



Military Installation Development Authority

MIDA Board Meeting Minutes: September 14, 2015 at 9:00 am. Held at Northfront Business Resource Center 450 Simmons Way, Kaysville, Utah

Board Members Present: Stuart Adams (Chair), Jerry Stevenson, Mike Ostermiller, Gary Harter, Ben Hart

Board Members Excused and Absent: Mark Shepherd, Joe Ritchie, Derk Timothy

Welcome: Stuart Adams, (Chairman)

Approval of minutes for June 18, 2015: Motion to approve the minutes for June 18, 2015: Jerry Stevenson, 2nd Gary Harter: Those voting yes: Stuart Adams, Jerry Stevenson, Mike Ostermiller, Gary Harter: Those voting no: none.

Fiscal Year 2014-15 Audit RFP: Ron Richins indicated that MIDA requested quotes for its annual audit and the successful bidder was Pinnock, Robbins, Posey and Richins. They will begin the audit for 2016 and anticipate completion for the November board meeting. There is no conflict of interest between Ron Richins and the auditing firm.

Consideration of Resolution 2015-14: Approving the North Davis Fire District's Annexation of Property in the Falcon Hill Project Area: Paul Morris: Any annexation inside a project area needs to be approved by the MIDA Board. Clearfield City had brought up the issue that the Fire District has coterminous boundaries with the city. Clearfield had made a request of MIDA to approve the annexation of the Special Service District which is the Fire District. **Motion to approve Resolution 2015-14:** Mike Ostermiller, 2nd Jerry Stevenson. Those voting yes: Stuart Adams, Jerry Stevenson, Mike Ostermiller, Gary Harter. Those voting no: none

Consideration of Resolution 2015-15 Approving an Agreement between MIDA and UDA for Design Funding of Hill Air Force Base Software Building: Paul Morris combined discussion of Resolution 2015-15 and 2015-16. Mr. Morris noted that more than the \$250,000 for the design. The whole build, legislative and MIDA's approach is to try to get the full funding for the Software Building from the legislature. The Board reviewed parts of a power point presentation titled "HILL AFB Software Facility Payment In Kind (PIK) Project" which was created by David Williamsen and his group at Hill Air Force Base. The power point gives an overall picture of the entire Software Building and is attached to the official minutes kept at the MIDA offices. **Motion to approve Resolution 2015-15:** Jerry Stevenson, 2nd Gary Harter. Those voting yes: Stuart Adams, Jerry Stevenson, Mike Ostermiller, Gary Harter. Those voting no: None

Consideration of Resolution 2015-16 Approving an Agreement between MIDA and SRDP for Design Funding of Hill Air Force Base Software Building: Motion to approve Resolution 2015-16: Gary Harter, 2nd Jerry Stevenson. Those voting yes: Stuart Adams, Jerry Stevenson, Mike Ostermiller, Gary Harter. Those voting no: None

Other Business, including project updates (Falcon Hill, MRF, ANG Study, Tooele Army Depot): Paul Morris presented updates on the following:

MRF-There are currently two sites being considered for the Military Resort Facility, the Mayflower which is in the process of being sold and Blue Ledge that is building its own village resort. The ongoing discussions with regards to the MRF are all positive and moving in the right direction. JSSD has a new manager, Ron Phillips (former city manager for Vail, Colorado) that would like to meet with Deer Cove and MIDA Board members and discuss the water issues that are of concern.

ANG Study – The major question is if the Air National Guard should to move to Hill Air Force Base. Other questions are: 1) Does it makes sense for Hill Air Force Base? 2) Does it make sense for the Air National Guard? 3) How to pay for the move and 4) is there a business case to do it?

Tooele Army Depot - Meetings are set to meet with the Commander of Tooele Army Depot to discuss wind and solar projects as well as creating a project area that will be a mini Falcon Hill.

Falcon Hill – David Williams noted that the Army has made a decision to move the rail shop. Ted Fredrick was aware of discussions from Congressman Bishop's office and the Army to move the rail shop to Anniston, Alabama but there is no vehicle to pay for the move. Karen Jensen representing SRDP discussed Building 1580 noting that BAE had moved into the second floor and that there were discussions for a tenant on the third floor. There is also a design for a 75,000sf office building outside the fence across the street from the retail as well as plans for another office building next Building 1580. Kathy mentioned that there is a demand for spec space. Starbucks is picking up business and efforts are being made to let the general public know that it not on the base and open to the public.

The next regular meeting — November 3, 2015 9:00 am (the October meeting is cancelled)

10:37AM Motion to adjourn: Jerry Stevenson, 2nd Gary Harter. Those voting yes: Stuart Adams, Jerry Stevenson, Mike Ostermiller, Gary Harter. Those voting no: None

Those in attendance: Kike Kosakowski, Mark Holt, David Williams, Karen Jensen, Erik Castle, Ted Frederik, Cory Shupe, Mike Wagstaff, Paul Morris, Ron Richins, Detlef Galke