. There was Board consensus to not support the development as proposed. Staff will transmit a letter to the applicant and Collier County outlining the position of the NAA regarding the proposed rezoning application.

2. Fiscal Year 2023 Strategic Plan

Ms. Cooper said that she will be facilitating a focus group with the Board today to help derive the initiatives and focus of the FY 2023 Strategic Plan and Scorecard. As part of a larger effort to more closely align our strategic plan with the needs of our constituents, she said staff has conducted focus groups and surveys, as well as garnering feedback during public outreach events, and meetings of the TAC and NCC. An annual strategic planning retreat for staff was conducted in early June, and an internal working group has worked through the summer to revise and refine the Scorecard for FY 2023. She stated that a tenant focus group will be held next week. This input will also help to shape the priorities for the upcoming fiscal year. She stated that Board input is invaluable in creating more value for those we serve, and our goal is to elicit unfiltered feedback to define what areas we do well and what are the things we could do in the future that will have the greatest impact. She added that the information will be aggregated, and priorities for the next fiscal year will be derived. She commented that all input will be considered; however, while not all ideas can be implemented a prioritization process will occur once all data is collected.

Ms. Cooper provided instructions for the focus group session and stated that Ms. Acosta would take notes throughout the session.

She presented a draft FY 2023 Scorecard that includes all feedback received thus far. She requested Board feedback on any refinements, revisions to the measures, projects and initiatives, which they provided. Chair Dustin asked Ms. Cooper to incorporate the Board's comments made today into this draft Scorecard rather than discussing at this meeting. Chair Pro Tem Ruppert concurred and requested the Board digest the comments made before finalizing the Strategic Plan Scorecard.

Chair Dustin added that Mr. Warriner and his Finance team need to stretch and get outside the box from just receiving a clean audit as a scorecard measure. He asked Mr. Warriner to try and find ways to differentiate ourselves.

There was discussion regarding the timing in presenting this at the September 15th Regular Meeting. At Mr. Rozansky's suggestion, there was Board consensus to share a draft individually with each Commissioner for comment and then bring it back to the September Regular Meeting.

Commissioner Cuddihy requested that Ms. Acosta's notes from today be shared as well.

3. FAA Meeting Request Update

Mr. Rozansky provided an update regarding our ongoing FAA meeting request. He stated staff has been working extremely hard over the past year to submit preliminary recommendations to the FAA on what we think might be actionable outcomes from the Part 150 Study while recognizing that many of these are, by the FAA's definition, outside the scope of the Noise Study. For the public's benefit, he explained the Noise Study is a land use compatibility and planning study. Many of the things that are related to flight procedures may be technically outside the scope of Part 150 but can and often are worked on, developed, and implemented in parallel to a Part 150 Noise Study. He said that we are working with the primary point of contact, FAA's Airports Division, but they often hand this off to the FAA Air Traffic Organization (ATO). He said this has proven to be very challenging with calls and correspondence back and forth, including Congressional engagement involved. He thanked Congressman Mario Diaz-Ballart and Senator Rubio's staff for their support, and he reported that next week Representative Donalds will visit with staff at the airport to discuss this as well.

He added that we received a call from the FAA Southern Region's Office of the Regional Administrator that they were planning to have an internal Air Traffic meeting to discuss this matter in August before meeting with us. Unfortunately, that meeting was canceled because Lee County had a high transmission level for COVID 19. Mr. Rozansky reported the FAA's internal meeting was rescheduled to mid-September and their hope was to meet with us at the end of September. He expressed his disappointment and frustration.

Because this item was added to the agenda after the Board packet went out, Mr. Rozansky stated that the correspondence shared with the Board will be incorporated into the final Board packet and be published on the website.

Chair Pro Tem Ruppert said that Mr. Rozansky's communications to the FAA were excellent and tenacious. He added that Mr. Rozansky was doing a great job in pursuing this issue. Commissioner Lenhard echoed Chair Pro Tem Ruppert's comments.

I. OLD BUSINESS

1. Noise Compatibility Committee/Technical Advisory Committee Update

Commissioner Messer said the Noise Compatibility Committee (NCC) and the Technical Advisory Committee (TAC) last met on June 2nd, and she reported on that meeting during the Board meeting of June 16th. She said that the next meeting of the TAC is scheduled for October 4th, and the next Noise Compatibility Committee meeting is scheduled for November 3rd. The locations of both meetings will be announced in advance of each meeting. She also reported that a Joint Workshop Meeting of the NAA Board and the Naples City Council will be held on September 12th at 8:30 a.m. in council chambers.

She stated Mr. Zac Burch, Communications and Community Engagement Manager, is working with the Board, NCC and TAC members to schedule community meetings in the areas they represent and that anyone interested in scheduling a meeting or presentation should contact Mr. Burch at zburch@flynaples.com or at 239-643-0733.

There was discussion about how to get more members of the TAC and NCC engaged. Ms. Cooper stated that one of the things that came up in the focus group was to formalize an ambassador program, develop a speakers bureau, formalize tours, and providing information so that we are all speaking from the same script, especially with respect to difficult technical information. She said that in the next fiscal year, one of our initiatives is to have Garth help us build this program with materials and training.

J. LEADERSHIP TEAM REPORT

1. Leadership Team Report

Commissioner Messer congratulated staff on recently receiving the Florida Airports Council awards as reported at the top of page 2 in the Leadership Team Report. Chair Pro Tem Ruppert congratulated Mr. Keith and Mr. Brown for being elected to serve as Chair of the FAC and Vice Chair of the Facilities Committee. Mr. Rozansky added that Ms. Cooper was also elected to serve as FAC's Chair for the Noise and Community Affairs Committee.

Chair Dustin noted that relative to curfew violations, NetJets ought to be recognized for being a better corporate citizen. Mr. Rozansky stated that as soon as the noise specialist position is filled, we will be developing a more robust recognition program to reward operators.

K. FINANCIAL REPORTS

1. Financial Summary

Mr. Warriner presented the July financials. He said that the year-to-date change in net position before capital contributions was favorable to budget by approximately $3,376,079.

Mr. Rozansky commented on fuel volatility and due to the downward trend in prices, we are reducing our inventory until needed.

Commissioner Lenhard moved acceptance of the July financials. Commissioner Messer seconded. Motion passed unanimously 5-0.

2. August Draft – FY 2023 Operating and Capital Expenditures Budget

Mr. Warriner presented the August draft of the FY 2023 Operating and Capital Expenditures Budget. He reviewed the highlights of the changes made since the first draft was presented in June. He reported that the FY 2023 Budget will be presented to City Council on September 12th, and a final draft will be presented to the Board at the September Regular Meeting.

Chair Dustin expressed concern about the increase in credit card fees. Mr. Warriner stated that he would look at that but thought it might be related to the mix of contract fuel vs. those paying with credits cards.

Chair Pro Tem Ruppert asked for clarification regarding the 34 open positions as reported in the Leadership Team Report and the seven full time open positions and four seasonal positions reported in the draft Budget. He thought the wide gap in the reported numbers was confusing. Mr. Warriner and Mr. Rozansky said that they would discuss this to see if it can be reconciled.

L. COUNSEL'S REPORT

1. Counsel's Report

Pertaining to the pending lawsuit filed by a former employee, Mr. Owens reported that we have successfully settled that case within the authority granted by the Board at the April 2022 Regular Meeting. He stated that an Order dismissing the lawsuit with prejudice was entered by the Court last month.

M. PUBLIC COMMENTS (5-minute limit)

There were no public comments.

N. CORREPONDENCE/COMMISIONER COMMENTS & REQUESTS/MEETINGS

Commissioner Lenhard commented regarding the earlier discussion in the meeting about Chair Dustin's comment that Commissioners were not attune to the noise issue and that COVID had created the issue. Commissioner Lenhard respectfully disagreed with this statement and said that the Commission was very proactive in engaging the FAA, all before COVID hit and well before the increase in traffic. Chair Dustin apologized for wrongly characterizing it in that way. He agreed that we were in fact engaging with the FAA pre-COVID. He added that the support from a public relations standpoint was inadequate at the time, and we were not prepared for the avalanche of the community's response to the noise during the increase in traffic.

Regarding the public relations effort, Commissioner Messer commented that when she interviewed for a Board position in 2014, she thought the NAA needed to do more to lift its image within the community and spoke to Mr. Rozansky about this when he came on board in 2016. She believes that we are definitely on the right track now with Garth Solutions, but it has taken a long time getting to this place. She said when the pandemic came in the middle of noise challenges, it did not help us at all.

There was discussion about the disappointment of Garth's predecessor. Commissioner Lenhard pointed out that despite that disappointment, the Consultant Selection Committee at that time made a good decision based on their proposal and presentation; and if that firm didn't work out, NAA had the capability to make a change.

There was discussion regarding the agenda for the Joint Workshop with City Council. Mr. Rozansky reviewed several draft topics for the workshop. Commissioner Cuddihy and Chair Dustin expressed concern that the agenda was too ambitious, and that Mr. Rozansky ought to reconsider and/or reprioritize the topics.

There was discussion about the goal of the Joint Workshop with City Council and that abundantly clear parameters must be set at the opening of the meeting to effect any change.

Commissioner Messer suggested inviting staff from the Congressional and Senate offices to attend the Joint Workshop.

O. ADJOURNMENT

With no further business, the meeting adjourned at 12:52 p.m.

Christopher A. Rozansky
Secretary

NOTE: Printed copies of all visual presentations and handouts are on file in the Executive Assistant's Office.

FY 2023 NAA Board Focus Group
What the NAA does well:

- Highly-engaged, effective Board of Commissioners
- Excellent communication with Board of Commissioners
- Highly-qualified staff
- Strong culture
- Employee recognition
- Employee-focused programs
- High-level of customer service
- Environmental stewards
- Safe airport operations
- Improves/upgrades facilities
- Industry engagement and acknowledgement
- Adopts and develops best practices

FY 2023 NAA Board Focus GroupWhat the NAA can do even better:

- Increase Commissioner engagement with community
- Increase tenant engagement

- **Can we use county airports to relieve traffic?**
- **Should we initiate an airport relocation study?**
- Collaborate with other SWFL airports on issues

- Advocate for federal policy change
- Joint action planning with FAA
- Build trust and support with the City, County, and State

- Increase presence in community
- Raise the bar on curfew compliance
- **Continual education of, communication with, and listening to the community**

FY 2023 NAA Board Focus Group
Collaborative ideas to solve the greatest issues:

- Increase community event sponsorships
- Work to ameliorate things out of NAA control
- Create tag line that elicits our advocacy for the community

- Joint tenant and NAA working group
- Regular schedule for information sessions
- Social media 101 for staff and board members

- Joint advocacy/lobbying effort with the City, County, and State governments
- Facilitator who understands FAA inner workings and culture
- More joint presentation and workshops

- Regionalize Collier County airports
- Research future demand for aviation facilities; what infrastructure is needed
- Start planning for population to reach one million residents

CITY OF NAPLES AIRPORT AUTHORITY (NAA)
Board of Commissioners
Notice of Regular Meeting

FINAL AGENDA

City Hall Council Chambers
735 Eighth Street South
Naples, FL 34102

Thursday, August 18, 2022
8:30 a.m.

Commissioner Kerry C. Dustin – Chair
Commissioner Rick Ruppert – Vice Chair, Consultant Selection Committee Chair, Audit Committee Member
Commissioner Michael Lenhard – Audit Committee and Consultant Selection Committee Member
Commissioner Donna M. Messer – NCC and TAC Liaison
Commissioner Rita Cuddihy – Audit Committee Chair
Executive Director: Christopher A. Rozansky
Authority Attorney: William L. Owens, Esq. of Bond, Schoeneck & King, PLLC

Welcome. If you wish to address the Board of Commissioners regarding an item listed on the Agenda, please complete a Speaker Registration form (available at the rear of the room) and hand it to the Executive Assistant prior to consideration of that item. We ask that speakers limit comments to 5 minutes and that large groups name a spokesperson whenever possible. All written, audio-visual, and other materials distributed to the Board or staff during this meeting will become the property of NAA and will be a public record. Thank you for your interest and participation.

NOTICE

Formal action may be taken on any item listed on the Agenda below, or added to the Agenda before or during the meeting, or discussed during the meeting without being added to the Agenda. Also, the sequence of items may be changed as the meeting progresses.

Any person who decides to appeal a decision of this Board with respect to any matter considered at this meeting (or hearing) will need a record of the proceeding and may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be heard.

Any person with a disability requiring auxiliary aids or services in order to participate in this proceeding for meetings at the City Council Chamber may call the City Clerk's Office at 213-1015, or for meetings at the Airport Office Building, the NAA Executive Assistant's Office at 643-0733, with requests at least two business days before the meeting.

Information on Action Items and other items which has been provided in advance of this meeting may be inspected at the office of the Executive Assistant, General Aviation Terminal Building, 2nd Floor, 160 Aviation Drive North. Minutes of this meeting will be prepared for Board approval, usually at the next Regular Meeting.

A. ROLL CALL

B. PLEDGE OF ALLEGIANCE

C. AGENDA (Add, delete or re-sequence items)

D. MINUTES

1. June 16, 2022 Regular Meeting Minutes

2. August 4, 2022 Consultant Selection Committee Minutes

E. PRESENTATIONS AND TIME CERTAIN ITEMS

1. Employee of the Quarter

2. Communications Update

F. PUBLIC COMMENTS ON GENERAL TOPICS NOT ON THE CURRENT AGENDA

G. ACTION ITEMS (Public comments accepted for each item; 5 minute limit)

1. Amended Interlocal Agreement with the City of Naples for Aircraft Rescue and Firefighting Services

2. Consultant Selection Committee Ranking of Firms for Request for Proposals (RFP) – 22-5510 Architectural Design and Construction Services for Airport Development Projects and to Execute Professional Services Agreements for Continuing Services to at Least Two Firms

3. Purchase Two Ford Electric Trucks Not to Exceed $126,000

4. Executive Director's Annual Review

5. Authority Counsel's Annual Review

H. NEW BUSINESS

1. Proposed Residential Rezone and Development

2. Fiscal Year 2023 Strategic Plan

3. FAA Meeting Request Update

I. OLD BUSINESS

1. Noise Compatibility Committee/Technical Advisory Committee Update

J. LEADERSHIP TEAM REPORT

1. Leadership Team Report

K. FINANCIAL REPORTS

1. Financial Summary

2. August Draft – FY 2023 Operating and Capital Expenditures Budget

L. COUNSEL'S REPORT

1. Counsel's Report

M. PUBLIC COMMENTS (5 minute limit)

N. CORRESPONDENCE/COMMISSIONER COMMENTS & REQUESTS/MEETINGS

O. ADJOURN