

North Brevard Business Review



*A quarterly review of business news in Mims, Port St. John, Scottsmeer, and Titusville
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BUSINESS DEVELOPMENTS

Boeing Defense, Space, & Security, a division of the international aerospace firm **The Boeing Company**, has announced plans to locate the X-378 orbital test vehicle program it is developing with the U.S. Air Force at the Kennedy Space Center (KSC) in North Brevard. The operation, which will handle the launch, recovery, and refurbishment of the unmanned test vehicle, plans to use the former Orbital Processing Facility at KSC. The Boeing division joins more than 25 private sector firms or “tenants” currently using facilities at KSC, and employing an estimated 913 people.

A unit of The Boeing Company, Boeing Defense, Space, & Security is one of the world’s largest defense, space, and security businesses, specializing in capabilities-driven customer solutions; it is one of the world’s largest and most versatile manufacturers of military aircraft. The defense and space division represents a business of \$44 billion globally, with a workforce of 58,000 employees worldwide. To learn more, visit www.boeing.com.

Comp Air Aviation, a manufacturer of composite aircraft, has announced plans to expand beyond its Merritt Island operations to a new hanger and production facility at the Space Coast Regional Airport. The move is expected to create another 5 to 10 jobs over the next few months. The company plans to continue manufacturing aircraft kits at its Merritt Island facility, and use the Titusville location to expand its product line. The firm was assisted in the project by the Space Coast Regional Airport and the TICO Airport Authority.

Founded by president and CEO Ron Lueck more than 23 years ago, Comp Air Aviation makes a line of kit-built airplanes. The company’s model offerings include aircraft that can seat four to ten passengers; powered by engines that range up to 1,880 hp, these aircraft have the ability to travel at speeds of 125 to 400 mph.

Comp Air is one of the oldest kit manufacturers of airplanes in the U.S., and is currently undergoing a certification process with the Federal Aviation Administration (FAA) for permission to sell a line of nine-seat and twelve-seat commercial aircraft. Additional information on the firm can be found at www.CompAirAviation.com.

Site clearing is underway for a new retail plaza in Titusville, a development being called *Colonial Coast Crossings*, on Cheney Highway (State Road 50). The new commercial center will be anchored by a **Publix**, which will feature a bakery, deli, and pharmacy operation; outparcels along Cheney Highway will also be available for development. The Publix is expected to open in early 2015. **J. Raymond Construction** of Orlando is the general contractor.

SPOTLIGHT ON: Precision Shapes, Inc. and 5S / Lean Manufacturing

Started in 1941, **Precision Shapes, Inc. (PSI)** on Grissom Parkway in south Titusville offers complex machining options for industry, particularly the aerospace sector. More than a typical machine shop featuring computer numerical control (CNC) capability, PSI provides continuous long-length milling, which means it can hold tighter tolerances and perform work on more difficult shapes and patterns (such as thinner sections, narrow slots, and recessed areas). This specialization, along with the skill level of its employees and the management style of business owners Susan Palma and Cheryl Cleveland, has led to many recent successes in contract procurement. PSI employs 43 people.

PSI holds a number of certifications in milling, and practices *5S / Lean Manufacturing*, a system for reducing waste and downtime in manufacturing and optimizing productivity through the maintenance of an orderly workplace and the use of visual cues to get consistent production results. Applying the five “pillars” of the process – Sort, Set in order, Shine, Standardize, and Sustain – the 5S process builds efficiency within an operation, whether a manufacturing company or a retail store. To learn more about the methods and tactics for implementing the 5S / Lean Manufacturing process, visit <http://www.epa.gov/lean/environment/methods/fives.htm>. For more information on PSI, click on <http://precisionshapes.net>.

RETAIL TRADE AREA PROMOTION

The **North Brevard Economic Development Zone (NBEDZ)** recently participated in the 2014 Retail “One-on-One” event in Orlando, presented by the conference staging company, *Retail Live!* The day-long event featured meetings and networking opportunities with retailers and retail real estate brokers, during which information on the viability of the North Brevard trade area was shared. One such informational report distributed at the event was an analysis on a population segment believed to be underreported in standard demographic models, that of temporary or “seasonal” residents who reside in area condominium properties and recreational vehicle parks. According to the report, this population segment in North Brevard is estimated to number approximately 4,500 people. A copy of the analysis, along with other statistical information on the North Brevard area, is available on-line at www.NorthBrevard.biz, under the page “Economic Data.”

PLANS ADVANCE FOR CARGO FACILITY IN TITUSVILLE

Nearby **Port Canaveral** received its first “ship-to-shore” cranes in April, material handling equipment that will permit it to expand port activities into the commercial cargo container industry. The cranes, which will stand over 200 feet when fully operational, will be capable of lifting over 144,000 pounds each – roughly the equivalent of 12 African elephants (for all you zoologists out there).

The cranes represent the initial component in a multi-year strategy that Port Canaveral hopes to enact, as it pursues container traffic destined for central Florida markets. The port authority has begun construction on two new cargo berths on the north side of the port channel and has broken ground on a new container terminal. It is also working with officials at the **City of Titusville**, the **North Brevard Economic Development Zone (NBEDZ)**, and **Flagler Global Logistics** to develop an inland port in Titusville, to link barge service from the port to a distribution hub and logistics center near the Space Coast Regional Airport. For additional information on the port and its commercial cargo plans, visit www.portcanaveral.com.

CONSTRUCTION ACTIVITY PICKS UP SOUTH OF TITUSVILLE

As construction continues on a number of projects within the city of Titusville (such as the new 100,000 sq. ft. facility for **Ecklers’ Industries** on Grissom Parkway), activity has increased in areas south of the city as well. In the Port St. John community, **Parkway Animal Hospital** recently completed construction on its new 4,000 sq. ft. building; two additional commercial buildings are planned for neighboring lots. In the Sharpes community, south of Port St. John, construction has finished on a new 10,000 sq. ft. **Family Dollar** store, the retailer’s second store along U.S. Highway 1 in North Brevard in just two years. An additional 12,000 sq. ft. commercial space next to the Family Dollar is also nearing completion. The Sharpes store was a project of **Hunt Real Estate Services**.

MBA STUDENTS FROM UCF HELP TITUSVILLE FIRM

A team of graduate business students from the **University of Central Florida (UCF)** recently spent the spring semester collaborating with the management group of a local Titusville firm, **Diamond Systems, LLC**, to help utilize social media tools to target new market segments. Diamond Systems, which designs and installs environmental monitoring systems, primarily serves businesses in the food, beverage, and pharmaceutical sciences industries; with the UCF project, it hopes to expand its client base. Leveraging the talent pool at nearby UCF – with an enrollment of 60,000 students – for business analysis is one of many programs that local companies can access. To learn more, visit www.ucfmentornetwork.com. For information on the local firm Diamond Systems, visit www.diamondsci.com.

AVAILABLE PROPERTIES IN NORTH BREVARD COUNTY

20,000 sq. ft. office/light industrial building on U.S. 1 in Titusville. Situated on 2.48 acres, with 12+ ceiling heights and two truck docks. Parking area can accommodate 100 vehicles. Built in 1968; concrete block and brick construction. Available for lease or purchase. Listing Agent: Pat Padrick of Perone Realty; 321-452-9838. Information deemed reliable, but not guaranteed.

45,000 sq. ft. office/light industrial building on Grissom Parkway in Titusville, near Space Coast Regional Airport. Situated on approximately 2.76 acres, with 121 parking spaces. Finished space (office area) of 15,000 sq. ft.; entire second floor (approximately 20,000 sq. ft.) open floor plan, concrete floors. Building available for lease or sale. Listing Agent: Michael Gaich of Michael Gaich Realty; 321-453-4200. Information deemed reliable, but not guaranteed.

ABOUT NORTH BREVARD AND THE ZONE

Located in coastal, east central Florida, the region known as “North Brevard” is an approximately 200-square mile area of Brevard County that includes the communities of Mims, Port St. John, Scottsmoor, and the City of Titusville. Bordered by the St. John’s River to the west and the Indian River Lagoon and Atlantic Ocean to the east, the region has a population of more than 145,000. With an economy based upon a diverse mixture of aerospace, manufacturing, healthcare, boating, and tourism, the region is the home to **NASA’s Kennedy Space Center** and world-class firms such as **Boeing, VectorWorks, and Gold Tones Musical Instruments**. Information about the region’s “quality of life” is available via the website for the Greater Titusville Renaissance, www.greatertitusville.com.

The **North Brevard Economic Development Zone**, created in July 2011 by the Brevard County (Florida) Board of County Commissioners, is a Special Dependent District under Florida Statute, Chapters 125 and 189. The Zone was formed with the goal of facilitating job growth and economic development in the northern part of Brevard County following the end of NASA’s Space Shuttle program. In that regard, the Zone seeks to provide financial assistance to businesses prepared to make a substantial capital investment in the area and create a significant number of new jobs. To view the Zone’s written Economic Development Plan, containing the eligibility criteria for program participation, visit www.NBEDZ.com.

THE NORTH BREVARD BUSINESS REVIEW is published quarterly by the North Brevard Economic Development Zone. All information provided is deemed reliable, but not guaranteed. Please address any comments or questions to Troy Post, CECD, at 321-960-1458, or electronically via troy.post@brevardcounty.us. Unless he’s out fishing in the Indian River Lagoon, he’ll respond quickly.



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