

## COUNCIL PROCEEDINGS

Work Session

July 29, 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 29th day of July 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: Forrest Rothleutner, Tim Carsrud, Louise Carter-King, Ted Jerred, Robin Kuntz, Kevin McGrath, and Mayor John Opseth.

Staff present: J. Carter Napier, City Administrator; Charlie Anderson, City Attorney; Pam Boger, Administrative Services Director; Kendall Glover, Utilities Director; Dustin Hamilton, Director of Community Development; Tom Pitlick, Finance Director; Sawley Wilde, Public Works Director; Brent Wasson, Lieutenant; Kellie Furman, Project Coordinator; Joe Lunne, Public Information Officer; Patti Davidsmeier, Community & Gov't Relations Manager; and Cindy Staskiewicz, Deputy City Clerk.

### Warm Up Items

Mayor Opseth asked for warm up items. Councilman Jerred commented that he has heard from concerned citizens regarding a potentially dangerous road construction area on Moonshiner Lane. Director of Community Development Hamilton stated that signage is in place to direct traffic; he will direct staff to review the area and consult with the police department.

Councilwoman Carter-King stated that citizens are asking if the City can do anything about the poor condition of the Holiday Plaza Shopping Center parking lot. Councilwoman Carter-King stated that although it is a private parking lot, the damaged lot poses a public safety hazard. It was discussed that Council previously had the City close a street entrance into the Powder Basin Shopping Center parking lot until necessary repairs were made. Councilwoman Carter-King asked staff to contact the owners to see if there are plans to repair the parking lot. City Administrator Napier stated that the City is limited on the enforcement of repairs on private property, but he would contact the owners to see if there are plans to repair the property. The Clarion Inn's management has expressed plans to repair their portion of the parking lot. City Administrator Napier stated that he recently addressed several concerns on the City's Facebook Page regarding this issue. Suggestions were made by citizens that City Ordinance should be updated to include provisions to regulate the condition of private parking lots.

Councilman Kuntz commended Tom Simons, owner of the building previously known as the Casa Del Rey building, for an impressive remodel of the building. He requested that a letter be composed to state the Council's appreciation of the updated building. Councilman Jerred stated that the Surf N Suds Laundromat is also making positive efforts to update their property.

### Taxi Cab Ordinance

Kellie Furman and Rhea Parsons, representing the Campbell County Prevention Council, presented City Council with ideas for updating the City's taxi ordinance. The Prevention Council's concerns include public safety and appearances. CCPC strongly endorses the use of public transportation in order to prevent an

individual from driving while under the influence. In order to encourage the use of taxis and ensure citizen safety, CCPC is asking the City to update the taxi ordinance to include requirements that all taxi drivers must pass an annual background check and have a good driving record. All qualified taxi drivers would be issued a City badge that would include the driver's name and photograph, and the badge would be required to be displayed in the vehicle. CCPC would like the ordinance to include that all taxis must pass an annual inspection and must be maintained by a qualified mechanic, and all taxis must be properly labeled with the taxi trade name and easily identified as a taxi. Councilman McGrath requested copies of other Wyoming City's taxi ordinances. Mayor Opseth expressed interest in updating the ordinance and felt that the concerns of the CCPC were valid. Councilman Kuntz and Councilman Jerred expressed concern with the costs involved, for taxi companies, in requiring inspections on the vehicles. Mayor Opseth asked when the ordinance was last updated. City Attorney Anderson stated that the ordinance was updated in 1986. Council was in agreement that the taxi ordinance is in need of updating. City Administrator Napier stated that a draft ordinance would be composed and presented to Council in the near future.

#### Gillette College Student Education Activity Center

The Gillette College is preparing to start the process for the construction of the Student Education Activity Center. The College is requesting a donation of land from the City on which to locate the activity center, parking lot, and future student housing, and asking the City to provide the plant investment fees and electrical contribution fees involved with the project. Dr. Mark Englert explained the project process and the plans to break ground on the activity center in the spring of 2015 with occupancy planned for 2016. The College is also in the planning process for Phase II of the student housing project with a planned occupancy in 2016. Councilman McGrath stated that he would like to see the cost of the donated land and plant investment fees documented. Councilman Kuntz expressed concern with ingress and egress, and the need for the addition of streets and entrances and the costs involved. Mayor Opseth asked if an immediate decision was needed. City Administrator Napier stated that a decision is needed, but time could be allowed for deliberation, with the understanding that Dr. Englert won't be able to proceed with the design until he knows if the donation of the land and the plant investment fees are in place. Councilman Kuntz reiterated the importance of tracking the value of the land and the fees. City Attorney Anderson stated that approval will require formal Council action in order to deed the land to the County, which will include a public notice and public hearing that will indicate the appraised value of the property.

#### MEAN Power Supply Contract

The discussion of this item was post-poned and will be addressed at an August meeting.

#### Review August 5th Agenda Items

The group reviewed the agenda items for August 5th. City Administrator Napier and Community Development Director Hamilton gave an update on the upcoming bid award for the I-90 Landscaping Project scheduled for the area by Hwy 59 and I-90. Councilman McGrath asked if the area at the east entrance to the City on Hwy 14-16 could be beautified.

Councilman Kuntz expressed concern with the proposed sunset clause on the agenda item regarding the allowance of

recreational vehicles in mobile home parks; he would prefer a three year sunset clause with the option of extending the timeframe, if necessary. Mayor Opseth stated that it may take longer than three years to recapture the investment involved for mobile home park owners to prepare areas for the use of recreational vehicles.

Councilwoman Carter-King asked for clarification of the procedure regarding the appeal hearing for Marshall Jewelry and the Fire Marshal. City Attorney Anderson informed Council of the procedure involved with the agenda item. Councilman Kuntz asked if the procedure would allow for discussion and deliberation. City Attorney Anderson stated that deliberation could take place during the public meeting, but would not be appropriate in an executive session.

#### Executive Session

There was no motion to move into an Executive Session for confidential matters.

#### Adjournment

There being no further business to come before the Council, the meeting was adjourned at 7:05 p.m.

---

John Opseth, Mayor

(S E A L)

ATTEST:

---

Cindy Staskiewicz, Deputy City Clerk  
Publication Date: August 6, 2014