

Jefferson Local Development Corporation (JLDC)
Meeting Minutes December 16, 2020
Zoom Meeting Whitehall, Montana

Board Members present: Nick Hensleigh, Drew Dawson, Leonard Wortman, Brad Culver, Jan Thorne, MariJean Bellander, Adam Senechal, Corri Barry, Clint Smith, Lee Good and Bruce Binkowski

Staff present- Alison Richardson, Tom Harrington, Eric Seidensticker and Chris Lamoreaux

Call Meeting to Order: Meeting was called to order by Nick Hensleigh at 1:30 pm. A motion was made to accept the November 2020 minutes. Motion carried.

Treasurer's Report: Financials were presented for Borden's and JLDC. Accountant will present audit report at the next meeting and if passed, the taxes will be filed. Financials were motioned and approved.

Project Updates:

1. **Sub Committees** – There are 5 different committees that we need to concentrate on. There was a survey sent out to all board members and all responded. Topic was discussed of the importance of the board getting involved with the various projects. Setting up a chair for each committee. Zoom is available through JLDC or Jefferson Co. for virtual meetings to take place. JLDC staff will be available to help on these committees.
2. **MDC** – Contract with Front Design & SMA Architects. Will have kick off call with SMA and will utilize BTAC and community involvement. Working on arranging a tour of the facility. Moving forward on EDA side. Submitted applications on the Brownfields. Feedback on Bldg. 6 from project manager. Fort Harrison has a potential interest in partnering for a health & wellness center project on the MDC Campus.
3. **Western Legacy Center** – Waiting for an update from Mosaic on feasibility study. Working with owner and broker on best plan for the space. Toured High Country Meats and they are interested in helping us with our own brand. He would also help market the product.
4. **Meat Processing Plant** – Went over the interim report in detail. Working on a few changes. Doing research on comparable and realistic options. Possibility of working in phases vs. jumping in all at once. Consultants will attend JLDC meeting in February. Draft should be 90% complete by then.
5. **TIFID** – Tailings work is on schedule. Infrastructure bond took a turn. GSM is concerned about public perception, so this is being tabled for the moment. Hiring should begin in spring of 2021. Still working on solution for transporting material. SBP wind guys are have installed three concrete pads. Prototypes going up.
6. **CHIP** – Yarrow gave the interim report. It looks very good. Next 2 years will be making many visits to several committees as well as government groups. Drew & Alison are doing this on behalf of the Co. Health Department. They will eventually take it back over.
7. **Jefferson County Update** – Health Dept still slammed. They are no longer doing contact tracing. Jefferson County Radio is playing sounds of the season now. Fairgrounds cleanup still going on. Gearing up for events in 2021.
8. **Jefferson Slough/Pipestone Creek** No report.
9. **Administration Items** – MBAC doing much work financing businesses in the Helena area. There has been discussion of partnering with them and they have invited us to their upcoming meetings. It would be beneficial for JLDC to have some JLDC Staff attend. Eric is already attending the associated financial meetings. This will help with the North end of the region. Could be very beneficial in the future.
10. **Public Comment** – Annual Membership drive will happen in January. Working on website and list compilation. There has been a request made for JLDC to write a letter of intent on net metering for the National Renewable Energy Assoc.. The motion carried for the letter to be written.

Meeting adjourned at 3:03 pm. Next meeting will be held on January 20, 2021