

**JOURNAL OF COMMISSION WORK SESSION**  
**November 6, 2024**

City Commission Work Session  
Civic Center, Gibson Room 212

Mayor Reeves presiding

**CALL TO ORDER:** 5:30 PM

**CITY COMMISSION MEMBERS PRESENT:** Cory Reeves, Rick Tryon, Joe McKenney and Susan Wolff. Shannon Wilson was excused.

**STAFF PRESENT:** City Manager Greg Doyon; Deputy City Attorney Rachel Taylor; Finance Director Melissa Kinzler and Deputy Director Kirsten Wavra; Park and Recreation Director Steve Herrig; and, Deputy City Clerk Darcy Dea.

**PUBLIC COMMENT**

None.

**1. UPDATE FROM CHILDREN’S MUSEUM**

Children’s Museum Interim Executive Director Laura Ewalt introduced President Joslin Knightstep; Board members Rachel Schultz, Josh Lind, Shane Neuman and Brenda Kelly; Members at Large Celia Blewett and Mallory Ferriter; and, Staff Joelle Owen.

Ms. Ewalt reported that the Children’s Museum has served the community for over 25 years. Board members have determined that the most cost-effective way forward is to move from the current space into a permanent location. She expressed appreciation to the City for its support and providing a home for the Children’s Museum for the last 25 years. There will be a free community day on November 10, 2024, which is the last day of operations at 22 Railroad Square. There are other potential locations being evaluated and the board is hoping to make a decision after the first of the year.

Children’s Museum President Knightstep explained that the board is passionate about the mission of the Children’s Museum and serving the community. It was a difficult decision that was not taken lightly.

Commissioner Wolff expressed appreciation to former participants in the Chambers leadership Great Falls and everyone in the community for everything they have done for the Children’s Museum, as well as the Children’s Museum for all it has done for the community.

Mayor Reeves received clarification that the goal is to reopen the Children’s Museum at a new location by 2026.

Commissioner Tryon received clarification that the board would remain during the interim period. He inquired about the lease agreement with the Children’s Museum.

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City Manager Greg Doyon responded that the Children’s Museum was coming up on the end of their lease cycle; however, things changed and they are looking to find a permanent location. He recommended not considering a fair market lease scenario in the interim and allowing City staff to amend the agreement.

### 2. QUARTERLY BUDGET REVIEW

Finance Director Melissa Kinzler and Deputy Director Kirsten Wavra reviewed and discussed the following PowerPoint slides:

<div style="text-align: right; margin-bottom: 10px;"> </div> <h2 style="text-align: center;">Quarterly Budget Review</h2> <ul style="list-style-type: none"> <li>• General Fund and Funds Needing Attention</li> <li>• Six year comparison and 1st Quarter Fiscal Year 2025</li> <li>• Scheels Aim High Big Sky Update</li> </ul> <div style="text-align: right; margin-top: 10px;"> </div>	<div style="text-align: right; margin-bottom: 10px;"> </div> <h2 style="text-align: center;">General Fund</h2> <ul style="list-style-type: none"> <li>• Fund Balance Comparison</li> <li>• Cash Flow</li> </ul> <div style="text-align: right; margin-top: 10px;"> </div>																																																																																
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### Funds Needing Attention

- Planning & Community Development
- Natural Resources
- Golf Courses
- Swimming Pools
- Scheels Aim High Big Sky
- Parking
- Recreation
- Multi-Sports
- Civic Center Events
- Health & Benefits



### Funds Needing Attention

- Most have had long on-going challenges and have been struggling for at least 5 years or more.
- Rate increases have occurred but are still not sufficient.
- Each fund has different challenges.
- What General Fund support should be given?
  - Philosophical question
  - What % of cost recovery should occur?
- Should services be changed /discontinued?
- Most funds are not sustainable with current and future revenue projections.



### Planning & Community Development Fund Six Year Comparison

	Fiscal Year 2025 Budget	Fiscal Year 2025 1st Qtr	Fiscal Year 2024	Fiscal Year 2023	Fiscal Year 2022	Fiscal Year 2021	Fiscal Year 2020
Revenue - Operating	\$1,243,891	\$68,558	\$1,061,510	\$968,140	\$787,161	\$745,703	\$807,239
Revenue - General Fund Support	\$379,932	\$94,233	\$379,932	\$379,932	\$271,932	\$271,932	\$271,932
Revenue - COVID Recovery	\$0	\$0	\$0	\$297,500	\$0	\$0	\$0
Revenue Totals	\$1,623,823	\$162,791	\$1,438,442	\$1,665,572	\$1,059,093	\$1,017,635	\$1,079,171
Expenditure Totals	\$1,634,039	\$378,895	\$1,409,946	\$1,344,990	\$1,322,370	\$1,191,970	\$1,073,513
Revenue Over (Under) Expenditures	(\$13,216)	(\$216,104)	\$28,496	\$317,588	(\$263,277)	(\$174,335)	\$5,657
Beginning Fund Balance, 7/1	\$133,619	\$133,619	\$105,123	(\$212,405)	\$50,813	\$225,147	\$219,400
Net Change	(\$13,216)	(\$216,104)	\$28,496	\$317,588	(\$263,277)	(\$174,335)	\$5,657
Ending Fund Balance, 6/30	\$120,403	(\$82,485)	\$133,619	\$105,123	(\$212,465)	\$50,813	\$225,147
Fund Balance % Total Cash balance	7.37%	-21.77%	9.48%	7.62%	-16.07%	4.29%	20.97%



### Planning & Community Development Fund

- Reviewing services provided.
- Rate increases and new fee schedules have been adopted.
- Increased General Fund subsidy over the past few years.
- Supported operations/fund balance with CARES funding in FY 2023 for \$297,500.



### Natural Resources Fund Six Year Comparison

	Fiscal Year 2025 Budget	Fiscal Year 2025 1st Qtr	Fiscal Year 2024	Fiscal Year 2023	Fiscal Year 2022	Fiscal Year 2021	Fiscal Year 2020
Revenue - Operating	\$34,573	\$263	\$40,818	\$30,343	\$54,737	\$26,803	\$25,075
Revenue - General Fund Support	\$256,277	\$64,069	\$256,277	\$256,277	\$256,277	\$256,277	\$256,277
Revenue - Blvd District Assessment	\$530,513	\$2,908	\$480,477	\$455,242	\$404,716	\$408,755	\$405,555
Revenue Totals	\$867,363	\$67,240	\$777,572	\$741,862	\$715,730	\$691,835	\$686,907
Expenditure Totals	\$936,713	\$258,388	\$909,362	\$741,412	\$736,446	\$741,407	\$696,495
Revenue Over (Under) Expenditures	(\$109,350)	(\$191,148)	(\$131,790)	\$450	(\$20,716)	(\$49,572)	(\$9,588)
Beginning Fund Balance, 7/1	\$201,411	\$201,411	\$333,201	\$332,751	\$353,467	\$403,039	\$412,627
Net Change	(\$109,350)	(\$191,148)	(\$131,790)	\$450	(\$20,716)	(\$49,572)	(\$9,588)
Ending Fund Balance, 6/30	\$92,061	\$10,263	\$201,411	\$333,201	\$332,751	\$353,467	\$403,039
Fund Balance % Total Cash balance	9.83%	3.97%	22.15%	44.04%	45.18%	47.68%	57.87%



### Natural Resources Fund

- Fund has two divisions.
- Natural Resources Division (takes care of trees in City Parks funded by General Fund subsidy)
- Boulevard Division (takes care of trees in the Blvd district funded by special assessments)
- For the past three years the Boulevard District has increased assessments.
- The General Fund subsidy has not increased since 2011.
- Expenses have increased 52%.



### Golf Courses Fund Six Year Comparison

	Fiscal Year 2025 Budget	Fiscal Year 2025 1st Qtr	Fiscal Year 2024	Fiscal Year 2023	Fiscal Year 2022	Fiscal Year 2021	Fiscal Year 2020
Revenue Totals	\$2,056,227	\$789,808	\$1,972,469	\$1,783,726	\$1,706,472	\$1,683,807	\$1,252,471
Expenditure Totals	\$1,908,556	\$593,604	\$1,713,521	\$1,586,124	\$1,313,221	\$1,443,004	\$1,199,137
Revenue Over (Under) Expenditures	\$147,671	\$196,204	\$258,948	\$217,602	\$393,251	\$220,803	\$53,334
Beginning Fund Balance, 7/1	(\$54,253)	(\$54,253)	(\$313,201)	(\$530,803)	(\$924,054)	(\$1,332,212)	(\$1,385,540)
Net Change	\$147,671	\$196,204	\$258,948	\$217,602	\$393,251	\$220,803	\$53,334
Fund Balance Adj. for Fixed Assets	\$0	\$0	\$0	\$0	\$0	\$187,355	\$0
Ending Fund Balance, 6/30	\$92,418	\$141,951	(\$54,253)	(\$313,201)	(\$530,803)	(\$924,054)	(\$1,332,212)
Advance from General Fund			\$678,251				
Great Falls Golf, LLC Cash Balance		\$694,776	\$596,432				
Golf Courses Fund Cash Balance		\$300,412	\$0				
Management Fee to Great Falls Golf, LLC	\$98,036	\$24,659	\$96,478				
Accounting Fee to Great Falls Golf, LLC	\$29,592	\$7,398	\$28,943				



### Golf Courses Fund

- The City entered into a Management Agreement with CourseCo, Inc d/b/a Great Falls Golf, LLC on December 18, 2018, for the period of 1/1/2019 to 1/31/2023 for management of two golf courses, Eagle Falls Golf Club and Anaconda Hills Golf Course.
- On 9/21/2021, an extension of the agreement was approved for February 1, 2022 to January 31, 2025.
- Staff is currently in negotiations for an additional extension of the management agreement for up to 10 years.
- Yearly fees are paid to Great Falls Golf, LLC for:
 

	FY 2024	FY 2025 Budgeted
• Management fee	\$96,478	\$98,636
• Accounting fee	\$28,943	\$29,592
- The financial liability as a result of operations of the Golf Courses still falls on the City.



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### Swimming Pools Fund Six Year Comparison

	Fiscal Year 2025 Budget	Fiscal Year 2025 1st Qtr	Fiscal Year 2024	Fiscal Year 2023	Fiscal Year 2022	Fiscal Year 2021	Fiscal Year 2020
Revenue - Operating	\$498,950	\$240,429	\$474,723	\$443,667	\$422,297	\$442,870	\$395,507
Revenue - General Fund Support	\$128,861	\$32,215	\$267,861	\$267,861	\$267,861	\$267,861	\$267,861
Revenue - COVID Recovery	\$0	\$0	\$0	\$0	\$41,170	\$0	\$0
Revenue Totals	\$627,811	\$272,644	\$742,584	\$711,528	\$731,328	\$710,731	\$663,368
Operating Expenditures	\$620,092	\$443,998	\$719,201	\$653,410	\$581,813	\$549,501	\$635,890
Operating Transfer Out			\$190,000				
Expenditure Totals	\$620,092	\$443,998	\$909,201	\$653,410	\$581,813	\$549,501	\$635,890
Revenue Over (Under) Expenditures	(\$28,281)	(\$171,354)	(\$155,617)	\$58,118	\$149,515	\$161,230	\$27,478
Beginning Fund Balance, 7/1	\$375,273	\$375,273	\$530,890	\$472,772	\$323,257	\$162,027	\$134,548
Net Change	(\$28,281)	(\$171,354)	(\$155,617)	\$58,118	\$149,515	\$161,230	\$27,478
Ending Fund Balance, 6/30	\$346,992	\$203,919	\$375,273	\$530,890	\$472,772	\$323,257	\$162,026
Fund Balance % Total	8.31%	45.93%	41.70%	81.25%	81.28%	58.83%	25.48%
Cash balance		\$298,387	\$414,259				

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### Swimming Pools Fund

- The Swimming Pool Fund accounts for the operation of the three City outdoor pools, the Electric City Water Park, the Jaycee Pool, and the Water Tower Pool.
- The Swimming Pool Fund transferred \$180,000 of excess fund balance to the Scheels Aim High Big Sky in FY 2024.
- The General Fund subsidy for the Swimming Pools Fund for FY 2025 was reduced by \$139,000 from \$267,861 to \$128,861. The \$139,000 subsidy went to the Scheels Aim High Big Sky.
- Supported operations/fund balance with CARES funding of \$41,170 in FY 2022.
- The repair of the wave rider is budgeted in the FY 2025 Budget for \$128,900, which will have a large impact on fund balance available.
- Increased fees in March, 2024.

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### Scheels Aim High Big Sky Fund Comparison

	Fiscal Year 2025 Budget	Fiscal Year 2025 1st Qtr	Fiscal Year 2024
Revenue - Operating	\$2,168,938	\$241,551	\$97,197
Revenue - General Fund Support	\$300,407	\$75,101	\$0
Revenue - Swimming Pool Fund	\$0	\$0	\$100,000
Revenue Totals	\$2,469,345	\$316,652	\$277,197
Expenditure Totals	\$2,469,345	\$489,811	\$107,202
Revenue Over (Under) Expenditures	\$0	(\$183,159)	\$169,995
Beginning Fund Balance, 7/1	\$169,995	\$169,995	\$0
Net Change	\$0	(\$183,159)	\$169,995
Ending Fund Balance, 6/30	\$169,995	(\$13,164)	\$169,995
Fund Balance % Total	0.68%	-2.63%	158.57%
Cash balance		(\$8,403)	\$181,478

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### Scheels Aim High Big Sky Fund

- Budget for Scheels Aim High Big Sky Fund is a work in progress.
- In FY 2024, the Swimming Pools Fund transferred \$180,000 into Scheels Aim High Fund for startup cash.
- General Fund subsidy of \$139,000 from the Swimming Pools Fund and \$39,000 from the Recreation Fund was transferred in FY 2025 to Scheels Aim High Big Sky.
- Additional subsidy of \$122,407 from the General Fund was given to Scheels Aim High in FY 2025. Total General Fund subsidy for FY 2025 is \$300,407.
- Steve Herrig, the Park & Rec Director will be giving an update.

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### Parking Fund Six Year Comparison

	Fiscal Year 2025 Budget	Fiscal Year 2025 1st Qtr	Fiscal Year 2024	Fiscal Year 2023	Fiscal Year 2022	Fiscal Year 2021	Fiscal Year 2020
Revenue - Operating	\$656,250	\$160,802	\$634,974	\$728,751	\$632,895	\$302,529	\$600,257
Revenue - COVID Recovery	\$0	\$0	\$0	\$0	\$285,361	\$0	\$0
Revenue Totals	\$656,250	\$160,802	\$634,974	\$728,751	\$918,256	\$302,529	\$600,257
Expenditure Totals	\$744,753	\$214,989	\$908,390	\$960,215	\$722,698	\$824,812	\$581,783
Revenue Over (Under) Expenditures	(\$88,503)	(\$54,187)	(\$33,416)	\$68,536	\$175,359	(\$522,083)	\$24,474
Beginning Fund Balance, 7/1	\$138,035	\$138,035	\$171,451	\$102,915	(\$72,444)	\$449,639	\$425,164
Net Change	(\$88,503)	(\$54,187)	(\$33,416)	\$68,536	\$175,359	(\$522,083)	\$24,474
Ending Fund Balance, 6/30	\$49,532	\$83,848	\$138,035	\$171,451	\$102,915	(\$72,444)	\$449,639
Fund Balance % Total	6.65%	39.00%	20.65%	25.97%	14.24%	-8.79%	77.29%
Cash balance		\$108,943	\$147,534				

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### Parking Fund

- Supported operations/fund balance with CARES funding in FY 2022 for \$265,361.
- Maintenance on parking garages has been deferred.
- A major expenditure in the Parking Fund is the professional service agreement the City of Great Falls has with SP Plus Corporation for the operations of all the City's parking facilities and for enforcement of parking violations. The contract is currently on a month to month agreement. In FY 2024 the City paid Standard Parking Plus \$374,497.96.
- Prior TIF request requires a refresh from P&CD.

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### Recreation Fund Six Year Comparison

	Fiscal Year 2025 Budget	Fiscal Year 2025 1st Qtr	Fiscal Year 2024	Fiscal Year 2023	Fiscal Year 2022	Fiscal Year 2021	Fiscal Year 2020
Revenue - Operating	\$84,000	\$21,000	\$165,222	\$365,339	\$325,503	\$276,188	\$273,125
Revenue - General Fund Support	\$0	\$0	\$39,200	\$39,200	\$39,200	\$39,200	\$39,200
Revenue - COVID Recovery	\$0	\$0	\$0	\$140,000	\$220,153	\$0	\$0
Revenue Totals	\$84,000	\$21,000	\$204,422	\$544,545	\$590,862	\$315,394	\$312,331
Expenditure Totals	\$17,509	\$6,591	\$486,235	\$538,779	\$452,222	\$403,157	\$479,547
Revenue Over (Under) Expenditures	\$66,491	\$14,409	(\$281,807)	\$5,766	\$138,640	(\$87,763)	(\$167,216)
Beginning Fund Balance, 7/1	(\$256,236)	(\$256,236)	\$25,571	\$19,805	(\$118,835)	(\$31,072)	\$136,145
Net Change	\$66,491	\$14,409	(\$281,807)	\$5,766	\$138,640	(\$87,763)	(\$167,216)
Ending Fund Balance, 6/30	(\$189,745)	(\$241,827)	(\$256,236)	\$25,571	\$19,805	(\$118,835)	(\$31,071)
Fund Balance % Total	NA	-52.70%	-52.70%	4.75%	4.38%	-29.48%	-6.48%
Cash balance		(\$180,817)	(\$190,509)				

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### Recreation Fund

- The Recreation Fund accounted for the operations of the old Recreation Center. All operations of the Scheels Aim High Big Sky are accounted for in a new fund.
- Supported operations/fund balance with CARES funding in FY 2022 and FY 2023 for \$366,153.
- Currently the City has a lease agreement with a Child's World, LLC for \$7,000 a month to rent the old Recreation Center. As part of the lease, a Child's World, LLC is also paying all utilities directly.
- Sell the old Recreation Center to offset cash deficit?
- P&R is retaining an appraiser to establish a price for the old recreation center.

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# JOURNAL OF COMMISSION WORK SESSION

## November 6, 2024

### Multi-Sports Fund Six Year Comparison

	Fiscal Year 2025 Budget	Fiscal Year 2025 1st Qtr	Fiscal Year 2024	Fiscal Year 2023	Fiscal Year 2022	Fiscal Year 2021	Fiscal Year 2020
Revenue - Operating	\$129,250	\$10,186	\$82,132	\$86,582	\$85,006	\$84,832	\$73,101
Revenue - COVID Recovery	\$0	\$0	\$0	\$34,500	\$65,000	\$0	\$0
Revenue Totals	\$129,250	\$10,186	\$82,132	\$101,082	\$150,006	\$84,832	\$73,101
Expenditure Totals	\$129,234	\$29,477	\$120,327	\$103,625	\$115,307	\$77,672	\$81,432
Revenue Over (Under) Expenditures	\$16	(\$19,291)	(\$38,195)	(\$2,543)	\$35,299	(\$12,840)	(\$8,331)
Beginning Fund Balance, 7/1	(\$9,649)	(\$9,649)	\$28,546	\$31,089	(\$4,210)	\$8,630	\$16,961
Net Change	\$16	(\$19,291)	(\$38,195)	(\$2,543)	\$35,299	(\$12,840)	(\$8,331)
Ending Fund Balance, 6/30	(\$9,633)	(\$28,940)	(\$9,649)	\$28,546	\$31,089	(\$4,210)	\$8,630
Fund Balance % Total	-7.45%	-98.18%	-8.02%	27.55%	26.96%	-5.42%	10.00%
Cash balance		(\$27,151)	(\$15,427)				

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### Multi-Sports Fund

- Supported operations/fund balance with CARES funding in FY 2022 and FY 2023 for \$99,500.
- Rate increases and additional fees went into effect on March, 2024.
- Not all expenses of Multi-Sports are reflected in the fund (i.e. an employee of the Scheels Aim High Big Sky Fund has been placed in charge of Multi-Sports operations)

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### Civic Center Events Fund Six Year Comparison

	Fiscal Year 2025 Budget	Fiscal Year 2025 1st Qtr	Fiscal Year 2024	Fiscal Year 2023	Fiscal Year 2022	Fiscal Year 2021	Fiscal Year 2020
Revenue - Operating	\$310,825	\$25,565	\$352,412	\$219,755	\$249,424	\$42,958	\$172,982
Revenue - General Fund Support	\$134,000	\$33,500	\$0	\$285,913	\$265,913	\$265,913	\$265,913
Revenue - COVID Recovery	\$0	\$0	\$0	\$0	\$50,106	\$0	\$0
Revenue Totals	\$444,825	\$59,065	\$352,412	\$485,668	\$1,005,443	\$308,871	\$438,895
Expenditure Totals	\$694,319	\$148,840	\$621,439	\$556,088	\$599,258	\$478,953	\$513,587
Revenue Over (Under) Expenditures	(\$249,494)	(\$89,775)	(\$269,027)	(\$70,420)	\$406,185	(\$170,082)	(\$74,692)
Beginning Fund Balance, 7/1	\$60,823	\$60,823	\$329,850	\$400,270	(\$85,915)	\$104,167	\$178,859
Net Change	(\$249,494)	(\$89,775)	(\$269,027)	(\$70,420)	\$406,185	(\$170,082)	(\$74,692)
Ending Fund Balance, 6/30	(\$188,671)	(\$28,952)	\$60,823	\$329,850	\$400,270	(\$85,915)	\$104,167
Fund Balance % Total	-27.17%	-19.45%	9.79%	59.32%	70.31%	-13.70%	20.28%
Cash balance less Suspend Accounts		\$27,911	\$113,242				

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### Civic Center Events Fund

- Supported operations/fund balance with CARES funding in FY 2022 for \$520,106.
- \$50,000 for an operations study was included in the FY 2025 Adopted Budget.
- No General Fund subsidy was received in FY 2024. \$134,000 of subsidy was added back in FY 2025.

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### Health & Benefits Fund Six Year Comparison

	Fiscal Year 2025 Budget	Fiscal Year 2025 1st Qtr	Fiscal Year 2024	Fiscal Year 2023	Fiscal Year 2022	Fiscal Year 2021	Fiscal Year 2020
Revenue Totals	\$11,217,825	\$3,124,689	\$10,345,365	\$9,850,956	\$9,960,356	\$10,832,027	\$10,844,038
Expenditure Totals	\$11,217,825	\$2,989,319	\$10,495,085	\$8,502,878	\$9,559,588	\$11,536,046	\$10,262,108
Revenue Over (Under) Expenditures	\$0	\$135,370	(\$149,720)	\$1,348,078	\$398,768	(\$704,019)	\$582,530
Beginning Fund Balance, 7/1	\$3,149,583	\$3,149,583	\$3,299,283	\$1,951,205	\$1,554,437	\$2,258,406	\$1,875,926
Net Change	\$0	\$135,370	(\$149,720)	\$1,348,078	\$398,768	(\$704,019)	\$382,530
Ending Fund Balance, 6/30	\$3,149,583	\$3,684,953	\$3,149,583	\$3,299,283	\$1,951,205	\$1,554,437	\$2,258,456
Fund Balance % Total	28.08%	142.31%	30.01%	38.80%	20.41%	13.47%	22.01%
Cash balance		\$4,806,928	\$4,118,190				

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### Health & Benefits Fund

- On July 1, 2021, the City reverted to a self-insured health plan administered by Blue Cross/Blue Shield. Included in the rates is a premium for a commercial "stop-loss" policy for any one claimant who exceeds \$150,000 in covered charges during the year.
- The City's insurance consultant recommends that the fund balance of the Health & Benefits Fund should be 50% of budgeted health insurance premiums, \$5,603,256.

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### Funds Needing Attention

- How to proceed?
  - Rate Study for Park & Recreation programs?
  - Further discussions about philosophy?
  - Civic Center Events operations study?

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Finance Director Kinzler explained that there could be possible cash flow issues in the general fund. The county, school district and transit district received new taxable valuations and had to recertify their mills, which will cause a delay in when the City receives its actual tax revenue from the county.

Commissioner Wolff received clarification that FY 2024 was the first year of the \$1million protested taxes and the City would use the cash balance currently in the fund balance when it does not recertify.

City Manager Greg Doyon explained that the funds needing attention started after the Electric City Power settlement. The strategy was to financially recover from Electric City Power by capping the amount of general fund subsidies that went to the departments needing attention and utilizing funding for other priorities. Some of the funds needing attention are going to fluctuate depending on the economic climate and desires of the community with regard to utilization of a service. If these services are going to continue to be subsidized, those departments may need to come up with a cost recovery model.

Commissioner Tryon commented that there needs to be serious conversations and decisions about what to do with the funds needing attention.

Mayor Reeves suggested discussing the funds needing attention at the City Commission Retreat in January 2025.

City Manager Doyon added that the department heads with the funds that are of concern should also be involved.

Commissioner Tryon inquired if the additional extension of the management agreement would require the City to operate two golf courses for 10 additional years. He commented that he would not want to be locked into a 10-year agreement where the City has to maintain and take liability for two golf courses if something were to come up.

City Manager Doyon responded that language about the operations of two golf courses could be included in the additional extension of the management agreement. He had suggested to a prior Commission to close both golf courses; however, it was not supported because there are several golfers and golf is considered a recreational asset. If a golf course is closed and not maintained, it would be extremely expensive to return it to playable conditions. CourseCo indicated that having two golf courses that are unique, attract different skill level, clientele, and golfers is an asset for the City. Park and Recreation Director Steve Herrig and CourseCo would need to be included in discussions if there is any consideration of closing golf courses. There are compelling reason to keep both golf courses open; however, it would be interesting to know what closing both golf courses would do to the City's ability to recover that debt.

Commissioner Tryon mentioned that there are other options for golfers such as the private golf course, County Club and Fort Benton.

Mayor Reeves commented that if a golf course were to be eliminated, it would probably have to be Eagle Falls Golf Course, because Anaconda Hills Golf Course is on a superfund site.

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Finance Director Kinzler responded that there is a conveyance with regard to what the City could do with Anaconda Hills Golf Course.

With regard to the “Golf Courses Fund” slide, Commissioner Wolff noted that an additional extension of the management agreement for up to 10 years indicated to her that the period could be negotiated.

Commissioner Wolff suggested meeting with the department heads in November and December in order to have information at the City Commission Retreat in January.

Finance Director Kinzler mentioned that the funds needing attention are outside of the general fund.

Commissioner McKenney noted that several of the funds needing attention are entertainment type funds. The Crime Task Force and Public Safety Advisory Committee offered useful information and he suggested having an Entertainment Advisory Panel, made up of community activists.

Commissioner Tryon concurred that the Commission needs to meet with the department heads and having public involvement with regard to the importance of these entertainment/recreation funds. He expressed appreciation to City Manager Doyon, Finance Director Kinzler and Deputy Finance Director Wavra for being fiscally conservative and on top of the budget.

**3. SHEELS AIM HIGH BIG SKY UPDATE**

Park and Recreation Director Steve Herrig reported that Scheels Aim High Big Sky Aquatic and Recreation Center has been in operation for about four months. There has been over 7,850 daily memberships and a pro forma indicated 6,000 at the end of the year. Approximately 639 monthly memberships and a pro forma indicated 1,450. Annual memberships were 226 and a pro forma indicated 485 at the end of the year. There have been 88 birthday parties, 97 court rentals of the gym, 197 lane rentals of the lap pool, 2,658 swim lessons, 30 fitness offerings and two military trainings.

There have been issues with some of the lights, doors and a leak in the roof of the gym; however, Swank Enterprises has been working on getting those issues fixed. Staff was downsized in October to adjust with the down times of the facility.

City staff is working on a Request for Proposals (RFP) for a rate study for Park and Recreation programs. Special events included the Farmers Market, Kiwanis Clubs annual Trunk or Treat and family nights. The Park and Recreation Department will be doing Public Service Announcements (PSA) and has been working with Erin Schermele on videos for the department.

Park and Recreation Director Herrig presented a Park and Recreation Website Video.

**DISCUSSION OF POTENTIAL UPCOMING WORK SESSION TOPICS**

City Manager Greg Doyon reported that the November 19, 2024 work session will consist of a safety inspection certificates/business licenses Title 5 review and Montana State Historic Preservation Grant

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proposal. Upcoming work sessions will consist of a review of funds requiring attention.

Commissioner Wolff requested that neighborhood council updates be added to upcoming work session topic lists.

**ADJOURN**

There being no further discussion, Mayor Reeves adjourned the informal work session of November 6, 2024 at 6:51 p.m.