

**Board of Directors – Regular Business Meeting**  
**425 N. Capital Ave., Idaho Falls, ID 83402**  
**Wednesday, 8 February 2017, 7:00 a.m.**

**Minutes:**

*In Attendance: Board Members Terri Gazdik, Mike Lehto, Mick Ohman, Cindy Ozaki, and Allan Woolley. IFAD Legal Counsel Mark Fuller, Administrative Coordinator Jennie Weitzel, Mike Clements, Blake Davis, Eric Isom, Kevin DeKold, Mayor Casper, Dana Briggs, Greg Weitzel, John Radford, Laura Lewis (by phone), and Kevin Bruder (by phone).*

**I. Call to Order**

Conducted by Chairman Ozaki, the meeting was called to order at 7:05 a.m.

**II. Adoption of the Consent Agenda.**

*Action:* Motion made to approve the Consent Agenda.

*Result:* All present voted in the affirmative.

**III. Laura Lewis, Financial Presentation:** Ms. Lewis provided draft documents via Chairman Ozaki for review and discussion. Ms. Lewis spoke to her draft term sheet and draft timeline. Noting that when an amount is identified, final reports can be completed promptly and distributed after being reviewed by Legal Counsel. Discussion included financial gap, bond security, debt service coverage, Centennial and TRT report, construction risk, and bond insurance.

**IV. Greg Weitzel & John Radford:** Chairman Ozaki welcomed Greg Weitzel and John Radford, City Council member, noting they are not officially representing the City but rather just the Parks & Recreation Department. Mr. Weitzel thanked the board for the opportunity to speak and reiterated that he was speaking in his official capacity as the Parks and Recreation Director for the City of Idaho Falls. Mr. Weitzel then delivered the PowerPoint presentation on a possible future relationship between the District and the City.

Mr. Lehto spoke to the financial delta and a phased approach. Mayor Casper spoke to Tautphaus Park Master Plan and needs of the community outside the park and noted the presentation was an invitation to collaborate and not presenting a solution. Mr. Weitzel spoke to consultants, planning committee recommendations, community needs, and a multi-purpose approach to the needs of the community. Future discussion issues: shared roads, community needs, and cost reductions.

*Action:* Motion made and seconded for discussions to occur in the future regarding a possible relationship.

*Result:* All present voted in the affirmative.

**V. Old Business:**

**A. Short Term Rentals.** City of Idaho Falls Open House discussed. Ms. Gazdik heard that Short Term Rental (STR) owners are collecting the tax yet no one is remitting the tax. Mayor Casper noted that the City of Idaho Falls did conduct a volunteer survey and will provide the results to Chairman Ozaki so she can distribute to the board. Results favored moving toward allowing more STRs in the community. House Bill 66 introduced by Representative Trujillo was discussed. Consideration included the bad: removes local authority to regulate zoning by mandating that STR's just be required and the good: awareness that the taxes need to be collected.

Chairman Ozaki spoke to the State Tax Commission's cost of tax collection. Organization of local STR owners asked Chairman Ozaki to speak. Organization says accountants are unaware of District Tax requirement. Ms. Weitzel is obtaining a list of local accountants to send a letter for the purpose of educating and informing them on the District Tax. Mr. Fuller noted that his firm is drafting a Short Term Collection Policy for the District which would encourage the board to provide a one-time waiver of penalties and fees and allow for quarterly reporting if their tax obligation is less than 'an amount to be determined by the board'. Mr. Fuller asked if the board would like to proceed with the policy or wait until legislation is decided. Ms. Gazdik suggested that the board should act now in an effort to collect back taxes in the case that the State decides that taxes are owed only from the day legislation passes forward. Chairman Ozaki and Mr. Fuller plan to meet later in the day with Brad Cramer and Dana Briggs to discuss STR's in the City.

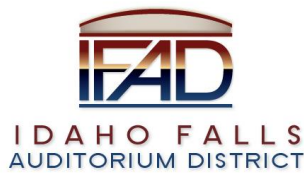
**B. May 2017 Board seat elections:** Mr. Fuller provided filing and deadline materials to board members and noted the next election is in mid-May. He informed the board that four (4) seats are up for election. Ms. Lewis asked about seat terms and Mr. Fuller explained that the terms are staggered but due to two (2) resignations those appointed board seats must stand for election at the net election cycle. Two seats are open for four (4) years and two seats are open for six (6) years.

**VI. Reports and Updates**

**A. Building Committee Update:** No update given. Last week, Chairman Ozaki and Vice Chair Woolley met with Mr. DeKold, Mr. Clements, two Centennial operations staff, and Highland West to discuss power options and the CHP which was presented at the last board meeting. Mr. DeKold forwarded FTP instructions to Highland West and Centennial was to provide a matrix of events to determine power calculations. Chairman Ozaki will verify that Centennial provided the necessary information.

**B. Financial Report:** No report available.

**C. Executive Search Committee Update:** Ms. Gazdik reported for Ms. Gartrell that the Development (Fundraising) Officer and Executive Director postings concluded last week. She noted that there are three (3) candidates for the Executive Director position and one (1) for the



Fundraising/Development position. She noted that she and Mr. Ohman, as members of the Search Committee, will review the resumes, research other venues for additional candidates for the Development/Fundraising position, and schedule interviews. Ms. Gazdik asked Ms. Lewis to forward her Fundraising/Development connection contact information. Chairman Ozaki will forward contacts via email to Ms. Lewis and Ms. Gazdik.

**D. Administrative Report:** Ms. Weitzel reported that there are three establishments that remain outstanding for December tax remittance, the IFAD website is now mobile friendly, and that work on the audit is finishing up and Rudd should be able to provide a report soon.

**VII. Calendar and Announcements.**

**A. Upcoming IFAD Meetings/Events:** The next IFAD meeting will be held on February 22, 2017. Weekly Chamber Advocacy calls every Thursday at 7:00 a.m. and State of the Cities on February 14, 2017.

**B. Announcements and Questions:** None given.

**VIII. Public Comment:** Time offered for public comment. None given.

**IX. Adjournment:**

*Action:* Motion made to adjourn the meeting.

*Result:* The vote was unanimous in the affirmative. Meeting was adjourned at 8:57 a.m.