

**Bennor Estates Improvement & Service District
Regular Meeting
MINUTES**

Tuesday, June 17, 2025, 6:30 p.m., 400 South Gillette Avenue, Suite 106, Gillette

BOARD MEMBERS PRESENT: Katie Balamut, Lynne Gray
BOARD MEMBERS NOT PRESENT: Jason Snyder
OTHERS PRESENT: Helenanne Cathey

Lynne Gray called the meeting to order at 6:30 p.m.

- I. Water System Review** – The water system information, billing and receivables balances were reviewed.
- II. Minutes / Treasurer’s Report** – The minutes and financial information and reports were reviewed. Katie Balamut moved to approve the minutes for the regular meeting on May 20, 2025, accept the Treasurer’s report, pay bills, and transfer \$5,000.00 from the savings to the checking account. Lynne Gray seconded. Motion passed by consensus.

Account balances:		
Reserve Fund (Balance from Last Meeting Minutes):		\$119,512.20
05/31/25 Interest	\$106.62	
Reserve Fund Balance:		\$119,618.82
Savings Account (Balance from Last Meeting Minutes):		\$60,683.58
05/01-05/20/25 Deposit – Water	\$204.39	
05/31/25 Interest	\$53.06	
06/05/25 Deposit – Xpress bill pay	\$5.90	
0610/25 Deposit – Assessments	\$31,256.44	
Savings Balance:		\$92,203.37*
06/17/25 Ck# 1226 Transfer to Checking	\$5,000.00	
Savings Balance End of Meeting:		\$87,203.37*
<i>*Includes deposits through the end of the prior month but not since that date to the current date, except for the Xpress bill pay monthly deposit.</i>		
Checking Account (Balance from Last Meeting Minutes):	\$3,429.36	
Checking Balance Prior to Meeting:		\$3,429.36
Bills Paid at Current Meeting:		
AUTO City of Gillette – Inv. 2076698 Water 5/1-6/2/25 343,000 gal.		\$1,412.37
AUTO Powder River En. – Acct 9650701-5/1-6/1/25 electricity		\$436.70
Ck# 1771 Cathey Consulting – Inv. 8121 – May Adm./Books		\$472.50
Ck# 1772 Energy Laboratories – inv. 708419 – Annual water quality rpt.		\$125.00
Ck# 1773 Water Guy – Inv. 2025-503 – May Water/Billing	\$1,117.30	\$2,427.28
- Inv. 2025-594 – Locates 4/2-4/22/25	\$897.48	
- Inv. 2025-623 – Locates 5/2-5/30/25	\$412.50	
TOTAL BILLS:		\$4,873.85
Transfer from Savings	\$5,000.00	
Checking Account Balance at End of Meeting:		\$3,555.51

- III. Unfinished Business**
 - a) Follow up from last meeting (fiber optic line that was installed) – Lynne Gray contacted the County and the construction company and expressed the District’s concerns. There have been similar problems around the County in other subdivisions. There isn’t anything the District can do at this point.
 - b) Backup Generator / County grant – No update.
 - c) Road Work for 2025 –

- 1) Add up to \$5,000 of crushed concrete/asphalt for thin spots / blade all of the roads / add dust control (project estimate \$20,492.26).
- 2) County grant approved for \$5,532.91 (County increased the grant request amount to 33% instead of 25% for work on Jocelynn due to the traffic on that road that comes from a subdivision outside of the District)
- d) Budget for 7/1/25 – 6/30/26 – Proposed budget approved 3/4/25. Budget hearing Tuesday, July 15, 2025, 12:00 p.m.

IV. New Business

- a) Meetings will be scheduled for August through December at the next meeting.

There was an opportunity for public comment. There were no additional public comments.

Lynne Gray adjourned the meeting at 6:49 p.m.

Next Meeting: Tuesday, July 15, 2025, 12:00 p.m. at the office of Cathey Consulting.

2025 Meetings:

Tues., July 15, 2025, 12:00 p.m.(Budget Hearing and Regular Meeting)

MEETINGS ARE HELD MONTHLY, GENERALLY ON A TUESDAY, AT THE OFFICE OF CATHEY CONSULTING, 400 SOUTH GILLETTE AVENUE, SUITE 106 (K2 TECHNOLOGIES BUILDING) – ENTRANCE IS ON 4TH STREET, GILLETTE.

Respectfully submitted,
Helenanne Cathey, Assistant to the Board

Katie Balamut

Signature

Katie Balamut

Printed Name

7/15/2025

Date

[Signature]

Signature

Jason Snyder

Printed Name

7/15/25

Date

Lynne Gray, President / Jason Snyder, Vice President / Katie Balamut, Secretary/Treasurer