



**Florida Job Growth Grant Fund
Public Infrastructure Grant Proposal**

Proposal Instructions: The Florida Job Growth Grant Fund Proposal (this document) must be completed by the governmental entity applying for the grant and signed by either the chief elected official, the administrator for the governmental entity or their designee. Please read the proposal carefully as some questions may require a separate narrative to be completed.

Governmental Entity Information

Name of Governmental Entity: City of Ormond Beach, Florida

Government Federal Employer Identification Number: [REDACTED]

Contact Information:

Primary Contact Name: Joyce Shanahan

Title: City Manager

Mailing Address: 22 S. Beach Street
Ormond Beach, Florida 32174

Phone Number: (386) 676-3266

Email: joyce.shanahan@ormondbeach.org

Public Infrastructure Grant Eligibility

Pursuant to section 288.101, F.S., the Florida Job Growth Grant Fund was created to promote economic opportunity by improving public infrastructure and enhancing workforce training. Eligible governmental entities that wish to access this grant fund must submit public infrastructure proposals that:

- Promote economic recovery in specific regions of the state, economic diversification or economic enhancement in a targeted industry. (View Florida's [Targeted Industries here.](#))
- Are not for the exclusive benefit of any single company, corporation or business entity.
- Are for infrastructure that is owned by the public and is for public use or predominately benefits the public.



1. Program Requirements:

Each proposal must include the following information describing how the project satisfies eligibility requirements listed on page 1.

A. Provide the title and a detailed description of the public infrastructure improvements.

Design and Construction of Business Park Way in the City's Airport Business Park, including connecting perimeter access roads in the southwest quadrant of the Ormond Beach Municipal Airport. (See Appendix A)

B. Is this infrastructure owned by the public?

Yes No

C. Is this infrastructure for public use or does it predominately benefit the public?

Yes No

D. Will the public infrastructure improvements be for the exclusive benefit of any single company, corporation or business entity?

Yes No

E. Provide a detailed explanation of how the public infrastructure improvements will connect to a broader economic development vision for the community and benefit additional current or future businesses.

Construction of new access roads for the Airport Business Park and the Airport from Pineland Trail (a local road paralleling Interstate 95 west of the Airport) is needed to compliment and relieve the current singular access points for these facilities. These co-located facilities are ideally suited for a mixture of aeronautical and non-aeronautical development, and create opportunities for aviation related manufacturing or other manufacturers requiring just-in-time or perishable aerial delivery and executive aviation services. The fully developed business park ensures adequate utilities and high speed telecommunications will be available for development in adjacent airside locations. Coupled with the recent completion of a new taxiway system on the airport, a planned runway extension and the adjacent Ormond Crossings Commerce Park to the north, construction of the proposed access and perimeter roads will be key to attracting new business development and creating jobs that will benefit the economic development of the City and the surrounding region.



F. Provide a detailed description of, and quantitative evidence demonstrating, how the proposed public infrastructure project will promote:

- Economic recovery in specific regions of the state;
- Economic diversification; or
- Economic enhancement of a Targeted Industry (View Florida's [Targeted Industries here.](#))
 - As part of this response, describe how the project will promote specific job growth. Include a description of the number of jobs that will be retained or created, the average wages of such jobs, and in which industry(ies) the jobs will be created using the North American Industry Classification System ([NAICS](#)) codes. Where applicable, you may list specific businesses that will retain or grow jobs or make capital investment.
 - Further, include the economic impact on the community, region, or state and the associated metrics used to measure the success of the proposed project.

See Appendix B

If additional space is needed, attach a word document with your entire answer.



2. Additional Information:

A. Is this project an expansion of an existing infrastructure project?

Yes No

B. Provide the proposed commencement date and number of days required to complete construction of the public infrastructure project.

See Appendix A

C. What is the location of the public infrastructure? (Provide the road number, if applicable.)

See Appendix A

D. Who is responsible for maintenance and upkeep? (Indicate if more than one are applicable.)

Federal State County City Other _____

E. What permits are necessary for the public infrastructure project?

See Appendix A

F. Detail whether required permits have been secured, and if not, detail the timeline for securing these permits. Additionally, if any required permits are local permits, will these permits be prioritized?

It is expected that the permitting process, which coincides with project design and will involve the St. John's Water Management District and possibly the Army Corps of Engineers, will take approximately 6 months to complete. The City will place priority on the issuance of local permits for this project. The City's Site Plan Review Committee meets weekly and does not require public input for plan approval.

G. What is the future land use and zoning designation on the proposed site of the infrastructure improvements, and will the improvements conform to those uses?

The future land use and zoning is I-1 (Light Industrial). Land use on the airport is intended primarily for aviation and aerospace related activity, such as aerospace component manufacturing, aircraft sales and service businesses, aircraft and avionics research and development facilities, and aircraft storage facilities.



H. Will an amendment to the local comprehensive plan or a development order be required on the site of the proposed project or on adjacent property to accommodate the infrastructure and potential current or future job creation opportunities? If yes, please detail the timeline.

Yes No

These projects are included in the City's current Capital Improvement Plan and Airport Master Plan.

I. Is the project ready to commence upon grant fund approval and contract execution? If no, please explain.

Yes No

Design of a portion of the proposed perimeter access road has been approved and will commence shortly. See Appendix A

J. Does this project have a local match amount?

Yes No

If yes, please describe the entity providing the match and the amount.

FDOT has provided a grant to fund the design of a portion of the proposed perimeter access road. The City's local match for that grant is \$41,000.

K. Provide any additional information or attachments to be considered for this proposal.

See Appendix A



3. Program Budget

Estimated Costs and Sources of Funding: Include all applicable public infrastructure costs and other funding sources available to support the proposal.

A. Public Infrastructure Project Costs:

Construction	\$ 2,420,318		
Reconstruction	\$ _____		
Design & Engineering	\$ 450,000		
Land Acquisition	\$ _____		
Land Improvement	\$ _____		
Other	\$ _____	Please Specify:	_____
Total Project Costs	\$ 2,870,318		

B. Other Public Infrastructure Project Funding Sources:

City/County	\$ _____		
Private Sources	\$ _____		
Other (grants, etc.)	\$ 41,000	Please Specify:	_____
Total Other Funding	\$ _____		
Total Amount Requested	\$ 2,829,318		

Note: The total amount requested must equal the difference between the public infrastructure project costs in 3.A. and the other public infrastructure project funding sources in 3.B.

C. Provide a detailed budget narrative, including the timing and steps necessary to obtain the funding and any other pertinent budget-related information.

The scope of the project presented herein is based upon the award of a grant from the Florida Job Growth Grant Fund. No other funding sources other than the FDOT grant listed above have been identified for the project.



4. Approvals and Authority

- A. If the governmental entity is awarded grant funds based on this proposal, what approvals must be obtained before it can execute a grant agreement with the Florida Department of Economic Opportunity (e.g., approval of a board, commission or council)?

The Ormond Beach City Commission is the only entity that must approve the grant agreement.

- B. If approval of a board, commission, council or other group is needed prior to execution of an agreement between the governmental entity and the Florida Department of Economic Opportunity:

- i. Provide the schedule of upcoming meetings for the group for a period of at least six months.

See Appendix A

- ii. State whether that group can hold special meetings, and if so, upon how many days' notice.

See Appendix A

- C. Attach evidence that the undersigned has all necessary authority to execute this proposal on behalf of the governmental entity. This evidence may take a variety of forms, including but not limited to: a delegation of authority, citation to relevant laws or codes, policy documents, etc.



I, the undersigned, do hereby certify that I have express authority to sign this proposal on behalf of the above-described governmental entity.

Name of Governmental Entity: City of Ormond Beach, Florida

Name and Title of Authorized Representative: Joyce Shanahan, City Manager

Representative Signature: *Joyce Shanahan*

Signature Date: 1/2/2018

Code of Ordinances

Supplement 1

Online content updated on June 26, 2017

CODE OF ORDINANCES
City of
ORMOND BEACH, FLORIDA

Codified through
Ordinance No. 2017-11, enacted May 2, 2017.
(Supp. 1)

- **ARTICLE IV. - ADMINISTRATION**
- **Sec. 4.01. - City manager.**

There shall be a city manager who shall be the chief administrative officer of the city. The city manager shall be responsible to the city commission for the administration of all city affairs placed in his charge by or under this Charter.

- **Sec. 4.04. - Powers and duties of the city manager.**

The city manager shall:

- (a) Appoint and, when he deems it for good cause and necessary for the good of the city, suspend or remove all city employees and appointive administrative officers provided for by or under this Charter, except as otherwise provided by law. Prior to the termination of any such person, the city manager shall provide the person with oral or written notice of the charges and explanation of his evidence in support of the charges and provide an opportunity for the employee to present his position in person or in writing. The city manager may authorize any administrative officer who is subject to his direction and supervision to exercise these powers with respect to subordinates in that officer's department, office or agency;
- (b) Direct and supervise the administration of all departments, offices and agencies of the city, except as otherwise provided by this Charter or by law;
- (c) Appoint one (1) or more assistant city managers, whose duties shall be to assist him in such manner and in such affairs as he may designate; provided, however, that such positions shall have either been included in the city budget or previously approved by the city commission;
- (d) Attend all city commission meetings and shall have the right to take part in the discussion, but may not vote;
- (e) See that all laws, provisions of this Charter and acts of the city commission, subject to enforcement by him or by officers subject to his direction and supervision, are faithfully executed;
- (f) Be responsible for the preparation and submission of the annual budget, budget message and capital program to the city commission in a form provided by ordinance;
- (g) Submit to the city commission and make available to the public a complete report on the finances and administrative activities of the city as of the end of each fiscal year;
- (h) Make such other reports as the city commission may require concerning the operations of city departments, offices and agencies, subject to his direction and supervision;

- (i) Keep the city commission currently advised on all matters affecting city policy and make such other reports as the city commission may require concerning the operations of city departments and offices subject to his direction and supervision;
- (j) Keep the city commission fully advised as to the financial condition and future needs of the city and make such recommendations to the city commission concerning the affairs of the city as he deems desirable and necessary;
- (k) Sign contracts on behalf of the city pursuant to the provisions of appropriations ordinances;
- (l) Perform such other duties as are specified in this Charter or as may be required by the city commission.

• **ARTICLE V. - DEPARTMENTS⁽¹⁾**

Sec. 2-25. - Responsibilities of department heads, division supervisors, etc.; authority of city manager.

(a) The department heads shall be responsible to the city manager exclusively. The city manager may set aside any action taken by a department head for cause and good reason not arbitrarily exercised. The department head may set aside any action taken by the head of a division within the department for good cause and not arbitrarily exercised. In case of a vacancy in office or during the absence of any department head, the city manager may designate an acting head or perform personally the functions of the office. In case of a vacancy in office or during the absence of any division head, the head of the department may designate an acting head or personally perform the functions of the office, if qualified to do so. All department/division heads shall keep informed as to the latest practices in their particular fields and shall inaugurate such new practices as appear to be of benefit to the service and to the public; provided, however, that major changes shall be approved by the city manager prior to institution.

(b) The city manager shall have authority to assign to the various departments and divisions such responsibilities and duties as he considers necessary for the efficient conduct of the work of the city government, subject to the specific provisions of this chapter and to the appropriation of monies by the city commission. Except as otherwise provided by general law or this chapter, any department/division head may delegate the functions assigned to him to subordinate employees, and when not otherwise provided by general law and with the approval of the city manager, he may establish such sections or units as may seem to him necessary for the efficient conduct of duties for which he is responsible. Revisions in internal organization of divisions, which shift activities or employees from one section to another, or which create, abolish or consolidate positions or sections, shall be reviewed by the human resources board, in advance of the revision taking effect.

Sec. 2-81. - Created.

Pursuant to the provisions of the city Charter, the departments, boards and other components of the city government enumerated in this chapter are hereby created and established. Such departments, boards and other components shall have such authority, exercise their powers, carry out their duties and assume their responsibilities through delegation from the city manager. Such departments, boards and other components are hereby deemed to be necessary to the proper administration of the affairs of the city.

(Code 1958, § 2-35; Code 1983, § 2-81; Ord. No. 90-40, § 3, 9-17-1991; Ord. No. 94-99, § 2, 10-5-1994)

Sec. 2-82. - Deemed to be administrative organization of city.

The departments created are hereby deemed to be the administrative organization of the city government.

(Code 1958, § 2-36; Code 1983, § 2-82; Ord. No. 91-40, § 3, 9-17-1991; Ord. No. 94-99, § 2, 10-5-1994)

Sec. 2-83. - Offices, departments/divisions and heads enumerated.

The administrative branch of the city government shall be organized in the following departments and divisions:

(1) Departments.

- a. Department of economic development;
- b. Department of finance;
- c. Department of human resources;
- d. Department of leisure services;
- e. Department of planning;
- f. Department of public works;
- g. Department of support services;
- h. Fire department; and
- i. Police department.

Appendix A

1. Program Requirements:

- A. The Ormond Beach Airport Business Park is home to 33 businesses that consist of approximately 870,000 square feet of industrial space and 1,400 employees. Plans are underway by some of the existing businesses and by the City to increase the amount of industrial space and industrial lots over the next few years. All of the traffic generated by the business uses impacts the one entranceway that intersects Airport Road. The southwest quadrant of the airport is currently inaccessible by ground vehicles via existing ingress and egress routes at the airport or the Airport Business Park. Successful development of the southwest quadrant will require such access, and will benefit both the airport and the business park by affording co-location of airside and non-airside business parcels. This project will also extend utilities from the business park into the southwest quadrant. Acquisition by the City of approximately 0.6 acres of business park property will be required in order to accommodate these access roads.
- F. See Appendix B

2. Additional Information:

- B. The commencement date will be approximately 2 months from the date of grant execution. It is projected that the design and construction of the proposed roadways would require approximately 18 months to complete.
- C. The Airport Business Park and the Ormond Beach Municipal Airport are located just east of I-95, west of U.S. Highway 1, and north of the Tomoka River in the City of Ormond Beach, Florida. The total area amounts to more than 1,300 acres of commercial and industrial zoned property.
- E. Required permits will be acquired from the Florida Department of Transportation, the St. John's Water Management District, the Army Corps of Engineers, and the City of Ormond Beach.
- I. Design of a portion of the proposed airport perimeter access road has already been approved and will commence in early 2018, with joint funding from the City and FDOT. Upon grant award and contract approval, the design and permitting process for the remaining access and perimeter roads is estimated to take 6 months. Construction of all proposed access and perimeter roads is estimated to take 12 months.

3. Approvals and Authority

- B. Ormond Beach City Commission Public Meeting Schedule for the 6 month period following the date of this grant application:
 - i. January 2 & 16, 2018; February 6 & 20, 2018; March 6 & 20, 2018; April 3 & 17, 2018; May 1 & 15, 2018; June 5 & 19, 2018.
 - ii. The City Commission may call special meetings with a minimum of 24 hours public notice.

Appendix B

An economic impact assessment has been conducted to provide quantitative evidence demonstrating how the public infrastructure project proposed in our City's Florida Job Growth Grant Fund application will promote economic enhancement of a Targeted Industry, specifically aircraft and aircraft parts manufacturing. The assessment summarizes data produced by the IMPLAN Economic Modeling tool provided by the Florida Power and Light Powering Florida Resource Center.

The City of Ormond Beach was presented with a proposal in 2015 from a global advanced materials company that develops and manufactures materials designed for aircraft primary and secondary structures, interiors, lightweight composite parts and assemblies designed to provide unique solutions primarily for general aviation and other aerospace applications. The company also manufactures advanced electronics materials for reliable, high-performance, multilayer designs, and materials designed for critical microwave components, antennas and subassemblies. The company proposed to lease a 5 acre parcel of land, with an option for an additional 5 acre parcel, at the Ormond Beach Municipal Airport to construct a 50,000 square foot building to manufacture aircraft and aerospace components. The company proposed to initially locate their new facilities on 5 acres of land located in the undeveloped Southwest Quadrant of the airport. In preparation for building construction, the City would be required to design and construct the access road and utilities to the proposed site in the southwest quadrant, to permit the site with the water management district, and prepare the site for development of the manufacturing plant and associated parking area.

The company's projected construction cost of the plant is \$5 million. There would also be an additional capital investment of \$12 million for the installation of facility and production equipment. The company projected the creation of 70 new jobs in Ormond Beach over the first five years as a result of this proposed manufacturing project. The average wage level was expected to be above the average annual Volusia County wage of \$33,570. Unfortunately, the infrastructure to serve the site was not in place and the company selected another site in order to comply with their time table for construction.

The table below presents data generated by the IMPLAN Economic Modeling tool to illustrate the total economic impact summary for the company, consisting of the total direct, indirect, and induced impact effects. This includes:

- Jobs
- Labor income- All forms of employment income, including Employee Compensation (wages and benefits) and Proprietor Income.
- Value Added - The difference between an industry's total output and the cost of its intermediate inputs. Value added consists of compensation of employees, taxes on production and imports less subsidies and gross operating surplus. It is a measure of the contribution to GDP made by an individual producer, industry or sector.

- Output - Output represents the value of industry production. These are annual production estimates for the year of the data set and are in producer prices. For manufacturers this would be sales plus/minus change in inventory.

Impact Type	Jobs	Labor Income	Value Added	Output
Direct Effect	113	\$5.4 million	\$6.9 million	\$17 million
Indirect Effect	36	\$2.1 million	\$3.2 million	\$6.0 million
Induced Effect	55	\$2.4 million	\$4.4 million	\$7.7 million
Total	204	\$9.9 million	\$14.5 million	\$30.7 million

Construction of the new business park and airport access roads and utilities to be funded by the grant will be a catalyst for additional development in the southwest quadrant of the airport. The airport is located in close proximity to I-95 and U.S. Highway 1, and offers ready access to multiple modes of transportation, including nearby rail service and deep water ports to the north and south. The southwest quadrant of the airport has sufficient acreage to support multiple business developments with a footprint similar to the company that is the subject of the analysis presented earlier. Approximately 43 acres of airside uplands are available in the southwest quadrant for development of aviation and aerospace business uses. It is estimated that up to 75% of this land may be utilized for aircraft storage purposes and the remaining 35% for aviation related office, R&D, and manufacturing uses. There are an additional 12 acres of uplands adjacent to the southwest quadrant and the business park suitable for development of up to 64,800 square feet of office or up to 120,000 square feet of manufacturing space.

The table below presents data generated by the IMPLAN Economic Modeling tool that has been interpolated to illustrate the economic impact of the fully developed southwest quadrant over the next ten years.

Impact Type	Jobs	Labor Income	Value Added	Output
Direct Effect	519	\$24.8 million	\$31.7 million	\$78.2 million
Indirect Effect	165	\$9.6 million	\$14.7 million	\$27.6 million
Induced Effect	253	\$11.0 million	\$20.2 million	\$35.4 million
Total	937	\$45.4 million	\$66.6 million	\$141.2 million

