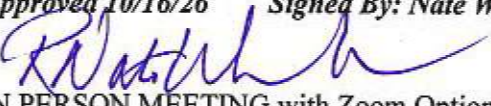


GFDA EXECUTIVE COMMITTEE MEETING MINUTES

Friday, September 25, 2026 8:00 – 9:30 AM

Approved 10/16/26 Signed By: Nate Weisenburger, Secretary


IN PERSON MEETING with Zoom Option

AE2S Engineering
The Portage Building
405 3rd Street NW, 2nd floor
Great Falls, MT
Meeting ID: 975 5141 3941
Passcode: 986063
See complete Zoom login below.

GFDA Executive Committee Members Present:

Andreas Geranios (joined 8:25am), Joe Briggs, Len Watkins (joined 8:10am), Mark Cappis, Nate Weisenburger, Rebecca Engum, Reed Bassett, Toby Malsam

GFDA Staff Present:

Brett Doney, Jenn Gallmeier, Jill Kohles, Jolene Schalper, Tracy Heggem

Times are approximate.

- 8:08 1. Consent Agenda – Toby Malsam
- a) Accept excused absences: Brett Harris, Dani Grebe, Johnna Lightbourne
 - b) Approve/disapprove minutes of the 8/19/26 Executive Committee meeting and 8/24/26, 8/26/26 and 8/27/26 email votes.
- ACTION TAKEN: Motion to approve Consent Agenda. Motion seconded. None opposed. Motion carries.**
- 8:10 2. Financial Report – Brett Doney
- a) Review August Financial Report.
 - b) Review annual 401k plan report.
- 8:14 3. Loan Portfolio – Jill Kohles
- Review loan portfolio status and loan capital availability.
- 8:24 4. Brownfields – Jill Kohles
- Discuss status of Brownfields assessments and sub-grants. Take action as desired by Committee.
- ACTION TAKEN: Motion to authorize the President/CEO to approve the contract for the Quality Life Concepts Phase 3 assessment - up to \$30,000. Motion seconded. None opposed. Motion carries.**
- 8:38 5. Investment – Jennifer Gallmeier
- Discuss investment status and act on any investor pledge charge-offs or changes to GFDA Investor Honor Roll and Central Montana Defense Coalition Investor Honor Roll.
- 8:49 6. Great Falls AgriTech Park – Brett Doney
- a) Discuss status of Park and Prospects. Take action as desired by Committee.
 - b) Approve/disapprove acceptance of HUD grant.
- ACTION TAKEN: Motion to allow President/CEO to accept the HUD CPF grant or turn over to Cascade County if necessary. None opposed. Motion carries.**
- c) Approve/disapprove creation of Industrial Sites Task Force.
- ACTION TAKEN: Motion to approve creation of the Industrial Sites Task Force. Motion seconded. None opposed. Motion carries.**

- 8:57 7. Sentinel Project Task Force – Brett Doney
Approve/disapprove creation of Sentinel Project Task Force
ACTION TAKEN: Motion to approve creation of the Sentinel Project Task Force. Motion seconded. None opposed. Motion carries.
- 9:04 8. Montana TIF Coalition – Brett Doney
Discuss participating in the Montana TIF Coalition proposed by Montana League of Cities and Towns.
Take action as desired by Committee.
- 9:18 9. Contract Approvals – Brett Doney
Approve/disapprove authorizing President/CEO to execute contract(s)
a) CDFI FY2025 Financial Award
ACTION TAKEN: Motion to authorize the President/CEO to accept and execute the contract for the CDFI FY2025 Financial Award. Motion seconded. None opposed. Motion carries.
- 9:20 10. Pipeline Report – Jolene Schalper
- 9:31 11. CEO Report – Brett Doney
- 9:43 12. Public Comment – Toby Malsam
Opportunity for public comment.

Complete Zoom Login Info

Topic: Executive Committee of the GFDA Board (Exec)

Time: This is a recurring meeting Meet anytime

Join Zoom Meeting

<https://zoom.us/j/97551413941?pwd=V2ZLeHUyRUx6TU5aNEhHVSS5RWx3Zz09>

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Passcode: 986063

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