

## COUNCIL PROCEEDINGS

Work Session

August 12, 2014

6:00 p.m.

A Work Session meeting of the City Council of the City of Gillette, County of Campbell, State of Wyoming, was held on Tuesday the 12th day of August 2014, in the 2nd floor Community Room at City Hall, pursuant to due notice and call. The Presiding Officer called the meeting to order and upon roll call the following were found to be present:

Council Members present: Tim Carsrud, Louise Carter-King, Ted Jerred, Kevin McGrath, Forrest Rothleutner, and Mayor John Opseth.

Council Member absent: Robin Kuntz.

Staff present: J. Carter Napier, City Administrator; Charlie Anderson, City Attorney; Pam Boger, Administrative Services Director; Kendall Glover, Utilities Director; Tom Pitlick, Finance Director; Sawley Wilde, Public Works Director; Chuck Deaton, Lieutenant; Heath Von Eye, City Engineer; Wayne Lindgren, Utilities System Engineer; Troy Tyrrell, Solid Waste Supervisor; Joe Lunne, Public Information Officer; Patti Davidsmeier, Community & Gov't Relations Manager; and Karlene Abelseth, City Clerk.

### Warm Up Items

Mayor Opseth asked for warm up items. There were none.

### Solid Waste Ordinance Discussion

City Administrator Napier explained that staff has worked on revisions to the solid waste ordinance and he highlighted proposed changes, beginning with the delineation between a residential account and commercial account. He went on to say that staff is proposing that anything larger than a 4-plex would be considered a commercial customer and anything smaller than a 4-plex would be considered a residential customer. He added that mobile home parks would no longer be served by the City; they would be served by commercial haulers. The City can take on commercial accounts if requested to do so, and, if the potential customer is willing to comply with the City's regulations for the service. Discussion of problematic illegal dumping, such as mattresses left at dumpsters, took place. Mr. Napier then explained other highlights of the proposed ordinance such as an annual \$250 licensing fee, recognition of the recycling program and yard waste program, and those who would be jointly and severally liable for payment of fees.

### MEAN Power Supply Contract Discussion

City Administrator Napier explained that the City has had a long lasting relationship with MEAN and negotiations have taken place in regard to the combustion turbine and the relationship moving forward. MEAN has offered a seven month extension to the current agreement which will give both the City and MEAN an opportunity to better understand what services the City will need from MEAN. At this point, it is unclear what that will look like in seven months. Staff is proposing that Council authorize staff to move into a seven month extension to the agreement. During this period staff will provide proposals for Council to consider that may, or may not include a relationship with MEAN after the seven month period is over. Councilman Jerred asked about supplemental power. City Attorney Anderson stated that currently, MEAN

supplies all the supplemental power above what the City gets from WYGEN III. Once CT II is on-line, then that unit and the contract with Black Hills Power, will replace the supplemental power received from MEAN. After further explanation, Mr. Anderson stated that the idea here is to maintain the status quo with the Western Power Administration until another vendor can be found.

#### CT II Update

City Administrator Napier briefly gave background information, and what to expect, as it relates to the purchase of CT II. He then stated he would like to give Council an opportunity to ask questions or request information that they may need prior to the bond signing of CT II. Discussion of the closing, lease, and when the power benefits would begin, took place.

#### Business Ready Community Grant Application Discussion

City Administrator Napier explained the grant request in regard to the Southern Industrial Addition annexation and how to accommodate the expense expectation of PRECorp. Staff is hoping to approach the Business Council and request a 1.5 million dollar grant which is only a portion of the 8.5 million dollars needed to front-load the capital expectation. Staff would also like to request from the Business Council, 3.5 million dollars in the form of a very low interest loan. He added that the opportunities available with the Business Council are much more attractive in their terms, and will yield a much greater savings to the community, if the City is successful in obtaining the grant and low interest loan. Mr. Napier is recommending that Council authorize staff, by formal consideration, to approach the Business Council for the funds needed to extend the power network into the annexed area. He added that the only gap is in regard to the revenue guarantee that the City is obligated to pay PRECorp in the amount of 2.7 million dollars. Those funds are not eligible to be covered by the Business Council funds. Staff will need to bring forward a 2.7 million dollar funding proposal during the budget process next year to cover these funds.

#### Review August 19th Agenda Items

The group reviewed upcoming meeting items and the agenda items for August 19th. Discussion of the request for negotiations of a non-contiguous pre-annexation agreement for emergency water service with Marlene Fetty took place. Councilman McGrath suggested including the whole area for future annexation. Discussion of the final plat for Tract G1-G4 and Tract F1-F7, resubdivision of Tract G and F, Sage Valley Estates, Phase VI, resubdivision took place. City Administrator Napier explained the request.

#### Adjournment

There being no further business to come before the Council, the meeting was adjourned at 6:55 p.m.

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John Opseth, Mayor

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ATTEST:

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Karlene Abelseth, City Clerk  
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