

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

**MINUTES OF THE BOARD OF DIRECTORS MEETING
MARCH 11, 2026, 9:00 A.M.**

MEMBERS:

Sarah Blechta	Chair
John Zirkle	Vice Chair
Grace Young	Secretary and Treasurer (via teleconference until 9:46 a.m.)
Michelle Kendziorski	Director
Kevin Germain	Director

STAFF:

Daniel Bierschwale	Executive Director
Jackie Haines	Director of Economic and Strategic Development (via teleconference)
Kristin Drain	Finance and Compliance Director
Tammy Estensen	Communications and Community Engagement Director
Jenny Christensen	Deputy Director
Kim Beatty	Legal Counsel

Minutes prepared 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 meeting was called to order at 9:00 a.m.

2. PUBLIC COMMENT

There were no public comments.

3. CONSENT AGENDA

On a motion made by Kevin Germain, seconded by Michelle Kendziorski, it was resolved to approve the consent agenda. Motion carried.

Grace Young reported that the January, 2026, collections increased 13%. There are 129 businesses that have not renewed their registrations for 2026. Expenses are within budget.

4. OLD BUSINESS

4.1 Subcommittee Updates

4.1.1 Big Sky Fire Department (BSFD) Interlocal

The subcommittee is scheduling its first meeting.

4.1.2 Community Investments

Jenny Christensen reported that the subcommittee is focusing on updating the CIP framework. The Community Investments subcommittee will meet with the Finance and Operations subcommittee to develop a strategy for long-term infrastructure investment.

4.1.3 Elections and Community Engagement

Tammy Estensen stated that there were no updates.

4.1.4 Finance and Operations

Kristin Drain reported that the subcommittee met on February 23, 2026, to create the FY27 operating budget. It will be meeting with the Community Investments subcommittee to develop a reserves' strategy.

4.1.5 Government Relations

Daniel Bierschwale reported that the subcommittee is preparing for the FY27 legislative session. The community group assembled in 2025, and is actively participating in legislative activity. The subcommittee has met with the Big Sky Water and Sewer District (BSWSD). BSWSD will present a project update at the April or May, 2026, Board of Directors meeting.

4.1.6 Properties and Facilities

Kristin Drain reported that the next quarterly subcommittee meeting will be in April, 2026. It is currently reviewing the landscaping contract for the corner property. The 2024 corner property tax refund has been received. Tammy Estensen assisted in compiling 52 letters of support for the corner parcel BUILD grant application. A decision on the grant is expected in July, 2026.

4.1.7 SB260/Wellness District

Daniel Bierschwale reported their priority is supporting the Wellness Group and Coalition's education needs in advance of the May 2026, vote. Letters were sent to parents potentially affected by the school transition created by SB260 alteration of district boundaries. They have until April 15, 2026, to respond with their position on the matter. Reconciliation payments will need to be made if the parents choose to transition out of the Ennis School District.

4.2 GCWSD Joint Letter

On a motion made by Kevin Germain, seconded by John Zirkle, it was resolved to approve the joint letter to the BSWSD and the Gallatin Canyon Water and Sewer District (GCWSD) stating that if the Canyon Sewer Project has not achieved financial and permitting/regulatory feasibility by June 30, 2027, BSRAD will not provide additional funding. Motion carried.

Mace Mangold, Vice President of Infrastructure at the WGM Group, reported on a recent meeting of several prominent conservation groups to discuss their support of the Canyon Sewer Project.

Kim Beatty noted that if the project is determined not to be feasible by June 30, 2027, an additional resolution would be required to release the obligation of the \$12 million approved by voters to support the project.

4.3 GCWSD Interlocal Contract Amendment

On a motion made by Kevin Germain, seconded by Michelle Kendziorski, it was resolved to approve the GCWSD interlocal contract amendment providing an additional \$200,000 for FY2026, with the condition that conservation partners are kept informed of the MEPA. Motion carried.

The Board discussed the request for additional funds to match funding for secured grants and to support increased outreach to secure construction funding from local, state, and federal sources. **Mace Mangold** explained that a portion of the funds would be used to compile previous canyon area environmental data to provide a backbone to DEQ to ensure their environmental study is comprehensive enough to satisfy local conservation groups, specifically the Missouri River Waterkeepers. The Board expressed the need to have a MEPA-based assessment with NGO approval to prevent future litigation.

5. **NEW BUSINESS**

5.1 **FY27 Budget Draft**

John Zirkle provided a high-level overview of the FY27 proposed budget draft based on revenues level with FY26. FY28 and FY29 budgets are each based on anticipated 3% increases over the previous year. The additional corner property income for FY27 includes the employee housing rental income. In FY27 there is an increase in the personnel budget to reflect hiring a part-time compliance support employee to replace the current contracted compliance position. The debt service and a recommendation for a reserve strategy will be discussed at the April, 2026, Board meeting.

Sarah Blechta noted that the administrative expenses' account is only 7.3% of the budget, below the industry benchmarks for NGOs and government and public sectors.

6. **PUBLIC COMMENT**

Madeline Feher, CEO of the Big Sky Community Organization (BSCO), reported that the Markley Bridge, referred to as the green bridge, is being replaced. BSCO's goal is to repurpose the green bridge for pedestrian traffic use. She requested suggestions for a cost-effective storage location for the bridge while funds are raised to relocate the bridge to a location to be determined.

7. **NEXT MEETING**

The date of the next Board of Directors meeting is April 15, 2026, at 9:00 a.m.

8. **ADJOURNMENT**

On a motion duly made and carried, it was agreed that there was no further business to transact; the meeting closed at 9:50 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 D. Young
Grace D. Young (Apr 15, 2026 19:44:20 MDT)

Grace Young, Secretary and Treasurer







2026.03.11 Minutes

Final Audit Report

2026-04-16

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