

GFDA BOARD OF DIRECTORS & COUNCIL MEETING MINUTES

Thursday, April 2, 2026

8:00 – 9:30 AM

Heritage Hall at Great Falls College

Approved 5/15/26

2100 16th Ave S.

Signed By: Nate Weisenburger, Secretary

Great Falls, MT 59405



Zoom Option

Meeting ID: 940 1482 9623

Passcode: 216683

IN PERSON MEETING with Zoom Option

See complete Zoom login Below.

GFDA Staff Present:

Brett Doney, Jake Clark, Jamie Rapley, Jenn Gallmeier, Jill Kohles, Kristen Blue, Tracy Heggem

GFDA Board Members Present:

Andreas Geranios, Brett Harris, Caroline Goulet, Dax Miller, Ed Brown, Heather Hoyer, Jesse Waldenberg, Joe Briggs, Johnna Lightbourne, Len Watkins, Mark Cappis, Mike Mills, Morgan Tweet, Pat Woodall, Randy Gilbertson, Raymond Porter, Rebecca Engum, Reed Bassett, Shannon Hoiland, Tracy Jerman

GFDA Council Members Present:

Brad Talcott, David Dahl, Jana Cooper, Jody Johnson, Josh DeVos, Keith Cron, Mike Hallahan, Zac Griffin

Guests:

Jacquie Fogerty & TSgt Aaron Thomasson (MAFB Public Affairs), George Rangel (Bechtel), Kyle Herda, Jim Morin (PowerGas), Jane Weber (Rep. HD19), Jayson Olthoff, Joe McKenney (City Commission), Matt Elsaesser (Upper Missouri Waterkeeper), Meegan Bennett (McGough), Russ Miner (Rep. HD26)

We encourage in person participation whenever possible. Times are approximate and agenda items may be taken out of order. Any Director with a potential conflict of interest on the agenda should state the conflict at the start of the meeting.

- 8:00 1. Introductions – Johnna Lightbourne
Introductions of Board and Council members, investors, staff and guests.
- 8:02 2. Consent Agenda – Johnna Lightbourne
- a) Accept excused absences: Dr. Alan Kadish, Dani Grebe, Glenn Bliss, Jim Dea, Nate Weisenburger, Rob Haney, Shane Etwiler, Stephanie Erdmann, Tiffany Hensley-McBain, Tom Heisler, Tyler Muzzana
 - b) Approve minutes of 3/5/26 Board meeting.
- ACTION TAKEN: Motion to approve Consent Agenda. Motion seconded. None opposed. Motion carries.**
- 8:04 3. GFDA Housing Production Efforts – Jill Kohles and Jake Clark
Update and Q&A.
- 8:33 4. GFDA Economic Development Strategy – Brett Doney
Check-in and discussion on status of priorities and additions made since adoption of current strategy.
- 8:52 5. Lending Report – Jill Kohles
- 8:55 6. Investor Report – Jenn Gallmeier
- 9:03 7. Pipeline Report – Jake Clark

9:06 8. CEO Report – Brett Doney

9:12 9. Board & Council Sharing – Johnna Lightbourne
Updates from Board and Council members on issues affecting GFDA’s mission and organization.

9:21 10. Public Comment – Johnna Lightbourne
Opportunity for public comment.

Zoom Login

Topic: GFDA Board Meeting

Time: This is a recurring meeting Meet anytime

Join Zoom Meeting

<https://zoom.us/j/94014829623?pwd=aXJFRVIZOXJld2N1dU9uN1gxL1JpQT09>

Meeting ID: 940 1482 9623

Passcode: 216683

One tap mobile

+12532158782,,94014829623#,,,,*216683# US (Tacoma)

+13462487799,,94014829623#,,,,*216683# US (Houston)

Dial by your location

+1 253 215 8782 US (Tacoma)

+1 346 248 7799 US (Houston)

+1 669 900 9128 US (San Jose)

+1 301 715 8592 US (Washington DC)

+1 312 626 6799 US (Chicago)

+1 646 558 8656 US (New York)

Meeting ID: 940 1482 9623

Passcode: 216683

Find your local number: <https://zoom.us/u/adzGIXYsfN>