



Beaufort County Airports Board

Chairman

HOWARD ACKERMAN

Vice Chairman

LESLIE ADLAM FLORY

Committee Members

ANNE ESPOSITO

JAMES BUCKLEY

CHRIS BUTLER

MARK BAILEY

BRIAN TURRISI

THOMAS SHEAHAN

NICHOLAS MESENBURG

Airports Director

JON REMBOLD

County Administrator

ERIC GREENWAY

Administrative Specialist

ROCIO REXRODE

Administration Building

Beaufort County Government
Hilton Head Island Airport
120 Beach City Road
Hilton Head Is, SC 29926

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Beaufort County Airports Board Agenda

Council Chambers – Hilton Head Island

One Town Center Court, Hilton Head, SC 29928

Thursday, March 16, 2023, at 1:30 PM

Hybrid Meeting

1. CALL TO ORDER
2. PLEDGE OF ALLEGIANCE
3. PUBLIC NOTIFICATION OF THIS MEETING HAS BEEN PUBLISHED, POSTED, AND DISTRIBUTED IN COMPLIANCE WITH THE SOUTH CAROLINA FREEDOM OF INFORMATION ACT (FOIA)
4. APPROVAL OF AGENDA
5. APPROVAL OF MINUTES – [FEBRUARY 23, 2023](#)
6. PUBLIC COMMENT (*Limit comments to three minutes*)
7. DIRECTOR'S REPORT
8. UNFINISHED BUSINESS
9. NEW BUSINESS

ACTION ITEMS

10. HILTON HEAD ISLAND AIRPORT (HXD) - RECOMMENDATION TO APPROVE A COMMERCIAL OPERATING AGREEMENT AND LEASE AT 32 HUNTER RD BETWEEN BEAUFORT COUNTY AND GITIBIN & ASSOCIATES, LLC DBA GO RENTALS - [VOTE](#)
11. HILTON HEAD ISLAND AIRPORT (HXD) - RECOMMENDATION TO APPROVE A LEASE AT 32 HUNTER RD BETWEEN BEAUFORT COUNTY AND ACE HARDWARE OF HILTON HEAD - [VOTE](#)
12. HILTON HEAD ISLAND AIRPORT (HXD) - RECOMMENDATION TO APPROVE A COMMERCIAL OPERATING AGREEMENT BETWEEN BEAUFORT COUNTY AND THE HELIPOINT LLC - [VOTE](#)

COMMITTEE REPORTS

13. CHAIRMAN UPDATE
-
14. CITIZEN COMMENT (*Limit comments to three minutes*)
 15. ADJOURNMENT
-

MEETING ACCESS: [MEETING LINK](#)

ID: 161 714 8655 | **Passcode:** 791968

NEXT MEETING:

THURSDAY, APRIL 20, 2023, AT 1:30 PM

COUNCIL CHAMBERS, 100 RIBAUT RD., BEAUFORT, SC 29901

MINUTES

Beaufort County Airports Board

February 23, 2023 | 1:30 pm | Meeting called to order by Chairman Howard Ackerman

Attendance

Present: Howard Ackerman, Nick Mesenburg, Thomas Sheahan, Brian Turrisi, Chris Butler, Anne Esposito, Mark Bailey, and James Buckley

Absent: Leslie Adlam Flory

County Staff: Jon Rembold, Airports Director; Stephen Parry, Assistant Airports Director; and Rocio Rexrode, Administrative Specialist.

Adoption of Agenda

Motion: Anne Esposito made a motion to adopt the agenda. Nick Mesenburg seconded the motion. All were in favor and the motion passed.

Approval of Minutes

Motion: James Buckley made a motion to approve the January 19, 2023, meeting minutes. Chris Butler seconded the motion. All were in favor and the motion passed.

Public Comments

There were no Public Comments.

Director's Report

- **DEPARTMENT UPDATE**

SCAA Conference:

Jon Rembold mentioned that he and Steve Parry went to the SCAA Conference. He stated that it was a good Conference. He said that they were able to have some facetime with FAA regional administrators and were able to let the FAA staff know what the important issues are at both airports – primarily HXD. Rembold said that he and Steve Parry got together with the consultants, the team of engineers, planners, and the FAA staff to talk through the Terminal project. He said that being able to have these meetings/get together is the primary benefit of the conference. Rembold said that through conversations they were able to learn about other airports and find out what is going on at the airports across the State.

Meet The Team – Robert “Rob” Street:

Jon Rembold mentioned that each month he is going to introduce a member of the Airports team. Rembold said that Rob, a member of the maintenance crew, is very technical and he has been a huge help to the team. Rembold mentioned that Rob has saved the Airports time and money with his technical skills. Rembold described Rob as very personable and said that he is glad to have him on the team.

- **BEAUFORT EXECUTIVE AIRPORT (ARW) UPDATE:**

SC Breakfast Club Fly-In Recap:

Jon Rembold informed that they had about 35 people who were there for the breakfast. He said it was a little bit cool that day and everybody kind of migrated inside the terminal building, and they were able to enjoy that renovated building, and everybody really liked it. He said that several of the folks who flew in had not been there in several years and were extremely impressed with the renovations.

Terminal as a Venue:

Jon Rembold mentioned that the Terminal as a venue has been talked about at the Staff level. Rembold said that the Terminal is a nice place to have small intimate gatherings – such as an annual nonprofit board meeting, or a baby reveal. Rembold said that the space can probably accommodate 50 to 60 people between indoor and outdoor. Rembold stated that more than a revenue generator, it is a great way to generate interest and a means to open the gates, so folks can enjoy the airport. Rembold suggested that it could be an interesting venue.

Renovations - Landscape:

Jon Rembold mentioned that a rain garden was designed to handle the stormwater. He said that the roof drains are connected, and they will go into a pit underneath the plants. He said that there are beds planted on either side of the walkway leading up to the front door and behind the retaining wall. He said that a ribbon cutting ceremony for the new renovated facility has been scheduled.

- **HILTON HEAD ISLAND AIRPORT (HXD) UPDATE:**

Terminal – Roof Clean and Airside Paint:

Jon Rembold informed that the Terminal roof was pressure washed in advanced of the season and it looks good. He said that all the exposed steel on the on the air side of the building will get cleaned up as well.

Runway – Rubber Removal/Painting

Jon Rembold mentioned that the rubber removal and painting on the runway is a follow up to some of the comments from last year's inspection. He said the rubber removal keeps getting delayed, and that as soon as it's done, then the paint can be refreshed.

ARFF Live Drill:

Jon Rembold mentioned that the FAA requires a live ARFF drill at the airport every third year. He informed the drill is scheduled for Friday, March 24th. He stated that Chief Davidson has coordinated with the agencies in the area and they will have a simulated incident including a fire that needs to be put out and a casualty scenario that gets a run through. Rembold stated that the Chief has done a great job putting it together. Rembold mentioned that the County Channel might be there. He said it is good for the County to show the training and it allows the crew to go back and watch that film.

St. Patrick's Day Parade:

Jon Rembold informed that the Airport will be participating in the St. Patrick's Day parade with the new firetruck.

Volunteers in Medicine (VIM) Golf Sponsorship:

Jon Rembold stated that the VIM golf sponsorship is another great community outreach opportunity. He said the Airport is a Birdie Level sponsor. He said the Airport gets 2 entrances and 2 of our firefighters are going to play and they'll be matched up with some local pros.

Valentine's Day with Tenants:

Jon Rembold mentioned that sixty Valentine's Day treat bags full of candy and goodies were prepared and the administrative staff went around and deliver them to all the members of all the teams within the Terminal, including airlines, TSA, car rentals and cleaning crews.

EMAS Field Strength Tests:

Jon Rembold informed that it is getting close to the five years point when a field strength test must be done. He said the tests are done at both ends of the airport, and it tell if the beds are still at their expected effectiveness level. He said once the tests are done, and the results are found it will roll into a comprehensive maintenance project.

Project Cloud Update:

Jon Rembold informed that a meeting with the Economic Development Corporation, the Town of Hilton Head and the County took place, and all seem to be in support of the concept. Rembold said that the Developer needs to provide some more information, then the first step after that will be to engage Town Council since it's on the Island, then move on from there. He said that once they get to that stage, he will brief the Board.

Unfinished Business

There was no Unfinished Business.

New Business – Action Items

1. **HILTON HEAD ISLAND AIRPORT (HXD) - PURCHASE OF A PORTION OF EXECAIR PROPERTY ADJACENT TO TAXIWAY A FOR AN AMOUNT NOT TO EXCEED \$50,000**

Mr. Rembold explained that there is a small portion on one of ExecAir parcels that basically became de facto airport property when the taxiway project was done back in 2017. He said that when the taxiway got moved over, the lights, the utilities, and stormwater drainage ended up in that parcel. Mr. Butler made a motion to approve the purchase of the ExecAir property adjacent to the taxiway, for the amount not to exceed fifty thousand dollars. Mr. Buckley seconded the motion. All were in favor and the motion passed.

2. **HILTON HEAD ISLAND AIRPORT (HXD) - APPROVAL TO APPLY FOR TOWN OF HILTON HEAD ISLAND ACCOMMODATIONS TAX GRANT FOR TOURISM MARKETING**

Mr. Mesenburg made a motion to approve the application for the Town of Hilton Head Island Accommodations Tax Grant for Tourism Marketing. Mr. Buckley seconded the motion. All were in favor and the motion passed.

3. **APPROVAL TO APPLY FOR COUNTY HOSPITALITY TAX GRANT FOR TOURISM MARKETING (HXD) AND INFRASTRUCTURE (ARW)**

Mr. Sheahan made a motion to approve the application for the County Hospitality Tax Grant for Tourism Marketing (HXD) and Infrastructure (ARW). Ms. Esposito seconded the motion. All were in favor and the motion passed.

Chairman Update

1. **FINANCE COMMITTEE**

Members: Howard Ackerman (Chair), Anne Esposito, Chris Butler, and Brian Turrisi
The Committee has nothing new to report this month. They will keep the board informed of any developments.

2. **COMMUNICATIONS AND MARKETING COMMITTEE**

Members: Jim Buckley (Chair), Brian Turrisi, and Leslie Adlam Flory.
The Committee has nothing new to report this month. They will keep the board informed of any new developments.

3. PASSENGER SERVICE COMMITTEE

Members: Leslie Adlam Flory (Chair), Anne Esposito

The Committee has nothing new to report this month. They will keep the board informed of any new developments.

4. ARW FACILITIES USE AND IMPROVEMENT COMMITTEE

Members: Chris Butler (Chair), and Mark Bailey

The Committee has nothing new to report this month. They will keep the board informed of any new developments.

5. THE HHI AIRPORT GENERAL AVIATION IMPROVEMENT COMMITTEE (HXD)

Members: Howard Ackerman and Brian Turrisi

The Committee has nothing new to report this month. They will keep the board informed of any new developments.

Public Comments

There were no Public Comments.

Adjournment

Motion to adjourn was made at 2:23 pm. It passed unanimously.

Next Meeting

March 16, 2023 | 1:30 pm | Hybrid Meeting

Town of Hilton Head Island, One Town Center Ct., Hilton Head Island, SC.



BEAUFORT COUNTY COUNCIL AGENDA ITEM SUMMARY

ITEM TITLE:
Approval of a commercial operating agreement between Beaufort County and Gitibin & Associates, LLC DBA Go Rentals
MEETING NAME AND DATE:
Public Facilities and Safety Committee – March 27, 2023
PRESENTER INFORMATION:
Jon Rembold, C.M. Airports Director (5 minutes)
ITEM BACKGROUND:
The Airports Board reviewed and recommended approval of the agreement at its monthly meeting held March 16, 2023.
PROJECT / ITEM NARRATIVE:
Go Rentals is a rental car company that provides service to General Aviation customers. They will base their administrative function at 32 Hunter Rd, which is airport property.
FISCAL IMPACT:
Beaufort County/Hilton Head Island Airport will receive an estimated \$16,664.00 annually in rent payments from Go Rentals. In addition, Beaufort County/Hilton Head Island Airport will be paid a concessions fee of ten (10%) percent of gross revenue
STAFF RECOMMENDATIONS TO COMMITTEE:
Approve the commercial operating agreement between Beaufort County and Go Rentals.
OPTIONS FOR COMMITTEE MOTION:
Motion to approve /deny the commercial operating agreement between Beaufort County and Go Rentals.
Next step: County Council Meeting – April 10, 2023



BEAUFORT COUNTY COUNCIL AGENDA ITEM SUMMARY

ITEM TITLE:
Resolution to approve a lease agreement at 32 Hunter Rd between Beaufort County and ACE Hardware of Hilton Head
MEETING NAME AND DATE:
Public Facilities and Safety Committee – March 27, 2023
PRESENTER INFORMATION:
Jon Rembold, C.M. Airports Director (5 minutes)
ITEM BACKGROUND:
The Airports Board reviewed and recommended approval of the lease agreement at its monthly meeting held March 16, 2023.
PROJECT / ITEM NARRATIVE:
ACE Hardware of Hilton Head will lease bay space at 32 Hunter Road, Hilton Head Island, SC 29926, for storage
FISCAL IMPACT:
Beaufort County/Hilton Head Island Airport will receive an estimated \$7,400.00 in annual lease revenue
STAFF RECOMMENDATIONS TO COMMITTEE:
Approve the lease agreement between Beaufort County and ACE Hardware of Hilton Head.
OPTIONS FOR COMMITTEE MOTION:
Motion to approve /deny the lease agreement between Beaufort County and ACE Hardware of Hilton Head..
Next step: County Council Meeting – April 10, 2023



BEAUFORT COUNTY COUNCIL AGENDA ITEM SUMMARY

ITEM TITLE:
Approval of a commercial operating agreement between Beaufort County and The Heliport, LLC
MEETING NAME AND DATE:
Public Facilities and Safety Committee – March 27, 2023
PRESENTER INFORMATION:
Jon Rembold, C.M. Airports Director (5 minutes)
ITEM BACKGROUND:
The Airports Board reviewed and approved the resolution at its monthly meeting held March 16, 2023.
PROJECT / ITEM NARRATIVE:
The Heliport, LLC proposes to engage in the business of concession sales of beer and wine at an existing entertainment venue at the Airport
FISCAL IMPACT:
Beaufort County/Hilton Head Island Airport will receive concession payments of three (3%) percent of gross revenue receipts
STAFF RECOMMENDATIONS TO COMMITTEE:
Approve the lease agreement between Beaufort County and The Heliport, LLC.
OPTIONS FOR COMMITTEE MOTION:
Motion to approve /deny the lease agreement to The Heliport, LLC.
Next step: County Council Meeting – April 10, 2023