



**SANTA ROSA
ISLAND AUTHORITY**

BOARD MEMBERS

Tammy Bohannon
Chairwoman

Janice Gilley
Vice Chair

Ed Guernsey
Secretary Treasurer

Dave Pavlock
Acting Secretary Treasurer

Thomas Campanella
Member

Jerry Watson
Member

W. A. "Buck" Lee
Executive Director

**SANTA ROSA ISLAND AUTHORITY
PENSACOLA BEACH, FLORIDA
REGULAR BOARD MEETING MINUTES
MARCH 12, 2014
5:00 P.M.**

- 1-3. A regularly scheduled meeting of the Santa Rosa Island Authority was held on Wednesday March 12, 2014, beginning at 5:00 p.m. Members in attendance were: Mr. Dave Pavlock, Mr. Jerry Watson, Mr. Ed Guernsey, Dr. Thomas Campanella, and Ms. Tammy Bohannon, Chairwoman. Ms. Janice Gilley participated via telephone. Chairwoman Bohannon led the Pledge of Allegiance followed by a moment of meditation.
4. **APPROVAL OF MINUTES** (Regular Board Meeting – 02/12/2014)
(Special Board Meeting – 02/26/2014)

Upon motion of Mr. Jerry Watson seconded by Dr. Thomas Campanella, the Board unanimously approved the minutes of the Regular Board Meeting (2/12/2014) as presented. (6-0)

Mr. Dave Pavlock requested the letter written to "Party Down South" producers be included in the minutes.

Upon motion of Mr. Dave Pavlock seconded by Dr. Thomas Campanella, the Board unanimously approved the minutes from the Special Board Meeting (2/26/2014) as amended. (6-0)

5. **CHANGES OR ADDITIONS TO AGENDA**

Mr. Guernsey requested a discussion of the conversion from lease fees to taxes be added to the agenda.

6. **CHAIRWOMAN'S COMMENTS**

7. **ADOPTION OF AGENDA**

SANTA ROSA ISLAND AUTHORITY
PENSACOLA BEACH, FLORIDA
REGULAR BOARD MEETING MINUTES
MARCH 12, 2014
5:00 P.M.

Upon motion of Mr. Ed Guernsey seconded by Mr. Dave Pavlock, the Board unanimously approved the agenda as amended. (6-0)

8. PRESENTATION BY RON ELLINGTON – BEACH MANAGEMENT FUNDING ASSISTANCE PROGRAM

Mr. Ellington wasn't present at this time, however he gave his presentation later in the meeting.

9. PENSACOLA BEACH VISITOR'S INFORMATION CENTER

Ms. Nicole Stacey was out of town, so Robbie Schrock gave the report.

Ms. Bohannon asked for the report to include weather information in the future.

CONSENT AGENDA

10. COMMITTEE REPORTS

A. ARCHITECTURAL & ENVIRONMENTAL COMMITTEE, (2/26/2014) MS. JANICE GILLEY, CHAIR, MR. FRED GANT AND DR. THOMAS CAMPANELLA, MEMBERS

Item # 1 - Informational report by Mike Langston, Baskerville Donovan, Inc (B.D.I.) SRIA Engineering firm. (Staff report by Paolo Ghio)

Informational only, no action taken.

Item # 2 - Request by Bill Patterson, Lazy Days Beach Service (sublease to Tiffany's on the Beach) to construct beach rental storage boxes and place on public property adjacent to existing building.(Staff report by Paolo Ghio)

The Committee unanimously approved staff's recommendation.

B. DEVELOPMENT & LEASING COMMITTEE, (02/26/2014) MR. ELWYN GUERNSEY, CHAIRMAN, MR. DAVE PAVLOCK AND MR. JERRY WATSON, MEMBERS

Item # 1 – Monthly update from Mr. Guernsey regarding lease fees and the property tax issue.

Informational only, no action taken.

SANTA ROSA ISLAND AUTHORITY
PENSACOLA BEACH, FLORIDA
REGULAR BOARD MEETING MINUTES
MARCH 12, 2014
5:00 P.M.

Item # 2 - WAS, Inc. – 69 Via de Luna – request to sublease to Brian McKinney, d/b/a Maverick Board Riding Company, to operate a retail business. (Staff report by Robbie Schrock)

The Committee unanimously approved staff's recommendation.

C. ADMINISTRATIVE COMMITTEE, (02/26/2014) MS. TAMMY BOHANNON,
CHAIR, DR. THOMAS CAMPANELLA AND MS. JANICE GILLEY, MEMBERS

Item # 1 – Report on Financial Statements and Expenditures. (Staff report by Dottie Ford)

The Committee unanimously accepted the Report on Financial Statements and Expenditures as presented.

Item # 2 - Request by the Directors of Development Services, Administration and Finance for a \$300.00 a month car allowance. (Staff report by Executive Director Buck Lee)

The Committee unanimously approved staff's recommendation.

Item # 3 – Discussion regarding adopting a policy regarding giving priority to local people/businesses when the SRIA needs services. (Staff report by Mike Stebbins)

It was decided to hold this item in Committee for further discussion at the March 26, 2014 Committee Meeting.

Item # 4 – Discussion on new Board policy for donations. (Staff report by Robbie Schrock)

It was decided to hold this item in Committee for further discussion at the March 26, 2014 Committee Meeting.

Item # 5 – Request by Carol Mills, Miracle Strip Corvette Club, for a \$7,500.00 sponsorship for Vettes At The Beach. (Staff report by Robbie Schrock)

The Committee unanimously approved the request by Carol Mills, Miracle Strip Corvette Club, for a \$5,000.00 sponsorship, subject to working with E.W. Bullock on the advertising for the event.

Item # 6 – Update on Portofino Agreement. (Staff report by Executive Director Buck Lee)

SANTA ROSA ISLAND AUTHORITY
PENSACOLA BEACH, FLORIDA
REGULAR BOARD MEETING MINUTES
MARCH 12, 2014
5:00 P.M.

Informational only, no action taken.

Item # 7 - Selection of date for public hearing regarding the adoption of an ordinance making Pensacola Beach golf-cart friendly. (Referred from the January 22, 2014 Committee Meeting) (Report by Mike Stebbins)

The Committee unanimously decided to hold the public hearing on March 26, 2014 at 5:00 p.m., prior to the scheduled Committee Meetings.

ADDED PER CHAIRWOMAN BOHANNON:

Item # 8 – Discussion regarding reality TV show coming to the Island.

It was decided to continue discussion at the Special Board Meeting immediately following these Committee Meetings.

Upon motion of Mr. Dave Pavlock seconded by Dr. Thomas Campanella, the Board unanimously approved the Consent Agenda as presented. (6-0) Ms. Bohannon abstained from the vote on Item A-2 (Tiffany's sublease to Lazy Days) due to conflict of interest.

REGULAR AGENDA

11. OLD BUSINESS

Item # 1 – Discussion of the conversion from lease fees to taxes.

Mr. Guernsey requested the Board to consider tasking Mike Stebbins with working the Escambia County Attorney to formulate plans for converting from leases to fee simple. He stated the following factors should be included:

- ~ Establishing an intergovernmental authority, such as the SRIA, to manage the Island. He stated the infrastructure is already in place, but funding needed to be considered.
- ~ Study the process that was implemented in Okaloosa County.
- ~ Evaluate options for Master Leaseholders holding sub-leases, how to value and where to look for funding for redeeming that interest from Master Leaseholders.
- ~ Engage other interested parties as deemed necessary.

SANTA ROSA ISLAND AUTHORITY
PENSACOLA BEACH, FLORIDA
REGULAR BOARD MEETING MINUTES
MARCH 12, 2014
5:00 P.M.

He stated there is already volumes of data available, so this process shouldn't be time consuming or costly. He said it will be a valuable tool.

Upon motion of Dr. Thomas Campanella seconded by Mr. Dave Pavlock, the Board unanimously approved of having Mr. Stebbins and Mr. Guernsey work together on the suggested items, bringing a report back to the March 26, 2014 Committee Meeting, if possible. (6-0)

Discussion followed.

Ms. Bohannon and Ms. Gilley agreed that a workshop for the Board would be very helpful in understanding all the issues involved.

Dr. Campanella stated conservation and easement areas needed full protection.

Item # 2 - PRESENTATION BY RON ELLINGTON – BEACH MANAGEMENT FUNDING ASSISTANCE PROGRAM

See attached report.

Mr. Ellington stated he was requesting a letter be sent from the Board to the Governor and legislative delegates asking them to increase the budget by 8.5 million dollars, specifically to fund the Pensacola Beach project.

Upon motion of Dr. Thomas Campanella seconded by Mr. Jerry Watson, the Board unanimously approved sending a letter to the Governor and legislative delegates requesting the budget be increased by 8.5 million dollars to fund the Pensacola Beach project. (6-0)

Mr. Ellington stated he would send Ms. Bohannon a draft of the proposed letter.

Mr. Lee and Mr. Ellington will place a call to Senator Don Gaetz Thursday, March 13, 2014 at 2:00 p.m. to make a verbal request.

12. REPORTS

A. EXECUTIVE DIRECTOR'S REPORT

Mr. Lee submitted his report for the review of the Board. He also talked about the ferry service, headstones found on the Island, security, and Mardi Gras.

SANTA ROSA ISLAND AUTHORITY
PENSACOLA BEACH, FLORIDA
REGULAR BOARD MEETING MINUTES
MARCH 12, 2014
5:00 P.M.

B. ATTORNEY'S REPORT

Mr. Stebbins submitted his report for the review of the Board.

C. ENGINEER'S REPORT

Mr. Langston submitted his monthly report for the review of the Board.

Ms. Bohannon asked if he had addressed the road issues.

He said yes.

D. DEVELOPMENT SERVICES DIRECTOR REPORT

Mr. Ghio presented his monthly report for the review of the Board.

13. BOARD MEMBERS FORUM

There was further discussion of the ferry service, what people will do when they get to the Island, possible transponders for each ferry for tracking purposes, and Mr. Guernsey suggested the following for consideration:

- Remodel Quietwater amphitheater
- Expanding Casino Beach pavilion
- Boardwalk from Hemingways to the RV park

Mr. Lee stated the bathrooms at Quietwater Boardwalk were being renovated to include auto hand blowers, stainless equipment, and walls that couldn't be written or carved into.

Ms. Bohannon requested making sure the bathrooms exceed ADA compliance.

Mr. Watson asked if current staff maintained the restrooms. He was told yes. Mr. Watson also congratulated Mr. Lee and the staff on how the situation with "Party Down South" was handled.

14. VISITOR'S FORUM

SPEAKER:

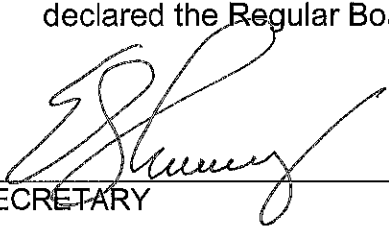
Jean Kutina – She spoke against the Dog Park at Park West. She would like to see

SANTA ROSA ISLAND AUTHORITY
PENSACOLA BEACH, FLORIDA
REGULAR BOARD MEETING MINUTES
MARCH 12, 2014
5:00 P.M.

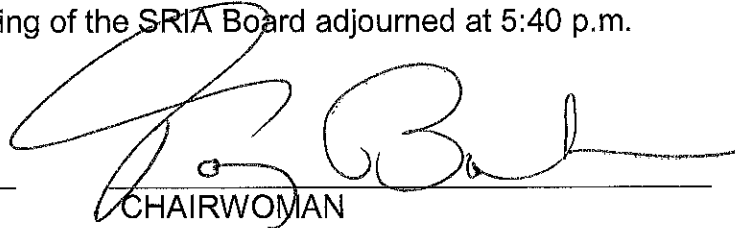
it closed, or at least have stronger signage at this location.

15. ADJOURN

There being no further business to come before the Board, Chairwoman Bohannon declared the Regular Board Meeting of the SRIA Board adjourned at 5:40 p.m.



SECRETARY



CHAIRWOMAN

(Please note that the Santa Rosa Island Authority does not make verbatim transcripts of its meetings, although the meetings are tape-recorded. Any person desiring a verbatim transcript of a meeting of the Santa Rosa Island Authority will need to independently secure such verbatim transcript.)