



conditioning repairs at the Museum. Chairman Basse asked Mr. Carver to provide him with warranty information on the equipment installed by Trane, Inc. during the WYECIP project so that any necessary changes may be made to the releases before they are signed.

### **Road & Bridge Monthly Report**

Road & Bridge Supervisor Dave Schlager reported that the latest round of grading has been completed. Mowing continues in the right of ways, and patch work is ongoing. An electric fence was removed from the County's right-of-way on Missouri Flats Road and the material returned to its owner. Gravel is being stockpiled at the Brown pit for work on Grass Creek Road. Mr. Schlager requested approval from the Commissioners to designate the road coming off Manning Road at the airport as Apron Road. This would open up a larger set of fire numbers for use at the airport. The Commissioners were amenable to this proposal.

### **Emergency Management Monthly Report**

Emergency Management Coordinator Bill Gordon provided the Commissioners with a copy of the BLM's Fire Restriction Order for Natrona, Converse, Platte and Goshen counties. This order has no effect on Hot Springs County, but is indicative of surrounding conditions. Mr. Gordon asked permission to post the names of County Board members on the County's website. The Commissioners directed staff to provide Mr. Gordon with a listing of County Board members for this purpose. Mr. Gordon provided the Commissioners with a copy of the OHS Jurisdictional Quarterly Report. Chairman Basse signed the report per Mr. Gordon's request.

### **Youth Alternatives Monthly Report**

Director Barb Rice reported there are currently six participants in her diversion program, and two community service assignments from Municipal Court. There were two 48-hour holds in July and one 72-hour Title 25 hold at the hospital. Ms. Rice will present her annual VOA grant application for signature at the August 18<sup>th</sup> meeting.

### **2015 Mill Levy Report**

Assessor Shelley Deromedi presented the 2015 Report of Valuation, Levies & Taxes for the Commissioners' consideration. Total assessed valuation for 2014 is \$230,839,867.00 for a total assessment amount including special districts levies and fee requests of \$14,950,711.00. John Lumley moved to approve the 2015 Report of Valuation, Levies & Taxes as presented and to direct the Assessor to place the mill levies and special fee requests on to the 2015 County tax rolls. Tom Ryan seconded the motion. Motion carried. The full mill levy listing document is available in the Clerk's Office for public viewing.

### **Tax Rebates / Supplementals**

Assessor Deromedi presented the following tax rebates for the Commissioners' approval. The accompanying supplemental tax notices have been processed through the Treasurer's Office.

1. **Rebate #10-15** – Parcel #438 for tax year 2011 (District 100) – WYO-BEN, INC. – Bentonite Production at Lucerne Pit, Group #098540 during 2010 - DOR NOVC 2015-0601 - DOR issued deficiency assessment as a result of an audit of 2010-2013 production, resulting in over assessment of 68,563 for the 2011 tax year. This necessitates a rebate of taxes in the amount of \$4431.02. John Lumley moved to approve rebate #10-15 to WYO-BEN, Inc. for tax year 2011 for Parcel #438 in the amount of \$4,431.02. Tom Ryan seconded the motion. Motion carried.

**Supplemental** processed through the Treasurer's Office as follows:

WYO-BEN, Inc. – DOR NOVC 2015-0601 - Parcel #438 for tax years 2012-2014 (District #100) – Bentonite Production at the Lucerne Pit, Group #098540, during 2011-2013. DOR issued deficiency assessment as a result of an audit of 2010-2013 production, resulting in the following under assessments:

Tax Year 2012 – Under assessment in the amount of 110,971, taxes in the amount of \$7,011.03.

Tax Year 2013 – Under assessment in the amount of 35,027, taxes in the amount of \$2,197.35.

Tax Year 2014 – Under assessment in the amount of 3,114, taxes in the amount of \$196.95.

2. **Rebate #11-15** – Parcel #438 for tax year 2014 (District 100) – WYO-BEN, INC. – Bentonite Production at Stucco-Greybull Pit, Group #090050 during 2013 - DOR NOVC 2015-0605 - DOR issued deficiency assessment as a result of an audit of 2010-2013 production, resulting in over

assessment of 1,557 for the 2014 tax year. This necessitates a rebate of taxes in the amount of \$98.47. John Lumley moved to approve rebate #11-15 to WYO-BEN, Inc. for tax year 2014 for Parcel #438 in the amount of \$98.47. Tom Ryan seconded the motion. Motion carried.

**Supplemental** processed through the Treasurer's Office as follows:

1. WYO-BEN, Inc. – DOR NOVC 2015-0605 - Parcel #438 for tax years 2011 & 2012 (District #100) – Bentonite Production at the Stucco-Greybull Pit, Group #090050, during 2010 & 2011. DOR issued deficiency assessment as a result of an audit of 2010-2013 production, resulting in the following under assessments:  
Tax Year 2011 – Under assessment in the amount of 184, taxes in the amount of \$11.89.  
Tax Year 2012 – Under assessment in the amount of 2,057, taxes in the amount of \$129.96.

**Supplemental** processed through the Treasurer's Office as follows:

2. WYO-BEN, Inc. – DOR NOVC 2015-0613 - Parcel #438 for tax year 2014 (District #100) – Bentonite Production at the Sage Creek- Lovell Pit, Group #098229, during 2013. DOR issued deficiency assessment as a result of an audit of 2010-2013 production, resulting in the following under assessments:  
Tax Year 2014 – Under assessment in the amount of 16, taxes in the amount of \$1.01.

### **TY Pickett Contract**

County Assessor Shelley Deromedi presented the annual contract with Thomas Y. Pickett & Company for the Commissioners' approval. This company assists the Assessor's office with tax valuations of industrial properties within the county. The County Attorney has reviewed and approved the content of the contract. Tom Ryan moved to approve the contract between Thomas Y. Pickett & Company and Hot Springs County for industrial appraisal assistance for fiscal year 2015-2016 in the amount of \$4,000.00. John Lumley seconded the motion. Motion carried

### **Museum Board Appointment**

The Commissioners reviewed the five applications received for the opening on the Museum Board created by the resignation of Brandi Voss. Ballots were completed and given to the Clerk for tabulation. Clerk Webber announced a unanimous vote for Carol Shaffer. Tom Ryan moved to appoint Carol Shaffer to the Museum Board to fill Brandi Voss' unexpired term and send a letter to all applicants thanking them for their interest. John Lumley seconded the motion. Motion carried.

### **Lippincott Hangar Ground Lease**

Tim and Sylvia Lippincott appeared before the Commissioners to review their proposed ground lease for a hangar at the new airport. After a partial review by the County Attorney, Tom Ryan moved to approve the Hangar Lot Ground Lease with Aero Plus, LLC contingent upon completion of the County Attorney's review and insertion of the figures and suggested modifications as agreed to by Aero Plus representatives. John Lumley seconded the motion. Discussion: GDA will be consulted regarding the modifications and will provide the necessary information regarding lot number and square footage. Motion carried. After further discussion with GDA, the annual lease will run July 1 – June 30<sup>th</sup>. Leases entered into during the year will be prorated and will renew on the July 1st following the beginning date of the lease.

### **Current Airport Fuel Situation Discussion**

The current FBO, Tim & Sylvia Lippincott, notified the Commissioners that there is approximately 1 ½ months of fuel left in the tank at the old airport at the current rate of usage. The Commissioners asked the FBO to order more fuel, with the agreement that any fuel left in the tank when the new airport opens will be purchased from the FBO by the County and transported to the new airport. Transportation of the fuel will be arranged by the County.

### **H Diamond W 4-H Camp Discussion**

H Diamond W 4-H Camp board member Ray Shaffer appeared before the Commissioners to give an update on the status of the improvements at the camp and request assistance from the Road & Bridge department in construction of further improvements. While giving his report earlier in the meeting, R&B Supervisor Dave Schlager had indicated a willingness to do this when his workers are in the area, subject to approval by the Commissioners. As the camp benefits many residents of the county, the Commissioners authorized the assistance by the Road & Bridge Department personnel and equipment.

### **Public Hearing – Ward Land Use Change Request**

Paul Ward has filed a Land Use Change request for approximately 14.0 acres of their property located in Government Lots 5 & 6 of Section 20, T45N, R96W, south of Sand Draw Road, east of its intersection with Lower Cottonwood Road (property address is 2671 West Sand Draw Road). The requested change is from agricultural use to industrial use to facilitate the development of a gravel pit. Chairman Basse opened the public hearing on the land use change request at 11:30 a.m. Planner Bo Bowman reviewed the activity on this change request to this point. The Land Use Planning Board has reviewed the request and forwarded it to the Commissioners with a “do-pass” recommendation, subject to the five conditions outlined in the Memorandum included in the packet provided to the Commissioners by Planner Bowman. The request does not cover any asphalt batch plant construction at the site of the gravel pit, and the applicant has no intention of constructing such a plant. Mr. Ward stated that the purpose of the pit is to provide raw gravel for road construction by an oil company conducting exploration in the area. After three calls for public comment, receiving none, Chairman Basse declared the hearing closed at 11:40 a.m. The Commissioners completed the Absolute and Relative Policies checklists, with Basse scoring the application a +10, Lumley a +5 and Ryan a +5. John Lumley moved to approve the Land Use Change request by Paul Ward for the approximately 14.0 acres of their property located in Government Lots 5 & 6 of Section 20, T45N, R96W, south of Sand Draw Road, east of its intersection with Lower Cottonwood Road from Agricultural Use to Industrial Use subject to the following five conditions:

1. A Weed Management Plan shall be submitted for the review and approval of staff.
2. When the gravel pit ceases to operate, the land shall be reclaimed in accordance with DEQ requirements and the Land Use Category of the property shall revert back to Agricultural.
3. This approval is for a commercial gravel pit only. Should the applicant wish to establish another Industrial use on the property, a new Land Use Change application must be approved by Hot Springs County.
4. All necessary state and federal permits (Air Quality, Stormwater Discharge, WYPDES, etc.) shall be obtained prior to the operation of the facility. Copies of all state and federal permits obtained shall be provided to the County Planning Office.
5. Should the applicant desire to haul gravel across BLM lands, a permit to do so must be obtained from the Bureau.

Tom Ryan seconded the motion. Motion carried.

### **Airport Update**

FAA AIP-04 / WYDOT-Aeronautics Division THP-11E Request for Reimbursement #15 – Jeremy Gilb presented FAA AIP 04 and WYDOT-Aeronautics Division THP-11E RFR #15 for the Commissioners’ approval. John Lumley moved approval of FAA Project 3-56-0043-04 RFR #15 in the amount of \$118,750.90. Tom Ryan seconded the motion. Motion carried. John Lumley moved approval of WYDOT-Aeronautics Division Project THP-11E RFR #15 in the amount of \$10,555.63. Tom Ryan seconded the motion. Motion carried.

FAA AIP-05 / WYDOT-Aeronautics Division ATHP-11F Request for Reimbursement #3 – Mr. Gilb presented FAA AIP-05 and WYDOT-Aeronautics Division ATHP 11F RFR #3 for the Commissioners’ approval. Tom Ryan moved approval of FAA Project 3-56-0043-05 RFR #3 in the amount of \$255,347.06. John Lumley seconded the motion. Motion carried. John Lumley moved approval of WYDOT-Aeronautics Division Project ATHP-11F RFR #3 in the amount of \$22,697.52. Tom Ryan seconded the motion. Motion carried.

WYDOT-Aeronautics Division THP-12A Request for Reimbursement #7 – Mr. Gilb presented WYDOT-Aeronautics Division THP-12A RFR #7 for the Commissioners’ approval. Tom Ryan moved approval of WYDOT-Aeronautics Division THP-12A RFR #7 in the amount of \$147,060.62. John Lumley seconded the motion. Discussion: Chairman Basse abstained from the vote due to his status as a subcontractor on the project. Motion carried.

Phase III & IV – Phase III is nearly complete, pending correction of the specified items as outlined in the State electrical inspection report. Phase IV is complete and waiting for submission of the final construction report and record drawings. Mr. Gilb reported that he has met with a geologist to discuss the

continued presence of the seep. Mr. Gilb's goal is to come up with a long term solution to be installed this fall.

#### Phase V Update

a. Change Order No. 1 – Phase V – Mr. Gilb presented Change Order No. 1 for Phase V of the airport project for the Commissioners' approval. This change order includes the installation of an antenna extension on the utility pole, UNICOM license for the new airport, the Cell Modem Kit for the NADIN connection, a 1-year service contract for the AWOS NADIN Service Data Collection, and removal of the 4-Year maintenance agreement for the AWOS system. John Lumley moved to approve Change Order No. 1 for Bid Schedules 1 & 2 of the Phase V project, effecting a net reduction in the contract cost of \$12,454.04. Tom Ryan seconded the motion. Motion carried.

b. FAA Approval – Rotating Beacon Project – The Commissioners received a letter of concurrence for the Rotating Beacon Project from the FAA. No action is required.

Fuel Tank Update – Plans and specifications for the new fuel system have been sent to the DEQ and the State Fire Marshall for review. When the plans are finalized, the project will be put out for competitive bid as a procurement project rather than a construction project. Tom Ryan moved to authorize GDA to begin advertising for the Fuel Tank Installation project as soon as possible. John Lumley seconded the motion. Motion carried. Tom Ryan moved to approve the Vice-Chairman's signature on the fuel system loan documents, subject to review and approval of the documents by the County Attorney. John Lumley seconded the motion. Motion carried.

Seal Coat & Mark Project – Mr. Gilb presented the Notice to Proceed for the Seal Coat & Pavement Marking Project for the Commissioners' consideration. John Lumley moved to sign the Notice to Proceed to Straight Stripe Painting, Inc. for the SC&PM project. Tom Ryan seconded the motion. Discussion: GDA is authorized to fill in the commencement date when the contractor begins work at the site. Motion carried.

Grand Opening Update – Clerk Webber presented the Certificate of Grant-In-Aid for the grand opening celebration at the new airport for the Commissioners' consideration. Tom Ryan moved to authorize the Chairman's signature on the Grand Opening Celebration Grant in the amount of \$5,000.00. John Lumley seconded the motion. Motion carried.

SRE Building Update – Construction continues on schedule for the SRE building.

AAA/AGIS – Tom Ryan moved approval of the Chairman's signature on the draft Letter of Reasonableness to the FAA for the Airport Airspace Analysis As-Built Survey, Establishment of Permanent Airport Control (PACS & SACS), and ALP Updates. John Lumley seconded the motion. Motion carried.

WACIP Update – Mr. Gilb presented the Wyoming Aviation Capital Improvement Plan (WACIP) Summary Sheet and the Pre-Application Sheets for the Commissioners' consideration. John Lumley moved to authorize the Chairman's signature on the Pre-Application Sheet for the 2019 Seal Coat & Mark Landside Pavement project, Priority No. 2. Tom Ryan seconded the motion. Motion carried. Tom Ryan moved to approve the Chairman's signature on the Pre-Application Sheets for 2019 Install Fuel Tanks, Repayment Phase I, Priority No. 4, and 2020 Install Fuel Tanks, Repayment Phase II, Priority No. 5. John Lumley seconded the motion. Motion carried. John Lumley moved to approve the Summary Sheet with the Priority Ranking as discussed. Tom Ryan seconded the motion. Motion carried. A copy of the Prioritized WACIP Summary Sheet is available in Clerk's office for public viewing.

#### **Change – Areas of Responsibility**

John Lumley moved to appoint Brad Basse as the Commission's liaison to the Hospital Board. Tom Ryan seconded the motion. Motion carried.

#### **Correspondence**

**HSC Museum** – Thank You

**Museum Board Minutes** – June, 2015

July, 2015 - Special

**Airport Monthly Operations Report** – July, 2015

**Chamber of Commerce Newsletter** – August, 2015

**State Board of Equalization** – State-Wide Mill Levies Resolution

**WYDOT** – Airport 5010 Inspection – Master Record Update

The Commissioners reviewed the correspondence items. No further action on the items was required at this time.

**Approve Bills**

The following bills were submitted for approval: (see attached). Payroll for July, 2015 - \$184,349.76

**Adjournment**

There being no further business to come before the Board at this time, Tom Ryan moved to adjourn. John Lumley seconded the motion. Chairman Basse declared the meeting adjourned at 2:55 p.m.

Attest:

\_\_\_\_\_  
Brad Basse, Chairman

\_\_\_\_\_  
Nina Webber, Clerk to the Board

**BILLS – JULY, 2015**

MATTHEW BENDER & CO.,INC. 536.62 / WACO WY ASSOC OF CO OFFICERS 560.00  
DEPARTMENT OF HEALTH 9,396.47 / RAMS HEAD FINANCIAL SERVICES 200.00  
WY ASSOC. OF SHERIFFS & CHIEFS 250.00 / JACK'S UNIFORM & EQUIPMENT 17.25  
ST. VINCENT HEALTHCARE 532.89 / I C S JAIL SUPPLIES INC. 458.00  
AFLAC (ACCOUNT #HW652) 571.51 / ENTERPRISES TECHNOLOGY SERVICES 14.00  
AIT LABORATORIES 720.00 / ALLEGIANCE BENEFIT PLAN MANGT, INC. 30,973.65  
AL'S METAL WORK, INC. 81.44 / ANITA WEISBECK 98.86  
CHARTER COMMUNICATIONS 192.11 / BARTON STAM 301.70 / BIG HORN WATER 115.60  
LONG BUILDING TECHNOLOGIES, INC. 3,262.93 / BLAIR'S SUPER MARKET 381.86  
BRENNA HUCKFELDT 38.65 / AMERITAS LIFE INSURANCE CORP, 617.30  
BRUCE N. "BO" BOWMAN 28.18 / CANYON CONCRETE SAND & GRAVEL 984.00  
CARDINAL HEALTH 411, INC. 2,939.50 / CHILDREN'S ADVOCACY PROJECT, INC. 3,000.00  
RED ROCK FAMILY PRACTICE 420.00 / U.S. POSTAL SERVICE 2,500.00  
THERMOPOLIS HARDWARE 308.57 / COLONIAL SUPPLEMENTAL INS. 34.70  
VERIZON WIRELESS 112.50 / VERIZON WIRELESS 49.27 / VERIZON WIRELESS 58.88  
VERIZON WIRELESS 157.92 / VERIZON WIRELESS 48.16 / CINDY MAGELKY 63.25  
DANIEL S. WEBBER 111.60 / DEBRA A. GERHARTER 18.88 / DIAMOND POINT 245,172.89  
DRIVERS LICENSE GUIDE COMPANY 29.95 / EMERGENCY COMMUNICATIONS 4,500.00  
ERIN BALLARD 495.74 / FIVE COUNTY JOINT POWERS BOARD 22,560.00  
FINISHING TOUCHES 95.00 / PINNACLE BANK OF THERMOPOLIS 46,779.73  
FORTE PAYMENT SYSTEMS, INC. 254.00 / FRANDSON SAFETY INC. 141.00  
MORTIMORE FUNERAL HOME 840.00 / GDA ENGINEERS 164,047.07 / GLOBALSTAR USA 715.44  
GOLUB ISABEL & CERVINO, P.C. 75,000.00 / GOTTSCHKE THERAPY REHAB WELLNESS 240.00  
GREENWOOD MAPPING, INC. 3,500.00 / MOUNTAIN WEST BUSINESS SOLUTIONS 66.95  
HIGH PLAINS POWER 84.13 / BHB NATURE & DISCOVERY CENTER JPB 500.00  
HOT SPRINGS CO. LIBRARY FOUNDATION 25,000.00 / HOT SPRINGS MUSEUM 18,750.00  
HOT SPRINGS COUNTY HEALTH INS ACCT 62,006.69  
HOT SPRINGS CO. SCHOOL DIST #1 4,745.11 / INDEPENDENT RECORD 4,197.80  
INDOFF INC. 754.71 / INLAND TRUCK PARTS & SERVICE 686.60  
JENNIFER CRAMER 132.25 / JOHN P. LUMLEY 631.86 / JOEY L JOHNSON 497.56  
JT AVIATION LLC 5,170.86 / MAILFINANCE 197.85 / MARCIA E. BEAN 261.80  
MARY A. GORDON 198.25 / HOT SPRINGS COUNSELING SERV. 600.00  
MERCK SHARP & DOHME CORP. 3,115.52 / MOORE MEDICAL, LLC 211.32  
MOTOROLA SOLUTIONS, INC. 1,898.99 / MOUNTAIN WEST ELECTRIC 307,933.92  
ONSTAR 199.90 / O'REILLY AUTO PARTS 542.74 / O'REILLY AUTO PARTS 39.98  
O'REILLY AUTO PARTS 270.72 / THE OFFICE SHOP, INC 765.58 / OWL LUMBER INC. 37.37  
PATTERSON CONSTRUCTION, INC. 620.00 / ROCKY MOUNTAIN POWER 4,527.44  
PAUL REED CONSTRUCTION & SUPPLY INC 545,011.75 / PERFORMANCE AUTO & GLASS 50.00  
PIZZA HUT 34.48 / PINNACLE BANK OF THERMOPOLIS 16,384.00

PINNACLE BANK OF THERMOPOLIS 3,084.00 / PRINT ZONE 52.00 / CENTURY LINK 1,311.99  
REESE & RAY'S IGA 42.70 / GORRELL & HOPKINSON, P.C. 270.00  
ROCKY MOUNTAIN INFO NETWORK, INC. 50.00 / RT COMMUNICATIONS, INC. 2,169.77  
SANOFI PASTEUR, INC. 1,064.18 / SHELLEY DEROMEDI 259.44  
SHOSHONE OFFICE SUPPLY 181.61 / SHOPKO STORES OPERATING CO., LLC 37.29  
HOT SPRINGS CO SENIOR CITIZENS INC 20.00 / THE STANDARD INS. CO. 1,482.70  
STAR PLUNGE 90.00 / SYSCO MONTANA, INC. 3,080.95 / TEPEE POOLS 144.00  
CENTRAL WYOMING TREE SERVICE 4,185.00 / TOWN OF THERMOPOLIS 1,663.30  
TRAVELING COMPUTERS, INC. 11,417.82 / TRACTOR & EQUIPMENT 221.74  
TRI COUNTY TELEPHONE ASSOC,INC 649.34 / VERIZON WIRELESS 85.46  
VERIZON WIRELESS 32.67 / VICKLUND PHARMACY 468.82 / VICKI M. NICHOLS 63.25  
PINNACLE BANK (VISA CARD ONE) 36.84 / PINNACLE BANK (VISA-CARD TWO) 34.04  
PINNACLE BANK (VISA CARD THREE) 454.63 / PINNACLE BANK (VISA CARD FIVE) 262.91  
PINNACLE BANK (VISA CARD SIX) 609.56 / PINNACLE BANK (VISA CARD SEVEN) 6.96  
PINNACLE BANK (VISA CARD EIGHT) 303.46  
PINNACLE BANK (VISA CARD 1-SHERIFF) 307.06  
PINNACLE BANK (VISA CARD 2-SHERIFF) 249.00  
PINNACLE BANK (VISA CARD 3-SHERIFF) 13.07  
PINNACLE BANK (VISA CARD 4-SHERIFF) 3.02 / W.A.R.M. PROPERTY INS. POOL 36,898.00  
THOMSON REUTERS - WEST 137.53 / WILLIAM F. GORDON 221.96  
WYOMING DEPT. OF WORKFORCE SERVICES 4,849.42 / WYOMING 4X4 INC. 1,571.26  
WYOMING CHILD SUPPORT ENFORCEMENT 250.00 / WYOMING DIVISION OF 339.00  
ORCHARD TRUST COMPANY 6,570.00 / WYOMING GAS 770.42 / WYOMING HEALTH FAIRS 35.00  
WYONET INC. 227.90 / WYO RETIREMENT SYSTEM 28,620.02  
036-NCPERS GROUP LIFE INS. 352.00