

# MIDA Board Meeting Minutes (Pending Approval)

## Date & Time:

Tuesday, December 19, 2023 at 9:00 am

## Location & Electronic Participation:

Held electronically via Zoom

**Members Present:** Steve Farrell, Stuart Adams, Mike Ostermiller, Mark Shepherd, *Gary Harter\**, *Gage Froerer\**, *Jerry Stevenson\**, *Ryan Starks (non-voting)\**

*\*Arrived after first vote*

## Members Excused:

The complete audio recording of this meeting can be found online at:

<https://www.utah.gov/pmn/sitemap/notice/880189.html>

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## Summary of the Discussions\*

**Agenda Item (1):** Approval of minutes from the October 19, 2023 Board Meeting. (0:00 - 0:46)

- Motion to approve minutes: Mike Ostermiller
- Second: Steve Farrell
- Steve Farrell, Stuart Adams, Mike Ostermiller, Mark Shepherd voted “aye” in favor of approving the October 19, 2023 MIDA Board meeting minutes. None are opposed. The motion passes.

**Agenda Item (2):** Public Hearing Regarding Sundance Project Area Plan

Presentation of Plan by Paul Morris, Brandon Gordon, Bill Jensen (1:09 - 18:01)

Comments and questions from Board Members: (18:29 - 22:47)

No Public Comments

Motion to Close Hearing: Mike Ostermiller

**Agenda Item (3):** Consideration of Resolution 2023-14 Approving Sundance Project Area Plan

- Motion to approve Resolution 2023-014: Mike Ostermiller
- Second: Steve Farrell
- Steve Farrell, Stuart Adams, Mike Ostermiller, Mark Shepherd, Gary Harter, Gage Froerer, Jerry Stevenson voted “aye” in favor of approving Resolution 2023-14. None are opposed. The motion passes.

*\*To obtain the substance of all matters proposed, discussed, or decided by the public body and the substance of the testimony or comments provided by the public, please use the link to the audio recording on this page. (Utah Code §52-4-203) Timestamps of the audio recording are indicated in this summary.*

**Agenda Item (4):** Consideration of Resolution 2023-15 Adopting Sundance Project Area Budget (26:32 - 27:46)

- Motion to approve Resolution 2023-15: Mark Shepherd
- Second: Gage
- voted “aye” in favor of approving Resolution 2023-15. None are opposed. The motion passes.

**Agenda Item (5):** Consideration of Resolution 2023-16 Approving an Interlocal Agreement with Utah County for the Sundance Project Area (27:47 - 29:17)

- Motion to approve Resolution 2023-16: Steve Farrell
- Second: Gary Harter
- voted “aye” in favor of approving Resolution 2023-16. None are opposed. The motion passes.

**Agenda Item (6):** Consideration of Resolution 2023-17 Determining the Permanent Residents Population and the Approved Transient Units Related to the Resorts Communities Sales and Use Tax Requirements in the Sundance Project Area (29:26 - 31:13)

- Motion to approve Resolution 2023-17: Mark Shepherd
- Second: Gage Froerer
- voted “aye” in favor of approving Resolution 2023-17. None are opposed. The motion passes.

**Agenda Item (7):** Consideration of Resolution 2023-18 Approving a Tax Sharing and Reimbursement Agreement with Storyteller Canyon Property Owner, LP for the Sundance Project Area (31:13 - 32:34)

- Motion to approve Resolution 2023-18: Steve Farrell
- Second: Mike Ostermiller
- voted “aye” in favor of approving Resolution 2023-18. None are opposed. The motion passes

**Agenda Item (8):** Consideration of Ordinance 2023-01 - MIDA Accommodations Tax, Resorts Community Tax, Energy Tax (32:34 - 33:49)

- Motion to approve Ordinance 2023-01: Mark Shepherd
- Second: Gage Froerer
- voted “aye” in favor of approving Resolution 2023-01. None are opposed. The motion passes.

**Agenda Item (9):** Consideration of Resolution 2023-19 Adopting Amendments to the Military Recreation Facility Project Area Development Standards and Guidelines Related to the Process for Approving Site Plans (33:58 - 40:25)

- Motion to approve Resolution 2023-19: Mike Ostermiller
- Second: Gary Harter
- voted “aye” in favor of approving Resolution 2023-19. None are opposed. The motion passes.

**Agenda Item (10):** Consideration of Resolution 2023-20 Approving Amendment to the Pioche Village Condominiums Plat in the Military Recreation Facility Project Area (40:25 - 42:07)

- Motion to approve Resolution 2023-20: Steve Farrell
- Second: Mark Shepherd
- voted “aye” in favor of approving Resolution 2023-20. None are opposed. The motion passes.

**Agenda Item (11): Project Area End of Year Summaries**

**5a: MRF - Kurt Krieg (42:12 - 1:17:10)**

**5b: Skyridge - Tyler Aldous and Jack Johnson (1:17:11 - 1:43:17)**

**5b: Falcon Hill - Taylor Woodbury (Moved to next meeting)**

**Agenda Item (12): MIDA Updates**

**5a: CFO Update - Paula Eldredge (Moved to next meeting)**

**5b: Contract Review and Oversight - Nicole Cottle (Moved to next to next meeting)**

**5c: Executive Director Update - Paul Morris (1:47:10 - 1:51:06)**

**Agenda Item (13): Adjourn Meeting**

a. Next Meeting: March 5, 2024

- Motion to adjourn: Gary Harter
- Second: Mark Shepherd
- voted “aye” in favor of adjourning. None are opposed. The motion passes.

Meeting adjourned at 10:51am

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**Attendees:**

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|---------------------------------------|---------------------------|------------------------|
| 1. Stuart Adams<br>(Board Member)     | 21. Chrissy Fredrikson    | 49. Joshua Horner      |
| 2. Steve Farrell<br>(Board Member)    | 22. Michelle Jensen       | 50. Joshua Horner      |
| 3. Gary Harter<br>(Board Member)      | 23. Richard Catten        | 51. Marianne B. Allen  |
| 4. Jerry Stevenson<br>(Board Member)  | 24. Kurt Krieg            | 52. Michael Kosakowski |
| 5. Gage Froerer<br>(Board Member)     | 25. Tyler Aldous          | 53. Mike Davis         |
| 6. Mike Ostermiller<br>(Board Member) | 26. Allison Aafedt        | 54. Mike Wagstaff      |
| 7. Mark Shepherd<br>(Board Member)    | 27. Paul Morris           | 55. Mitch Park         |
| 8. Ryan Starks<br>(Board Member)      | 28. Phone                 | 56. Nathan Rafferty    |
| 9. Nicole Cottle                      | 29. Amelia Powers Gardner | 57. Paul Persell       |
| 10. Derek Brenchley                   | 30. Bill Bradbrooke       | 58. Phil Martial       |
| 11. Sara Turner                       | 31. Bill Fiveash          | 59. Philip Maritz      |
| 12. Rob Donigan                       | 32. Brandan Albee         | 60. Roger Henriksen    |
| 13. Cory Shupe                        | 33. Brandon Gordon        | 61. Shannon Sollitt    |
| 14. Paula Eldredge                    | 34. Brock Marchant        | 62. Shawn Lambert      |
| 15. Laura Lewis                       | 35. Cassie Revelli        | 63. Spencer Apramian   |
| 16. Erik Anderson                     | 36. Chad Linebaugh        | 64. Steve Barth        |
| 17. Dave Williamsen                   | 37. Derek Herndon         | 65. Susie English      |
| 18. Kristin Williams                  | 38. Duaine Dorton         | 66. Val Overson        |
| 19. Ashely Burr                       | 39. Gene Payne            | 67. Bill Jensen        |
| 20. Brooke Hontz                      | 40. Grace Doerfler        | 68. Heather Kruse      |
|                                       | 41. Greg Curtis           | 69. Jack Johnson       |
|                                       | 42. Hannah Tyler          | 70. AnnMarie Howard    |
|                                       | 43. Hayden Smith          | 71. Bret Millburn      |
|                                       | 44. Jack Walkenhorst      | 72. Jared Lucero       |
|                                       | 45. Jason Jentzch         | 73. Ken Reinke         |
|                                       | 46. Jason Sundberg        | 74. Laurel Price       |
|                                       | 47. Jessica Turner        | 75. Ariana Farber      |
|                                       | 48. John Foster           |                        |