

**Meadow Springs Improvement & Service District
Regular Meeting
MINUTES**

Thursday, February 12, 2026, 6:30 p.m.

Office of Cathey Consulting, 400 S Gillette Avenue, Suite 106, Gillette, Wyoming

BOARD MEMBERS PRESENT: Jennifer Zmiewski, Mike Zmiewski

BOARD MEMBERS APPROVED ABSENT: Aaron Johnson

OTHERS PRESENT: Helenanne Cathey

Mike Zmiewski called the meeting to order at 6:35 p.m.

- I. Minutes Approval** – Jennifer Zmiewski moved to approve the January 8, 2026, regular meeting minutes as presented. Mike Zmiewski seconded. Motion carried unanimously.
- II. Treasurer’s Report** – The financial information was reviewed. Jennifer Zmiewski moved to approve the Treasurer’s Report, pay bills as presented (listed below), and sign bank statements. Mike Zmiewski seconded. Motion carried unanimously.

Money Market (Savings) Account Balance From last Meeting:	\$27,237.02
01/31/26 Interest	\$0.22
BALANCE IN SAVINGS ACCOUNT PRIOR TO MEETING:	\$27,237.24

Checking Account Balance From last Meeting:	\$3,046.24
1/1-1/8/26 Deposits – Water	\$0
Adjusted Balance Forward:	\$3,046.24
1/9-1/31/26 Deposits – Water	\$602.45
01/31/26 Bank Service Charge	-\$2.00
02/05/26 Deposit – Xpress bill pay	\$753.76
Checking Account Balance Prior to Meeting:	\$4,400.45

BILLS PAID AT MEETING:

CHECK #	Vendor	Purpose	Amount
AUTO	City of Gillette	Inv. 2217174 Regional water 1/2-2/1/26 0 gal.	\$120.00
AUTO	Powder River Energy	Acct 3260827 Electricity 1/1-2/1/26	\$231.94
1953	Cathey Consulting	Inv. 8509 – Jan., admin./bookkeeping/compl.	\$400.00
1954	Water Guy	Inv. 2026-47 – Jan. water operator, billing, meter readings \$804.30	\$1,020.02
		Inv. 2026-156 – Installed raw water tap per EPA sanitary survey \$178.22	
		Inv. 2026-123 – Locate 11/4/25 \$37.50	
TOTAL BILLS PAID:			\$1,771.96
ENDING BALANCE IN CHECKING ACCOUNT:			\$2,628.49

- III. Well / Water Report** – The water, meter readings and electricity usages were reviewed.
- IV. Unfinished Business**
 - a. Water System Projects – No update.
 - i. On hold for now: Well / Pumphouse – Add more insulation (spray) to walls & top of the bldg.
- V. New Business**
 - a. Mike Zmiewski reported that he attended a class this morning for One Call of Wyoming (811) and provided an update. Water Guy has had some issues with One-Call because of the lack of As-Builts for water systems. State law says that every system is required to know where their utility lines are, but Water Guy has no way of knowing and neither do Board members. There was one system where Water Guy understood the water lines were in one place, but it turns out they weren’t, and the contractor hit the water line. It was an expensive situation.

The fiber optic lines have been buried almost directly over the water lines in some areas, so this is going to increase the cost for digging up a water line because a vac truck will be required to locate the fiber optic line in order to access the water line.

The person who did the class said they would look to see if there is any grant money available to help systems locate water lines.

While Water Guy does the locates for Meadow Springs, the responsibility for as-builts or knowing exactly where the water lines are lies with Meadow Springs. The District is responsible for knowing where the lines are.

- VI. Next Regular Meeting: Thursday, March 12, 2026, 6:30 p.m.** at the office of Cathey Consulting at 400 South Gillette Avenue, Suite 106 (K² Technologies Building – Entrance is on 4th Street), Gillette. Meetings are generally the second Thursday of the month at 6:30 p.m. However, meeting dates may be changed to accommodate Board member schedules.

2026 meetings (2nd Thursday of each month):

Thurs., Mar. 12, 2026, 6:30 p.m.

*Monday, April 13, 2026, 6:30 p.m. / Thurs., May 14, 2026, 6:30 p.m. / Thurs., June 11, 2026, 6:30 p.m.

Thurs., July 9, 2026, 6:30 p.m. / Thurs., Aug. 13, 2026, 6:30 p.m. / Thurs., Sep. 10, 2026, 6:30 p.m.

Thurs., Oct. 8, 2026, 6:30 p.m. / Thurs., Nov. 12, 2026, 6:30 p.m. / Thurs., Dec. 10, 2026, 6:30 p.m.

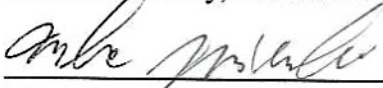
(*April meeting rescheduled to Monday, April 13th to accommodate Board member schedules.)

- VII. Adjourn:** Mike Zmiewski adjourned the meeting at 7:08 p.m.

NOTES:

- a. When the red flashing light comes on, it indicates the pump has stopped. CALL A BOARD MEMBER.
- b. Homeowner payments must be received no later than 5:00 p.m. the 20th of the month to avoid the \$20 late fee and possible disruption of service. Payments can be delivered to the office of Water Guy 512 WY-50.
- c. Check out Water Guy's Facebook page for information regarding water system issues. They will post information there when they are working on projects and when they are having issues with water systems. Go to www.wateryuywyoming.com for a link and for other information.

Respectfully submitted,
Helenanne Cathey, Assistant to the Board



Signature

Mike Zmiewski

Printed Name

3-12-2026

Date



Signature

Jennifer Zmiewski

Printed Name

March 12, 2026

Date

Mike Zmiewski, President (299-9902) / Aaron Johnson, Vice President /
Jennifer Zmiewski, Secretary/Treasurer (682-2187)