

Broken Wheel Ranch ISD Public Meeting Agenda-Amended  
May 27, 2021, 7pm  
Don Wooden Center, Alpine, WY 83128

1. Call to Order
2. ISD Members Present
3. Approval of May 28, 2020, Minutes
4. Treasurer's Report
5. Discussion of proposed fiscal year 2022 tax assessment:
  - a. Resolution No. 2021-1 (to be finalized and signed within 24 hours)
6. Discussion of proposed fiscal year 2022 budget:
  - a. Resolution No. 2021-2 (to be finalized and signed within 24 hours)
7. Discussion of ways to deal with overuse of well and water-hauling costs.
  - a. Discussion of items listed in Jennifer Zeer's email of May 25, 2021
  - b. Draft of Resolution 2021-3 (to be finalized and signed within 24 hours)
8. Discussion of updated contact list for the well project:
  - a. Resolution No. 2021-4 (to be finalized and signed within 24 hours)
9. Approval of Adjournment

Broken Wheel Ranch ISD Public Meeting

May 24, 2021, 7:00 pm

Don Wooden Center, Alpine, WY

SIGN-IN SHEET

Name

+ Annie

Address

Emmett McLaulin

268 Aspen Lane

SAM GWIN

400 ASPEN LANE

ADA AUSTIN

348 HAWTHORN

BOB AUSTIN

"

"

Dave & Tonya Penning

265 Hawthorne

Nick & Jess Cummings

212 Hawthorne

MARK MOSGELER & EVA FERRIGO

260 Hawthorn

Jenn Zeev

176 Aspen

Ann Turtur

215 Hawthorn

~~Anne~~

Derrel Feik

Hawthorn Lot 29

Sue & Fred Feik

Lot 21

+ Cherri  
~~Dave~~ Stoddard

Lot 4

Jill & Doug Franks

Lot ~~5~~ 5 + 6

Wanda & Brian Bittorf

Lot 3

**RESOLUTION NO. 2021-1**

**A RESOLUTION BY THE BOARD OF DIRECTORS OF THE BROKEN WHEEL RANCH IMPROVEMENT SERVICE DISTRICT OF INTENT TO PROVIDE FOR SPECIAL ASSESSMENT**


WHEREAS, the Board of Directors of the Broken Wheel Ranch Improvement Service District, pursuant to Wyoming Statutes §§18-12-116 and 18-12-117, conducted a public hearing on May 27, 2021, 7pm, at the Don Wooden Center, Alpine, WY, for the purpose of presenting this Resolution and hearing any public comments and/or objections to the FY22 special assessment.

NOW THEREFORE the Board of Directors of the Broken Wheel Ranch Improvement Service District, pursuant to Wyoming Statutes §18-12-116 and §18-12-117, hereby announces its intention to provide for a special assessment as follows:

- 1) The nature of the improvement proposed:
  - a. Improvements are needed to the culinary water system as described in the 2016 WWDC Level I Study (Study) completed by Sunrise Engineering, Inc. Since the completion of the Study, the water system has experienced shortages in water supply resulting in immediate need to drill a new water well source, as well address the deficiencies identified in the Study.
- 2) The extent of the district to be improved:
  - a. The proposed improvements will be of a benefit to the entire ISD.
- 3) The probable cost of the improvement is:
  - a. It is estimated that the total cost of the Project will be ONE MILLION AND FIFTEEN THOUSAND DOLLARS (\$1,015,000).
  - b. Funding from the following sources has been obtained:
    - i. Wyoming Water Development Commission - \$528,563 Grant
    - ii. Department of Agriculture, Rural Development - \$100,000 Grant
    - iii. State Revolving Fund - \$45,051.59 Grant, \$341,385.41 Loan (30 year loan at 2.5%)
- 4) The probable cost per unit of measurement as shown by the estimates of the qualified engineer:
  - a. The District is responsible for an estimated annual repayment of \$16,310.57, resulting in an annual assessment of \$450.00 per lot.

  
Robert Austin, Treasurer

Attest:

  
Peggy Gwin, President

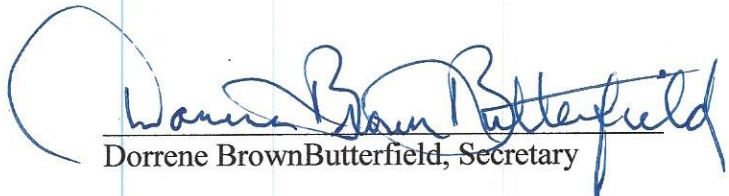
**RESOLUTION NO. 2021-2**

**A RESOLUTION BY THE BOARD OF DIRECTORS OF THE BROKEN WHEEL  
RANCH IMPROVEMENT SERVICE DISTRICT OF INTENT TO SET THE  
BUDGET FOR FISCAL YEAR 2022**

WHEREAS, the Board of Directors of the Broken Wheel Ranch Improvement Service District conducted a public hearing on May 27, 2021, 7pm, at the Don Wooden Center, Alpine, WY, for the purpose of presenting this Resolution and hearing any public comments and/or objections to the proposed FY22 budget.

NOW THEREFORE the Board of Directors of the Broken Wheel Ranch Improvement Service District hereby announces its intention to:

- 1) Approve the proposed budget for FY22 (see attached).

  
Dorrene BrownButterfield, Secretary

Attest:

  
Peggy Gwin, President

**Proposed Budget**

Broken Wheel Ranch Improvement & Service District	
Budget Hearing Information	
PO Box 3573	Location: Donn Wooden Civic Center
Alpine, WY 83128	Date: 5/27/2021
307-883-1781	Time: 7:00 PM
Lincoln County	Budget Prepared by: Robert Austin

S-A	BUDGET MESSAGE	W.S. 16-4-104(d)
<p>The District was formed to secure a source of water since the current well will not meet high demand needs and will not support future growth of the district. Due to geological characteristics of the District we have been forced to seek a well site outside the boundaries of the District. This has been a protracted search but we have found a site and hope to drill a well this summer. Copy</p>		
S-B	<b>RESERVE DESCRIPTION</b> Copy on file at <a href="http://www.brokenwheelranch.com">www.brokenwheelranch.com</a>	

S-C		
<b>Names of Board Members</b>	<b>Date of End of Term</b>	Does the district have regular office hours exceeding 20 hours per week? <span style="float: right;"><input type="checkbox"/> No</span>
Peggy Gwin	1/17/23	
Dorrenne Butterfield	1/17/25	
Robert Austin	1/17/23	

**If no above:** Are the records on file with the County Clerk as required by W.S. 16-12-303(c)? ☐ Yes

Where are the minutes of your board meeting available for public review?

How and where are the notices of meeting posted for the public?

Where are the public meetings held?



## PROPOSED BUDGET SUMMARY

OVERVIEW		2019-2020 Actual	2020-2021 Estimated	2021-2022 Proposed	Pending Approval
S-1	Total Budgeted Expenditures	\$14,328	\$310,150	\$310,750	\$310,750
S-2	Total Principal to Pay on Debt	\$0	\$0	\$0	\$0
S-3	Total Change to Restricted Funds	\$0	\$0	\$0	\$0
S-4	Total General Fund and Forecasted Revenues Available	\$637,136	\$737,136	\$719,369	\$633,573
S-5	Amount requested from County Commissioners	\$8,352	\$8,352	\$8,352	\$8,352
S-6	Additional Funding Needed :			\$0	\$0

REVENUE SUMMARY		2019-2020 Actual	2020-2021 Estimated	2021-2022 Proposed	Pending Approval
S-7	Operating Revenues	\$8,064	\$8,064	\$8,064	\$8,064
S-8	Tax levy (From the County Treasurer)	\$8,352	\$8,352	\$8,352	\$8,352
S-9	Government Support	\$0	\$0	\$0	\$0
S-10	Grants	\$573,615	\$673,615	\$655,464	\$569,670
S-11	Other County Support (Not from Co. Treas.)	\$0	\$0	\$0	\$0
S-12	Miscellaneous	\$0	\$0	\$0	\$0
S-13	Other Forecasted Revenue	\$7,680	\$7,680	\$8,064	\$8,064

S-14	Total Revenue	\$597,711	\$697,711	\$679,944	\$594,150
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FY 7/1/21-6/30/22

Broken Wheel Ranch Improvement & Service District

EXPENDITURE SUMMARY		2019-2020 Actual	2020-2021 Estimated	2021-2022 Proposed	Pending Approval
S-15	Capital Outlay	\$0	\$300,000	\$300,000	\$300,000
S-16	Interest and Fees On Debt	\$0	\$0	\$0	\$0
S-17	Administration	\$6,828	\$4,900	\$5,200	\$5,200
S-18	Operations	\$7,500	\$5,250	\$5,550	\$5,550
S-19	Indirect Costs	\$0	\$0	\$0	\$0
S-20R	Expenditures paid by Reserves	\$0	\$0	\$0	\$0
S-20	Total Expenditures	\$14,328	\$310,150	\$310,750	\$310,750

DEBT SUMMARY		2019-2020 Actual	2020-2021 Estimated	2021-2022 Proposed	Pending Approval
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S-21	Principal Paid on Debt	\$0	\$0	\$0	\$0
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CASH AND INVESTMENTS		2019-2020 Actual	2020-2021 Estimated	2021-2022 Proposed	Pending Approval
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S-22	TOTAL GENERAL FUNDS	\$39,425	\$39,425	\$39,425	\$39,425
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### Summary of Reserve Funds

S-23	Beginning Balance in Reserve Accounts				
S-24	a. Sinking and Debt Service Funds	\$0	\$0	\$0	\$0
S-25	b. Reserves	\$12,000	\$12,000	\$12,000	\$12,000
S-26	c. Bond Funds	\$0	\$0	\$0	\$0
	<b>Total Reserves (a+b+c)</b>	\$12,000	\$12,000	\$12,000	\$12,000
S-27	Amount to be added				
S-28	a. Sinking and Debt Service Funds	\$0	\$0	\$0	\$0
S-29	b. Reserves	\$0	\$0	\$0	\$0
S-30	c. Bond Funds	\$0	\$0	\$0	\$0
	<b>Total to be added (a+b+c)</b>	\$0	\$0	\$0	\$0
S-31	Subtotal	\$12,000	\$12,000	\$12,000	\$12,000
S-32	Less Total to be spent	\$0	\$0	\$0	\$0
S-33	TOTAL RESERVES AT END OF FISCAL YEAR	\$12,000	\$12,000	\$12,000	\$12,000

End of Summary

Budget Officer / District Official (if not same as "Submitted by") \_\_\_\_\_ Date adopted by Special District \_\_\_\_\_

DISTRICT ADDRESS: PO Box 3573  
Alpine, WY 83128

PREPARED BY: Robert Austin

DISTRICT PHONE: 307-883-1781

## Proposed Budget

Broken Wheel Ranch Improvement & Service District

FYE 6/30/2022

NAME OF DISTRICT/BOARD

### PROPERTY TAXES AND ASSESSMENTS

	DOA Chart of Accounts	2019-2020 Actual	2020-2021 Estimated	2021-2022 Proposed	Pending Approval
R-1	<b>Property Taxes and Assessments Received</b>				
R-1.1	<b>Tax Levy (From the County Treasurer)</b>	4001	\$8,352	\$8,352	\$8,352
R-1.2	Other County Support (see note on the right)	4005			

### FORECASTED REVENUE

	DOA Chart of Accounts	2019-2020 Actual	2020-2021 Estimated	2021-2022 Proposed	Pending Approval
R-2	<b>Revenues from Other Governments</b>				
R-2.1	State Aid	4211			
R-2.2	Additional County Aid (non-treasurer)	4237			
R-2.3	City (or Town) Aid	4237			
R-2.4	Other (Specify)	4237			
R-2.5	<b>Total Government Support</b>		\$0	\$0	\$0
R-3	<b>Operating Revenues</b>				
R-3.1	Customer Charges	4300	\$8,064	\$8,064	\$8,064
R-3.2	Sales of Goods or Services	4300			
R-3.3	Other Assessments	4503			
R-3.4	<b>Total Operating Revenues</b>		\$8,064	\$8,064	\$8,064
R-4	<b>Grants</b>				
R-4.1	Direct Federal Grants	4201	100.00		
R-4.2	Federal Grants thru State Agencies	4201	\$45,052		
R-4.3	Grants from State Agencies	4211	\$528,563	\$569,670	\$569,670
R-4.4	<b>Total Grants</b>		\$573,615	\$655,464	\$569,670
R-5	<b>Miscellaneous Revenue</b>				
R-5.1	Interest	4501			
R-5.2	Other: Specify _____	4500			
R-5.3	Other: Additional _____				
R-5.4	<b>Total Miscellaneous</b>		\$0	\$0	\$0
R-5.5	<b>Total Forecasted Revenue</b>		\$581,679	\$681,679	\$663,528
R-6	<b>Other Forecasted Revenue</b>				
R-6.1	a. Other past due as estimated by Co. Treas.	4004			
R-6.2	b. Other forecasted revenue (specify):				
R-6.3	Monthly Water Bill	4500	\$7,680	\$7,680	\$8,064
R-6.4		4500			
R-6.5					
R-6.6	<b>Total Other Forecasted Revenue (a+b)</b>		\$7,680	\$7,680	\$8,064

# Proposed Budget

Broken Wheel Ranch Improvement & Service District  
NAME OF DISTRICT/BOARD

FYE 6/30/2022

## CAPITAL OUTLAY BUDGET

	DOA Chart of Accounts	2019-2020 Actual	2020-2021 Estimated	2021-2022 Proposed	Pending Approval
<b>E-1 Capital Outlay</b>					
E-1.1 Real Property	6201		\$110,000	\$110,000	\$110,000
E-1.2 Vehicles	6210				
E-1.3 Office Equipment	6211				
E-1.4 Other (Specify)					
E-1.5 Drill Well	6200		\$190,000	\$190,000	\$190,000
E-1.6	6200				
E-1.7					
E-1.8 <b>TOTAL CAPITAL OUTLAY</b>		\$0	\$300,000	\$300,000	\$300,000

## ADMINISTRATION BUDGET

	DOA Chart of Accounts	2019-2020 Actual	2020-2021 Estimated	2021-2022 Proposed	Pending Approval
<b>E-2 Personnel Services</b>					
E-2.1 Administrator	7002				
E-2.2 Secretary	7003				
E-2.3 Clerical	7004				
E-2.4 Other (Specify)					
E-2.5	7005				
E-2.6	7005				
E-2.7					
<b>E-3 Board Expenses</b>					
E-3.1 Travel	7011				
E-3.2 Mileage	7012				
E-3.3 Other (Specify)					
E-3.4	7013				
E-3.5	7013				
E-3.6					
<b>E-4 Contractual Services</b>					
E-4.1 Legal	7021	\$3,628	\$3,000	\$3,000	\$3,000
E-4.2 Accounting/Auditing	7022	\$3,200	\$1,500	\$1,800	\$1,800
E-4.3 Other (Specify)					
E-4.4 Malware Protection	7023		\$150	\$150	\$150
E-4.5	7023				
E-4.6					
<b>E-5 Other Administrative Expenses</b>					
E-5.1 Office Supplies	7031		\$250	\$250	\$250
E-5.2 Office equipment, rent & repair	7032				
E-5.3 Education	7033				
E-5.4 Registrations	7034				
E-5.5 Other (Specify)					
E-5.6	7035				
E-5.7	7035				
E-5.8					
<b>E-6 TOTAL ADMINISTRATION</b>		\$6,828	\$4,900	\$5,200	\$5,200



# Proposed Budget

Broken Wheel Ranch Improvement & Service District

FYE 6/30/2022

## OPERATIONS BUDGET

### E-7 Personnel Services

E-7.1 Wages--Operations

E-7.2 Service Contracts

E-7.3 Other (Specify)

E-7.4

E-7.5

E-7.6

### E-8 Travel

E-8.1 Mileage

E-8.2 Other (Specify)

E-8.3

E-8.4

E-8.5

### E-9 Operating supplies (List)

E-9.1

E-9.2

E-9.3

E-9.4

E-9.5

### E-10 Program Services (List)

E-10.1

E-10.2

E-10.3

E-10.4

E-10.5

### E-11 Contractual Arrangements (List)

E-11.1 Legal

E-11.2 Accounting/Auditing

E-11.3 Malware Protection

E-11.4

E-11.5

### E-12 Other operations (Specify)

E-12.1 Education

E-12.2 Registrations

E-12.3

E-12.4

E-12.5

### E-13 TOTAL OPERATIONS

DOA Chart of Accounts	2019-2020 Actual	2020-2021 Estimated	2021-2022 Proposed	Pending Approval
7202				
7203				
7204				
7204				
7211				
7212				
7212				
7220				
7220				
7220				
7220				
7230				
7230				
7230				
7230				
7400	\$6,000	\$3,000	\$3,000	\$3,000
7400	\$1,500	\$1,500	\$1,800	\$1,800
7400		\$250	\$250	\$250
7400				
7450		\$250	\$250	\$250
7450		\$250	\$250	\$250
7450				
7450				
	\$7,500	\$5,250	\$5,550	\$5,550

# Proposed Budget

Broken Wheel Ranch Improvement & Service District

FYE 6/30/2022

## INDIRECT COSTS BUDGET

	DOA Chart of Accounts	2019-2020 Actual	2020-2021 Estimated	2021-2022 Proposed	Pending Approval
<b>E-14 Insurance</b>					
E-14.1 Liability	7502				
E-14.2 Buildings and vehicles	7503				
E-14.3 Equipment	7504				
E-14.4 Other (Specify)					
E-14.5	7505				
E-14.6	7505				
E-14.7					
<b>E-15 Indirect payroll costs:</b>					
E-15.1 FICA (Social Security) taxes	7511				
E-15.2 Workers Compensation	7512				
E-15.3 Unemployment Taxes	7513				
E-15.4 Retirement	7514				
E-15.5 Health Insurance	7515				
E-15.6 Other (Specify)					
E-15.7	7516				
E-15.8	7516				
E-15.9					
<b>E-17 TOTAL INDIRECT COSTS</b>		\$0	\$0	\$0	\$0

## DEBT SERVICE BUDGET

	DOA Chart of Accounts	2019-2020 Actual	2020-2021 Estimated	2021-2022 Proposed	Pending Approval
<b>D-1 Debt Service</b>					
D-1.1 Principal	6401				
D-1.2 Interest	6410				
D-1.3 Fees	6420				
<b>D-2 TOTAL DEBT SERVICE</b>		\$0	\$0	\$0	\$0

# Proposed Budget

Broken Wheel Ranch Improvement & Service District  
NAME OF DISTRICT/BOARD

FYE 6/30/2022

## GENERAL FUNDS

		End of Year	Beginning	Beginning	
		2019-2020	2020-2021	2021-2022	Pending
		Actual	Estimated	Proposed	Approval
DOA Chart of Accounts					
C-1	Balances at Beginning of Fiscal Year				
C-1.1	General Fund Checking	1010	\$27,425	\$27,425	\$27,425
C-1.2	Savings and Investments	1040		\$0	
C-1.3	General Fund CD Balance	1050		\$0	
C-1.4	All Other Funds	1020	\$12,000	\$12,000	\$12,000
C-1.5	Reserves (From Below)		\$12,000	\$12,000	\$12,000
C-1.6	Total Estimated Cash and Investments on Hand		\$51,425	\$51,425	\$51,425
C-2	General Fund Reductions:				
C-2.1	a. Unpaid bills at FYE	2010			
C-2.2	b. Reserves		\$12,000	\$12,000	\$12,000
C-2.3	Total Deductions (a+b)		\$12,000	\$12,000	\$12,000
C-2.4	Estimated Non-Restricted Funds Available		\$39,425	\$39,425	\$39,425

## DOA Chart of Accounts

## SINKING & DEBT SERVICE FUNDS

1070

		2019-2020	2020-2021	2021-2022	Pending
		Actual	Estimated	Proposed	Approval
C-3	Beginning Balance in Reserve Account (end of previous year)		\$0	\$0	
C-3.2	Date of Reserve Approval in Minutes:				
C-3.3	Amount to be added to the reserve				
C-3.4	Date of Reserve Approval in Minutes:				
C-3.5	SUB-TOTAL	\$0	\$0	\$0	\$0
C-3.6	Identify the amount and project to be spent				
C-3.7	a. _____				
C-3.8	b. _____				
C-3.9	c. _____				
C-3.10	Date of Reserve Approval in Minutes:				
C-3.11	TOTAL CAPITAL OUTLAY (a+b+c)	\$0	\$0	\$0	\$0
C-3.12	Balance to be retained	\$0	\$0	\$0	\$0

## RESERVES

1090

		2019-2020	2020-2021	2021-2022	Pending
		Actual	Estimated	Proposed	Approval
C-4	Beginning Balance in Reserve Account (end of previous year)		\$12,000	\$12,000	\$12,000
C-4.2	Date of Reserve Approval in Minutes:				
C-4.3	Amount to be added to the reserve				
C-4.4	Date of Reserve Approval in Minutes:				
C-4.5	SUB-TOTAL	\$12,000	\$12,000	\$12,000	\$12,000
C-4.6	Identify the amount and project to be spent				
C-4.7	a. _____				
C-4.8	b. _____				
C-4.9	c. _____				
C-4.10	Date of Reserve Approval in Minutes:				
C-4.11	TOTAL OTHER RESERVE OUTLAY (a+b+c)	\$0	\$0	\$0	\$0
C-4.12	Balance to be retained	\$12,000	\$12,000	\$12,000	\$12,000

## BOND FUNDS

1060

		2019-2020	2020-2021	2021-2022	Pending
		Actual	Estimated	Proposed	Approval
C-5	Beginning Balance in Reserve Account (end of previous year)		\$0	\$0	
C-5.2	Date of Reserve Approval in Minutes:				
C-5.3	Amount to be added to the reserve				
C-5.4	Date of Reserve Approval in Minutes:				
C-5.5	SUB-TOTAL	\$0	\$0	\$0	\$0
C-5.6	Identify the amount and project to be spent				
C-5.7	Date of Reserve Approval in Minutes:				
C-5.8	Balance to be retained	\$0	\$0	\$0	\$0
C-5.9	TOTAL TO BE SPENT	\$0	\$0	\$0	\$0



**RESOLUTION NO. 2021-3**  
**A RESOLUTION BY THE BOARD OF DIRECTORS OF THE BROKEN WHEEL**  
**RANCH IMPROVEMENT SERVICE DISTRICT OF INTENT TO**  
**TEMPORAILTY INCREASE MONTHLY WATER FEES AND CREATE A**  
**REGISTRY IN WHICH TO RECORD THE NUMBER OF PEOPLE IN EACH**  
**HOME IN EVERY TIMEFRAME FROM NOW UNTIL SUCH TIME AS THE**  
**NEW WELL IS FULLY OPERATIONAL AND THE ADDITIONAL STORAGE**  
**TANK HAS BEEN INSTALLED**

**WHEREAS**, the Board of Directors of the Broken Wheel Ranch Improvement Service District conducted a public hearing on May 27, 2021, 7pm, at the Don Wooden Center, Alpine, WY, for the purpose of discussing the overuse of the current well, water hauling costs, and how to deal therewith between now and such time as the new well is fully operational.

**NOW THEREFORE** the Board of Directors of the Broken Wheel Ranch Improvement Service District hereby announces its intention to:

1) Increase the monthly water fees for all Broken Wheel Ranch water users from \$32 total per month to \$50 total per month (\$30 for Operations and Maintenance (O&M); \$20 per month for water), beginning July 2021, until such time as the new well is fully operational and the additional storage tank has been installed, at which time the O&M fees will revert to \$12. This increase in O&M fees will be used to cover water-hauling costs as needed.

2) Having a lot of persons (potentionally 40 or more) in the BWR homes at the same time could create water overuse situations. At the suggestion of our well master, we would like to create an online registry for all Broken Wheel Ranch homeowners and/or property managers to input the number of persons beyond six (6) in their homes for three (3) consecutive days or more to allow the Board and the well master to better plan for the possibilities of well overuse and the potential need for hauling water. All owners and/or property managers will be encouraged to keep such registry up to date until such time as the new well system is fully operational and we are no longer dependent on the original well only. Details of such registry will be worked out and communicated to all owners within the next 14 days.



Robert Austin, Treasurer

Attest:

  
Peggy Gwin, President

**RESOLUTION NO. 2021-4**

**A RESOLUTION REPLACING RESOLUTION NO. 2017-6  
REGARDING NAMING OF CONTACT PERSONS FOR THE  
BROKEN WHEEL RANCH SPECIAL DISTRICT WELL PROJECT**

**WHEREAS**, the Board of Directors of the Broken Wheel Ranch Improvement and Service District, hereinafter the "Board of Directors," duly assembled on the 27<sup>th</sup> day of May 2021, said meeting called partially for the purpose of discussing the naming of contact persons for the Broken Wheel Ranch Improvement and Service District well project.

**WHEREAS**, the Board of Directors, after discussion on the need for coordination of the well project between the Broken Wheel Ranch Improvement and Service District and all parties (both private and government) involved with the well project, Broken Wheel Ranch and Improvement District hereby finds that:

1. Certain board members will be named as contact persons for all parties (both private and government) involved with the well project.

**WHEREFORE BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE  
BROKEN WHEEL RANCH IMPROVEMENT AND SERVICE DISTRICT** that:

- a. Dorrene BrownButterfield will be named the main contact person for all entities involved with the well project; and
- b. Robert "Bob" Austin will be the named financial contact person for all entities involved with the well project; and
- c. Margaret "Peggy" Gwin will be named the alternate contact person for all entities involved with the well project, as needed.

BY: Margaret Gwin  
Margaret Gwin, President

ATTEST:

BY: Robert Austin  
Robert Austin, Treasurer



# MINUTES OF BROKEN WHEEL RANCH ISD PUBLIC MEETING

May 27, 2021, 7pm

Don Wooden Center, Alpine, WY

Members Present: Peggy Gwin, Robert Austin, Dorrene BrownButterfield, Ada Austin, Sam Gwin, Eva Perrigo, Mark Mosgeller, Tonya Penning, Dave Penning, Nick Cummings, Jess Cummings, Emmett McLaulin, Annie McLaulin, Jenn Zeer, Ann Turtur, Darrell Feik, Sue Feik, Fred Feik, Cherri Stoddard, Jill Franks, Doug Franks

Board Members Present: Peggy Gwin, Robert Austin, Dorrene BrownButterfield

Call to Order: Meeting was called to order by Peggy Gwin at 7:14pm.

Minutes: The minutes of the May 28, 2020, public meeting were reviewed, approved unanimously, and signed.

## Treasurer's Report:

Checking account balance	=	\$29,725.18
Obligations	=	\$1,088.00 (prepaid monthly water fees received)
Current fees	=	\$40.00 check (for room for meeting)
Amount in Loan		
repayment account	=	\$12,0013.66

## Water Hauling Costs:

March 5 thru 8, 2021 Water hauling costs were 7,200 gallons for total cost of \$1,427.44.

August 18, 2018 were 900 gallons for total cost of \$675.00.

Proposed 2022 Budget has been completed and will be forwarded to Cheyenne on time.

## Resolutions:

Resolution No. 2021-1 (reestablishing the \$450 per lot tax assessment, per state statute requirements, for FY22) was discussed.

Resolution No. 2021-1 was approved unanimously.

Resolution No. 2021-2 (setting the Proposed FY22 budget) was discussed.

Resolution No. 2020-2 was approved unanimously.

Resolution No. 2021-3 (increasing O&M monthly fees for water until such time as the new well is up and running and the new storage tank is in to aid in paying for probable needed water hauling) was discussed, with further questions and answers following the formal meeting.

Resolution No. 2021-3 was modified per discussion and approved unanimously.

Resolution No. 2021-4 (naming Gwin, Austin, and BrownButterfield as contacts for the well project) was discussed.

Resolution No. 2021-4 was approved unanimously.

Approval of Adjournment: All parties approved adjournment at 8:06pm.

*Respectfully Submitted by Dorrene BrownButterfield, Secretary*

Approval of Minutes:

\_\_\_\_\_  
Peggy Gwin, President

\_\_\_\_\_  
Date

\_\_\_\_\_  
Robert Austin, Treasurer

\_\_\_\_\_  
Date

DRAFT