

## **Jefferson Local Development Corporation (JLDC)**

Meeting Minutes, December 18, 2019

Montana City Grill, Montana City, MT

*Board members and staff present:* Tom Harrington, Brad Culver, Drew Dawson, Erika Morris, Nick Hensleigh, Alison Richardson, Kristi Wilson, Leonard Wortman, Adam Senechal, Lee Good (proxy), Clint Smith, Gena Nellis, MariJean Bellander, Corri Barry, Jan Thorne. Guest Bruce Binkowski.

### **Call Meeting to Order**

The meeting was called to order at 1:35 p.m. by Adam Senechal. A motion was made to accept the November 2019 meeting minutes, seconded and passed.

### **Treasurers Report**

Tom H. reviewed JLDC and Borden's financial reports. Discussed the use of a condensed dashboard financial format with complete financials as supporting documents. A motion was made to accept the December financial report for JLDC and Borden's, seconded and passed.

### **Boulder Activities**

YDI is planning new construction at the South Campus the Building #6 location.

Reported on the Boulder Development Board projects and current status of funding. Boulder Western Legacy Center project moving forward with site selection analysis.

MDC committee report was provided along with the progress on the pain management center with Saint James Healthcare and the VA Hospital. DNRC land trust transfers and property survey are progressing and should be completed by January. The MDC Brownfields grant for the historic administrative building is entering Phase II. Updated the board regarding the DEQ master plan grant funding that is being submitted.

### **Other Activities**

Updated group on status of South TIFID bonding for waterline infrastructure and coordination with bond counsel and a development agreement will be drafted to assist with getting the bond in place. Discussed there is a possibility to create a central Boulder tax district in the future.

Reported on CTAC/GSM meetings that GSM is moving forward on a concentrator project with permitting and engineering. Final corporate decision will be in late January to early February and would result in purchases of mill components starting in March. Discussed some community sustainability closure information will be provided at the March CTAC meeting. LGT is working on demo wind tower. Discussed meat processing opportunity and that a feasibility grant is being submitted.

Discussed JLDC white paper staffing and analysis of current/future funding costs. Reviewed a draft job description. Funding is available this year and would be included in next year during the budgeting cycle. Drew motioned to hire a part-time or full-time JLDC project officer. Leonard seconded. Passed.

Alison discussed upcoming digital marketing training and asked for a business scholarships. Drew motioned and Corri seconded to approve \$50 for digital marketing training scholarships. Passed

Discussed the Borden project and that loan refinancing is in progress and possibility of a loan extension until June when project sunsets, Staff is negotiating loan terms and will bring back to the board for approval. Accountant will attend the January meeting and discuss Borden transition options.

Leonard reported Red Rocks logging contract going out to bid. County hiring is in progress.

### **Administrative Items**

Discussed JLDC sustainability with decreasing metal mine revenues and Drew motioned and MariJean seconded to appoint a subcommittee to look at JLDC sustainability. Passed. Alison will work with volunteers Nick, Adam and MariJean to setup an initial discussion.

### **Public Comment & Adjourn**

Adjourned at 3:09 p.m. Next meeting scheduled for January 15th at 12:00 p.m. in the Boulder Courthouse jury room.