

JDA MEETING MINUTES

January 27, 2021

4:30 – City Hall

Present: Nathan Richter, Travis Frey, Vern Muscha, Beaver Brinkman, Kim Kessler, Jerry Isaak, Auston Biles, Scott Solem, Jerick Tafoya

Absent: Mary Lou Horning, Ben Lenzen, Gloria Olheiser

Meeting called to order at 4:52 PM

Approval of Agenda was motioned by Jerry and Second by Kim. Motion Approved.

Nomination of Officers:

Secretary – Kim was nominated, but she declined the nomination. Beaver was nominated, but he declined the nomination. The Board decided to proceed with other officer positions.

Treasurer – Jerry nominated Beaver. No further nominations so Kim moved to elected Beaver to Treasurer, second by Jerry. Motion approved.

Chair – Nathan was nominated, but he declined the nomination. Beaver nominated Travis. No further nominations so Beaver moved to elect Travis the Chair, second by Jerry. Motion Approved.

Vice-Chair – Jerry nominated Nathan. No further nominations so Jerry Moved to elect Nathan to Vice Chair, second by Kim. Motion Approved.

Approval of the December 16th, 2020 meeting motion by Kim; second by Auston. Motion approved.

Financial report tabled. Year end financials are still in process and Beaver is working on getting the QuickBooks information.

USDA Building: There was a Change Order for faucets that amounted to \$3,000. Nathan moved to approve the Change Order, second by Auston. Motion Approved. Beaver asked for the JDA to approve an invoice from the City of Beulah for reimbursement for Beaver's time associated to the remodel for the USDA Building. Jerry made a motion to pay the invoice, second by Kim. The board discussed the amount and other factors related to the invoice amount. The board wanted more information so Jerry moved to table the motion to the next regular meeting, second by Kim. Motion Approved to table to the next meeting. There was discussion on the USDA Building as it related to the purchase of the building. JDA is going to wait to act on the USDA building until the appraisal has been received. Beaver also commented on the JDA's benefits that JDA does not pay property taxes and some of the management that is covered by the City of Beulah's umbrella.

Graystone Building: Beaver asked for permission to start negotiations with Karla Boehm on the second floor of the Greystone Building. The board agreed to start the negotiations and review the proposed rates sheets and increases to all tenants of the Greystone building.

Bylaws: Preliminary draft is completed. Review for the next meeting.

Program Offerings-Strategic Plan: tabled

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Bank of North Dakota Buydown Requests:

1. MAP Tools LLC tabled until January.
2. Molco LLC tabled until January.
3. Herbert Losson Leonard tabled until January.

There were two more Buydown requests. Until the year end financials are done, the board decided to table to the next meeting.

Terms-Officers: There are currently 11 board members. Terms that expire at the end of 2021 are Vern, Jerry, Kim and Travis.

Year End Review of JDA Financials: Tabled to the next meeting.

There was a sign grant application for the Farmers Union Insurance. Nathan moved to approve the \$250 grant, second by Jerry. Motion Approved.

Adjourn 5:53 PM