

Rafter D Improvement & Service District
Regular Meeting Minutes
Tuesday, February 20, 2024, 6:00 p.m.
400 South Gillette Avenue, Suite 106, Gillette

BOARD MEMBERS PRESENT: Albert Hernandez, Scott Peyrot
BOARD MEMBERS NOT PRESENT: Wade Howie
OTHERS PRESENT: Helenanne Cathey, Gary Bissonette

Scott Peyrot called the meeting to order at 6:10 p.m.

I. Customer / Billing Concerns

None

II. Minutes – Minutes are posted online and e-mailed to those who provide their e-mail addresses. Scott Peyrot moved to approve the minutes for the regular meeting on December 11, 2023, as written. Albert Hernandez seconded. Motion carried unanimously. This meeting was originally scheduled for February 12th but was rescheduled for today.

III. Treasurer's Report – The Treasurer's Report and financial information were reviewed. Scott Peyrot moved to accept the Treasurer's Report and pay the bills as discussed and listed below. Albert Hernandez seconded. Motion carried unanimously.

Bank Balance at End of Last Meeting:				\$15,333.36
Water Deposits 12/1-12/11/23:		\$315.00		
Assessments deposit 12/08/23		\$150.00		
Adjusted Balance Forward:				\$15,798.36
Water Deposits 12/12-12/31/23:		\$515.00		
Interest 12/31/23:		\$6.54		
12/28/23 Powder River Energy	Acct 3230728 11/1-12/1/23	\$206.36		\$378.20
	Acct 3284226 11/1-12/1/23	\$171.84		
Xpress bill pay deposit 01/05/24:		\$522.34		
Water Deposits 1/1-1/31/24:		\$1,130.00		
Bills paid in January:				
CHK #	VENDOR	PURPOSE		AMOUNT
AUTO	City of Gillette	Inv. 1783603 – Regional Water 12/5/23-1/3/24 1,000 gallons		\$102.18
AUTO	Powder River Energy	Acct 3230728 12/1-1/1/24	\$200.90	\$374.41
		Acct 3284226 12/1-1/1/24	\$173.51	
1283	Cathey Consulting, LLC	Inv. 7395 – Dec. Admin./Books/Compliance		\$393.75
1284	Water Guy	Inv. 2023-1292- Dec. Water Op./Meter Rdgs./Billing		\$789.80
TOTAL:				\$1,660.14
Interest 01/31/24:		\$6.37		
Xpress bill pay 02/05/24:		\$400.00		
Bank Balance Prior to Meeting;				\$16,340.27
Bills Paid at Current Meeting				
CHK #	VENDOR	PURPOSE		AMOUNT
AUTO	City of Gillette	Inv. 1800748 – regional Water 1/3-2/5/24 0 gallons		\$96.00
AUTO	Powder River Energy	Acct 3230728 1/1-2/1/24	\$199.76	\$369.91
		Acct 3284226 1/1-2/1/24	\$170.15	
1285	Cathey Consulting	Inv. 7438 – Jan. Admin./Books/Compliance		\$393.75
1286	Water Guy	Inv. 2024-67 – Jan. Water Op./Meter Rdgs./Billing		\$789.80
TOTAL BILLS PAID:				\$1,649.46
Bank Balance End of Meeting:				\$14,690.81
Receivables balances were reviewed.				

IV. Water System Update – Water system and billing reports were available. There was no update on the lead and copper rule / service lines inventory.

V. Unfinished Business

- a. Spectrum / Petition for those interested in service – Albert Hernandez reported that Spectrum advised that this hasn't been approved yet, but it hasn't been rejected yet either.

VI. New Business

- a. Wade Howie submitted a letter of resignation because he has sold his property. Scott Peyrot moved to accept Wade Howie's letter of resignation. Albert Hernandez seconded. Motion carried unanimously. The remaining Board members need to appoint someone to serve as a director until the next director election which is in November of this year. **ANYONE INTERESTED IN SERVING ON THE BOARD IS ASKED TO PLEASE CALL SCOTT PEYROT OR ALBERT HERNANDEZ (PHONE NUMBERS AT THE BOTTOM OF THE MINUTES) OR COME TO THE NEXT MEETING.**
- b. Albert Hernandez reported that a homeowner asked if it was okay to start cleaning up around the recreation area / pond. Board members didn't have any issues with people cleaning up and would be willing to help sometime in the spring. Other homeowners may also want to help out in the spring as well.
- c. There was discussion on water quality. A concern was noted that the water looked a little yellowish – maybe it's iron? Maybe it's the water heater? People are encouraged to contact Water Guy regarding water quality issues.
- d. A question was asked, what happens when the power is out? Board members didn't have an answer to the question other than the red light comes on when there are problems with the well or tank, and people are encouraged to call Water Guy if the red light is on.

Scott Peyrot moved to adjourn. Albert Hernandez seconded. The meeting was adjourned at 6:31 p.m.

Next Meeting: Monday, March 11, 2024, 5:30 p.m. (Regular Meeting)
MEETINGS ARE HELD AT THE OFFICE OF CATHEY CONSULTING AT 400 SOUTH GILLETTE AVENUE, SUITE 106, GILLETTE, WYOMING (K² TECHNOLOGIES BUILDING – USE ENTRANCE ON 4TH STREET).

Respectfully submitted,
Helenanne Cathey, Assistant to the Board

Albert Hernandez, Treasurer (626-372-3645) / Date

Scott Peyrot, Secretary (307-680-1658) / Date

Vacant, Director / Date