

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

Date: Thursday, December 4, 2014, 1:37 p.m.

Place: Gila County Courthouse
Supervisors’ Conference Room
610 E. Highway 260
Payson, AZ

Presiding: Cliff Potts, President

Present: Cliff Potts, Stan Gibson, Tim Humphrey, Bob Pastor, Gerry Kohlbeck, Tim Grier. Telephonically: Fred Barcón

Absent: Mac Feezor, Bill Byrne

Administrative Manager: Sandy Palmer

Cliff Potts called the Regular Meeting of the Board of Directors of the Authority to order at 1:37 p.m., noting the presence of a quorum.

1. APPROVAL OF THE MINUTES OF THE REGULAR MEETING OF THE BOARD HELD ON SEPTEMBER 23, 2014.

On motion made by Tim Humphrey and seconded by Bob Pastor, the minutes of the Regular Meeting of the Board held on September 23, 2014 were approved as submitted.

2. APPROVAL OF THE TREASURER’S REPORT FOR THIRD QUARTER 2014.

On motion made by Cliff Potts and seconded by Gerry Kohlbeck, the third quarter Treasurer’s Report of the Board passed unanimously by a vote of (7-0).

3. INFORMATION, DISCUSSION AND ACTION AS DETERMINED REGARDING THE SELECTION OF AN ATTORNEY FOR THE IDA CONSTRUCTION LOAN PROGRAM AND PARAMETERS FOR THE PROGRAM.

The IDA Board discussed the need for legal guidance, and preference to hire local legal counsel. The Board concurred regarding the issuance of a competitive RFP to attorneys in Gila County (familiar with IDAs, political subdivisions, and non-profit 501 (c) (3) corporations) to consult and establish a construction loan program including legal agreements and documents.

On motion made by Bob Pastor and seconded by Stan Gibson, motion to issue an RFP to business attorneys in Gila County passed unanimously by a vote of (7-0).

Tim Grier left the meeting at 1:52 p.m.

4. INFORMATION, DISCUSSION AND ACTION AS DETERMINED REGARDING BROWNFIELDS GRANT OPPORTUNITIES.

The IDA Board discussed inviting Tod Whitwer of Allwyn Environmental to the next IDA meeting for further discussion on Brownfields grants.

On motion made by Stan Gibson and seconded by Bob Pastor, motion to postpone discussion until the March meeting passed unanimously by a vote of (6-0).

5. INFORMATION, DISCUSSION AND ACTION AS DETERMINED REGARDING THE PROMISE ZONE GRANT.

Cliff Potts suggested meeting with Dianna Jennings of USDA for guidance-- determine if Gila County will qualify for Promise Zone grant funds-- and taking time to bring substance and form to the project, before meeting with key stakeholders.

On motion made by Fred Barcón and seconded by Bill Byrne, motion to research the Promise Zone grant opportunity passed unanimously by a vote of (6-0).

6. INFORMATION, DISCUSSION AND ACTION AS DETERMINED REGARDING FREEPORT'S COMMUNITY INVESTMENT FUND GRANT.

Bob Pastor encouraged efforts to support Red Bridge Development Group's vocational school project. The IDA Board agreed that secondary education is a priority tied to quality of life in Gila County and efforts to advance education should be supported.

On motion made by Bob Pastor and seconded by Fred Barcón, motion to support the Gila County Superintendents Office and Red Bridge Development Group by way of letters of support and/or administrative support passed unanimously by a vote of (6-0).

7. INFORMATION, DISCUSSION AND ACTION AS DETERMINED REGARDING FOUNDATION CENTER'S GRANT RESOURCE GUIDE.

On motion made by Bob Pastor and seconded by Tim Humphrey, motion to purchase one month membership to the Foundation Center's Grant Resource Guide (at a time of Sandy's discretion) passed unanimously by a vote of (6-0).

8. INFORMATION, DISCUSSION AND ACTION AS DETERMINED REGARDING IDA WEBSITE DEVELOPMENT UPDATE AND MARKETING PLAN.

The IDA Board discussed adding website templates to the IDA website in order to effectively market webpages/websites to businesses throughout Gila County as an enhanced feature on the IDA's business directory website-- cost \$750.

The IDA Board discussed the addition of maps, day trips and overall enhancement of the tourism portion of DiscoverGilaCounty.com website. The IDA will work closely with Will Rhea (Dragons Flight Marketing) to facilitate this goal; associated costs will be billed in increments as the project progresses (not to exceed \$3,000). The IDA Board authorized Cliff Potts to review, approve and pay invoices as submitted.

On motion made by Bob Pastor and seconded by Gerry Kohlbeck, motion to continue to work with Dragons Flight Marketing to advance the tourism features on DiscoverGilaCounty.com with invoices (not to exceed \$3,000) reviewed, approved and paid by Cliff Potts as needed; and to authorize payment of \$750 to Dragons Flight Marketing for website marketing templates passed unanimously by a vote of (6-0).

9. INFORMATION/DISCUSSION/ACTION AS DETERMINED REGARDING USDA TECHNICAL ASSISTANCE GRANT PROGRAM.

Sandy Palmer informed the IDA Board that the technical assistance meetings would be kicked off in the Rim Country with a collaborative effort between Town of Payson Economic Development Department, Rim Country Regional Chamber of Commerce, Small Business Development Center and the IDA. Meetings in Tonto Basin would be scheduled for late spring, followed by meetings in Globe-Miami in the summer or early fall.

10. CURRENT EVENTS

Cliff Potts highlighted the focus of the Arizona Town Hall Meeting: better develop economic strategies across the state. Work force development is a primary factor in attracting large businesses to the state. Support for Interstate 11 to Las Vegas and support for building a port in Guadalajara, Mexico to utilize Arizona as a connection with the port in Los Angeles—two projects focused on enhancing economic development in Arizona.

Fred Barcón provided an update on the apartment project. Unfortunately, Arizona Water doesn't have adequate fire protection; the apartment project had to be moved to property serviced by City of Globe Water. The first phase of construction: 150-200 apartments; second phase: convention center, storage units, and commercial center.

11. CALL TO THE PUBLIC

12. ADJOURNMENT

WITH NO FURTHER BUSINESS TO COME BEFORE THE AUTHORITY, UPON MOTION MADE AND DULY SECONDED, THE REGULAR MEETING WAS ADJOURNED AT 2:11 P.M., WITHOUT OBJECTION.

Minutes approved by the IDA Board on March 23, 2015.
