

Southern Industrial Improvement & Service District
Regular Meeting Minutes
Thursday, August 23, 2017, 11:00 a.m.
Cathey Consulting, LLC, 400 South Gillette Avenue, Suite 106, Gillette, WY

Board Members Present: Larry Sjolin, Jeff Murdock
Board Members Approved Absent: Scott Brady
Others Present: Helenanne Cathey, Jim Edwards

Larry Sjolin called the meeting to order at 11:14 a.m.

- I. **Minutes Approval** – Jeff Murdock moved to approve the minutes for the July 13, 2017, budget hearing and regular meeting as written. Larry Sjolin seconded. Motion carried unanimously.
- II. **Treasurer’s Report** – The Treasurer’s Report and bills were reviewed. Jeff Murdock moved to accept the Treasurer’s Report and pay the bills as presented. Larry Sjolin seconded. Motion carried unanimously. The financial information is listed below.

SIISD Checking Account (General Fund) balance forward from last meeting:	\$56,741.17
07/31/17 Interest	\$4.91
SIISD Checking Account Balance Prior to Meeting:	\$56,746.08
Bills Paid – This Meeting:	
Ck# 1132 – Cathey Consulting, LLC Inv. 4016 – July books/adm.	\$417.52
Ck# 1133 – Stevens, Edwards, Hallock Legal fees	\$200.00
Ck# 1134 – C N A Surety Bond	\$105.00
Total Bills	\$722.52
SIISD Checking Account Balance After Bills:	\$56,023.56

III. Unfinished Business

a. Distribution of Funds –

- 1) A letter dated July 13, 2017, was mailed to landowners on July 20, 2017, notifying all landowners of the plan to distribute funds in order to start the dissolution process and to allow for public comment and questions on the plan for distributing funds. There were no written comments submitted. No landowners were at the meeting.
- 2) Jeff Murdock moved to distribute \$50,000 to landowners on the basis of which the moneys were paid in (through a mill levy in 2012, 2013, and 2014) as discussed and reviewed. Larry Sjolin seconded. Motion carried unanimously. Distributions to be paid as follows:

Check #	Parcel	Name / address	Amount
1135	58214	PP & J LLC, PO Box 908, Gillette, WY 82717	\$503.08
1136	10156	Seitz Properties LLC, 2929 W Superior St, Duluth, MN 55806	\$244.96
	10178	Hamm Eric Scott & Terri – No distribution	
1137	10198	Creative Construction Inc, 1831 Schoonover St, Gillette, WY 82718	\$308.80
1138	10199	Doris L. Hixson, 1831 Schoonover St, Gillette, WY 82718	\$189.86
1139	10200	Buffalo Capital LLC, 840 Henderson Ave, Washington, PA 15301	\$127.64
1140	10201	Sheehan Frank O Rev Tr, 6211 Mohan Rd, Gillette, WY 82718	\$75.79
1141	10202	Elsner Raymond & Susan, 2300 Jane Ct, Gillette, WY 82718	\$108.83
1142	10203	Hound Dog LLC, 2104 Meadow Ln, Gillette, WY 82718	\$138.87
1143	10205	Suchor Larry, c/o Suchor Ren., 21 Spruce St, Pine Haven, WY 82721	\$511.31
1144	10299	Cyclone Drilling, PO Box 908, Gillette, WY 82717	\$356.07
1145	10406	Sunshine Real Prop III, PO Box 397, Gillette, WY 82717	\$246.30
1146	10874	Black Hawk Crane, PO Box 662, Gillette, WY 82717	\$316.00
1147	11065	Sunshine Real Prop IV, PO Box 397, Gillette, WY 82717	\$63.23
1148	11113	Buffalo Capital, 840 Henderson Ave, Washington, PA 15301	\$122.28
1149	11250	Black Hawk Crane, PO Box 662, Gillette, WY 82717	\$390.58
1150	11445	Hi-Time Drilling Co, 6251 Mohan Rd, Gillette, WY 82718	\$206.42
1151	11451	Buffalo Capital, 840 Henderson Ave, Washington, PA 15301	\$197.16
1152	11962	Sheehan Chad & Dawn, 7791 Roadrunner Dr, Gillette, WY 82718	\$122.66

1153	11988	Sunshine Real Prop I, PO Box 397, Gillette, WY 82717	\$509.04
1154	12224	Sunshine Real Prop I, PO Box 397, Gillette, WY 82717	\$769.90
1155	12361	Farley Wayne & Frances, PO Box 246, Gillette, WY 82717	\$192.38
1156	12610	Hays Holdings LLC, 615 Fairview Rd, Gillette, WY 82718	\$459.95
1157	12622	Suchor Rentals, 21 Spruce St, Pine Haven, WY 82721	\$96.05
1158	13106	Amerigas Propane LP, PO Box 798, Valley Forge, PA 19482	\$146.00
1159	13738	Sheehan Frank O Rev Trusts, 6211 Mohan Rd, Gillette, WY 82718	\$251.66
1160	22244	Scott Edward S D/B/A ACP Ent., PO Box 3199, Gillette, WY 82717	\$211.35
1161	31322	P P & J LLC, PO Box 908, Gillette, WY 82717-0908	\$152.51
1162	39266	Wyoming Machinery Co, PO Box 2335, Casper, WY 82602	\$20,870.98
1163	39267	W/S Holding No 1, Wyo Rents, PO Box 57000, Casper, WY 82605	\$641.77
1164	40727	Harnischfeger Corp, 5834 S Winland Dr, Gillette, WY 82718	\$2,861.62
1165	8462	Hinsdale Carroll E & M Marice Tr, PO Box 2256, Gillette, WY 82717	\$330.74
1166	8687	Cyclone Drilling Inc, PO Box 908, Gillette, WY 82717	\$119.76
1167	8688	Cyclone Drilling Inc, PO Box 908, Gillette, WY 82717	\$95.59
1168	8689	CJ Leasing LLC, PO Box 4500, Gillette, WY 82717	\$426.23
1169	8690	RJ Leasing LLC, PO Box 4500, Gillette, WY 82717	\$488.62
1170	8691	Southside Leasing LLC, PO Box 4500, Gillette, WY 82717	\$380.18
1171	8692	Southside Leasing LLC, PO Box 4500, Gillette, WY 82717	\$84.25
1172	9154	Cyclone Drilling, PO Box 908, Gillette, WY 82717	\$399.16
1173	9901	Sunshine Real Prop III, PO Box 397, Gillette, WY 82717	\$478.46
1174	45730	Debco LLC, PO Box 254, Gillette, WY 82717	\$973.85
1175	45731	Debco LLC, PO Box 254, Gillette, WY 82717	\$688.53
1176	45732	Gen Tech Inc, PO Box 256, Spearfish, SD 57783	\$649.62
1177	45733	JME Investments LLC, PO Box 2347, Gillette, WY 82717	\$568.76
1178	45734	Debco LLC, PO Box 254, Gillette, WY 82717	\$122.52
1179	55836	Wyoming Mach., 5300 W Old Yellowstone Hwy, Casper, WY 82604	\$3,303.25
1180	13288	NBI Development LLC, PO Box 1628, Gillette, WY 82717	\$1,544.56
	14207	D & T Properties LLC – No distribution	
1181	17704	Northland Industrial Specialties, PO Box 1886, Gillette, WY 82717	\$54.20
1182	17705	Hardleider LLC, PO Box 2402, Gillette, WY 82717	\$54.27
1183	17706	Hardleider LLC, PO Box 2402, Gillette, WY 82717	\$603.05
1184	17707	Paladin Propane Partners LLC, 2608 W 140 th St, Leawood, KS 66224	\$55.44
1185	17708	Kaitlyn Properties, PO Box 1886, Gillette, WY 82717	\$925.08
1186	17709	Ritter Gregory & Peggy, 4301 Chancery Ln, Gillette, WY 82718	\$138.34
1187	17710	Metal Tech Properties LLC, PO Box 2856, Gillette, WY 82717	\$749.71
1188	17711	GFI Investments LLC, PO Box 1886, Gillette, WY 82717	\$56.33
1189	17712	Wyoming Mach, 5300 W Old Yellowstone Hwy, Casper, WY 82604	\$57.66
1190	17714	GFI Investments LLC, PO Box 1886, Gillette, WY 82717	\$59.17
1191	17715	GFI Investments LLC, PO Box 1886, Gillette, WY 82717	\$57.18
1192	17716	B & T Investments LLC, PO Box 1886, Gillette, WY 82717	\$560.85
1193	17717	JADIP Prop, C/O Bailey Prop, PO Box 913, Moorcroft, WY 82721	\$415.07
1194	17718	Wyoming Mach, 5300 W Old Yellowstone Hwy, Casper, WY 82604	\$150.61
1195	19411	Black Hawk Crane, PO Box 662, Gillette, WY 82717	\$439.21
1196	19412	Robbins Thomas A Family Trust, 1931 Rustic Dr, Casper, WY 82609	\$73.09
1197	19413	Kemmerling William & Neva Liv Tr, PO Box 308, Gillette, WY 82717	\$202.96
1198	30637	Hibbs Leroy & Sharon, 6400 Swanson Rd, Gillette, WY 82718	\$299.67
1199	31885	Heimer Rentals LLC, PO Box 368, Gillette, WY 82717	\$454.82
1200	33976	Liebherr Mining, 4100 Chestnut Ave, Newport News, VA 23607	\$2,383.04
1201	34687	Fakler David P Rev Tr, PO Box 3558, Gillette, WY 82717	\$163.01
		TOTAL:	\$49,999.89

Bank Account After Distribution of Funds:

\$6,023.67

b. Dissolution – Discussions / Review Documents / Notice to Landowners

- 1) Assessments remaining for two properties (D & T Properties and Eric & Terri Hamm)
 - a) 2017-2018 – Each assessed \$1,669.26 for a total current receivables of \$3,338.52 (due in this fiscal year – the first half due in November and the second half in May, 2018).
 - b) 2018-2019 – Each originally scheduled to be assessed \$720.33 for a total of \$1,440.66. The District will assess as follows for this time period:

D & T Properties - \$720.33 - \$497.83* = \$222.50
Eric and Terri Hamm -\$720.33 - \$185.80* = \$534.53

*Calculated disbursement approved at this meeting withheld as debt still due.

Although assessments will be made for the year 2018-2019, any monies received from the assessment will be distributed/paid over to the Campbell County Treasurer for distribution in accordance with Wyoming Statutes rather than being paid to the District. The County may or may not choose to assess the properties for the remaining balance of the debt currently owed to the District for future years.

- 2) Robertson Circle / City of Gillette Agreement – The consensus was that the District will not be available for receipt of any funds in the event of the receipt of tap fees by the City of Gillette. Whatever interest the District has is to be transferred/assigned to the Robertson Circle property owners so that they can deal directly with the City of Gillette in the event funds become available for distribution.

The consensus of the Board is to have Jim Edwards work up the plan of dissolution and other documents to be approved at the next meeting and calculate the time frame for the dissolution process. Once the time frame is known, a meeting will be scheduled at the office of Jim Edwards whereby Board members can call in if they are not available in Gillette. Helenanne Cathey will mail the required paperwork out when it is available with the notice of the next meeting date when the plan of dissolution will be considered for approval. Once the plan is approved, the paperwork will be submitted to the County to start the actual dissolution process.

IV. New Business
a. None

V. Next Meeting: Thursday, October 5, 2017, 10:00 a.m. (Special Meeting to discuss and approve resolutions relating to the dissolution of the District) at the office of Stevens, Edwards, Hallock and Carpenter, 511 S Kendrick Ave, Gillette.

Jeff Murdock moved to adjourn the meeting. Larry Sjolin seconded. The meeting adjourned at 11:40 a.m.

Respectfully submitted,
Helenanne Cathey,
Bookkeeper / Assistant

Larry Sjolin, President

Date

Jeff Murdock, Vice President

Date

Scott Brady, Secretary/Treasurer

Date