

Downtown Business Improvement District

Board of Trustees

Tuesday, October 16, 2012 from 3-5 pm

Attending: Dan Cederberg, Carma Gilligan, Charlie Beaton, Alan Newell, Ellen Buchanan, Tim France

Staff: Rod Austin, Julie Walsh

Guests: No guests.

The meeting was called to order at 3:10 pm.

Introduction of Guests and Public Comment

There were no guests or members of the public at this meeting.

Bitterroot Resort Discussion (France)

France reported Charlie Stevenson, who used to own the Trail Head, has been in contact with him for a month about the possible Bitterroot Resort. France went on to say, if the resort were possible, he thinks it would be a great deal for Missoula. They have it in mind to eventually host World Cup events and races for juniors. These types of things would bring people to Missoula on a regular basis. He added the quality of the resort area is amazing. They have been laying topsoil from the cut, making sure that it is done nicely.

Cederberg remarked discussion of this for him is a conflict of interest. He also said he supports the project, but believes it is not feasible under current management. Beaton said he also likes the project, but there seems nothing the BID board can do at this point to push it forward. If eventually, they got it through the forest service and then found the money, we could then say this is a good project. Gilligan remarked her concern is that the resort is not in the BID service area. France said this resort would be for middle-aged families to ski to their condos from the hill. Newell added if the plans were to get into motion and it became an economic driver for downtown, then it is something we could involve ourselves with. France said he agreed. Beaton said the issue should be tabled until it became relevant. Austin said, though unlikely, if there was ever enough money to fund the train taking people there from town, then it would become a downtown issue.

Director's Report

Downtown Master Plan Update

Park Place Parking Structure- Buchanan said the project is looking better. Austin added the project is taking much longer than expected. Buchanan said the steel frame for it is being installed. Anne Guest is trying to get the structure open and have people parking there by December 3rd for

holiday shopping, with a grand opening party on November 30. The Holiday Inn will bring the food and Tamarack will bring the alcohol. Austin said people may not be able to park there at that point, but the party will be possible. France said the opening of this is not as big of a deal seeing as the Missoula Mercantile will not be opening soon. Discussion ensued surrounding the impact of the Merc closing and prospective new tenants. Beaton mentioned the positive impact of the rescheduled opening is that three new businesses have moved to other downtown locations as their alternative.

Implementation – Austin said Wayfinding is moving forward with the RFP ending in a few weeks. Austin also said the residential committee has not yet met, but Greg Oliver is heading it. Buchanan said the Master Plan Implementation Strategic Planning session is on Thursday, October 18, which Linda will miss. The Business Development Committee met, and the primary focus was the site selector and linking the downtown inventory to it so people can access it easily. One of the big concerns here is confidentiality.

Committees

Business Development Committee – no discussion

Employee – Discuss in Executive Session

Streetscape – no discussion

Marketing – no discussion

Other

Facilities Operations (2012 update) - Austin remarked both he and Linda operate conservatively, and most of the money going from the BID to the Missoula Downtown Association (MDA) facilities staff goes to MDA projects. He added he expects that to change in upcoming weeks. Daniel Tulk is at his maximum on accruing vacation time, so Bill Center will be filling in for him while Daniel uses those days. Snow removal will be two vehicles and two employees for eight hours each. Bill is okay if the hours stay flexible and do not reach that many. This is preliminary, as the contract is expiring on December 31 and will need to be renewed for 2013. Austin mentioned the MDA is having strategic planning on November 1, but there is no need for the BID board to be there. He went on to say he sent out an invite to pass along detailing presentations by Joe Minicozzi. He will arrive Saturday at 5:30, and Holiday Inn has provided a room for him. His presentations are Monday, October 22, at 6pm to the city council, and Tuesday, October 23 at the County Chambers.

Ambassadors Report

Rod announced he would read Laurie Johnson's written report, as she was not able to attend the meeting. She will be gone next week at a crime prevention conference. Rick's last day of work is October 29, as this is the last weekend of markets. Laurie is being asked to speak at more conferences about her book, and Rick is willing to fill in her absences. Austin said he will allow her to cut her hours back when

needed. Austin mentioned he heard the Rainbow Gathering may be in Montana next year. Laurie says that will be a good test of how much the BID has improved.

Approval of September 18th Board Minutes

Newell moved to approve the minutes, Cederberg seconded, and the motion passed unanimously.

Financial Report

Austin reported Robert Giblin is back at the MDA and feels fortunate for this. He gave Linda a verbal commitment to stay for another year.

Trustee Comments

Beaton remarked the striping on the Hip Strip is messy, which is unacceptable for one of the main gateways to Downtown. He said someone should be held responsible. Buchanan said that paint job may have been under a state contract, and she would contact Steve King. Beaton also said the graffiti tag above Zoo City Apparel is horrible and should be removed soon. Austin said he has not heard back from the police department about that, and will try contacting the property owner. Beaton added the Florence Building clock is running slow.

Meeting Adjournment

The meeting adjourned at 3:47 pm and moved into executive session.