

Pineview Improvement and Service District
Regular Meeting
MINUTES
Monday, January 10, 2022, 4:30 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, Darlene Fetters

David Collins called the meeting to order at 4:30 p.m.

- I. **Minutes Approval** – David Collins moved to approve the minutes for the December 13, 2021, regular meeting as written. Nancy Bock seconded. Motion carried unanimously.
- II. **Treasurers Report / Pay Bills / Sign Bank Statements** – The bills were reviewed and discussed. Two invoices were received via e-mail today from Six Guns Drilling for pulling a well in September (Invoice 3823 for \$1,925) and pulling a well and replacing a pump in October (Invoice 3830 for \$3,716.68). These invoices are not the District's bills. Helenanne Cathey will e-mail the company to let them know that this work was not the District's. The total bills presented for payment for the water system continue to be more than is available to pay the bills. David Collins moved to accept the Treasurer's Report and pay bills as listed below, and sign bank statements. Nancy Bock seconded. Motion carried unanimously.

Water Account Balance Forward From Last Meeting:			\$995.19
12/14-12/31/21	Deposits	\$735.00	
12/31/21	Interest	\$0.26	
01/01-01/07/22	Deposits	\$915.50	
Balance Prior to Bill Payments:			\$2,645.95
Bills paid at this meeting:			
Check #	Payee	Purpose	Amount
AUTO	Powder River Energy	Electricity 12/1-1/1/22	NO BILL YET.
1370	Cathey Consulting, LLC	Inv. 6274 – Oct., 2021 Admin./Books/Compl./Postage	\$723.20
1371	Water Guy	Inv. 2021-1125– Nov. Water Oper./Meter Rdgs.	\$573.50 \$1,147.00
		Inv. 2021-1224 – Dec. Water Oper./Meter Rdgs.	\$573.50

TOTAL: \$1,870.20

BANK BALANCE END OF MEETING (WATER): \$775.75

Bills remaining unpaid:

Cathey Consulting Inv. 6319 – Nov. Admin/Bookkeeping/Compliance	\$725.52
Cathey Consulting Inv. 6361 – Dec. Admin/Bookkeeping/Compliance	\$651.68
Water Guy Inv. 2021-942 – Tie in new well line/move chlor. Pump	\$5,369.00
Original invoice amount \$5,869.00 - \$500 paid	

Total \$6,746.20

Roads Account Balance Forward From Last Meeting: \$18,133.67

12/31/21 Interest \$1.06

Roads Account Balance Prior to Meeting: \$18,134.73

Bills Paid

Check #	Payee	Purpose	Amount
1042	Best Out West Spraying	Inv. 4325 – 2 loads scoria on Wild Cat	\$495.00
BANK BALANCE END OF MEETING (ROADS)			\$17,639.73

Water System Reserve Account Balance Forward From Last Meeting: \$12,076.16

12/31/21 Interest \$1.04

Water System Reserve Account Balance Prior to Meeting: \$12,077.20

(Reserve account must have a minimum of \$12,003.98 at all times.)

Accounts Receivable balances were reviewed.

- III. Water System Update** – The water system information was reviewed. David Collins moved to approve the meter readings and billing for December 31, 2021. Nancy Bock seconded. Motion carried unanimously. David Collins reported that Water Guy contacted him and reported that the generator has stopped running again. Water Guy is working with DOWL and the propane company to try to resolve the issue.
- IV. Roads** – There was discussion on road work. Up to \$10,000 has been approved for rock and road work. Some work has been done.
- V. Unfinished Business**
- a. None.
- VI. New Business**
- a. Water Guy sent a letter stating that they will be implementing a price increase on labor, equipment and materials starting January 1, 2022. Helenanne Cathey reported that she has talked to Water Guy about providing a presentation on Water Guy taking over billing and receivables for the District. Water Guy has a system that reads the meters, generates invoices, and handles receiving of payments with a number of options for customers including automatic bill pay, a service that people are increasingly asking for. In addition, there are a number of issues that continue to arise that put Helenanne Cathey in the middle with meter readings and billing. Water Guy has invested in the equipment to read meters, send invoices, and receive payments in a seamless manner, and Helenanne Cathey recommends the Board move toward Water Guy handling these services.
- VII. Next Regular Meeting: Monday, February 7, 2022, 5:00 p.m.**
2022 Meetings:
Mon., Feb. 7, 2022, 5:00 p.m. / Mon. Mar. 7, 2022, 5:00 p.m.
Mon., Apr. 4, 2022, 5:00 p.m. / Mon., May 16, 2022, 5:00 p.m. / 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 4:50 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