

**BIG SKY RESORT AREA DISTRICT
11 LONE PEAK DRIVE NO. 204
BIG SKY, MONTANA**

**MINUTES OF THE BOARD OF DIRECTORS MEETING
HELD AT THE RESORT TAX OFFICE ON 11 LONE PEAK DRIVE, BIG SKY, MONTANA
DECEMBER 5, 2024, 8:30 A.M.**

MEMBERS:

Kevin Germain	Chair
Sarah Blechta	Vice Chair
Grace Young	Secretary and Treasurer
John Zirkle	Director
Michelle Kendziorski	Director

STAFF:

Daniel Bierschwale	Executive Director
Jackie Haines	Director of Economic and Strategic Development
Kristin Drain	Finance and Compliance Manger
Tammy Estensen	Communications and Community Engagement Manager
Jenny Christensen	Deputy Director
Kim Beatty	Legal Counsel (via teleconference)
Courtney Ellis	Bond Counsel, Dorsey and Whitney (via teleconference)

Minutes taken by Bethany Young of Minutes Solutions Inc. from a recording

1. CALL TO ORDER

There being a quorum present, and adequate and proper notice of the meeting having been given, the special Board of Directors meeting was called to order at 8:30 a.m.

2. PUBLIC COMMENT

There was no public comment.

3. OLD BUSINESS

3.1 Bonding 101 and Capacity

A brief presentation highlighting the difference between a resort tax bond and a property tax bond was given to provide context for the public. An overview was given of the bonding capacity of the 3% resort tax collections for grants and the 1% resort tax collections for infrastructure.

3.2 Project Overview and Statutory Eligibility

An overview of the CIP project timeline and statuses was presented. The statutory eligibility of each project under consideration was described based on potential sources of funding.

3.3 CIP Subcommittee Recommendation

On a motion made by Sarah Blechta, seconded by Grace Young, it was resolved to prioritize individual projects from the CIP subcommittee recommendations to advance

to a Q&A work session to be held in January 2025 before the Board formally recommends projects on February 10, 2025, to be included in the May 2025 ballot. Motion carried.

The CIP subcommittee recommendations were presented with consideration of funding limitations. The Board expressed concern regarding the limited amount of time and information they had before making final recommendations for the May 2025 ballot. It was decided that a public Q&A work session would be held in January 2025 to allow the Board to hear applicant presentations and have their questions answered before making formal recommendations. Only those projects prioritized by the Board would be reviewed at the Q&A work session.

3.3.1 Colds smoke Project

On a motion duly made and carried, it was resolved to prioritize the Colds smoke land acquisition and infrastructure projects to be discussed at a Q&A work session to be held in January 2025.

3.3.2 Water and Sewer Infrastructure Project

On a motion duly made and carried, it was resolved to prioritize the water and sewer infrastructure project, inclusive of Phase Two of WRRF and the Gallatin County sewer, to be discussed at a Q&A work session to be held in January 2025.

3.3.3 Community Arts Center Project

On a motion duly made and carried, it was resolved to prioritize the community arts center project to be discussed at a Q&A work session to be held in January 2025.

3.3.4 Community Park Renovation Project

On a motion duly made and carried, it was resolved to prioritize the community park renovation project to be discussed at a Q&A work session to be held in January 2025.

3.3.5 Wildlife Crossings Project

On a motion duly made, it was resolved to prioritize the wildlife crossings to be discussed at a Q&A work session to be held in January 2025. Motion did not carry.

The Board discussed potential federal funding matches and the timing of the request.

3.3.6 New Park for Our Community Project

On a motion duly made and carried, it was resolved to prioritize the new community park project to be discussed at a Q&A work session to be held in January 2025.

The Board questioned the timing of the project and alternative funding mechanisms but was interested to hear more details.

3.3.7 Wilderness Trails, TH, and In-Town Paths Project

On a motion duly made and carried, it was resolved to not move the wilderness trails, TH, and in-town paths project forward.

The Board discussed the need to prioritize bond funds.

3.3.8 Bus Pull-Outs and Waiting Areas Project

On a motion duly made and carried, it was resolved to not move the bus pull-outs and waiting areas project forward.

The Board discussed the appropriateness of bond versus grant funding and a lack of matching funds. It was determined there is a sequencing issue in obtaining matching federal funding.

3.4 Update February Meeting Date

On a motion duly made and carried, it was resolved to approve the scheduling of a Q&A work session on January 2, 2025, at 9:00 a.m., a Board meeting on January 9, 2025 at 9:00 a.m., and a Board meeting on February 4, 2025, at 1:00 p.m.

4. PUBLIC COMMENT

There was no public comment.

5. ADJOURNMENT

The meeting closed at 10:04 a.m.

DISCLAIMER

The above minutes should be used as a summary of the motions passed and issues discussed at the meeting. This document shall not be considered a verbatim copy of every word spoken at the meeting.

Respectfully submitted,

Grace Young

Grace Young (Jan 10, 2025 10:05 MST)

Grace Young, Secretary and Treasurer





2024.12.05 Minutes

Final Audit Report

2025-01-10

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