

DRAFT
STEWART BEACH AD HOC COMMITTEE
MEETING - MAY 6, 2022

5/6/2022 - Minutes

1. Declaration Of A Quorum And Call Meeting To Order

With a quorum present, the meeting was called to order at 10:35 a.m.

2. Roll Call

Present: City Council Member David Collins; Park Board Trustee Marty Fluke; City Manager Brian Maxwell; and Park Board CEO Kelly de Schaun.

Absent: Council Member John Listowski; and Park Board Trustee Jason Hardcastle.

3. Public Comments (Limited To Three Minutes Each)

Lloyd Martin commented on the stage that is proposed next to their subdivision, and the current Stewart Beach Drainage Project.

4. Consider For Approval Minutes Of The March 4, 2022 And April 1, 2022 Meetings.

Marty Fluke made a motion to approve the March 4, 2022 and April 1, 2022 minutes, with David Collins seconding the motion. Unanimously approved.

5. Discuss Options For Enhancing Stewart Beach

GEDP President Jeff Sjostrom discussed with the committee background information on public private partnership (P3) comparables, including:

- **Clearwater, Florida - Downtown Waterfront Development**
- **Virginia Beach, Virginia - Dome Site Redevelopment**
- **Panama City Beach, Florida - Pier Park and Sports Complex**
- **Myrtle Beach, South Carolina - One Grant Strand**
- **Orange Beach, Alabama - Orange Beach Land Company (Flora-Bama)**
- **Orange Beach, Alabama - Bama Bayou**
- **North Beach, California - Crystal Cove State Park**
- **Port of San Diego, California - Waterfront Redevelopment Project**
- **Grapevine, Texas - Grapevine Main Station**
- **Boynton Beach Town Square - Florida**
- **Sandusky, Ohio - Cedar Point Sports Complex**
- **Roseville, California - Placer Valley Sports Complex**
- **Eastern Sports Management - Facility Development and Operations**
- **Loveland, Colorado - Whitewater Adventure Park (P3 that failed)**
- **Austin, Texas - Domain on Riverside (P3 that failed)**

6. Adjournment

The meeting was adjourned at 11:35 a.m.

Janelle Williams, City Secretary
Date Approved:

DRAFT