

Sebring Airport Authority

128 Authority lane
Sebring FL 33870

Phone: 863-655-6444 x 103
Fax: 888-740-7628
E-mail: mike@sebring-airport.com

Visit us on the
Web...www.sebring-
airport.com

"The center of everything"



Bob Wood and Mike Willingham at Airventure 07 in Oshkosh WI. Successful show for the Expo and Airport!

NEW INDUSTRIAL RAILROAD TRACK

With the implementation of CSX Operating Rule 100-G, The Authority has begun to implement the design and engineering of an industrial railroad track to preserve railcar storage that would otherwise have been lost due to the implementation of this rule.

We are currently accepting design-build qualifications for this project and anticipate the award of a contract the beginning of September with construction to follow soon thereafter.

The additional side track will allow for the storage of at least 25 railcars and thereby provide additional storage capacity for our tenants.



Rail Construction

The new track will also allow for an easier transition of movement, thereby providing new tenants with a potentially lower cost per rail car delivery.

PLANE NEWS & VIEWS

INSIDE THIS ISSUE:

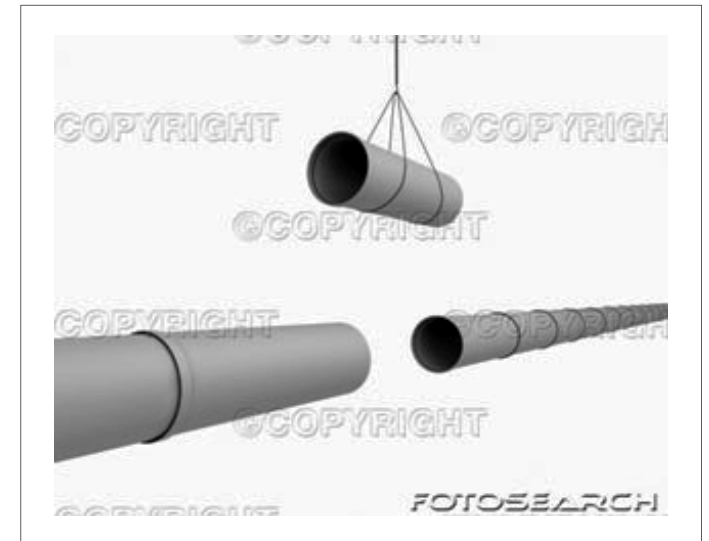
<i>T-Com Hangar Project</i>	2
<i>Fencing Project</i>	2
<i>Four Points Expansion</i>	2
<i>SIR Expansion</i>	3
<i>Industrial Developers</i>	3
<i>US Sport EXPO '08</i>	3
<i>New Railroad Track</i>	4

Every day I remind myself that my inner and outer life are based on the labors of other men, living and dead, and that I must exert myself in order to give in the same measure as I have received and am still receiving.
Albert Einstein

GAS PIPELINE

This important project has taken well over 18 months to bring to fruition. The gas pipeline extension will run from Highlands Avenue toward Hwy 98 (somewhat paralleling Hwy 27) and then East on Hwy 98 to Haywood Taylor Boulevard, then toward the Sebring Regional Airport where it will serve E-Stone and Funder America. The infrastructure project has been a partnership between the Sebring Airport Authority, Economic Development Commission of Highlands County, Sebring Gas System, Inc. and the Board of County Commissioners. The County has issued the Notice to Proceed to Expertech Network Installations, Inc. Expertech is a leading network infrastructure services provider to the wireline and wireless broadband market.

With the availability of natural gas at the Sebring Regional Airport and Commerce Park, a new era of opportunity presents itself as many indus-



Gas Pipe in Assembly Phase

tries require this energy source exclusively. With today's energy costs and supply volatility, it is important to offer multiple sources of energy to economic development prospects.

E-Stone will convert from electricity power to natural gas

and Funder America will convert from propane for its energy requirements.

Special thanks to Ross Macbeth (County Attorney), Robert Swaine (SAA Attorney) and Louise England (Executive Director of the EDC) for their Herculean efforts.

PROJECT LAMINATE

The Sidetrack and Access Road Project has been closed out with final approval from the engineer.

Signage and landscaping are in process with completion anticipated within the next 30

days.

Final site work items are being completed including the final sod placement at both treatment areas to be complete by month's end.



Recent photo

T-COMMERCIAL HANGAR PROJECTS COMPLETED

The Sebring Regional Airport recently completed a new Commercial Hangar building and 40 new T-hangars. The Commercial Hangars consist of four bays of approximately 5,000 sf each and are in-



Commercial Hangars

tended for small aviation-related businesses (a small business incubation platform). The hangars are being used for aircraft sales and leasing, aircraft maintenance, flight instruction and other aviation-related enterprises. The hangars were all leased before project completion.

The T-hangars are garages for private aircraft storage and parking and provide a safe and efficient method to protect a valuable asset. T-hangars are also important to general aviation airports as they

normally reflect the number of based aircraft (the more T-hangars, the more based aircraft). As the number of based aircraft increases, The Authority's priority in competition for FAA grants increases proportionally. Also, additional T-hangars increase rental revenue for The Authority.

“As the number of based aircraft increases, The Airport’s priority in competition for FAA grants increases proportionally”.

NEW ACCESS CONTROL FENCING PROJECT

The construction contract for the New Access Control Fencing Project was recently awarded to Smith Fence Company, Inc., with construction commencing July 9, 2007.

The New Access Control Fencing Project is funded by FDOT, CRA and FAA grants.

Fabric and cattle fencing is being placed this week with completion projected for the end of September.

This project will provide security requirements per FAA guidelines as well as providing a barrier for cattle grazing activity.



Project 30% completed

FOUR POINTS EXPANDS!

The Four Points will break ground soon on a \$7,000,000 plus expansion project that will replace a temporary ballroom with a facility that will seat over 400 people in comfort. Meeting space for large groups in the heartland area is at a premium and this project will certainly help fill this void. State of the art audio/visual and presentation equipment will also be integrated into the

addition.

42 new rooms and suites will also be added enabling the property to be competitive in attracting larger groups and events.



Four Points adding Ballroom and 34 new rooms/suites!

Reinhard Haubner, General Manager of the property, expects to have the addition completed and open for the March '08 race.

SIR BUILDS NEW HEADQUARTERS

Sebring International Raceway and the Sebring Airport Authority announced construction begins this month on a new office building at America's oldest and most prestigious road racing facility with a scheduled completion date of early December.

The new 10,000 square-foot two-story structure will include staff offices, track registration center, gift shop and ticket sales office.

"This building will be a new landmark for Sebring," stated Raceway President and General Manager, Tres Stephenson. "It will better serve race

fans, officials and competitors and further enhances Sebring's stature in the motor sports industry."

This new construction project represents the continued commitment of Panoz Motor Sports Group in maintaining Sebring's reputation as a world-class motor sports facility," stated PMG President and CEO, Scott Atherton. "This structure will be an asset to the entire community."

Since acquiring Sebring International Raceway in 1998, Panoz Motor Sports Group



Sir New Administration Building

has invested millions of dollars in upgrades to the facility. Despite The Raceway's extensive history, it has never had permanent headquarters.

INDUSTRIAL DEVELOPERS LLC

Industrial Developers, LLC has completed a 70,000 sf warehouse project for E-Stone, a major tenant of the Sebring Airport Authority. The warehouse will allow E-Stone to consolidate temporary warehousing solutions and increase efficiency.

Industrial Developers, LLC designed, financed, and constructed the project in order to lease back to E-Stone. Industrial Developers is one of the SAA's newest tenants.



US SPORT AVIATION EXPO '08

Proclaiming Cessna's interest in continuing to teach the world to fly, Jack Pelton, Cessna Chairman, President and CEO, introduced the Cessna Model 162 SkyCatcher to a large and enthusiastic crowd Monday at the opening of the annual Experimental Aircraft Association convention in Oshkosh,

WI. Pelton and EAA President Tom Poberezny, did the honors in the ribbon-cutting session that both opened

general aviation manufacturer became an official member of the light sport aircraft business.



Cessna is the name and title sponsor of the Expo for '08!

Cessna's exhibit and opened a new chapter in aviation history as the world's leading

Every day you may make progress. Every step may be fruitful. Yet there will stretch out before you an ever-lengthening, ever-ascending, ever-improving path. You know you will never get to the end of the journey. But this, so far from discouraging, only adds to the joy and glory of the climb.

Sir Winston Churchill