

Pineview Improvement and Service District
Regular Meeting
MINUTES
Monday, April 4, 2022, 5:00 p.m.
Office of Cathey Consulting, 400 South Gillette Avenue, Suite 106, Gillette

BOARD MEMBERS PRESENT: Nancy Bock, David Collins, Michael Hardman
 OTHERS PRESENT: Helenanne Cathey, Scott Robinson, Shelby Christopherson,
 Darlene Feters, Joe Moore, Charity Crump

David Collins called the meeting to order at 5:00 p.m.

- I. **Minutes Approval** – David Collins moved to approve the minutes for the March 7, 2022, regular meeting as written. Nancy Bock seconded. Motion carried unanimously.
- II. **Treasurers Report / Pay Bills / Sign Bank Statements** – The bills were reviewed and discussed. The total bills presented for payment for the water system continue to be more than is available to pay the bills, and the amount continues to grow. David Collins moved to accept the Treasurer's Report and hold off on all bills, except the electricity bill which is deducted automatically, until the next meeting, and sign bank statements. Nancy Bock seconded. Motion carried unanimously.

Water Account Balance Forward From Last Meeting:	\$60.20
02/28/22 Interest	\$0.08
Adjusted Balance Forward:	\$60.28
03/08-03/31/22 Deposits	\$1,196.00
03/28/22 Powder River Energy Electricity 2/1-3/1/22	\$661.92
03/31/22 Interest	No statement yet.
Balance Prior to Bill Payments:	\$594.36
Bills paid at this meeting – None other than the electricity bill which will automatically deduct at the end of the month.	

Check #	Payee	Purpose	Amount
AUTO	Powder River Energy	Electricity 3/1/22 -	NO BILL YET.
BANK BALANCE END OF MEETING (WATER):			\$594.36

Bills remaining unpaid:	
Cathey Consulting Inv. 6319 – Nov. Admin/Bookkeeping/Compliance	\$125.52
Original invoice amt. \$725.52 - \$600 pd.	
Cathey Consulting Inv. 6361 – Dec. Admin/Bookkeeping/Compliance	\$651.68
Cathey Consulting Inv. 6407 – Jan. Admin./Bookkeeping/Compliance	\$649.94
Cathey Consulting Inv. 6462 – Feb. Admin./Bookkeeping/Compliance	\$648.20
Cathey Consulting Inv. 6506 – Mar. Admin./Bookkeeping/Compliance	\$525.00
Local Gov't Liab. Pool – Inv. 13760 – Insurance for 7/1/22-6/30/23	\$500.00
Water Guy Inv. 2021-942 – Tie in new well line/move chlor. Pump	\$4,769.00
Original invoice amount \$5,869.00 - \$1,100 paid	
Water Guy Inv. 2022-181 – Feb. Water Oper., Leak at 6 N Pinev.	\$2,082.95
Water Guy Inv. 2022-219 – 5 gallons sodium hydrochloride 2/28/22	\$47.50
Water Guy Inv. 2022-313 – 32 gallons sodium hydrochloride 3/17/22	\$360.54
Water Guy Inv. 2022-275 – Mar. Water Oper., meters, billing, supplies	\$906.62
Total	\$11,266.95

Roads Account Balance Forward From Last Meeting:	\$18,018.79
02/28/22 Interest	\$0.95
03/31/22 No statement yet.	
Roads Account Balance Prior to Meeting:	\$18,019.74
BANK BALANCE END OF MEETING (ROADS)	\$18,019.74

Water System Reserve Account Balance Forward From Last Meeting:	\$12,078.43
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02/28/22	Interest	\$1.11	
03/31/22	Interest	No statement yet.	
Water System Reserve Account Balance Prior to Meeting:			\$12,079.54
<i>(Reserve account must have a minimum of \$12,003.98 at all times.)</i>			

III. Water System Update – The water system information was reviewed. A suggestion was made to print the billing rate on the monthly bill so people know what they are being billed. A request will be made that Water Guy add the monthly fee/billing rate to the water bill.

IV. Roads – Still waiting for moisture to do any road work.

V. Unfinished Business

- a. Budget for 7/1/22 – 6/30/23 – The budget was reviewed. The monthly fee was discussed. In order to just pay the District's monthly bills, the fee needs to be \$105. A suggestion was made for \$110 a month and increase the base gallons to 12,000 gallons instead of 6,000 gallons. The overage cost would stay at \$3 per 1,000. David Collins moved to increase the fee to \$110 a month with a base gallons of 12,000 gallons and overages staying at \$3 per 1,000 gallons to start with the next billing. Nancy Bock seconded. Motion carried unanimously. This is a necessity just to pay the District's monthly bills. The District keeps going backwards monthly because the monthly fees are not covering costs. There was discussion on people doing things to help out to cut costs. The problem is the number of things that take expertise – the water operator has to be certified, certain testing requirements have to be met, an office needs to be open 20 hours a week, etc. Current board members have been on the board for years. No one else is even volunteering to run for the Board. Volunteerism sounds great, but it hasn't worked well. Another way to bring in more revenue is to get more people on the water system, but no one wants to pay anything to tap into the water system.

There was discussion on the outstanding bills (listed above - \$11,266.95 owed). A suggestion was made to take the amount that is due right now and split it up among the 22 homeowners which is about \$500 each. There is still over \$6,000 due on assessments for the water account. David Collins moved to charge each lot on the water system \$250 to help cut down on the amount of bills that are outstanding, giving people 60 days to pay the amount (it will be due July 1st). Nancy Bock seconded. Motion carried unanimously. Helenanne Cathey will e-mail Water Guy with this special billing information to be added to the next invoice.

VI. New Business

- a. A copy of the last EPA Sanitary Survey was reviewed and is on file.
- b. There was discussion on the garbage that is blowing everywhere from a property that isn't picking up their trash. It was recommended that people call the Sheriff's Office.

VII. Next Regular Meeting: Monday, May 16, 2022, 5:00 p.m.

2022 Meetings:

Mon., June 27, 2022, 5:00 p.m.

Mon., July 25, 2022, 5:00 p.m. / Mon., Aug. 22, 2022, 5:00 p.m. / Mon., Sep. 19, 2022, 5:00 p.m.

Mon., Oct. 17, 2022, 5:00 p.m. / Mon., Nov. 14, 2022, 5:00 p.m. / Mon., Dec. 12, 2022, 5:00 p.m.

VIII. Adjourn – David Collins adjourned the meeting at 5:48 p.m.

NOTES TO LANDOWNERS:

- **PLEASE DO NOT DRAG OR BLADE THE ROADS WITHOUT BOARD AUTHORIZATION. ANYONE INTERESTED IN HELPING MAINTAIN THE ROADS IS INVITED TO PLEASE ATTEND A DISTRICT MEETING!**
- **NO MUD BOGGING ON THE ROADS!**
- **SLOW DOWN ON THE ROADS AND STAY ON THE ROAD!**
- **WHENEVER THERE IS A PROBLEM WITH THE WATER SYSTEM, RESIDENTS NEED TO CALL WATER GUY AT 307-299-3544 OR 307-299-9911.**

Respectfully submitted,
Helenanne Cathey, Assistant to the Board

David Collins, President / Date

Michael Hardman, Vice President / Date

Nancy Bock, Secretary/Treasurer / Date