

Massey Ranch Airpark



FLORIDA DEPARTMENT OF TRANSPORTATION
AVIATION AND SPACEPORTS OFFICE

Airport: Massey Ranch Airpark (X50)

City: New Smyrna Beach, Florida

County: Volusia County

Owner: Massey Ranch Airpark, Inc

Role: General Aviation Airport

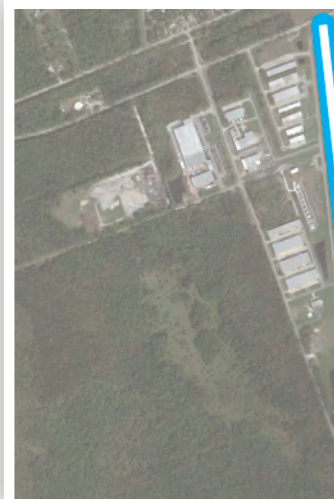


Existing Facilities

Massey Ranch Airpark features a single asphalt runway, runway 18/36, in good condition. The runway is 4,360 feet long by 60 feet wide and is equipped with low intensity edge lights and RNAV GPS approaches. The main administration building is 2,160 square feet. Additionally, the airport has six tie-downs and 13 covered parking spaces. The airport is part of a fly-in community, whose residents can access the main runway via grass taxiways.

For more information, please visit Massey Ranch Airpark's website at:

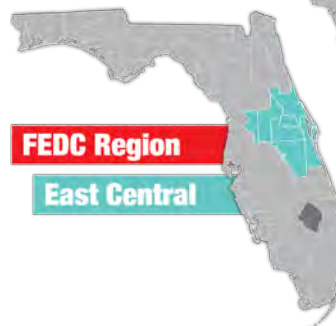
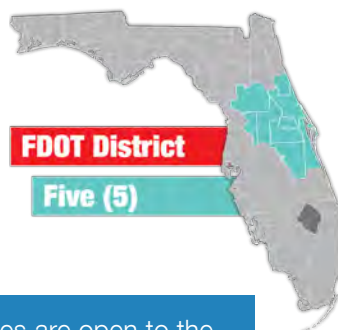
<http://www.masseyproperties.com/Massey-Ranch-Airpark-6-11.html>



Airport Classification

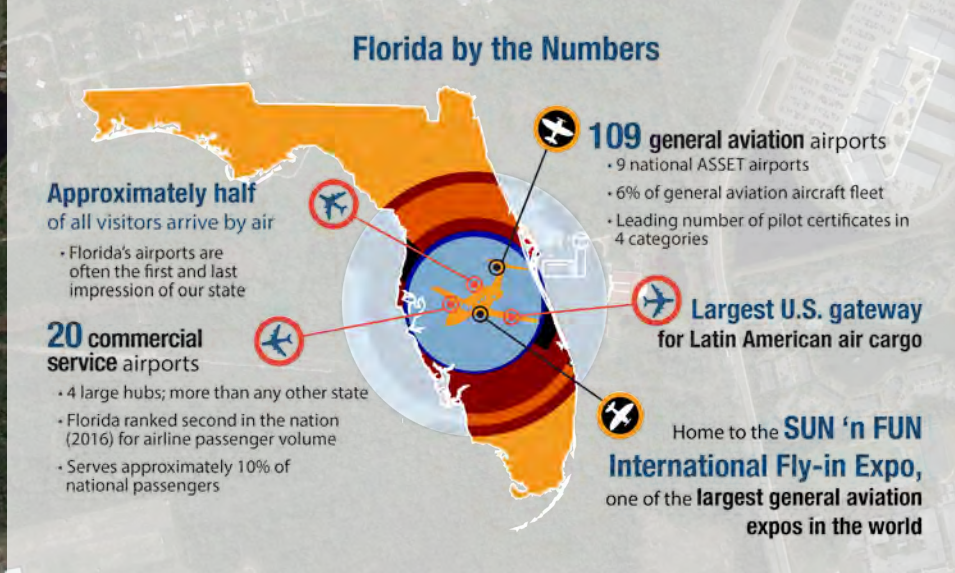


**NON
NPIAS
GENERAL
AVIATION AIRPORT**



Twenty-three privately-owned aviation facilities are open to the public throughout Florida including Massey Ranch Airpark. These facilities generally comprise fly-in communities with grass strips or contain short paved runways that primarily serve the recreational general aviation public. Although these facilities are owned and operated by private individuals or companies, the facilities are open to the public for aviation use.





Community Service



As a privately-owned, public-use airport, Massey Ranch Airpark primarily serves sport and recreational aviation activity. The airport also supports a small amount of aviation training activity, comprising about ten percent of annual operations. The airport is part of a fly-in residential development. Future development of more fly-in residential lots is planned for the remaining undeveloped land.

Corporate and business GA operations are also common at the airport, constituting about 25 percent of all annual operations. For the 12-month period ending on August 9, 2017, 59 percent of aircraft operations were local, while the remaining 41 percent were transient.

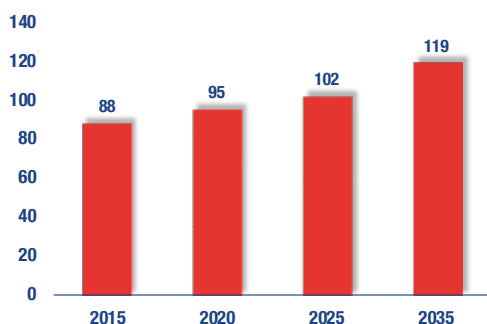


Current and Forecast Demand

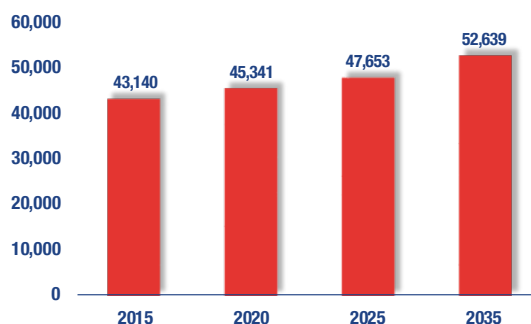
According to Florida Aviation System Plan data, in 2014 there were 98 aircraft based at Massey Ranch Airpark. Also in 2014, there were 9,750 GA operations. The Airport Reference Code for the airport is B-I which is represented by aircraft such as a Cessna Citation Mustang or a Beech 100 King Air.



Based Aircraft



General Aviation Operations



Current and Future **System Service Requirements/Recommendations**

The airport provides flight training (by independent flight instructors), recreational/sport, corporate, tourism, and business/recreational (banner towing, real estate tours, charter flights) services. The airport plans to increase its flight training, recreational, and charter operations. Analysis indicates that the airport is suitable for providing recreational/sport and tourism services. The lack of any type of approach aid (visual or instrument) makes flight training, corporate, or business/recreational services harder to accommodate.

General Aviation Airport Role



Other **Airport Characteristics**

Massey Ranch Airpark was founded in 1957. The airport was originally located on 25 acres of land three miles south of New Smyrna Beach. The airpark was completely financed by Massey Enterprises and has since expanded to encompass 200 acres. The airport supports a large industrial park that is on-site in the western area of the airpark. This industrial park encompasses 70 acres and is approximately 40 percent occupied. There are no based military aircraft and no transient military operations.

