



Morgan County Economic Opportunity Board

Location: Morgan Business Resource Center/Virtual (Teams)

Meeting Minutes

January 8, 2025, 8:00 am – 10:00 am

Attendees Invited: John Barber, Brad Taylor, Mayor Steve Gale, Ty Bailey, Andrew Willis, Darren Rogers, Amanda Tullis, Robert McConnell, Carol Brooks, Stacy Clack, Traca Wardell, Blaine Fackrell, Sherry Stevens, Justin Rees, Mercer Owen, Kate Becker, Adam Toone (Gaylene Adams alt)

- 1) Welcome to Morgan County Economic Development Board
 - a. Approval of the January 2025 Agenda
 - Approval by Mayor Gale, seconded by Traca.
 - b. Declaration of Conflicts of Interest
 - None
 - c. Approval of Minutes of December 2024
 - Approval by Gaylene Adams, seconded by Kate.
- 2) Economic Outlook and Current Opportunities: **(2 minutes each)**
 - a. Workforce Services:
 - Unemployment rose US 4.2, Utah 3.5 Morgan 2.9. Anything under 5 is considered full employment.
 - Unemployment claims have dropped across the Nation.
 - 80% of Morgan leaves the County for employment.
 - Darren would like to get his economist up to report in a future meeting.
 - Darren will prepare job growth in Morgan County for the next meeting.
 - Justin inquired about what metrics we would want to track about employment and unemployment on our CRM.
 - Darren will see if Micheal John Pro can present in a future meeting.
 - b. State Parks:
 - Absent
 - c. Business Resource Center:
 - Meeting with Clients and seeing a lot of growth.
 - A lot of talk about the Department of Treasury BOI requirements, this is on hold for now.
 - Very few applicants for the Rural Grant. Hard push to get those interested to apply on time.
 - d. Tourism:

- Social media continually updated and going well.
 - The Visitor Guide is complete and there will be a guide exchange soon with other areas.
 - The Mountain Green trails foundation is expanding throughout the Valley and will include the city. Justin will represent the Valley.
 - The new Golf Course owners are from Mtn Green. CEO and Chamber reach Jason Murray and Mark?
- e. Chamber of Commerce
- Shout out about the local grant will happen at the Chamber of Commerce
 - Jerry will also get something sent to all Chamber Members to remind them of the due date to apply.
 - Christmas on Commercial was a huge success.
 - The Chamber Golf tournament will be on May 30th.
 - Lunch and learn today. Presenter Jill Hatch will touch on Health and Wellness.
- f. School District
- Gaylene Adams represented the School District today. Andrea Brooks will take the portfolio beginning in February.
 - The new CTE addition including a new welding area is being added to the school. Our district has applied to be a CTE Center which means we have a tech school within our school which offers more opportunities to students.
 - This addition would also include a childcare center for High School employees.
- g. Governor's Office:
- Sherry would like the Redi Grant included in the packet given during the CEO Board visits to promote the grant.
 - Cori Ann Edwards has moved on to 47G and no longer with GOYO. No replacement is planned.
- h. Morgan City:
- All City emails will change to morganutah.gov.
 - Entrance to City almost complete just missing flagpole.
 - Electronic signs are installed just not connected yet.
 - Hotel sale closes on January 15th. It will become a Comfort Inn. Victor Sony is the new owner.
 - Purchasing property in front of the hotel is going slower than expected.
- i. Morgan County:
- Kate made a motion that the business owner board member be changed from Brad Taylor at Youngs to Justin Rees, John seconded, all in favor.

- Portfolios were not assigned at the last meeting; they will be assigned on the 21st.
- Matt Wilson is the new chair for the commissioners and Von Nickerson is vice chair.
- Kate will send updated CEO Board members voting and alternate as soon as voted upon
- Commissioner Robert McConnell has retired and is replaced by Ralene Blocker. Commissioner Jared Anderson is replaced by Von Nickerson. It is not known who will represent the CEO Board at this time.
- There were contentious items at the County meeting last night.

The City Center in Mountain Green. The rezone requires 35% commercial and there is a lot of high density in that area as well. The community is concerned about this plan. They do not want restaurants or shopping. They mentioned a moratorium until this concept plan was discussed and determined. The applicant stepped up after public comments that a work session is needed. The work session will be Feb 4th from 4-6pm. Tentatively will be voted on again on February 18th. There is a redevelopment district area in Trappers Loop that has been designated but it does not have an active project. A project must be decided after the area is designated. This area is where the town center is expected to be located.

3) CEO Visit for January 22nd

- Packets are ready for visits. REDI Grant info and a paper Business Survey will be added until the CRM is available.
- Board members that will visit on Jan 22nd, Darren, John, Andrew, Stacy, Mayor, Sherry, Amanda.
- Come to the CEO meeting with availability each month on the 4th Wednesday. Come with any suggestions about businesses you feel need to be visited.
- February visits will be on Feb 26th 9-11am

4) CRM Presentation – Kate

- Talked with Bryan Jordan and Lindsay Diamond about using information they already have for Tourism and using the same system for the CEO Board
- The CRM would be used to track businesses when the CEO visits are made. Lists of all Businesses in Entire County. Find out the needs, wants of businesses, and track their growth. Use the CRM to track our barriers.
- Bryan will look at what can be done to modify the existing CRM to accommodate what the CEO needs as well.
- Justin will work with Bryan and assist with what the CEO Board needs to best meet their needs.
- Stacy will send access to what we have now to Bryan to access and forms.
- Additional cost may apply depending on what is decided.

- Justin has other resources he will reach out to John for additional information.
- Justin will reach out to John when he has more information.

5) Budget Update – Kate

- We have not spent any money, but we also have not received our \$200,000 check yet because it keeps getting kicked back for more information.
- We do have money in the budget from leftover funds from the dome.

6) Grant update: Total 8 applicants – John Andrew

- 8 total grant applications, 3 are from the same business for different things.

7) Possible joint grant writer for Tourism and CEO -John

- Destination IQ is already contracted by the County. The CEO board could use the same writer with possible additional costs.

8) Barrier Study progress

- Kate will attend a meeting on Thursday to build out a structure of how that is going to look. How many people from each sector and how many people are active.
- Kate will update next month on her barrier study meeting this Thursday.

Next month Agenda Items:

- Begin ideas for Rural Grant Part A
- Darren, when possible, share job growth information.
- Arrange an economist to come to a future meeting.
- Standing Item on Agenda Item CEO visits report out.
- Kate Barrier Study update from meeting
- Update from Justin on CRM discussion with John Reynolds
- Ideas for Rural Grant part A to be ready for August.

Next Meeting: February 5, 2025