

INTERNAL MEMORANDUM

Date: March 31, 2025
To: SBURA Board
From: Dick Zier
Subject: Consultant's Report

The following is a brief update on noteworthy activities in the South Billings Boulevard Urban Renewal District ("the District") as of February 28, 2025 (the reader is urged to view prior reports posted on the website www.southbillings.org for context):

Administrative:

1. Mike Mayott has been elected to our SBURA Board.
2. Several projects are under construction or just completed at the current time.
 - A. The Montana Trailhead Inn project has requested to receive their funding for their demolition. I will be preparing the Satisfaction of Completion Certificate and submit it to the City of Billings requesting the release of those funds.
 - B. Construction has begun on the Mitchell Court project and is progressing nicely.
 - C. Construction has also started on the Service Pro Express Lube located at 755 Calhoun Lane. They are starting to frame this construction.
 - D. The contract for the General Contractor of the Courts has been awarded to Langlas & Associates at the March 24, 2025 City Council meeting. KE Construction was chosen as the General Contractor for the Ice Facility. Construction on these facilities will begin mid-April 2025 and take approximately a year to complete.
 - E. Torgerson's Real Estate Holdings LLC has submitted a TIF request for their new project located at 3508 South Frontage Road
 - F. The lease between the City of Billings and the Yellowstone Ice foundation for the new Ice Arena was approved at the March 24th City Council Meeting.
3. Upstream continues to raise funds for the following:
 - Amend Recreation Campus
 - The Courts and Infrastructure
 - Yellowstone Ice Foundation

If you would like to make a donation to any of these 3 entities, please contact me 406-698-3153.

I am also available to make a presentation on the Recreation Center project and update on Activities in the SBURA TIF District as well.

Please contact me with projects that you would like to see SBURA get involved in that pertain to the Southside TIF District.

Dick Zier, SBURA Consultant