Anaconda Deer Lodge County
Economic Development Board Meeting Minutes [DRAFT]
March 30, 2022 5:30 PM
Community Service Center, 3rd floor Conference Rm

Meeting URL: https://www.gomeet.com/qviwbikwows
Join by phone: +12063884501 PIN: 957 0233#

I. Call to Order at 5:35 PM
Members Present: Chairman John Stoppler, ALDC Director Adam Vauthier, Commissioner Kevin Hart, Commissioner Terry Vermeire, ADLC CEO Bill Everett, Carl Hamming, Pat Gallagher, Kristy McKay, Colleen Riley
Members Absent:

II. Approval of minutes from the Economic Development Board Meeting of June 30, 2021

At this time the EDB could take action to approve the minutes from the EBD meeting June 30, 2021.
Motion: Pat Gallagher
Seconded: Terry Vermeire
Motion Carried. None opposed

III. Unfinished Business
None

IV. New Business

A. Big Sky Sheds and Cabins

i. At this time the board may discuss and take action to recommend funding to the ADLC Commission.
   • Introduction by ADLC CEO Bill Everett. The opportunity in front of us is an operating business. They are creating a new building and jobs in the community. Bill suggested the same offer he makes everybody. 10% grant and 10% loan on the brick and mortar.
   • Max Koehn, is invited to speak. He points out that they are operating in Deer Lodge County. They have 10 employees at this time. Have a million dollars of materials for current projects. Current scope of work including orders for 80 buildings. They currently have 5 sales lots in Montana and they are mostly empty, they have a lot of capacity to fill. They are selling out to Washington and Idaho as well. Bill thanked them for fulfilling the new structure.
• Bill explained that given the cost of the build he would suggest a $63,000 grant and $63,000 1% loan.
• John Stoppler asks if the $630,000 includes equipment and if we include that in the 10%.
• The board questioned if any of the expenses presented would be removed if they left the space.
• The board suggests counting the $520,000 as its all related to the brick and mortar.
• Carl Hamming inquires about the boards feeling about including the land acquisition. The board feels that it should be included.
• CEO Everett reiterates that we should invest $53,000 in grant and $53,000 in a 1% loan. He then explains that that tax payback and value of the building will pay back quickly.

Motion to recommend funding to the County Commissioners as proposed to Big Sky Sheds and Cabins of $53,000 as a grant an $53,000 as a loan made by: Pat Gallagher
Motion seconded by: Kristy McKay
Motion carried. None opposed
Public Comment: None

B. Anaconda Skate Park

i. At this time the board may discuss and take action to recommend funding to the ADLC Commission.
• Introduction by Chair Stoppler. Amanda Dour provided a description of skate park. There are many layers and moving parts to renovate Benny Goodman Park and build a skate park in West Valley. Fundraising and grant writing efforts were explained by Amanda. There is wide-spread support in the Anaconda Community as well as throughout Montana. The group has presented to the commission and is doing a lot of outreach.
• She has been working with the youth and they are super excited to do something with the community and for themselves.
• Anaconda community foundation is the fiscal sponsor for the group.
• The current skate park at Benny Goodman is in need of some repair and is built for more advanced skaters. We are hoping to build out so that all levels of skater can participate.
• The intent to build in West Valley is to give West Valley youth a place to recreate.
• Amanda reviewed their solidified and potential funding sources.
• Amanda displayed the work of the company designing the parks.
• CEO Everett sees that this is a legit expense for the committee and quality of life helps tax base. He would be for $50,000 towards the project.
• CEO Everett explains that our money is last in.
• Colleen Riley asks how much they have raised, Amanda points out that they have $25,000 promised from Town Pump and $2500 in cash.
• Commissioner Vermeire asks if they have another bid, Amanda points out they do not at this time.
• CEO clarifies up to $50,000 up to 10% of the total cost. He suggests coming back in July and asking for a potential second allocation.

Motion to recommend funding to the County Commissioners as proposed to Anaconda Skate Park up to $50,000 and a maximum of 10% of the project made by: Pat Gallagher
Motion seconded by: Colleen Riley
Motion carried. None opposed.

Public Comment:
• Another of the skate park group member’s expresses how much this would help.

V. Miscellaneous

None

VI. Public Comment – This is the time for the public to comment on items NOT appearing on the agenda that fall within the board’s jurisdiction.

Rose Nyman: I have a question about tax base impact of these approvals? Do you have a financial statement?

Pat Gallagher suggests that we request those numbers for future meetings so that we know what available funds that we have to work it.

Rose Nyman: Asks what the increase in property taxes are associated with the projects.

Commissioner Vermeire ask if she is talking about payback and taxes and she says yes.

Rose Nyman: I’m just curious what tax increases are related to the funds.

Commissioner Hart: Says we will likely have a better set of information a year from now.

Carl Hamming: Points out that the fund was initially filled with 3 Million and we won’t be getting another allocation until 2025.

Rose Nyman: Asks if the board is reporting to the commission.

Commissioner Hart: Points out that we need to be reporting twice a year.

Commissioner Hart: What due diligence should we be doing on cost projections and financials?
Pat Gallagher: Since we are last money in we would want to check the final costs before checks are written.

Commissioner Hart: Would like us to point out to applicants that we have the right to review expenses and costs before funds are disbursed.

VII. **Adjournment at 6:37 PM**