

# Sargent County Job Development Authority

## Minutes

Date of Meeting: Tuesday June 23, 2015 Time:5:00 pm

Location of Meeting: Sargent County Courthouse conference room

**Present:** Ron Narum; Robert Ptacek; Sandy Hanson; Terry Dusek; Steven McLaen

**Not Present:** Bill Anderson, Mark Bopp, Jessica Peterson, Carol Peterson, Mike Walstead, Jerry Erickson, Randy Pearson, Al Colemer, Nathan Berseth by phone Conference call.

**Meeting Called to Order:** Ron Narum called the meeting to order. Ron also stated to those in attendance that the JDA meeting does not have a quorum present, therefore cannot conduct its business of the agenda.

**Minutes of Last Meeting Presented:** Sandy presented the minutes dated May 12, 2015 for review. With no quorum present, motion was not called upon for approval.

Treasurer's Report: \$309,290.03

Loan Reports: Sandy reported as presented on the agenda

Four Seasons-timely and current

Waswick Chiropractic- last payment made June 2, 2015 payment # 20

Rick Ell- at this time no request for the funds designated for this project.

Southside Auto-at this time no request for the funds designated for this project

Assisted Living-at this time no requests for the funds designated for this project

Total designated/obligated funds to date \$174,600.000 and total unobligated funds as per the budget-\$134,690.00.

## **OLD BUSINESS**

Rick Ell-representing Forman & Milnor Market. Rick has referred the primary lender to Sandy for contact information and who to work with when needed. Sandy shared Mark Bopp as chairman and Herself as contact for meeting requests, information, or other needs. Nothing further to report.

Southside Auto-nothing new to report at this time

FCDC Assisted Lvg Center-Steven McLaen introduced himself as the new representation for the project.

Steven provided an update of where the project is currently at. FCDC currently owns the Four Seasons Health Care Center with a major remodel at time of purchase. SC JDA provided financial support for that project.

Steven stated that since that purchase the Facility has had good management and staff and continues to do so.

Steven stressed the need for a facility such as the assisted living as an in-between place for people that no longer want or can be in their home or in an apartment, but are not ready for a nursing home atmosphere. Steven also expressed the FCDC's gratefulness for the support that the JDA has given them so far. Steven explained that the recent bidding process did not go as hoped or anticipated. The architect originally projected a 2.2 million dollar project. Thru the bid process, the bid came in at 2.6 and 3 days later it adjusted up to 2.9 mil. The FCDC has reluctantly decided to start again and try to bring that number down. Dave Martinsen, a member of the FCDC and a long time business owner of a Lumber and construction material business has agreed to take a look at the project to see if costs can be lowered. The facility will be a 2 story building and will be connected to the Health Care Center but will be operated independently utilizing the same management, some of the same staff and the Kitchen but not the dining area. There will be a remodel of the kitchen to accommodate the additional service to the new facility and convert some Health Care Center rooms to private. They want the Assisted Living to start with 12 units leaving room for expansion. The current Health Care Center is a non-profit and is in current good financial shape, with some dollars set aside for this expansion/remodel. At this time Steven didn't have any new hard numbers to present to the group but would appreciate any additional financial assistance that

the JDA could potentially provide. Ron stated that without a quorum no decisions will be made today. Ron asked Steven to keep the group updated and to present the new numbers when they receive them so that the JDA will have something to review and work with if further assistance will or can be done. Steven thanked everyone present and left the meeting.

### **NEW BUSINESS**

CCA report-Nathan who could not be present was contacted by conference call to provide an update of activities that they have been working on. The group briefed Nathan on the FCDC presentation. Nathan will send out a report of activities for Sargent County.

Has visited with some city council or representation of. Investigating multi- and sgl family living structures to include town homes, 8 plexes, and existing structures.

Round Table:None to report

No next meeting date set.

With no further business Ron called the meeting adjourned at 6:15pm.

Sandra Hanson  
Recording Secretary