

Sargent County Job Development Authority

Minutes

Date of Meeting: July 26th, 2017 Time: 5:30 pm

Location of Meeting: Four Seasons Villas

PRESENT: Board members-Terry Dusek, Bill Anderson, Ron Narum, Bob Ptacek, Sandra Hanson, Jessica Peterson, Randy Pearson, Mike Walstead

Not Present: Board members-Carol Peterson, Mark Bopp, Jerry Erickson, Allen Colemer
And Paige Cary-Economic Coordinator Forman City; Nathan Berseth CCA consultant

Tour of the Villas was given prior to meeting by MaryAnn Somerland, the current administrator of the Villas.

The Meeting was **Called to Order** by Vice Chr Terry Dusek at 6:10 pm

The **Minutes** of the Meeting held on May 11th, 2017 was Presented to the Board for review. Randy/Bill to approve the minutes as presented.

Treasurer's Report: Balance as per the activity sheet dated 6/30/17 is \$103,372.59

Revenue to account-Interest from various projects \$1,246.49 Property tax collection-\$5,766.18

Expenditures spent since last meeting. \$0.00

Loan Reports: Sandy reported all are current

Was Wick Chiropractic

Bixby Auto & Glass

General Store

Four Seasons Health Care

Four Seasons Villas

Milnor Spec House

Lariat Bar – payments begin October 2017

OLD BUSINESS

Southside Auto- no current action on the approved project- no funds dispursed.

Carmen Schroeder Chiropractic- continue to work on project for finalization –no funds dispursed at this time
The city is looking for a new location in Milnor to place the office as uncontrollable circumstances changed the availability of the original location at Erickson Building.

Crossroad Community Advisors LLC- Nathan Berseth representing CCA provided a written report. See enclosed email dated 7-26-2017 attached to these minutes. Email discusses the Milnor Spec home, The future housing in county, commission update at the July 7th 2017 meeting and comments regarding the 2018 budget.

Milnor Spec House- Terry stated the flooring is getting placed. A new realtor has been assigned to the sale of the house. Discussion regarding the street condition to the house and the driveway access.

NEW BUSINESS

Crossroads Community Advisors Contract- the yearly contract expired June 30th 2017 and is up for renewal. Discussion was held regarding the continued good working relationship with the CCA and the wealth of knowledge that comes to the JDA through this group. CCA is a good Liason between the JDA and others. Mike/Ron to continue the contracted services of CCA and to request the invoice from CCA for a renewal of a new one year contract for the 2017-2018 year and authorize payment of the invoice when it arrives. Motion carried unanimously.

2018 Budget- Sandy distributed previous years budgets of 2015 – 2016 – and 2017 with information to include what was requested, what was approved, and what was actually expended. Discussion held on the ongoing projects that the JDA is involved in and the projected future projects that will possibly be coming our way. Jessica/Bob to request the amount of \$145,000 in the budget as follows 3,000.00 payroll; \$1,500.00 Lake Agassiz dues; Housing incentives –0—at this time with the option of utilizing the economic development funds if a new housing project comes to the table and is approved.; Economic Development \$119,500; and miscellaneous \$21,000.00 designated for contractual consulting services. No further discussion, a role call vote was done: Mike-Yes; Ron-Yes; Bill-Yes; Randy-Yes; Sandy-Yes; Bob-Yes; Jessica-Yes; Terry-Yes.

Chairman stated motion passed unanimously.

Round Table:

Milnor City- Verizon tower will begin construction in 2 – 3 weeks. Location will be on the southside of Hwy 13 near the industrial plat. The new Fire Hall is getting concrete poured for aprons and driveway. The elevator in town is possibly putting up 2 new 170,000 bushel bins. Also have had some inquiries regarding the lots in the new Peterson addition.

Gwinner- AW Diesel is putting on another large expansion. The latest Apartment building is nearing completion.

Rutland- Auction of all items and building of the General Store on August 12, 2017.

Forman-discussion of potential new addition to begin on the Four Seasons nursing home. Want to set up for all residents to have individual rooms. Nursing homes can buy and sell beds. Previous owners sold beds. To increase the beds within the home, an approval would have to be granted from the State.

With no further business the meeting was adjourned at 7:34 pm.

Recording Secretary,
Sandra Hanson