

September 10th, 2008

Meeting Opened at 7:28 AM...

Board Members present:

Terry Lynch, Larry Rudy, Ray Perry, Milt Neumann, Carlos Landa, Dick Behm and Chuck Simpson.

Guests:

Mike King and Councilwoman Rose Dempsey

Speaker: Commissioner Todd Mielke

Topic:

County acquisition of the Raceway Park and surrounding property

Commissioner Mielke opened his remarks stating his personal approach is to look farther out past the next election for planning. He believes that too often government is an exercise in short term planning.

The BOCC's focus for the Raceway property is as follows:

1. Law Enforcement

2. A Sports Complex for the West Plains of the county - the need for this was first brought to the BOCC by former Commissioner Phil Harris. The facilities in South Spokane are successful as is the Plantes Ferry park. This was the site of a west coast competition a couple years ago, filling hotel/motel rooms for several days. Joe Albi and it's adjacent property works well for north Spokane. It was and is time to provide space for the West Plain soccer groups.

3. Race Track as a revenue generator and builder of visitor dollars

(This is with intent of the county not being the actual operator of track) NASCAR, NHRA and Local Races will follow with this purchase. The series called "Camping World's NASCAR" - formerly the AAA level Winston Cup will include Spokane County as one of 13 sites in the US. There are three groups currently interested in leasing the track, much like the Spokane Indians ball park as a stand alone revenue generator, the county likes to call them "Enterprise Zones". The basic requirements are the group in order to bid on the lease must demonstrate a capital investment for the track of \$1.5 million dollars.

When compared with the City of Spokane's purchase of Playfair; the per acre cost of Playfair was \$100,000.00 / the county's cost is \$14,000.00 per acre. This is \$2,500.00 per "lot" a true bargain in Spokane County.

For the West Plains, this is a long overdue park. There is a huge need for facilities for young people with the desire for soccer. At this time the soccer teams use the Polo Grounds, not a good venue for youngsters playing soccer. The Sports Complex will use 60-80 acres of the 573 acres acquired.

The opportunity for the county to purchase the property at a bargain price was perceived by the BOCC as too good to pass on. The per acre cost will be approximately \$14,000.00. It will allow with little investment by the county in the "Raceway", a quality auto event facility to be operated by outside investors but owned by the county bringing

in tax dollars from visitors, much like the ORV Park but in higher numbers. The ORV park studies presently bring in SALES tax dollars equal to a large event in downtown Spokane.

This property regarding the public safety issue is an opportunity for the Sheriff's department to create a training facility which when up and running will be a revenue generator for the county and provide service training in great need on county property rather than rent/lease space as is now the situation.

Commissioner Mielke discussed a number of other items brought up by the SVBA Board. President Terry Lynch and the SVBA Board individually thanked him for his report. The meeting was adjourned at 8:50 AM.