

**Minutes
of the
Regular Meeting of Board of Directors of
The Industrial Development Authority of the County of Gila
(the “IDA”)**

Date: Monday, March 20, 2017 at 10:00 a.m.

Place: Gila County Courthouse
Supervisors’ Hearing Room
1400 E. Ash Street
Globe, AZ

Presiding: Mac Feezor

Present: Fred Barcon, Bob Pastor, Bill Bennett, Stan Gibson, Lisa Brazil, Cliff Potts

Absent: Tim Grier, Trena Grantham

Administrative Manager: Sandy Palmer

Guest Present: Linda Gross, Globe-Miami Times Media; Joe Albo, Esq.

Mac Feezor called the Regular Meeting of the Board of Directors of the Authority to order at 10:06 a.m., noting the presence of a quorum.

ADMINISTRATIVE REPORTS

1. APPROVAL OF THE MINUTES OF THE REGULAR MEETING OF THE BOARD HELD ON DECEMBER 12, 2016.

On motion made by Stan Gibson and seconded by Bob Pastor, the minutes of the Regular Meeting held on December 12, 2016, were approved as submitted.

2. APPROVAL OF THE TREASURER’S REPORT FOR FOURTH QUARTER 2016.

The IDA Board discussed the timing for an annual audit coinciding with the annual Corporation Commission report, as the annual Corporation Commission report is in an in-depth review of the books and lays the groundwork for the audit.

On motion made by Cliff Potts and seconded by Bob Pastor, the Treasurer's Report for fourth quarter 2016 was approved as submitted.

3. INTRODUCTION of the IDA's newest member, Lisa Brazil.

ITEMS FOR DISCUSSION

I. INFORMATION/DISCUSSION/ACTION AS DETERMINED RELATING TO THE OUTDOOR RECREATION GUIDEBOOK AS PRESENTED BY LINDA GROSS.

Linda Gross gave a slideshow presentation on the outdoor recreation guidebook. The ultimate goal of the guidebook is to feature countywide recreation, which is conveyed by the tagline 'The Big Gila.' Freeport-McMoRan (FMI) provided the seed funding for the project, which required a focus on FMI's target area, Globe-Miami, for the first run of the guidebook.

The presentation continued.

The project is broken into three phases. Phase I includes amassing and organizing the content and printing the guidebook. Guidebooks will be printed and updated each April and October.

Phase II includes uploading the content to a website (compatible with mobile devices) which will provide the opportunity to add more content including tabs for local restaurants, lodging, shops, etc. Articles, blogs, vlogs, and images uploaded by tourists enhance the user experience, and allow for social media sharing and cross-referencing which boosts visibility and stretches advertising dollars.

Phase III will focus on developing annual signature events, such as mountain bike race, rural race, mud runs, outdoor expo, etc. Events designed to tap into specific target markets to increase awareness and expand the tourism base.

Discussion ensued.

Linda Gross emphasized the need to bring in advertising to pay for revisions, additional printings of the guidebook, and help underwrite the costs of additional content and social media tie-in; however, grant seed funding would be needed to kickstart Phase II and Phase III.

Cliff Potts agreed that local businesses would look for an opportunity to purchase advertising to attract tourism into their businesses.

On motion made by Bob Pastor and seconded by Fred Barcon, motion to allow Linda Gross to sell advertising to offset the costs of revisions and reprinting of the outdoor recreation guidebook and expand the project into Phase II, passed by a vote of (7-0).

II. INFORMATION/DISCUSSION/ACTION AS DETERMINED RELATING TO THE RETENTION OF AN ATTORNEY FOR GENERAL COUNSEL.

Fred Barcon mentioned that while the IDA made a motion to retain Kutak Rock as bond counsel, the IDA doesn't currently have an attorney for general counsel. Tommy Thompson informed the IDA that if they needed an attorney with experience in government affairs arose, Joe Albo was working in Globe part-time.

Joe Albo gave an introduction highlighting his extensive experience in government with Gila County. He served as Chief Deputy Attorney while the County refinanced every bond. Mr. Albo is fluent in state and local government accounting standards. He worked for Maricopa County Attorney's Office. He is also familiar with Title 35, which includes IDAs.

Joe Albo stated if the IDA retained him, he would keep billing to a minimum. He emphasized that he is not doing it for the money, but as a fondness for the people of Gila County. He said he would only bill for time spent on legal matters, research and time spent on items. He bills every tenth of the hour. He won't bill for travel time unless it is a specific item that requires extra travel, as he is in the area once a week.

Cliff Potts noted Mr. Albo's extensive experience with bonding and asked if the IDA would need to hire bond counsel, or if Mr. Albo would be able to assist with the bonding process.

Joe Albo said bonding is a specialized area of practice, and it would be wise to have a bond counsel attorney, yet it is necessary to have the IDA in order leading up to and after the bonding.

Cliff Potts asked if there is a competitive pool to get involved with bonding projects, or better ways or outlets to get involved with bonding.

Bob Pastor asked how Mr. Albo's experience would translate into the small-scale projects in Gila County.

Joe Albo mentioned opportunities for smaller counties to bundle an offering together into a larger bond offering.

On motion made by Cliff Potts and seconded by Stan Gibson, motion to engage Joe Albo as general counsel on an as needed basis passed by a vote of (6-1) with Bob Pastor against.

III. INFORMATION/DISCUSSION/ACTION AS DETERMINED RELATING TO AN OUTSIDE AUDIT OF FINANCIALS AND IMPORTING ACCOUNTING INTO QUICKBOOKS.

Bob Pastor asked about the need for a CPA's audit versus an accountant's financial reports.

Cliff Potts stated the importance of maintaining required auditing standards for federal grants, reporting, and general questions. Issue an RFP to select a certified CPA.

On motion made by Mac Feezor and seconded by Fred Barcon, motion to start the process of uploading accounts into QuickBooks and hire a CPA to conduct the Corporation Commission report, with a bid for a financial overview or certified audit passed by a vote of (7-0).

IV. INFORMATION/DISCUSSION/ACTION AS DETERMINED RELATING TO SEEKING ADMINISTRATIVE FUNDING FROM THE COUNTY.

Fred Barcon highlighted the IDA's involvement with numerous county projects. The IDA has been self-sufficient for years, but money is spending down. Projects and contacts don't come to us, we have to go out and seek them, and that requires time and money. The IDA has been trying to move multiple economic development projects forward, plus federal and private grants require matching funds.

Discussion ensued.

On motion made by Fred Barcon and seconded by Bob Pastor, motion to form a subcommittee (Mac Feezor and Fred Barcon appointed to the subcommittee) to prepare a presentation on IDA projects and present a resourcing request to the Board of Supervisors for consideration passed by a vote of (7-0).

V. INFORMATION/DISCUSSION/ACTION AS DETERMINED RELATING TO THE TASK LIST UPDATE.

Sandy Palmer provided an update on the current projects.

Discussion ensued on the following projects:

Broadband

Tourism- Outdoor Recreation Guidebook (agenda item)

USDA Revolving Loan Fund Grant and Technical Assistance Grant

HUD's Healthy Homes Grant

Arizona Commerce Authority Rural Economic Development Enhancement Grant
Drug-Free Communities
Wastewater Infrastructure- Tri-City, Globe
Wastewater Infrastructure—San Carlos
EPA Brownfields Assessment Grant—submitted December 2016
EPA Workforce Training Grant—submitted February 2017
EPA Brownfields Area-Wide Planning Grant—submitted September 2016

COMMUNICATION TO AND FROM THE BOARD

VI. CURRENT EVENTS

Fred Barcon said that a good friend and former IDA Member lost his battle with cancer. Mark Marcanti served on the IDA Board as Secretary-Treasurer for several years and was a valuable member of the community. Mark will be missed.

Fred Barcon said he met with Kenny Evans and Alfredo Gutierrez to discuss the Payson campus project. The campus project is the most significant economic growth project in Gila County. The IDA needs to do all we can to support the project.

VII. CALL TO THE PUBLIC

VIII. ADJOURNMENT Meeting adjourned at 12:11 p.m.

APPROVAL

During the IDA's Quarterly Board Meeting on July 17, 2017, on motion made by Stan Gibson and seconded by Fred Barcon, the minutes of the Regular Meeting held on March 20, 2017 were approved as submitted by a vote of (7-0) with two members absent.

Fred Barcon, Vice President

Date