

**EIGHT MILE IMPROVEMENT & SERVICE DISTRICT
REGULAR MEETING MINUTES
MONDAY, SEPTEMBER 15, 2025, 4:00 P.M.
400 SOUTH GILLETTE AVENUE, SUITE 106, GILLETTE**

BOARD MEMBERS PRESENT: Jay Gomez, Jeremy Torrez (by phone)
BOARD MEMBERS NOT PRESENT: Alan Clark
OTHERS PRESENT: Helenanne Cathey

Jay Gomez called the meeting to order at 4:00 p.m.

- I. **Minutes** – Jay Gomez moved to approve the minutes from the July 21, 2025, regular meeting and July 24, 2025, special meeting. Jeremy Torrez seconded. Motion carried unanimously. There was no meeting in August.
- II. **Treasurer's Report** – The Treasurer's Report and financial information were reviewed. Jay Gomez moved to accept the Treasurer's Report and pay bills as presented. Jeremy Torrez seconded. Motion carried unanimously.

WYOSTAR ACCOUNT (RESERVES)

BALANCE FORWARD			\$44,215.97
07/31/25	Interest	\$161.77	
08/31/25	Interest	No statement yet.	
ENDING BALANCE:			\$44,377.74

CHECKING ACCOUNT

BALANCE FORWARD FROM LAST MEETING:			\$19,991.35
7/1-7/21/25	Deposits – Water billing	\$28.96	
Adjusted Balance Forward:			\$20,020.31
07/31/25	Interest	\$0.33	
08/05/25	Deposit – Xpress bill pay	\$136.68	
08/10/25	Deposit – Assessments	\$1,694.08	
08/14/25	Deposit – Collins	\$175.00	
BALANCE PRIOR TO AUGUST BILLS:			\$22,026.40*

Bills Paid in August:

Ck#	Payee – Purpose		Amount
AUTO	City of Gillette	Inv. 2111703–Regional water 7/1-8/4/25 0 gal.	\$240.00
AUTO	Powder River Energy	Acct 2245526 7/1-8/1/25 electricity	\$941.00
2260	Cathey Consulting, LLC	Inv. 8222 – July books/admin./compl. \$500.00	\$600.00
		Inv. 8253 – 7/24/25 special meeting \$100.00	
2261	C N A Surety	Bond / Board 10/7/25-10/7/26	\$126.00
2262	Energy Laboratories, Inc.	Inv. 727713 – Water testing	\$63.00
2263	J Finch Dirt Works	Inv. 098917 – Road work – drainage, blading, prep for mag chloride	\$1,080.00
2264	Midco Diving & Marine Serv.	Inv. 6189 – Tank cleaning & inspection & full written report & video	\$3,971.00
2265	Rush Creek Services & Dust Control, LLC	Inv. 1037 – Trucking, pre-water, apply mag chloride to 1 mile (Franklin & Edison)	\$6,996.00
2266	Water Guy	Inv. 2025-810 – July Water Op./Meters/ billing \$1,034.30	\$6,004.30
		Inv. 2025-902 – Tank cleaning – 10 hrs. to prep tank & monitor divers \$750.00	
		Inv. 2025-911 – Replace flushing hydrant behind 434 Force Rd \$4,220.00	
TOTAL:			\$20,021.30
BALANCE AFTER AUGUST BILLS PAID:			\$2,005.10*

8/1-8/18/25	Deposits – Water billing	\$503.00	
	Adjusted Balance Forward:		\$2,508.10
8/19-8/31/25	Deposits – Water billing	\$94.41	
08/31/25	Interest	\$0.17	
09/08/25	Deposit – Xpress bill pay	\$60.00	
09/10/25	Deposit – County Grants	\$3,829.35	
	BALANCE PRIOR TO MEETING:		\$6,492.03*
Bills Paid:			
<u>Ck#</u>	<u>Payee – Purpose</u>		<u>Amount</u>
AUTO	City of Gillette	Inv. 2129198–Regional water 8/4-9/1/25 0 gal.	\$240.00
AUTO	Powder River Energy	Acct 2245526 8/1-9/1/25 electricity	\$897.11
2267	Cathey Consulting, LLC	Inv. 8268 – Aug. books/admin./compliance	\$500.00
2268	Hawkins, Inc.	Inv. 7168406 – Chlorine	\$30.00
2269	TW Enterprises	Inv. CD99010378 – Generator repairs	\$735.00
2270	Water Guy	Inv. 2025-951 – August Water Op./Meters/ billing	\$1,034.30
	TOTAL:		\$3,436.41
	ENDING BALANCE IN CHECKING ACCOUNT:		\$3,055.62*

**Balance reflects water billing deposits through the end of the prior month but not from the start of the month through the current date.*

Receivables Balance were reviewed.

III. Water System / Well Update – The water system information was reviewed.

- a. Water Meters – Meter readings were reviewed.
- b. Old water tank – No updates at this time.
 - 1) The old tank serves as a wall for the pump house – since the tank will be empty, it will not provide insulation for the pump house so insulation will need to be put up on the tank wall. The Board will look into quotes for this work.
 - 2) Repairs to the roof so the tank can be used for storage (Roof needs to be stabilized before the old tank can be used for storage) – Board will get a quote from Greg’s Welding or Chris Land’s company.
 - 3) A door will need to be added to the old tank in order to use it for storage. The Board will ask Greg’s Welding to provide a quote to put in a doorway.
- c. Water tank cleaning and inspection has been completed. The report and video have been received. Jay Gomez reported that there were no issues with the tank cleaning. The County grant paid \$1,180.25. The paperwork was completed to close out the grant.
- d. Fire pump leaking and needs to be repaired – Greg’s Welding will provide a quote for this project.
- e. Generator to be repaired – 7/24/25 – The Board authorized the work to proceed. An invoice was received from TW Enterprises. The invoice wasn’t the full amount of what was approved. Water Guy will provide an update.
- f. Lead Rule / Service Lines Inventory – No update.
- g. An invoice was received for the flushing hydrant replacement by 432 Force Road. Jay Gomez reported that Stefanie Brown was going to provide an update, but she was not at the meeting.
- h. Insurance claim – Jay Gomez reported that the insurance should be covering homeowner claims that are in process.

IV. Unfinished Business

- a. Road work (Blade and Mag Chloride) – County grant was approved on 5/6/25 for blading and dust control. Project estimate \$9,814.00 / Grant (25% and 33%) \$3,093.38. Road work and mag chloride invoices received. Pay Request 1 for the grant was \$2,649.10 and was deposited in September. \$444.28 remains available on the grant. The grant is good for one year.
- b. Director election (March 17, 2026 – 2 directors for 4 years and 1 director for the remaining 2 years of a 4-year term) – Legal notice will run in the News-Record on November 25, 2025. Applications to be on the ballot are due between December 17, 2025, and January 6, 2025. The application is available from the Office of Cathey Consulting (307-685-8235) or online at www.catheyconsulting.net – click on Election Documents.

- c. Quotes for insurance – Jay Gomez reported that he is working with the insurance agent to keep insurance on the District’s property. The prior insurance company has reported that they are dropping the District’s insurance.

V. New Business

- a. Culverts for drainage for 39 and 43 Franklin – the road washed out and culverts need to be replaced to prevent that from happening again. Jay Gomez has priced culverts at Menards and Contractors Supply. Jay Gomez moved to authorize purchasing the culverts for 39 and 43 Franklin, and the Board will install the culverts. Jeremy Torrez seconded. Motion carried unanimously.
- b. The Board reviewed and signed the Local Government Annual Report Summary for fiscal year ending 6/30/25 to be submitted to the Department of Audit along with the Proof of Cash.

Jay Gomez adjourned the meeting at 4:41 p.m.

Next Meeting: Monday, October 20, 2025, 4:00 p.m.

The District holds regular monthly meetings. The next regular meeting date is included in the meeting minutes for each meeting.

2025 Meeting Dates:

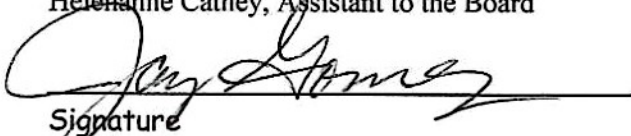
Mon., Oct. 20, 2025, 4:00 p.m./Mon., Nov. 17, 2025, 4:00 p.m./Mon. Dec. 15, 2025, 4:00 p.m.

A reminder to drivers of the 20 mph speed limit on the roads. If you see anyone speeding, call in the vehicle description to the Campbell County Sheriff’s office at 682-7271. They will investigate it.

Only the board members of the District have the authorization to direct the County on road work in the District. Any issues or concerns about activities of the District or road grading by the County should be directed to the board of directors. Homeowners are not authorized to be contacting the County to direct activities for the District.

UNLESS OTHERWISE INDICATED, 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,
 Helonanne Cathey, Assistant to the Board


 Signature

Jay Gomez
 Printed Name

10-20-25
 Date


 Signature

Jeremy Torrez
 Printed Name

10-27-25
 Date

Ronald J. Gomez, President / Alan Clark, Secretary/Treasurer / Jeremy Torrez, Director