



RESORT TAX
— BUILDING BIG SKY SINCE 1992 —

**FINAL MINUTES OF THE BIG SKY RESORT AREA DISTRICT
OPEN BOARD MEETING**

December 21, 2018

Present: Kevin Germain, Chair
Steve Johnson, Vice Chair
Sarah Blechta, Treasurer
Mike Scholz, Director

Buz Davis, Secretary
Whitney Brunner, Operations Officer
Kristin Drain, Administrative Officer

Chair Kevin Germain called the open meeting to order at 10:00 a.m.

*The meeting was broadcast on Facebook Live by Explore Big Sky.
Mark Taylor of Taylor Luther Group attended via conference call.*

I. Open Meeting

A. Public comment: None.

B. Regular Agenda

- a. **RFP for Attorney:** *Motion by Mr. Davis to approve and distribute the RFP for general counsel. Second by Mr. Scholz. All in favor. Motion passed.*

Motion by Ms. Blechta to nominate Mr. Davis and Mr. Johnson to the legal representation selection subcommittee. Second by Mr. Scholz.

Public comment: Fire Chief Bill Farhat: Chief Farhat states as a public entity the RFP shouldn't be sent to a selective list, but rather it should be open to anyone; otherwise, the District could be sued. Mr. Germain stated the RFP will be posted on the website.

All in favor. Motion passed.

- b. **Staffing Structure:** *Motion by Mr. Scholz to grant authority to the Hiring Subcommittee to hire the part time administrative assistant and the outsourced bookkeeper. Second by Mr. Davis. All in favor. Motion passed.*
- c. **Resort Tax Legislation:** The Board discussed a joint draft agreement between the Big Sky Resort Area District, the Town of West Yellowstone, and the Taylor Luther Group. Mark Taylor stated the first three payments total \$30,000, and the fourth payment of \$20,000 is not due unless the bill is enacted into law. Dan Sabolsky from the town of West Yellowstone stated he approves of the agreement. *Motion by Mr. Scholz to move forward with the governmental affairs contract. Second by Mr. Johnson.* The Board discussed the draft bill will be reviewed by the full Board at the January 9 meeting.

Public comment: Brian Hurlbut, Big Sky resident. An email from Mr. Hurlbut was read stating he would like to personally (as not part of the ACBS) support any legislative effort to enable our local Resort Tax board to allow the community to vote on a potential percentage increase for future housing or infrastructure needs in Big Sky. He stated he believes this just gives us another tool to use as we face these needs in our growing community.

Ryan Newcomb, Director of Development, Gallatin River Task Force (GRTF): Mr. Newcomb stated the GRTF Board will adopt a formal position on the Penny for Infrastructure legislation in January and will share that with the resort tax Board at that time.

Candace Carr Strauss, representing Big Sky Community Housing Trust (BSCHT): Ms. Strauss stated the BSCHT is voicing support for the ongoing effort. She stated the Big Sky Chamber and Visit Big Sky will be taking positions in January.

Dan Sabolsky, Town of West Yellowstone: Mr. Sabolsky stated the West Town Council has made legislation a priority based on the strong possibility of the need for a new wastewater treatment plant, sewer lines, and road repair. He stated commercial development is needed, but there's been a moratorium due to the sewer line issue. He stated he's hoping to have a special council meeting January 3.


The Board discussed the importance of involving the other resort tax jurisdictions in the state, not just for funding, but for input as well. Mr. Germain stated pursuing this legislation allows it to be put to a vote in the community. He stated there are significant needs in the community, including 22 million for water and sewer, just to meet existing needs, along with a shortage of 400-600 units of workforce housing. He stated he's heard concerns in community of where the money will go, is the District collecting all the taxes on the table now. He stated the District and the Board are doing everything in their power to collect all taxes, though there will always be debatable issues as far as taxability. He stated the increase is a community decision, and all this legislation does is bring it to a vote in Big Sky.

All in favor. Motion passed.

Motion by Mr. Scholz to adjourn the open meeting. Second by Ms. Blechta. All in favor. Motion passed.

Chair Kevin Germain closed the open meeting at 10:45 a.m.

Respectfully Submitted,



Buz Davis, Secretary