

Wheatland, Wyoming
January 11, 2010

RECORD OF PROCEEDINGS FOR THE
GOVERNING BODY OF THE
TOWN OF WHEATLAND

A regular meeting of the Town Council of the Town of Wheatland, Platte County, State of Wyoming was held in the Council Room of the Town Hall at 7:00 P.M., Monday, January 11, 2010.

Mayor Hensel called the meeting to order and upon roll call it was found that the following were present: Councilmen Madsen, Shoemaker and Evans and Councilwoman Sluss. Also present were Town Clerk/Treasurer, Cindy Kahler and Attorney, Doug Weaver.

Mayor Hensel stated that he needed to amend the agenda by adding a report from Platte County Nursing Home Director, Nancy Glaubke under "Reports", a Resolution for the Wyoming Municipal Power Agency under "Old Business" and a sewer damage claim under "New Business". A motion was made by Councilman Evans and seconded by Councilman Madsen to approve the agenda as amended. Motion carried 4-0.

The minutes of the regular meeting held on December 14, 2009 were presented. A motion was made by Councilman Shoemaker and seconded by Councilwoman Sluss to approve the minutes of the regular meeting held on December 14, 2009 as presented. Motion carried 4-0.

The vouchers for the month of December were presented for payment. A motion was made by Councilwoman Sluss and seconded by Councilman Madsen to approve the vouchers for payment as presented. Motion carried 4-0. The vouchers are as follows: Airgas-supplies-51.64; Allen's Parts - veh maint-28.28; American Cemetery Supply-supplies-11.98; Andrew Starr-Snap On-supplies-435.22; Atlas Office Products-supplies-29.64; Bard Ranch-tire baling-1820.00; Dennis Becker-contract labor-500.00; Bob Ruwart Motors-veh maint-176.54; Carolina Software-computer support-200.00; Cat. Financial Services-payment-31,837.94; Chemsearch-supplies-434.27; Communicom Services-internet-195.85; Contractors Materials-supplies-14.90; Crescent Electric-supplies-1300.81; Dana Kepner-supplies-5080.27; DBC Irrigation-supplies-80.94; Dean Hensel-mayor salary-300.00; Doug Weaver-attorney fees-1750.00; Double D Cleaning-janitorial-325.00; Drube's Supply-supplies-240.41; Energy Labs-testing-170.00; Farm Plan-supplies-8529; Fat Boy's-veh maint-706.30; Fig U Rose-supplies-625.00; Gases Plus-supplies- 251.37; Huffer's Food Pride-supplies-112.92; IACP-supplies-120.00; Jack's Electric-supplies-42.53; Jason Neimi-school-150.00; Source Gas-heat-5892.87; Kriz-Davis-supplies-146.77; Lathrop Equip-supplies-672.00; Lawson Products-supplies-131.63; Lynn Peavey-supplies-19.95; Alan Madsen-council salary-100.00; McDonald Family Enterprises-supplies-

157.50; Mikes Printing-supplies-1185.48; Mike's Priority Shipping-freight-50.14; HSBC Bus. Solutions-supplies-104.97; One Call of Wyoming-dues-51.25; Pamida-supplies-748.85; Partsmaster-supplies-929.90; P.C. Record Times-adv-1844.64; Piper's-supplies-79.88; Platte Valley National Bank-payment-9624.99; Bob Shoemaker-council salary-100.00; Riverton Fire Dept-fire school-630.00; Safeway-supplies-218.37; Scott Scheller-contract labor-200.00; Sparkletts-supplies-37.48; Sirchie Fingerprint Labs-supplies-224.29; Sue Sluss-council salary-100.00; State Chemical Mfg.-supplies-314.28; State of Wyoming-sales tax-10,848.72; Sunshot Engineering-engineering-160.00; TW Enterprises-supplies-1080.64; Team Labs-supplies- 167.00; The Light House-supplies-16.36; Tomahawk Motor Lodge-lodging-630.00; North Platte Phys. Therapy-fitness program-181.00; Town of Wheatland-petty cash-1002.89; Traveler-ins.-128.00; TriHydro-landfill monitoring-1395.28; Verizon Wireless-phones-480.36; WWQ & PCA-dues-60.00; Wagner Electronics-supplies-676.31; Wheatland Automotive-veh maint-770.75; Wheatland Coop-gas & dsl-3998.13; Wheatland Vol. Fire Dept.-expenses-639.77; Bloedorn Lumber-supplies-713.64; Wheatland REA-power-1907.16; WPOA Sec.-Dues-90.00; Wyo. Community Gas-expenses-11.33; Wyo. Dept. Of Ag.-scale license-25.00; WAM-postage-35.00; Wyoming Dept. Of Employment-workers comp-5341.86; Wyoming Machinery-supplies-8401.23; Wyoming Retirement-retirement-2100.00; Xerox Corp-copiers-415.11; Payroll-total salaries-169,447.12; Wyo. Mun. Power Agency-power-164,859.35; Sunshot Eng.-wastewater project-3300.00; Sunshot Engineering-fire hall project-1272.50; Wester-Wetstein-BM#3-263.76; Architectural Means-fire hall project-16,094.00; Total Vouchers-\$467,154.61

Mayor Hensel presented longevity awards to Electric Dept. Supt. Mike Taylor for thirty years of service and Electric Dept. Foreman, Ken Pinneo for twenty-five years of service to the Town of Wheatland.

Clerk/Treasurer, Cindy Kahler presented the financial report. A motion was made by Councilman Evans and seconded by Councilman Madsen to approve the financial report as presented and place it on file. Motion carried 4-0.

Mayor Hensel introduced Platte County Nursing Home Director, Nancy Glaubke. Ms. Glaubke stated that she has been in Wheatland since November 1st when Rural Health took over management of the Platte County Nursing Home. She stated that they are in the process of making several cosmetic changes such as painting and carpeting. There has been a grant written to install new windows and possibly some air conditioning. She indicated that there has been a new call light system installed which will improve the efficiency of response times. Ms. Glaubke stated they have instituted a dining room assistance program utilizing people other than full time personnel to assist residents at meal time. She stated that anyone participating in the program has to complete and pass an eight hour course. She stated that she has been very impressed with the support that the nursing home receives from the community and she looks forward to it continuing.

Mayor Hensel stated that the Council had received reports from the Police Dept., Public Works, Planning Office, Building Inspector, Fire Dept., Fire Hall Project, Municipal Court, P.C. Chamber of Commerce and since there were no questions or concerns voiced, the reports would

be placed on file.

Proposed Ordinance No. 749 was presented on third and final reading. A motion was made by Councilman Madsen and seconded by Councilwoman Sluss to approve proposed Ordinance No. 749 on third reading and final passage. Motion carried 4-0. Ordinance No. 749 follows in its entirety.

ORDINANCE NO. 749

AN ORDINANCE AMENDING ORDINANCE NO. 742 ESTABLISHING RATES FOR ELECTRICAL SERVICE FOR THE TOWN OF WHEATLAND.

BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF WHEATLAND, WYOMING:

There is hereby established the following monthly rates for electricity provided to consumers by the Town of Wheatland:

Section 1.

Residential

Service Charge	\$7.00/mo/meter
0-500 KWH	0.077/KWH
OVER 500 KWH	0.072/KWH

Section 2.

Residential Customers having residences heated entirely with electric heat

Service Charge	\$7.00/mo/meter
0-500 KWH	0.077/KWH
501-2000 KWH	0.072/KWH
Over 2000	0.063/KWH

Section 3.

Commercial

Service Charge	\$13.75/mo/meter
0-500 KWH	0.125/KWH
500-2000 KWH	0.091/KWH
Over 2000 KWH	0.077/KWH

Section 4.

Large Commercial

Service Charge	\$48.25/mo/meter
0-2000 KWH	\$0.139 KWH
2001-20,000 KWH	\$0.063/KWH
Over 20,000 KWH	\$0.034/KWH

Demand Charge

\$10.80/KWH (over 30)

Section 5.

Mercury Vapor light,
Dawn to Dusk service

\$9.75 per month

Section 6. Ordinance No. 501, 620, 649,695, 731 and 742 and all other ordinances in conflict with this ordinance is hereby repealed.

This ordinance shall become effective the first day of February, 2010.

Passed and approved this 9th day of November, 2009 on first reading.

Passed and approved this 14th day of December, 2009 on second reading.

Passed and approved this 11th day of January, 2010 on third and final reading.

/s/ Dean Hensel, Mayor

Attest:

/s/ Cindy Kahler, Clerk/Treasurer

Proposed Ordinance No. 750 was presented on second reading which would prohibit the use of semi-trailers, mobile homes, travel trailer or truck vans for use as accessory structures to residential property. Mr. John Waitman was present and stated that he was opposed to the Ordinance as he felt the verbiage was incorrect as to “accessory structure”. He stated that he had recently been denied a special use permit to place a van trailer in his back yard to be used for storage. He stated that he had planned to place the van trailer on a foundation and put doors and windows in it, along with landscaping to make it compatible to the neighborhood. He stated that there had been some opposition to the permit from some of his neighbors and he didn’t believe that was fair as they own property near him, however they reside in the country. Mr. Waitman explained that he had done a lot of work on his property with fencing, painting and landscaping. He stated that the van trailer that he had intended to use was better built than most storage sheds and he cited several structures in and around his neighborhood that were not nearly as well built. Helen Bauer was present and stated that by allowing van trailers to be used for storage it would set a precedent to use them all over town. Herschel Pruitt was present and stated that he was opposed to van trailers being used as storage units, and he felt they could become an “eyesore”. He stressed concerns about the property he owns across the alley from Mr. Waitman’s property being devalued. Attorney, Doug Weaver gave an explanation of “accessory structure” per the verbiage in the proposed Ordinance. After further discussion, a motion was made by Councilman Evans and seconded by Councilman Shoemaker to approve Ordinance No. 750 on second reading. Motion carried 4-0. Proposed Ordinance No. 750 title being as follows:

AN ORDINANCE PROHIBITING THE USE OF
SEMI-TRAILERS, MOBILE HOMES, TRAVEL
TRAILERS OR TRUCK VANS FOR USE AS
ACCESSORY STRUCTURES WITHIN THE TOWN

OF WHEATLAND.

Mayor Hensel presented a Resolution to re-appoint Doug Weaver as the Town of Wheatland's representative to the Wyoming Municipal Power Agency Board. A motion was made by Councilman Madsen and seconded by Councilwoman Sluss to approve the Resolution providing for the appointment of Doug Weaver as a Director to the Wyoming Municipal Power Agency. Motion carried 4-0. The Resolution in its entirety follows:

RESOLUTION

A RESOLUTION PROVIDING FOR THE APPOINTMENT
OF A DIRECTOR TO THE WYOMING MUNICIPAL POWER
AGENCY FROM THE TOWN OF WHEATLAND.

WHEREAS, the Town of Wheatland is a "member Town" of the Wyoming Municipal Power Agency, and

WHEREAS, it is the responsibility of each "member Town" to provide a representative to serve on the Board of Directors of the Wyoming Municipal Power Agency, and

NOW THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF WHEATLAND, WYOMING, that Douglas W. Weaver will serve as the representative for the Town of Wheatland on the Board of Directors of the Wyoming Municipal Power Agency for a term of three years, that being February, 2010 through February, 2013.

THIS RESOLUTION being approved by the governing body of the Town of Wheatland, Wyoming on the 11th day of January, 2010.

/s/ Mayor, Dean Hensel

/s/ Councilwoman Sue Sluss

/s/ Councilman Alan Madsen

/s/ Councilman Jason Evans

/s/ Councilman Bob Shoemaker

Attest: /s/ Clerk/Treasurer, Cindy Kahler

Mayor Hensel presented the audit report for the fiscal year 2008-2009 done by Mader, Tschacher Peterson & Co. LLC. A motion was made by Councilman Shoemaker and seconded by Councilwoman Sluss to approve the audit for fiscal year 2008-2009 done by Mader, Tschacher Peterson & Co.. Motion carried 4-0.

A malt beverage permit application from the Platte County Chamber of Commerce was presented for January 23, 2010 for a fund raiser. A motion was made by Councilman Evans and seconded by Councilman Madsen to approve the application as submitted by the Chamber of Commerce at the applicable fees and subject to completion of the

server training class scheduled for January 13, 2010. Motion carried 4-0.

A sewer claim in the amount of \$303.00 was presented for damages incurred by Mr. & Mrs. Jack Dinnel at 904 10th Street on December 12, 2009. Mayor Hensel stated that this is the second claim the Town has had from the Dinnel's in a very short period of time and he suggested a back flow preventer be installed. A motion was made by Councilman Shoemaker and seconded by Councilwoman Sluss to pay the claim in the amount of \$303.00 submitted by Mr. & Mrs. Dinnel and also supply a back flow preventer. Motion carried 4-0.

With no further business to come before the Governing Body, Mayor Hensel adjourned the meeting at 7:35 P.M.. The next regular meeting of the Town Council will be held on February 8, 2010.

Mayor, Dean Hensel

Attest:

Clerk/Treasurer, Cindy Kahler