

**MEETING MINUTES**  
**KBJ ECONOMIC DEVELOPMENT JOINT POWERS BOARD**  
**125 Nolan Ave. - KAYCEE, WY**  
**August 12, 2020 @ 8:30 A.M.**

**Members present:**

Rick Myers, Chair  
Josh Keegan  
Crosby Taylor  
Shane Schrader, Mayor of Buffalo

**Members absent:**

Zac Smith, Vice Chair  
Shann Edwards, Secretary  
Bill Novotny, Chair JCC  
Rich Griffith

Staff Present: Claudia Todd, Megan Darrow

**Guests:** Phil McEntire, Hoofprints of the Past Museum; Audrey Skill Davis with The Chicken Coop/Chamber of Kaycee.

- I. **CALL TO ORDER AND INSTRUCTIONS:** Chair Myers called the meeting to order at 8:33 A.M. Chair Myers welcomed the guests.
  
- II. **REVIEW/ACCEPT MEETING MINUTES:**  
June 10, 2020 meeting minutes (Recorded by Shann Edwards) were presented. Keegan moved to approve the June 10, 2020 meeting minutes. Mayor Schrader seconded. No discussion. Motion carried.
  
- III. **FINANCIALS:**  
**Treasurer's report on financials** – Chair Myers reviewed the financials. With the new fiscal year starting July 1, 2020 the cash on hand is \$120,931. Myers also stated that BMCC broke even in July! Myers explained the different funding sources for this coming year. The City and County allocated \$160,225. Mayor Schrader motioned to approve the July 2020 financial report as presented. Keegan seconded. No discussion. Motion carried.
  
- IV. **Staff Report:** A written staff report was reviewed with the board by Claudia. Additional updates include Sheridan College with Derek Andrews leaving his position by end of June next year and Boys & Girls Club moving out August 31, 2020 as stated in their letter. Todd furthermore explained the collaboration efforts with JCTA and national and international advertising with the Wyoming Office of Tourism and other relevant magazines published in and for Wyoming. As Board Chair Myers stated Tourism is the no#1 driver for Johnson County. Todd pursuing to stay in contact with the KC Chamber and working out itineraries and brainstorming ideas with the Hoofprints of the Past Museum and KC Chamber. A follow up meeting is scheduled for August 20<sup>th</sup>.
  
- V. **PUBLIC COMMENT PERIOD:** Phil McEntire stated and emphasized the importance of a collaboration and willingness of working together.
  
- VI. **NEW BUSINESS:**
  - a. **22 Plains Dr.** – Myers explained that the MMW lease is coming due for renewal June 2021. Hostetler reached out to Myers to show his intentions to purchase the building. After the previous investors pulled out the purchase price is in question. The listing price for the building was \$675,000 whereas the JOCO Board approved \$640,000 to accommodate the Hostetler's.

Chair Myers suggested to either increase the lease so the purchase price will be higher and more attractive to outside buyers or sell the building all together. Hostetler is supposed to produce a proposal. No decision has been made.

- b. **2020-2021 Budget Review – final funding from City/County** – JOCO First requested \$202,000 on the 1% application. JOCO First received \$60,225 from the City and \$101,000 from the County.
- c. **Facility Strategy** – Myers presented several options regarding the future of Bomber Mountain Civic Center. Remodel/Demolition numbers have not been presented. One temporary option might include shutting down the 1909 and 1949 edition altogether and keep operating the 1978 edition (College Wing) including both gyms and the commercial kitchen. That way half of the buildings cost will be reduced and according to Myers the building might break even that way. In order to accommodate the tenants whose offices are in the 1909 and 1949 editions, JOCO is going to contact them for relocation.

**VII. OTHER BUSINESS:**

- a. **Next Regular Meeting Date September 09, 2020 at 8:00 A.M.**

**AJOURN:** Meeting adjourned at 10:11 A.M.

Contact Information: KBJ Economic Development (307) 620-1123

  
Rick Myers, Chair 9/9/20  
Date

  
Attested by: Board Member 9/9/20  
Date