

**REGULAR CITY COUNCIL
MEETING**

September 24, 2024

7:00 PM

City Hall



CITY OF MILLS
EST. 1921

Mayor:
Leah Juarez
Council President:
Sara McCarthy
Council Members:
Cherie Butcher
Brad Neumiller
Tim Sutherland

AGENDA

CALL TO ORDER

ROLL CALL

PLEDGE OF ALLEGIANCE

AWARDS AND RECOGNITIONS

- [1.](#) Proclamation - Veterans of Foreign Wars of the United States 125th Anniversary September 29, 2024

PUBLIC HEARINGS

2. Rone Rezoning & Development

CONSENT AGENDA

Minutes

- [3.](#) Council Meeting Minutes 9-10-24

City Licenses

- [4.](#) New and Renewal Business/Contractor Licenses

Financial Approvals

- [5.](#) Financial Breakdown
- [6.](#) Court Income
- [7.](#) ACH Transactions
- [8.](#) Transmittal Transactions
- [9.](#) Payroll Fire 9-4-24 to 9-15-24
- [10.](#) Payroll Regular/Police 9-9-24 to 9-22-24

OPEN DISCUSSION

ORDINANCES AND RESOLUTIONS

- [11.](#) **ORDINANCE 818 - FIRST READING**

AN ORDINANCE TO REZONE LOT 2, HAYS SIMPLE SUBDIVISION, city OF MILLS, NATRONA COUNTY, WYOMING from MANUFACTURED HOME DISTRICT (M-H) to MANUFACTURED HOME PARK DISTRICT (M-P)

12. RESOLUTION NO 2024-35

A RESOLUTION FOR ELROD ADDITION, AN ADDITION TO THE CITY OF MILLS, BEING A VACATION AND REPLAT OF LOT 19, PETERSON ADDITION NO. 2 AND LOT 2, PETERSON ADDITION NO. 3, CITY OF MILLS, NATRONA COUNTY, WYOMING

13. RESOLUTION NO 2024-36

A RESOLUTION TO ESTABLISH NEW FEES TO DEFRAY CITY DEPARTMENTS COST AND LEGAL REVIEW FEES TO ESTABLISH NEW FEES TO MORE ACCURATELY ALIGN WITH THE CURRENT OPERATING COST WITH THE CITY OF MILLS, NATRONA COUNTY, WYOMING

COUNCIL APPROVALS

14. Ambulance Addendum

15. Cleaning Contract

ADJOURNMENT

AGENDA SUBJECT TO CHANGE WITHOUT NOTICE

NEXT MEETING - October 8, 2024 at 7:00pm / October 22, 2024 at 7:00pm

NEXT WORK SESSION - October 7, 2024 at 9:00am / October 8, 2024 at 6:00pm

In accordance with the Americans with Disabilities Act, persons who need accommodation in order to attend or participate in this meeting should contact City Hall at 307-234-6679 within 48 hours prior to the meeting in order to request such assistance.

**Proclamation
Veterans of Foreign Wars of the United States 125th Anniversary
September 29, 2024**

WHEREAS, the Veterans of Foreign Wars of the United States (VFW) was founded in 1899 by a small group of veterans whom returned from campaigns on Cuba and in the Philippines, banded together to create a veterans organization that would advocate on behalf of all veterans; and

WHEREAS, the VFW is a nonprofit veterans service organization comprised of eligible veterans and military service members from the active, Guard and Reserve forces; and

WHEREAS, the VFW’s mission is to foster camaraderie among United States veterans of overseas conflicts, to serve our veterans, the military and our communities, and to advocate on behalf of all veterans; and

WHEREAS, since its inception the VFW has been instrumental in the establishment of the Veterans Administration, the national cemetery system, and the creation of every national veterans’ memorial; and

WHEREAS, the VFW has played a vital role in virtually every significant piece of veterans’ legislation passed in the 20th and 21st centuries to include the Honoring Our PACT Act, the most significant expansions of veterans’ benefits in history; and

WHEREAS, the VFW’s 125th anniversary is being observed on September 29, 2024, this date shall officially be known as VFW Day; and

NOW, THEREFORE, BE IT RESOLVED THAT I, Leah Juarez, Mayor of Mills, do hereby proclaim September 29 as VFW Day in honor of the VFW’s invaluable contributions to the veteran community in Mills and around the world. We hereby stand with the VFW to ensure veterans are respected for their service, always receive their earned entitlements, and are recognized for the sacrifices they and their loved ones have made on behalf of this great country.

IN WITNESS WHEREOF, I have
Hereunto set my hand and the official seal
of the Mills, this 23rd day
of September, 2024.

The Honorable Mayor, Leah Juarez
Mills, Wyoming

**REGULAR CITY COUNCIL
MEETING**

September 10, 2024

7:00 PM

City Hall



CITY OF MILLS
EST. 1921

Mayor:
Leah Juarez
Council President:
Sara McCarthy
Council Members:
Cherie Butcher
Brad Neumiller
Tim Sutherland

MINUTES

CALL TO ORDER

Mayor called the meeting to order at 7:00 pm

ROLL CALL

Present:

- Mayor Juarez
- President McCarthy
- Council Butcher
- Council Neumiller
- Council Sutherland

PLEDGE OF ALLEGIANCE

PUBLIC HEARINGS

Mayor closed the Council Meeting at 7:01pm

Mayor opened the Public Hearing at 7:01pm

1. The Oregon Trail Bar Liquor License Renewal

Mayor Juarez now declared the Public Hearing opened for the consideration of the Liquor License Renewals for Klaus W Conrad Jr DBA The Oregon Trail Bar. The hearing will be conducted in accordance with the state statues, Mills Council procedures and other applicable laws. The hearing has been set and advertised in accordance with the statues. I could ask those individuals who wish to address the council on this issue to approach the lectern and state your name for the record. Do I have a report from staff? The City Clerk informed Council that The Oregon Trail Bar is compliant with both the city and Wyoming Liquor Division. The Mayor asked three times, is there anyone in the audience who wished to speak in favor of this item? The Mayor asked three times if there anyone in the audience who wishes to speak in opposition of this item? Seeing that there is no others to speak for or against this item, she now declared this public hearing closed at 7:03pm

Mayor opened the Council Meeting at 7:03pm

CONSENT AGENDA

Minutes

2. Council Meeting Minutes 8-27-24

City Licenses

3. New and Renewal Business and Contractors Licenses

Financial Approvals

- 4. Treasurer's Report
- 5. Investment Accounts
- 6. Financial Breakdown
- 7. Transmittal Transactions
- 8. Payroll Regular/Police 8-26-24 to 9-8-24
- 9. Payroll Fire 8-23-24 to 9-3-24
- 10. Voided Checks

Motion made by Council Member Butcher to approve, Seconded by Council President McCarthy.
 Voting Yea: Mayor Juarez, President McCarthy, Council Member Butcher, Council Member Neumiller, Council Member Sutherland

OPEN DISCUSSION

- Chris Ben – 240 N 3rd Ave - expressed concerns about the safety of the new bus stop location (behind Maverik), citing it is a truck stop and not a safe environment for children.
 - The Mayor and President acknowledged the congestion and agreed to look into the matter. They also suggested that Mr. Ben reaches out to the school district to express his concerns.
- Nick Reyes – 2968 Pheasant Drive- asked Council if they would consider selling a piece of land (next to G-Ma’s Diner) to put up a billboard and small storage units.
 - The Mayor explained to Mr. Reyes that requests like these would have to go through an executive session. She also requested that Mr. Reyes provide his information to the City Clerk along with a business plan.
- Garrett Neufeld – Robertson Road and Zero Road – expressed concerns about the new vape shop moving into Mills. He spoke about the negative impact on property values and the community, citing previous issues with a similar business. Mr. Neufeld rents the unit where a previous vape shop was located and it is costing him thousands of dollars to repair the unit. He has a long term vision to stay in Mills.
- Jeanette Valentin – owner of Daylight Donuts - shared concerns about safety and the potential for criminal activity if another vape shop moves into Mills.
 - The Mayor and Council acknowledged the concerns and stated that the council has limited ability to prevent the vape shop from opening due to zoning laws. We will talk to the owners of the vape shop and express our expectations. Encouraged the public to contact a police officer if they see something that is questionable.

ORDINANCES AND RESOLUTIONS

11. RESOLUTION NO 2024-34

A RESOLUTION ACCEPTING BID FOR TWO POLICE VEHICLES

Motion made by Council Member Neumiller to approve, Seconded by Council Member Sutherland.
Voting Yea: Mayor Juarez, President McCarthy, Council Member Butcher, Council Member Neumiller, Council Member Sutherland

COUNCIL APPROVALS

12. Klaus W Conrad Jr - The Oregon Trail Bar

Motion made by Council Member Neumiller to approve, Seconded by Council Member Sutherland.
Voting Yea: Mayor Juarez, President McCarthy, Council Member Butcher, Council Member Neumiller, Council Member Sutherland

ADJOURNMENT

Mayor asked for a motion to adjourn the Council Meeting at 7:18pm

Council Member Sutherland made a motion to adjourn, Seconded by Council Member Neumiller. Voting Yea: Mayor Juarez, Council Member Butcher, Council Member Neumiller, Council Member Sutherland

AGENDA SUBJECT TO CHANGE WITHOUT NOTICE

NEXT MEETING - September 24, 2024 at 7:00pm / October 8, 2024 at 7:00pm

NEXT WORK SESSION - September 24, 2024 at 6:00pm / October 7, 2024 at 9:00am

In accordance with the Americans with Disabilities Act, persons who need accommodation in order to attend or participate in this meeting should contact City Hall at 307-234-6679 within 48 hours prior to the meeting in order to request such assistance.

Mayor, Leah Juarez

City Clerk, Sarah Osborn



Council Meeting: September 24, 2024

New Contractor Licenses

<i>Business Name</i>	<i>Insurance</i>	<i>Contractor ID</i>

Renewal Contractor Licenses

	<i>Business Name</i>	<i>Insurance</i>	<i>Contractor ID</i>
1083	Atlantic Electric Inc.	Yes	Yes
9670	Cache Valley Electric Co	N/A	Yes
9483	Davidson Mechanical Inc	N/A	Yes
1128	Envision Electric Inc	N/A	Yes



APPLICATION FOR Contractor License

Item # 4.

A Contractor License is required for ANY Contractor doing work within the City of Mills, a Contractor's License Application must be completed. Incomplete applications shall be returned.

License #: 1083

Date: 9/14/24

New License Renewal License Expired License

GENERAL INFORMATION

Name of Business: ATLANTIC ELECTRIC INC.

Physical Address: 2534 OIL DR. Street CASPER City WY State 82604 Zip

Mailing Address: PO BOX 132 Street MILLS City WY State 82644 Zip

Business Phone Number: 307-265-8658 Cell Number: 307-247-5060

Email Address: OFFICE@ATLANTIC307.COM Website: ATLANTIC307.COM

License Classifications: _____

LICENSE ISSUED BY

City of Mills City of Casper Natrona County State of Wyoming Other
A copy of all licenses must be attached to this application

APPLICANT INFORMATION

Applicant Name: SCOTT WARREN Phone Number: 307-247-5060

Mailing Address: PO BOX 132 Street MILLS City WY State 82644 Zip

I certify that the above information is correct and true to the best of my knowledge.

Applicants Signature: *Scott Warren*

PAID
SEP 16 2024

There will be a \$35.00 License fee to be paid at the time the license is issued




Return completed form to:
Mills City Hall
704 4th Street
Po Box 789
Mills, WY 82644
307-234-6679

OFFICE USE ONLY
This license was / was not
Granted at a meeting of the Mills
City Council on the _____
Attest _____

STATE OF WYOMING
DEPARTMENT OF FIRE
PREVENTION AND
ELECTRICAL SAFETY

Scott Michael Warren
MASTER ELECTRICIAN




LICENSE NUMBER: M-48487
EXPIRATION DATE: 7/1/2027






STATE OF WYOMING
DEPARTMENT OF FIRE
PREVENTION AND
ELECTRICAL SAFETY


Atlantic Electric Inc

LICENSE NUMBER: C-1373
EXPIRATION DATE: 07/01/2025


 **City of Casper, Wyoming**

ATLANTIC ELECTRICAL, INC
has met the requirements set forth by the City of Casper
and is competent to perform work as a
Electrical Contractor
CONT-001518-2023
This License Expires: 12/31/2024

 **City of Casper, Wyoming**


SCOTT WARREN
has met the requirements set forth by the City of Casper
and is competent to perform work as a
Electrical Master
MAST-001520-2023
This License Expires: 12/31/2024

NATRONA COUNTY
Wyoming

EC-4 **Building Department** 

This is to certify that
Atlantic Electric
Can perform work in Natrona County as
Electrical Contractor
This license expires: December 31, 2024
Must be carried on person. Good only when signed by the Building Official

NATRONA COUNTY
Wyoming

EM-10 **Building Department** 

This is to certify that
Scott M. Warren
Can perform work in Natrona County as
Electrical Master
This license expires: December 31, 2024
Must be carried on person. Good only when signed by the Building Official



A Contractor License is required for ANY Contractor doing work within the City of Mills, a Contractor's License Application must be completed. Incomplete applications shall be returned.

License #: 91070

Date: 8/21/24

New License Renewal License Expired License

GENERAL INFORMATION

Name of Business: Cache Valley Electric Co.

Physical Address: 875 N 1000w Logan Ut 84321
Street City State Zip

Mailing Address: same _____
Street City State Zip

Business Phone Number: 435-752-6405 Cell Number: _____

Email Address: cvelicenses@cve.com Website: www.cve.com

License Classifications: Electrical Contractor

LICENSE ISSUED BY

City of Mills City of Casper Natrona County State of Wyoming Other

A copy of all licenses must be attached to this application

APPLICANT INFORMATION

Applicant Name: Allison Milne Phone Number: 435-752-6405

Mailing Address: 875 N. 1000w Logan Ut 84321
Street City State Zip

I certify that the above information is correct and true to the best of my knowledge.



Applicants Signature: Allison Milne

There will be a \$35.00 License fee to be paid at the time the license is issued


Return completed form to:
Mills City Hall
704 4th Street
Po Box 789
Mills, WY 82644
307-234-6679

PAID
AUG 29 2024

OFFICE USE ONLY
This license was / was not
Granted at a meeting of the Mills
City Council on the _____
Attest _____

 **STATE OF WYOMING**
DEPARTMENT OF FIRE
PREVENTION AND
ELECTRICAL SAFETY 

Cache Valley Electric Company

LICENSE NUMBER **C-849**  EXPIRATION DATE **07/01/2025**



A Contractor License is required for ANY Contractor doing work within the City of Mills, a Contractor's License Application must be completed. Incomplete applications shall be returned.

License #: 9483

Date: 9-13-24

New License Renewal License Expired License

GENERAL INFORMATION

Name of Business: Davidson Mechanical Inc

Physical Address: 728 E C St Casper WY 82601
Street City State Zip

Mailing Address: " "
Street City State Zip

Business Phone Number: 307-577-4000 Cell Number: _____

Email Address: td@dauidsonmechanical.net Website: _____

License Classifications: Plumbing contractor

LICENSE ISSUED BY

City of Mills City of Casper Natrona County State of Wyoming Other
A copy of all licenses must be attached to this application

APPLICANT INFORMATION

Applicant Name: Terrance Davidson Phone Number: 577-4000

Mailing Address: 728 E C St Casper WY 82601
Street City State Zip

I certify that the above information is correct and true to the best of my knowledge.

Applicants Signature: [Signature]

There will be a \$35.00 License fee to be paid at the time the license is issued

PAID
SEP 16 2024

Return completed form to:
Mills City Hall
704 4th Street
Po Box 789
Mills, WY 82644
307-234-6679

OFFICE USE ONLY
This license was / was not
Granted at a meeting of the Mills
City Council on the _____
Attest _____

City of Casper

200 N David
Casper, WY 82601
(307) 235-8254

PROFESSIONAL LICENSE CERTIFICATE

Issued To: TERRANCE DAVIDSON

Mailing Address: 728 EAST "C" STREET
CASPER, WY 82601

License Number: CONT-001875-2024

Issued Date: 3/13/2024

Expiration Date: 12/31/2024

Certification(s): 6117262 - General Liability Insurance

License Type: Contractor License

Classification: Plumbing Contractor

Fees Paid: \$300.00

This license certifies that you have met the requirements set forth by the City of Casper, and you are authorized to perform work within your license type and classification.

TO BE POSTED IN A CONSPICUOUS PLACE



A Contractor License is required for ANY Contractor doing work within the City of Mills, a Contractor's License Application must be completed. Incomplete applications shall be returned.

License #: 1128

Date: 9/18/24

New License Renewal License Expired License

GENERAL INFORMATION

Name of Business: ENVISION ELECTRIC, INC.

Physical Address: 551 DURANGO COURT CASPER WY 82609
Street City State Zip

Mailing Address: _____
Street City State Zip

Business Phone Number (307) 262-9990 Cell Number: _____

Email Address: envisionelectric@yahoo.com Website: _____

License Classifications: _____

LICENSE ISSUED BY

City of Mills City of Casper Natrona County State of Wyoming Other

A copy of all licenses must be attached to this application

APPLICANT INFORMATION

Applicant Name: MATTHEW T. REED Phone Number: 307-262-9990

Mailing Address: 551 DURANGO COURT CASPER WY 82609
Street City State Zip

I certify that the above information is correct and true to the best of my knowledge.

Applicants Signature: Matthew T Reed

There will be a \$35.00 License fee to be paid at the time the license is issued

Return completed form to:
Mills City Hall
704 4th Street
Po Box 789
Mills, WY 82644
307-234-6679

PAID
SEP 19 2024



OFFICE USE ONLY
This license was / was not
Granted at a meeting of the Mills
City Council on the _____
Attest _____

WY DEPT OF FIRE PREVENTION AND ELECTRICAL SAFETY

CONTRACTOR CERTIFICATE

AWARDS THIS CERTIFICATE TO

Envision Electric, Inc


STATE OF WYOMING
DEPARTMENT OF FIRE
PREVENTION AND
ELECTRICAL SAFETY


Envision Electric, Inc
LICENSE NUMBER: C-15568
EXPIRATION DATE: 07/01/2025

who has satisfactorily met the standards of the State of Wyoming as administered by the Electrical Board and is hereby certified as

LEVEL: Electrical Contractor

ISSUE DATE: 04/24/2024

CONTRACTOR NUMBER: C-15568

EXPIRATION DATE: 07/01/2025

Issued by State of WY Dept of Fire Prevention and Electrical Safety

This certificate documents the successful completion of training and testing at the level identified on the certificate under the provisions identified.



Contractor License

2023.058

ENVISION ELECTRIC

BUSINESS

ELECTRICAL

Expires: 12/31/2024

11/29/22, 9:48 AM

about:blank



City of Casper, Wyoming

Envision Electric

has met the requirements set forth by the City of Casper and is competent to perform work as a

Electrical Contractor

CONT-0741-2022

This License Expires: 12/31/2024

Natrona County Building Department

EC-10



Justin Smith
Justin Smith
Building Official

This is to certify that

ENVISION ELECTRIC

Can perform work in Natrona County as

Electrical Contractor

This license expires: December 31, ~~2023~~ 2024

Must be carried on person. Good only when signed by the Building Official

NATRONA
COUNTY
Wyoming

EC-10

Building Department

This is to certify that

**ENVISION
ELECTRIC**

Can perform work in Natrona County as

Electrical Contractor

This license expires: December 31, 2024

16

Must be carried on person. Good only when signed by the Building Official



Department of Fire Prevention & Electrical Safety

Matthew Reed

Master Electrician



Number: M-15550 Issued Date: 04/24/2024
Status: Active Expiration Date: 07/01/2027

The information provided on this card is current as of June 17, 2024. Click or Scan the above QR code to retrieve or verify the current applicant status.



Council Meeting: September 24, 2024

New Business Licenses

	<i>Business Name</i>	<i>Fire Inspection</i>	<i>Insurance</i>
9938	Dr. Chronic Concentrates & Vapes LLC	9/20/2024	N/A
9939	DREAM Dog Grooming	9/17/2024	N/A
9873	G-ma's WYO Diner LLC dba G-ma's Diner	9/9/2024	N/A

Renewal Business Licenses

	<i>Business Name</i>	<i>Fire Inspection</i>	<i>Insurance</i>
9543	307 Healing Waters LLC	9/17/2024	N/A
1086	Equipment Maintenance Products, Inc.	9/11/2024	N/A
1090	Moss Saddle Boots & Tack Inc	9/9/2024	N/A
9841	RMS Crane	8/29/2024	N/A
1120	Stabil Drill Specialties LLC	9/16/2024	N/A
1094	Taco Johns	9/10/2024	N/A



A Business License is required for ANY business to operate within the City of Mills, a Business License Application must be completed. Incomplete applications shall be returned.

License #: 9938

Date: 9-3-24

New Business Change of Ownership Change of Location Renewal Expired

GENERAL INFORMATION

Name of Business: Dr Chronics Concentrates & Vapes LLC

Physical Address: 4685 W Yellowstone Hwy Mills WY 82604
Street City State Zip

Mailing Address: 4901 Lathrop rd lot 19 Evansville WY 82636
Street City State Zip

Business Phone Number: 307-315-1561 WY Tax ID Number: 01013016

Email Address: drchronicsconcentrates@gmail.com Website: _____

Description of Business: Vape / CBD store

APPLICANT INFORMATION

Applicant Name: Scielo Guerra Phone Number: 307-441-0619

Mailing Address: 4901 Lathrop rd lot 19 Evansville WY 82636
Street City State Zip

I certify that the above information is correct and true to the best of my knowledge.

Applicants Signature:

There will be a fire inspection fee to be paid at the time the License is issued.

Businesses that qualify for a Self-Assessment Fire Inspection	\$45.00
Businesses between 1-5,000 Sq. Feet	\$75.00
Businesses between 5,001-10,000 Sq. Feet	<u>\$125.00</u>
Businesses greater than 10,000 Sq. Feet	\$250.00
Businesses with Fire Alarm, Sprinkler System or Hood Suppression	+ \$50.00

5000sq ft

PAID

SEP - 3 2024

Return completed form to:
Mills City Hall
704 4th Street
Po Box 789
Mills, WY 82644
307-234-6679

OFFICE USE ONLY
This license was / was not
Granted at a meeting of the Mills
City Council on the _____
Attest _____



A Business License is required for ANY business to operate within the City of Mills, a Business License Application must be completed. Incomplete applications shall be returned.

License #: 9939

Date: 9/11/24

- New Business
- Change of Ownership
- Change of Location
- Renewal
- Expired

GENERAL INFORMATION

Name of Business: DREAM Dog Grooming

Physical Address: 895 SW Wyoming Blvd. Mills WY 82644
Street City State Zip

Mailing Address: 3371 Indian Scout Drive Casper WY 82604
Street City State Zip

Business Phone Number: 3072592467

WY Tax ID Number: 99-2563425

Email Address: cxe1312@icloud.com

Website: _____

Description of Business: Dog grooming

APPLICANT INFORMATION

Applicant Name: Chelsea ~~Thomas~~ Ramirez Phone Number: 3072592467

Mailing Address: 3371 Indian Scout Drive Casper WY 82604
Street City State Zip

I certify that the above information is correct and true to the best of my knowledge.

Applicants Signature: [Signature]

There will be a fire inspection fee to be paid at the time the License is issued.

Businesses that qualify for a Self-Assessment Fire Inspection	\$45.00
Businesses between 1-5,000 Sq. Feet	\$75.00
Businesses between 5,001-10,000 Sq. Feet	\$125.00
Businesses greater than 10,000 Sq. Feet	\$250.00
Businesses with Fire Alarm, Sprinkler System or Hood Suppression	+ \$50.00

Return completed form to:
Mills City Hall
720 4th Street
307-234-6679

PAID
SEP 11 2024

OFFICE USE ONLY
 This license was / was not
 Granted at a meeting of the Mills
 City Council on the _____
 Attest _____



PAID

APR 29 2024

**APPLICATION FOR
Business License**

Item # 4.

A Business License is required for ANY business to operate within the City of Mills, a Business License Application must be completed. Incomplete applications shall be returned.

License #: 9873

Date: 4/20/24

New Business Change of Ownership Change of Location Renewal Expired

GENERAL INFORMATION

Name of Business: G-ma's WYO Diner LLC dba G-ma's Diner

Physical Address: 4755 W Yellowstone Hwy Mills, WY 82604
Street City State Zip

Mailing Address: 5113 Ridge Rd 2-3
Street City State Zip

Business Phone Number: 307-265-0070 WY Tax ID Number: Pending

Email Address: wyofoodcrew.ap@gmail.com Website: _____

Description of Business: American breakfast and lunch diner

APPLICANT INFORMATION

Applicant Name: Jessica Brown Phone Number: 307-331-4286

Mailing Address: 5113 Ridge Rd 2-3 Cheyenne, WY 82009
Street City State Zip

I certify that the above information is correct and true to the best of my knowledge.

Applicants Signature: [Signature]

There will be a fire inspection fee to be paid at the time the permit is issued.

Businesses that qualify for a Self-Assessment Fire Inspection	\$45.00
Businesses between 1-5,000 Sq. Feet	\$75.00
Businesses between 5,001-10,000 Sq. Feet	\$125.00
Businesses greater than 10,000 Sq. Feet	\$250.00

Return completed form to:
Mills City Hall
720 4th Street
307-234-6679.

OFFICE USE ONLY
This license was / was not
Granted at a meeting of the Mills
City Council on the _____
Attest _____



CITY OF MILLS
EST. 1921

RECEIVED

**APPLICATION FOR
Business License**

Item # 4.

SEP 10 2024

A Business License is required for ANY business to operate within the City of Mills, a Business License Application must be completed. Incomplete applications shall be returned.

License #: 9543

Date: 9/3/2024

New Business Change of Ownership Change of Location Renewal Expired

GENERAL INFORMATION

Name of Business: 307 Healing Waters LLC.

Physical Address: 4697 West Yellowstone Hwy. Mills WY 82644
Street City State Zip

Mailing Address: PO Box 50837 Casper WY 82605
Street City State Zip

Business Phone Number: 307-215-6219 WY Tax ID Number: 82-1653625

Email Address: healingwaters307@outlook.com Website: 307Healingwaters.com

Description of Business: Float Therapy + Infrared Sauna
Healing the mind + Body

APPLICANT INFORMATION

Applicant Name: Tricia Wallingford Phone Number: 307-215-6219

Mailing Address: PO Box 50837 Casper WY 82605
Street City State Zip

I certify that the above information is correct and true to the best of my knowledge.

Applicants Signature: Tricia Wallingford

There will be a fire inspection fee to be paid at the time the License is issued.

Businesses that qualify for a Self-Assessment Fire Inspection	\$45.00
Businesses between 1-5,000 Sq. Feet	\$75.00
Businesses between 5,001-10,000 Sq. Feet	\$125.00
Businesses greater than 10,000 Sq. Feet	\$250.00
Businesses with Fire Alarm, Sprinkler System or Hood Suppression	+ \$50.00

PAID
SEP 10 2024

Return completed form to:
Mills City Hall
704 4th Street
Po Box 789
Mills, WY 82644
307-234-6679

OFFICE USE ONLY
 This license was / was not
 Granted at a meeting of the Mills
 City Council on the _____
 Attest _____



**APPLICATION FOR
Business License**

Item # 4.

A Business License is required for ANY business to operate within the City of Mills, a Business License Application must be completed. Incomplete applications shall be returned.

License #: 10810

Date: 9-4-24

New Business Change of Ownership Change of Location Renewal Expired

GENERAL INFORMATION

Name of Business: Equipment Maintenance Products, Inc

Physical Address: 189 B Progress Circle Mills WY 82644
Street City State Zip

Mailing Address: P.O. Box 489 Mills WY 82644
Street City State Zip

Business Phone Number: (307) 473-8811 WY Tax ID Number: 01-006713

Email Address: dixie@empwy.com Website: _____

Description of Business: Sales of ground engaging tools

APPLICANT INFORMATION

Applicant Name: Dixie Smith Phone Number: 307-473-8811

Mailing Address: P.O. Box 489 Mills WY 82644
Street City State Zip

I certify that the above information is correct and true to the best of my knowledge.

Applicants Signature: Dixie P. Smith

There will be a fire inspection fee to be paid at the time the License is issued.

Businesses that qualify for a Self-Assessment Fire Inspection	\$45.00
Businesses between 1-5,000 Sq. Feet	\$75.00
Businesses between 5,001-10,000 Sq. Feet	\$125.00
Businesses greater than 10,000 Sq. Feet	\$250.00
Businesses with Fire Alarm, Sprinkler System or Hood Suppression	+ \$50.00

Return completed form to:
Mills City Hall
704 4th Street
Po Box 789
Mills, WY 82644
307-234-6679

OFFICE USE ONLY
This license was / was not
Granted at a meeting of the Mills
City Council on the _____
Attest _____



CITY OF MILLS
EST. 1921

PAID
SEP 09 2024

**APPLICATION FOR
Business License**

Item # 4.

A Business License is required for ANY business to operate within the City of Mills, a Business License Application must be completed. Incomplete applications shall be returned.

License #: 1090

Date: August 22, 2024

- New Business
- Change of Ownership
- Change of Location
- Renewal
- Expired

GENERAL INFORMATION

Name of Business: Moss Saddles Boots & Tack Inc

Physical Address: 4648/50 West Yellowstone Mills WY 82644
Street Hwy City State Zip

Mailing Address: 4648 W Yellowstone Hwy Mills WY 82644
Street City State Zip

Business Phone Number: 307 472 1872 WY Tax ID Number: 1009742

Email Address: mossbt@yahoo.com Website: mossaddlesbootsandtack.com

Description of Business: Retail, store front, selling Saddles, Boots, Tack, clothing, Jewelry, Purses, etc.

APPLICANT INFORMATION

Applicant Name: Susan Moss-Wyatt Phone Number: 307 472 1878

Mailing Address: 4648 W Yellowstone Hwy Mills, WY 82644
Street City State Zip

I certify that the above information is correct and true to the best of my knowledge.

Applicants Signature: [Signature]

There will be a fire inspection fee to be paid at the time the License is issued.

Businesses that qualify for a Self-Assessment Fire Inspection	\$45.00
Businesses between 1-5,000 Sq. Feet	\$75.00
Businesses between 5,001-10,000 Sq. Feet	\$125.00
Businesses greater than 10,000 Sq. Feet	\$250.00
Businesses with Fire Alarm, Sprinkler System or Hood Suppression	+ \$50.00

Return completed form to:
Mills City Hall
704 4th Street
Po Box 789
Mills, WY 82644
307-234-6679

<p>OFFICE USE ONLY This license was / was not Granted at a meeting of the Mills City Council on the _____ Attest _____</p>



A Business License is required for ANY business to operate within the City of Mills, a Business License Application must be completed. Incomplete applications shall be returned.

License #: 9841

Date: 9/17/24

- New Business
- Change of Ownership
- Change of Location
- Renewal
- Expired

GENERAL INFORMATION

Name of Business: RMS Cranes

Physical Address: 6301 Zero Rd Casper WY 82604
Street City State Zip

Mailing Address: same _____
Street City State Zip

Business Phone Number: 307-224-5010 WY Tax ID Number: 20-3551163

Email Address: dfranklin@rmscranes.com Website: rmscranes.com

Description of Business: crane rental

APPLICANT INFORMATION

Applicant Name: Diahann Franklin Phone Number: 307-224-5010

Mailing Address: 6301 Zero Rd Casper WY 82604
Street City State Zip

I certify that the above information is correct and true to the best of my knowledge.

Applicants Signature: Diahann Franklin

There will be a fire inspection fee to be paid at the time the License is issued.

Businesses that qualify for a Self-Assessment Fire Inspection	\$45.00
Businesses between 1-5,000 Sq. Feet	\$75.00
Businesses between 5,001-10,000 Sq. Feet	\$125.00
Businesses greater than 10,000 Sq. Feet	\$250.00
Businesses with Fire Alarm, Sprinkler System or Hood Suppression	+ \$50.00



Return completed form to:
Mills City Hall
704 4th Street
Po Box 789
Mills, WY 82644
307-234-6679

OFFICE USE ONLY
This license was / was not
Granted at a meeting of the Mills
City Council on the _____
Attest _____



A Business License is required for ANY business to operate within the City of Mills, a Business License Application must be completed. Incomplete applications shall be returned.

License #: 1120

Date: 9-15-24

New Business Change of Ownership Change of Location Renewal Expired

GENERAL INFORMATION

Name of Business: Stabil Drill Specialties LLC

Physical Address: 1118 Falcon Ave Mills WY 82044
Street City State Zip

Mailing Address: Box 2558 Mills WY 82044
Street City State Zip

Business Phone Number: (307) 234-4203 WY Tax ID Number: 70-00064138

Email Address: dispatch.cas@stabildrill.com Website: superiorenergy.com

Description of Business: Performance rentals, engineering + fabrication and repairs for downhole tools.

APPLICANT INFORMATION

Applicant Name: Sami Sultan Phone Number: (307) 234-4203

Mailing Address: 1118 Falcon Ave #2558 Mills WY 82044
Street City State Zip

I certify that the above information is correct and true to the best of my knowledge.

Applicants Signature: [Signature]

There will be a fire inspection fee to be paid at the time the License is issued.

Businesses that qualify for a Self-Assessment Fire Inspection	\$45.00
Businesses between 1-5,000 Sq. Feet	\$75.00
Businesses between 5,001-10,000 Sq. Feet	\$125.00
Businesses greater than 10,000 Sq. Feet	• \$250.00
Businesses with Fire Alarm, Sprinkler System or Hood Suppression	+ \$50.00

PAID
SEP 17 2024

Return completed form to:
Mills City Hall
704 4th Street
Po Box 789
Mills, WY 82644
307-234-6679

OFFICE USE ONLY
This license was / was not
Granted at a meeting of the Mills
City Council on the _____
Attest _____



A Business License is required for ANY business to operate within the City of Mills, a Business License Application must be completed. Incomplete applications shall be returned.

License #: 1094

Date: 8-21-24

New Business Change of Ownership Change of Location Renewal Expired

GENERAL INFORMATION

Name of Business: Taco Johns

Physical Address: 3533 W Yellowstone Mills WY 82644
Street City State Zip

Mailing Address: PO Box 488 Casper WY 82602
Street City State Zip

Business Phone Number: 307-235-8102 WY Tax ID Number: 83-0254618

Email Address: naworkman@hotmail.com Website: _____

Description of Business: Restaurant

APPLICANT INFORMATION

Applicant Name: Lori Stilwell Phone Number: 265-0744

Mailing Address: PO Box 488 Casper WY 82602
Street City State Zip

I certify that the above information is correct and true to the best of my knowledge.

Applicants Signature:

There will be a fire inspection fee to be paid at the time the License is issued.

Businesses that qualify for a Self-Assessment Fire Inspection	\$45.00
Businesses between 1-5,000 Sq. Feet	\$75.00
Businesses between 5,001-10,000 Sq. Feet	\$125.00
Businesses greater than 10,000 Sq. Feet	\$250.00
Businesses with Fire Alarm, Sprinkler System or Hood Suppression	+ \$50.00

PAID
SEP 04 2024

Return completed form to:
Mills City Hall
704 4th Street
Po Box 789
Mills, WY 82644
307-234-6679

OFFICE USE ONLY
This license was / was not
Granted at a meeting of the Mills
City Council on the _____
Attest _____

Report Criteria:
 Report type: GL detail
 Check.Type = {<>} "Adjustment"

Check Issue Date	Check Number	Payee	Invoice Amount	Description	Invoice GL Account	Check Amount
1907						
09/20/2024	1907	Elizabeth Beltran	760.00	Bond Refund for Elizabeth Beltran	10-26150	760.00
Total 1907:						760.00
33200						
09/18/2024	33200	ALSCO, Inc	43.12	8/7 Services	10-6500-1040	43.12
09/18/2024	33200	ALSCO, Inc	124.78	8/14 Services	10-6500-1040	124.78
09/18/2024	33200	ALSCO, Inc	115.75	8/28 Services	10-6500-1040	115.75
Total 33200:						283.65
33201						
09/18/2024	33201	AMBI Mail & Marketing, Inc	54.74	Fed Ex Drugs to Crime Lab in Cheyenne	10-5400-3565	54.74
Total 33201:						54.74
33202						
09/18/2024	33202	Andreen Hunt, Inc	36,000.00	200,000 gal Finishing Tank Payment	10-4800-6030	36,000.00
Total 33202:						36,000.00
33203						
09/18/2024	33203	Arcadis US, Inc	1,498.60	Phase 2 riverbank stabilization work	10-4800-6010	1,498.60
Total 33203:						1,498.60
33204						
09/18/2024	33204	Atlas Office Products, Inc	584.32	Office Supplies	10-4400-3510	584.32
09/18/2024	33204	Atlas Office Products, Inc	570.53	Office Supplies	10-5400-3510	570.53
09/18/2024	33204	Atlas Office Products, Inc	570.53	Office Supplies	50-4600-3510	570.53
09/18/2024	33204	Atlas Office Products, Inc	69.99	Keyboard	10-5400-3510	69.99
09/18/2024	33204	Atlas Office Products, Inc	153.39	Chair mat/pens	10-5400-3510	153.39
09/18/2024	33204	Atlas Office Products, Inc	192.84	Office Supplies	10-4400-3510	192.84

M = Manual Check, V = Void Check

Check Issue Date	Check Number	Payee	Invoice Amount	Description	Invoice GL Account	Check Amount
Total 33204:						2,141.60
33205						
09/18/2024	33205	B & B Rubber Stamp	16.00	Name plates for P & Z	10-4900-9044	16.00
Total 33205:						16.00
33206						
09/18/2024	33206	Banner Health	88.64	Medication for the brush truck	10-5600-3615	88.64
Total 33206:						88.64
33207						
09/18/2024	33207	Bound Tree Medical	199.55	Medcal Supplies	10-5600-3595	199.55
09/18/2024	33207	Bound Tree Medical	122.99	Medcal Supplies	10-5600-3595	122.99
Total 33207:						322.54
33208						
09/18/2024	33208	Braun NW, Inc	30,050.00	Down payment on 2024 North Star Ambulnace	12-4500-1008	30,050.00
Total 33208:						30,050.00
33209						
09/18/2024	33209	Buffalo Development	2,200.00	Recapture - Lot 17 & Lot 18	50-4600-9005	2,200.00
Total 33209:						2,200.00
33210						
09/18/2024	33210	Bush-Wells Sporting Goods	94.48	Embroidery for the prospect - new hat and sweatshirt f	10-5600-1040	94.48
Total 33210:						94.48
33211						
09/18/2024	33211	Caselle, Inc	1,490.00	Contract Support & Maint for 10/01/24 to 10/31/24	10-4600-2005	1,490.00
09/18/2024	33211	Caselle, Inc	1,490.00	Contract Support & Maint for 10/01/24 to 10/31/24	50-4600-2005	1,490.00

M = Manual Check, V = Void Check

Check Issue Date	Check Number	Payee	Invoice Amount	Description	Invoice GL Account	Check Amount
Total 33211:						2,980.00
33212						
09/18/2024	33212	City of Casper	2,420.00	Balefill passes for August 2024	54-8400-3050	2,420.00
09/18/2024	33212	City of Casper	921.75	Balefill	54-8400-3050	921.75
09/18/2024	33212	City of Casper	818.25	Balefill	54-8400-3050	818.25
09/18/2024	33212	City of Casper	808.50	Balefill	54-8400-3050	808.50
09/18/2024	33212	City of Casper	693.00	Balefill	54-8400-3050	693.00
09/18/2024	33212	City of Casper	586.50	Balefill	54-8400-3050	586.50
09/18/2024	33212	City of Casper	973.50	Balefill	54-8400-3050	973.50
09/18/2024	33212	City of Casper	939.00	Balefill	54-8400-3050	939.00
09/18/2024	33212	City of Casper	807.75	Balefill	54-8400-3050	807.75
09/18/2024	33212	City of Casper	836.25	Balefill	54-8400-3050	836.25
09/18/2024	33212	City of Casper	1,323.00	Balefill	54-8400-3050	1,323.00
09/18/2024	33212	City of Casper	992.25	Balefill	54-8400-3050	992.25
09/18/2024	33212	City of Casper	849.00	Balefill	54-8400-3050	849.00
09/18/2024	33212	City of Casper	612.00	Balefill	54-8400-3050	612.00
09/18/2024	33212	City of Casper	756.00	Balefill	54-8400-3050	756.00
09/18/2024	33212	City of Casper	1,096.50	Balefill	54-8400-3050	1,096.50
Total 33212:						15,433.25
33213						
09/18/2024	33213	Civil Engineering Professionals, In	387.50	Professional Services for TAP Grant bike trail	10-4800-6020	387.50
Total 33213:						387.50
33214						
09/18/2024	33214	CMI-Teco Inc	68.87	Amber light kit	54-8400-4050	68.87
Total 33214:						68.87
33215						
09/18/2024	33215	Collins Communications, Inc	275.00	ITS Customer Care Contract	10-5500-2020	275.00
Total 33215:						275.00

M = Manual Check, V = Void Check

Check Issue Date	Check Number	Payee	Invoice Amount	Description	Invoice GL Account	Check Amount
33216						
09/18/2024	33216	Computer Professionals Unlimited	2,484.00	Barracuda Message Archiver for Archival of Emails	10-5500-3575	2,484.00
Total 33216:						2,484.00
33217						
09/18/2024	33217	CPS Distributors Inc	66.32	Sprinkler Solenoid x2	10-7000-3500	66.32
Total 33217:						66.32
33218						
09/18/2024	33218	CY Ace Hardware	21.98	Striping Paint White	10-6000-3500	21.98
09/18/2024	33218	CY Ace Hardware	70.44	Parts for STIHL weed eaters	10-5600-3525	70.44
Total 33218:						92.42
33219						
09/18/2024	33219	Department of Workforce Services	4,273.55	Worker Compensation for August 2024	10-23800	4,273.55
Total 33219:						4,273.55
33220						
09/18/2024	33220	Dewitt Water Systems & Service	112.80	Bottled Water	10-5600-3515	112.80
Total 33220:						112.80
33221						
09/18/2024	33221	Elliott Equipment Company	756.08	Monitor Unit #19	54-8400-4050	756.08
Total 33221:						756.08
33222						
09/18/2024	33222	Energy Laboratories Inc	1,362.00	Herbicides/Nitrate Sample Analysis - EPA Required	52-8200-2050	1,362.00
09/18/2024	33222	Energy Laboratories Inc	132.00	(4) - Bac-T Samples w/ Analysis	52-8200-2050	132.00
09/18/2024	33222	Energy Laboratories Inc	684.00	DBP Quarterly Testing (2) Samples w/ Analysis - EPA	52-8200-2050	684.00
Total 33222:						2,178.00

M = Manual Check, V = Void Check

Check Issue Date	Check Number	Payee	Invoice Amount	Description	Invoice GL Account	Check Amount
33223						
09/18/2024	33223	Ferguson Waterworks #1116	150.00	Adj. Valve Box x2	51-8100-3525	150.00
09/18/2024	33223	Ferguson Waterworks #1116	150.00	Adj. Valve Box x2	51-8100-3525	150.00
Total 33223:						300.00
33224						
09/18/2024	33224	Galls	73.99	Uniform jacket for the new prospect	10-5600-1040	73.99
Total 33224:						73.99
33225						
09/18/2024	33225	Greiner Ford	1,120.76	Repair CSO vehicle - insurance claim	10-5400-4050	1,120.76
09/18/2024	33225	Greiner Ford	4,165.09	K-9 Unit repair	10-5400-4050	4,165.09
Total 33225:						5,285.85
33226						
09/18/2024	33226	Hawkins Inc	40.00	Chlorine Cylinder Rental	52-8200-3500	40.00
09/18/2024	33226	Hawkins Inc	30.00	Chlorine Bottle Rentals	52-8200-3500	30.00
Total 33226:						70.00
33227						
09/18/2024	33227	Homax	80.10	Multiplex 600 Oil	10-6500-3500	80.10
09/18/2024	33227	Homax	1,552.97	Fuel Charges for FD	10-5600-4000	1,552.97
09/18/2024	33227	Homax	277.77	Fuel Charges for Planning	10-5700-4000	277.77
09/18/2024	33227	Homax	116.72	Fuel Charges for WTP	52-8200-4000	116.72
09/18/2024	33227	Homax	159.30	Fuel Charges for P/W Streets	10-6000-4000	159.30
09/18/2024	33227	Homax	226.16	Fuel Charges for P/W Sewer	53-8300-4000	226.16
09/18/2024	33227	Homax	364.83	Fuel Charges for PW/Water	51-8100-4000	364.83
09/18/2024	33227	Homax	475.23	Fuel Charges for Parks	10-7000-4000	475.23
09/18/2024	33227	Homax	1,745.24	Fuel Charges for P/W Sanitation	54-8400-4000	1,745.24
09/18/2024	33227	Homax	247.89	Fuel Charges for P/W Shop	10-6500-4000	247.89
Total 33227:						5,246.21
33228						
09/18/2024	33228	Hose & Rubber Supply	201.90	Hoses Unit #19	54-8400-4050	201.90

M = Manual Check, V = Void Check

Check Issue Date	Check Number	Payee	Invoice Amount	Description	Invoice GL Account	Check Amount
09/18/2024	33228	Hose & Rubber Supply	2,512.78	Hose Replacement Unit #19	54-8400-4050	2,512.78
Total 33228:						2,714.68
33229						
09/18/2024	33229	Imperial Pump Solutions	300.00	Clear pump Canhorn Lift Station	53-8300-3675	300.00
Total 33229:						300.00
33230						
09/18/2024	33230	Installation & Service Company In	7,390.72	Street Patching	12-4500-3700	7,390.72
Total 33230:						7,390.72
33231						
09/18/2024	33231	Matthew Bender & Co., Inc.	278.31	Wy Code Book	10-5400-3550	278.31
Total 33231:						278.31
33232						
09/18/2024	33232	NAPA Auto Parts	44.31	Oil & Filter	54-8400-4050	44.31
09/18/2024	33232	NAPA Auto Parts	8.54	Clamp	54-8400-4050	8.54
09/18/2024	33232	NAPA Auto Parts	53.62	Panel Filters	54-8400-4050	53.62
09/18/2024	33232	NAPA Auto Parts	7.47	Exhaust Clamp	54-8400-4050	7.47
09/18/2024	33232	NAPA Auto Parts	310.72	Unit 4 alternator	10-5400-4050	310.72
09/18/2024	33232	NAPA Auto Parts	14.24	Molding tape for MS48 door latch	10-5600-4050	14.24
09/18/2024	33232	NAPA Auto Parts	37.31	Power steering hose	54-8400-4050	37.31
09/18/2024	33232	NAPA Auto Parts	23.29	In-cab air filter for CH9	10-5600-4050	23.29
Total 33232:						499.50
33233						
09/18/2024	33233	Norco, Inc	204.86	Oxygen for the ambulance	10-5600-3595	204.86
09/18/2024	33233	Norco, Inc	14.26	Cylinder Rental	10-5600-3595	14.26
Total 33233:						219.12
33234						
09/18/2024	33234	Northwest Contractor Supply	89.46	Squeegee & chisel	10-6500-3545	89.46

M = Manual Check, V = Void Check

Check Issue Date	Check Number	Payee	Invoice Amount	Description	Invoice GL Account	Check Amount
09/18/2024	33234	Northwest Contractor Supply	13.00	White paint	10-6500-3545	13.00
Total 33234:						102.46
33235						
09/18/2024	33235	Peterbilt of Wyoming Inc	188.89	Rubber elbow	54-8400-4050	188.89
09/18/2024	33235	Peterbilt of Wyoming Inc	94.72	Door kit	54-8400-4050	94.72
Total 33235:						283.61
33236						
09/18/2024	33236	Rocky Mountain Drug Testing	435.00	New Hire Drug Testing	10-4600-1045	435.00
Total 33236:						435.00
33237						
09/18/2024	33237	Rocky Mountain Power	44.82	900 S ROBERTSON RD, ROBERTSON HILLS PARK	10-4600-2510	44.82
09/18/2024	33237	Rocky Mountain Power	82.54	6699 Poison Spider	50-4600-2510	82.54
09/18/2024	33237	Rocky Mountain Power	9,265.00	City Electricity	10-4600-2510	9,265.00
09/18/2024	33237	Rocky Mountain Power	3,355.38	Enterprise Electricity	50-4600-2510	3,355.38
09/18/2024	33237	Rocky Mountain Power	10,002.14	WTP Electricity	52-8200-2510	10,002.14
Total 33237:						22,749.88
33238						
09/18/2024	33238	Schwartz, Bon, Walker & Studer,	11,666.66	Services performed by Patrick Holscher	10-4600-1085	11,666.66
Total 33238:						11,666.66
33239						
09/18/2024	33239	Sutherlands	20.97	Sod around fire hydrant	51-8100-3525	20.97
09/18/2024	33239	Sutherlands	13.98	Sod around fire hydrant	51-8100-3525	13.98
09/18/2024	33239	Sutherlands	47.91	PVC materials for water rescue prop	10-5600-1030	47.91
Total 33239:						82.86
33240						
09/18/2024	33240	Team Laboratory Chemical, LLC	2,859.50	Road Patch & crack filler	12-4500-3700	2,859.50

M = Manual Check, V = Void Check

Check Issue Date	Check Number	Payee	Invoice Amount	Description	Invoice GL Account	Check Amount
Total 33240:						2,859.50
33241						
09/18/2024	33241	Verizon	138.68	Fire Department Machine to machine	10-4600-2505	138.68
Total 33241:						138.68
33242						
09/18/2024	33242	Wash and Glow II LLC	93.00	Wash & Glow car wash	10-6500-4060	93.00
Total 33242:						93.00
33243						
09/18/2024	33243	Western Wyoming Lock & Safe	12.00	Keys cut	12-4500-3515	12.00
09/18/2024	33243	Western Wyoming Lock & Safe	27.50	Keys cut	12-4500-3515	27.50
Total 33243:						39.50
33244						
09/18/2024	33244	WEX Bank	94.00	DEF Cards	10-5600-4000	94.00
Total 33244:						94.00
33245						
09/18/2024	33245	WLC Engineering Inc	5,906.50	Finishing Tank	10-4800-6035	5,906.50
09/18/2024	33245	WLC Engineering Inc	1,386.00	FH replacement	10-4800-6025	1,386.00
09/18/2024	33245	WLC Engineering Inc	952.00	River Front Infrastructure	10-4800-6010	952.00
09/18/2024	33245	WLC Engineering Inc	2,679.50	GIS	50-4600-2080	2,679.50
09/18/2024	33245	WLC Engineering Inc	3,457.19	GIS	50-4600-2080	3,457.19
Total 33245:						14,381.19
33246						
09/18/2024	33246	Wyoming Water Development Co	1,000.00	2025 Readiness to serve	52-8200-3090	1,000.00
Total 33246:						1,000.00

M = Manual Check, V = Void Check

Check Issue Date	Check Number	Payee	Invoice Amount	Description	Invoice GL Account	Check Amount
33247						
09/18/2024	33247	Wyoming Water Quality & Pollutio	1,020.00	WWQ PCA Educatuion Conference - N Redding, B Bo	52-8200-1030	1,020.00
09/18/2024	33247	Wyoming Water Quality & Pollutio	440.00	WWQ Conference - Buckley & Coleman	51-8100-1030	440.00
Total 33247:						1,460.00
33248						
09/18/2024	33248	Zoll Medical Corporation	144.94	ECG Dots for cardiac monitor	10-5600-3595	144.94
Total 33248:						144.94
33249						
09/20/2024	33249	Law Office of Stephanie M Arrach	7,908.75	City Prosecutor	10-5100-1085	7,908.75
Total 33249:						7,908.75
33250						
09/23/2024	33250	Buffalo Development	2,200.00	Recapture - Lot 45 & Lot 46	50-4600-9005	2,200.00
Total 33250:						2,200.00
Grand Totals:						190,636.45

Summary by General Ledger Account Number

GL Account	Debit	Credit	Proof
10-21100	.00	97,055.81-	97,055.81-
10-23800	4,273.55	.00	4,273.55
10-26150	760.00	.00	760.00
10-4400-3510	777.16	.00	777.16
10-4600-1045	435.00	.00	435.00
10-4600-1085	11,666.66	.00	11,666.66
10-4600-2005	1,490.00	.00	1,490.00
10-4600-2505	138.68	.00	138.68
10-4600-2510	9,309.82	.00	9,309.82
10-4800-6010	2,450.60	.00	2,450.60

M = Manual Check, V = Void Check

GL Account	Debit	Credit	Proof
10-4800-6020	387.50	.00	387.50
10-4800-6025	1,386.00	.00	1,386.00
10-4800-6030	36,000.00	.00	36,000.00
10-4800-6035	5,906.50	.00	5,906.50
10-4900-9044	16.00	.00	16.00
10-5100-1085	7,908.75	.00	7,908.75
10-5400-3510	793.91	.00	793.91
10-5400-3550	278.31	.00	278.31
10-5400-3565	54.74	.00	54.74
10-5400-4050	5,596.57	.00	5,596.57
10-5500-2020	275.00	.00	275.00
10-5500-3575	2,484.00	.00	2,484.00
10-5600-1030	47.91	.00	47.91
10-5600-1040	168.47	.00	168.47
10-5600-3515	112.80	.00	112.80
10-5600-3525	70.44	.00	70.44
10-5600-3595	686.60	.00	686.60
10-5600-3615	88.64	.00	88.64
10-5600-4000	1,646.97	.00	1,646.97
10-5600-4050	37.53	.00	37.53
10-5700-4000	277.77	.00	277.77
10-6000-3500	21.98	.00	21.98
10-6000-4000	159.30	.00	159.30
10-6500-1040	283.65	.00	283.65
10-6500-3500	80.10	.00	80.10
10-6500-3545	102.46	.00	102.46
10-6500-4000	247.89	.00	247.89
10-6500-4060	93.00	.00	93.00
10-7000-3500	66.32	.00	66.32
10-7000-4000	475.23	.00	475.23
12-21100	.00	40,339.72-	40,339.72-
12-4500-1008	30,050.00	.00	30,050.00
12-4500-3515	39.50	.00	39.50
12-4500-3700	10,250.22	.00	10,250.22
50-21100	.00	16,035.14-	16,035.14-
50-4600-2005	1,490.00	.00	1,490.00
50-4600-2080	6,136.69	.00	6,136.69
50-4600-2510	3,437.92	.00	3,437.92
50-4600-3510	570.53	.00	570.53
50-4600-9005	4,400.00	.00	4,400.00

M = Manual Check, V = Void Check

GL Account	Debit	Credit	Proof
51-21100	.00	1,139.78-	1,139.78-
51-8100-1030	440.00	.00	440.00
51-8100-3525	334.95	.00	334.95
51-8100-4000	364.83	.00	364.83
52-21100	.00	14,386.86-	14,386.86-
52-8200-1030	1,020.00	.00	1,020.00
52-8200-2050	2,178.00	.00	2,178.00
52-8200-2510	10,002.14	.00	10,002.14
52-8200-3090	1,000.00	.00	1,000.00
52-8200-3500	70.00	.00	70.00
52-8200-4000	116.72	.00	116.72
53-21100	.00	526.16-	526.16-
53-8300-3675	300.00	.00	300.00
53-8300-4000	226.16	.00	226.16
54-21100	.00	21,152.98-	21,152.98-
54-8400-3050	15,433.25	.00	15,433.25
54-8400-4000	1,745.24	.00	1,745.24
54-8400-4050	3,974.49	.00	3,974.49
Grand Totals:	<u>190,636.45</u>	<u>190,636.45-</u>	<u>.00</u>

Dated: _____

Mayor: _____

City Council: _____

City Recorder: _____

Report Criteria:

Report type: GL detail

Check.Type = {<>} "Adjustment"

COURT INCOME REPORT

AUGUST 2024

	Date	Cash, Check, Card Payments	Bonds Received	Prior Bonds Applied/Forf.	Victims Comp	Court Cost / Restitution	MCPF (Dare)	Bank Fees	TOTAL
Sales Activity	8/1-8/2	\$2,047.00							\$2,047.00
Court Report			\$1,500.00						-\$1,500.00
								Difference	\$3,547.00
Sales Activity	8/5-8/9	\$4,323.00		\$1,800.00					\$6,123.00
Court Report			\$980.00						-\$980.00
								Difference	\$7,103.00
Sales Activity	8/12-8/16	\$4,790.00		\$1,000.00					\$5,790.00
Court Report			\$1,090.00						-\$1,090.00
								Difference	\$6,880.00
Sales Activity	8/19-8/23	\$3,909.00		\$3,170.00					\$7,079.00
Court Report			\$1,280.00						-\$1,280.00
								Difference	\$8,359.00
Sales Activity	8/26-8/30	\$5,535.00		\$1,080.00					\$6,615.00
Court Report			\$3,790.00						-\$3,790.00
								Difference	\$10,405.00

Sales Activity Month Total	\$27,654.00
Proceedings Report Month Total	-\$8,640.00
Difference	\$36,294.00
Court Proceedings Check	\$27,654.00

Transferred \$27,654.00 to Operating account 9/17/2024
Transferred \$8,640.00 to Court account 9/17/24

Completed by: Alyssa Hartman
City Treasurer

Approved by: Kristi Stewart
Court Clerk

Attested by: [Signature]
City Clerk



ACH TRANSACTIONS

9-24-24

Date	Payor	AMOUNT
9/25/2024	307 Billing Services, LLC	\$ 2,000.00
	Total:	\$ 2,000.00



Transmittal Transactions

9-24-24

Payroll Fire: 9-4-24 to 9-15-24

Date	Type/Check #	Payor	AMOUNT
9/15/2024	ACH	IRS	\$ 2,162.68
9/15/2024	33199	Pathfinder FCU	\$ 192.50
Total:			\$ 2,355.18

Payroll Reg/Police: 9-9-24 to 9-22-24

Date	Type/Check #	Payor	AMOUNT
9/22/2024	ACH	IRS	\$ 25,172.40
9/22/2024	33251	American Funds	\$ 75.00
9/22/2024	33252	Orchard Trust/Great Western Trust	\$ 740.00
Total:			\$ 25,987.40

Total \$ 28,342.58



PAYROLL

Meeting Date: September 24, 2024

Payroll Type: Fire

Date Range: 9-4-24 to 9-15-24

Net: \$ 21,356.30

Deductions: \$ 5,644.64

Federal Taxes: \$ 1,574.00

Medicare: \$ 294.34

Retirement: \$ 2,401.52

Union Dues \$ 192.50

Child Support: \$ -

Insurance: \$ 1,073.66

Supplemental Retirement: \$ 81.42

Supplemental Insurance: \$ 27.20

TOTAL PAYROLL: \$ 15,711.66

City Clerk, Sarah Osborn

Mayor, Leah Juarez



PAYROLL

Meeting Date: September 24, 2024

Payroll Type: Regular/Police

Date Range: 9-9-24 to 9-22-24

Net: \$ 111,975.01

Deductions: \$ 29,124.66

Federal Taxes: \$ 9,262.00

Medicare: \$ 1,560.69

Retirement: \$ 6,083.42

Social Security: \$ 6,394.51

Child Support: \$ 540.32

Insurance: \$ 4,098.28

Supplemental Retirement: \$ 992.02

Supplemental Insurance: \$ 193.42

TOTAL PAYROLL: \$ 82,850.35

City Clerk, Sarah Osborn

Mayor, Leah Juarez



CITY OF MILLS
EST. 1921

704 Fourth Street
P.O. Box 789
Mills, WY 82644

Phone: 307-234-6679
Fax: 307-234-6528

Memorandum

TO: Mills City Council
FROM: Megan Nelms, AICP, City Planner
DATE: September 24, 2024
SUBJECT: Rone Re-Zoning & Development Plan

Case Number: 24.02 DEV

Summary: The applicant is proposing to rezone Lot 2, Hays Simple Subdivision from M-H (Manufactured Home District) to M-P (Manufactured Home Park District). Per the Land Development Regulations (LDRs), the re-zone to the M-P district requires a development plan, showing the layout of the mobile home park and compliance with the standards as set forth in Section 45.25 of the LDRs.

It should be noted that this property is currently considered a permitted non-conforming use. Under the old Title 17, the property was zoned E-R (Established Residential). Per the regulations, only one (1) home per parcel is permitted under the old E-R zoning district as well as the new M-H district. There are eight (8) existing mobile homes on the property, which do not meet the design standards in the adopted zoning regulations. The applicant desires to place additional homes and/or RV's on the property, and doing so necessitates the re-zone request and compliance with the M-P district standards.

Per Section 45.25(8)(D), the M-P zoning district allows for up to 15% of the spaces within a manufactured home park to be occupied by a Recreational Vehicle.

Planning Commission Recommendation: At their September 5, 2024, meeting the Planning & Zoning Commission made a "DO PASS" recommendation on the rezoning request and accompanying development plan, pending completion of all planning considerations.

Staff Recommendation: The applicant has completed all the required planning considerations and staff recommends APPROVAL of the rezoning request and development plan.

**Rone Re-Zoning Request &
MHP (Mobile Home Park) Development Plan**

Planning Commission Meeting
September 5, 2024

City Council Meeting
September 24, 2024

Applicants: Marvin Rone

Case Number: 24.02 DEV

Agent: JKC Engineering

Summary: The applicant is proposing to rezone Lot 2, Hays Simple Subdivision from M-H (Manufactured Home District) to M-P (Manufactured Home Park District). Per the Land Development Regulations (LDRs), the re-zone to the M-P district requires a development plan, showing the layout of the mobile home park and compliance with the standards as set forth in Section 45.25 of the LDRs.

It should be noted that this property is currently considered a permitted non-conforming use. Under the old Title 17, the property was zoned E-R (Established Residential). Per the regulations, only one (1) home per parcel is permitted under the old E-R zoning district as well as the new M-H district. There are eight (8) existing mobile homes on the property, which do not meet the design standards in the adopted zoning regulations. The applicant desires to place additional homes and/or RV's on the property, and doing so necessitates the re-zone request and compliance with the M-P district standards.

Per Section 45.25(8)(D), the M-P zoning district allows for up to 15% of the spaces within a manufactured home park to be occupied by a Recreational Vehicle.

Legal Description: Lot 2, Hays Simple Subdivision

Location: The property is located on the north side of Lafayette St., bounded by Harding Ave. to the east and Brooks Ave. on the west.

Current Zoning: M-H (Manufactured Home District)

Existing Land Use: There are eight (8) existing mobile homes and various accessory structures on the property.

Adjacent Land Use: North: C&W Railroad ROW (UA)
South: Residential Uses/Mountain View Subdivision (M-H)
East: Residential Uses/Mountain View Subdivision (M-H)
West: Residential Uses/Robertson Subdivision (M-H)

Planning Considerations:

1. Revise the Development Plan to address the following and meet the requirements of Section 45.25(9):
 - a. Label the space numbers 1-14 (or accurate final number of spaces)
 - b. Only one (1) manufactured home allowed per lot/space. The existing double-wide home needs to be on its own lot/space.
 - c. Show typical setback lines
 - d. Provide a line/symbol legend
 2. Post the address number at the front street line of each lot/space.
 3. Addressing/access:
 - a. Work with the City and GIS on park/space addresses along the constructed east/west 20' access easement through the park.
-

Staff Recommendation:

Staff recommends APPROVAL of the re-zoning request and Manufactured Home Park Development Plan upon all planning considerations being completed and recommends the Planning Commission make a “Do Pass” recommendation on the application.

Planning Commission Recommendation: At the September 5, 2024 meeting, the Planning Commission made a “DO PASS” recommendation for the re-zoning request and accompanying Development Plan, pending completion of all planning considerations.

City Council Decision:



CITY OF MILLS
PETITION FOR ZONE CHANGE
or
APPLICATION FOR SPECIAL REVIEW PERMIT
Pursuant to the Mills City Code

City of Mills, Wyoming
704 4th Street (Physical address)
P.O. Box 789 (Mailing address)
Mills, Wyoming 82644

Date: July 25, 2024

Return by: (Submittal Deadline)

For Meeting on:

[] ZONE CHANGE [] SPECIAL REVIEW

PLEASE PRINT

PRIMARY CONTACT: Marvin Rone

APPLICANT/PROPERTY OWNER(S) INFORMATION:

Print Owner Name: MJR Enterprises, LLC - Marvin Rone
Owner Mailing Address: 1521 Nottingham DR
City, State, Zip: Casper, WY 82609
Owner Phone: 307-267-1745
Applicant Email: Marvin.Rone@Trib.com

AGENT INFORMATION:

Print Agent Name: Kimber Bloem
Agent Mailing Address: 5000 E Yellowstone HWY
City, State, Zip: Evansville, WY 82636
Agent Phone: 307-237-5000 ex 5
Agent Email: storage@sonnysrvs.com

PROPERTY INFORMATION:

Subject property legal description (attach separate page if long legal): Lot 2 "Hays Simple Subdivision", Natrona County, Wyoming as per amended plat recorded May 12, 2003, As instrument No 716190
Physical address of subject property if available: 4710 W Lafayette St
Size of lot(s) 40 wide x 145 length ?? sq. ft/acres.
Current zoning: Established Residential Current use: Mobile Home Park
Intended use of the property: Mobile Home and RV park
Zoning within 300 feet: Residential? Land use within 300 feet: Residential

ATTACHMENTS (REQUIRED):

- Proof of ownership: 100 (such as deed, title certification, attorney's title opinion)

SIGNATURE(S):

The following owner's signature signifies that all information on this petition/application is accurate and correct to the best of the owner's knowledge; and that the owner has thoroughly read and understands all petition/application information and requirements. [In addition to the owner's signature(s), if an agent of the owner is also to be notified and/or contacted for all communications relating to this application, please have the agent sign below.]

I (We) the undersigned owner(s) of the property described above do hereby petition/make application to the City of Mills for: We would like to move it from its current zoning to residential/mobile home park and/or RV park

OWNER Signature [Signature]

OWNER Signature

AGENT Signature

FEE: \$250.00 (non-refundable)

City of Mills
Rev: 05/2016

S:\LAND\2023\23-24\DWG\DESIGN\23-24_DESIGN.dwg SAVED: 9/17/24 PRINTED: 9/17/24 BY: SHANNON



REVISION TABLE

NUMBER	DATE	DESCRIPTION

ENGINEERING • SURVEYING • GIS MAPPING
CONSTRUCTION MANAGEMENT

J.K.C.
ENGINEERING

111 W. 2nd St., Ste 420 • Casper, Wyoming 82601
Ph: 307-265-4601 • Fax: 307-265-4672

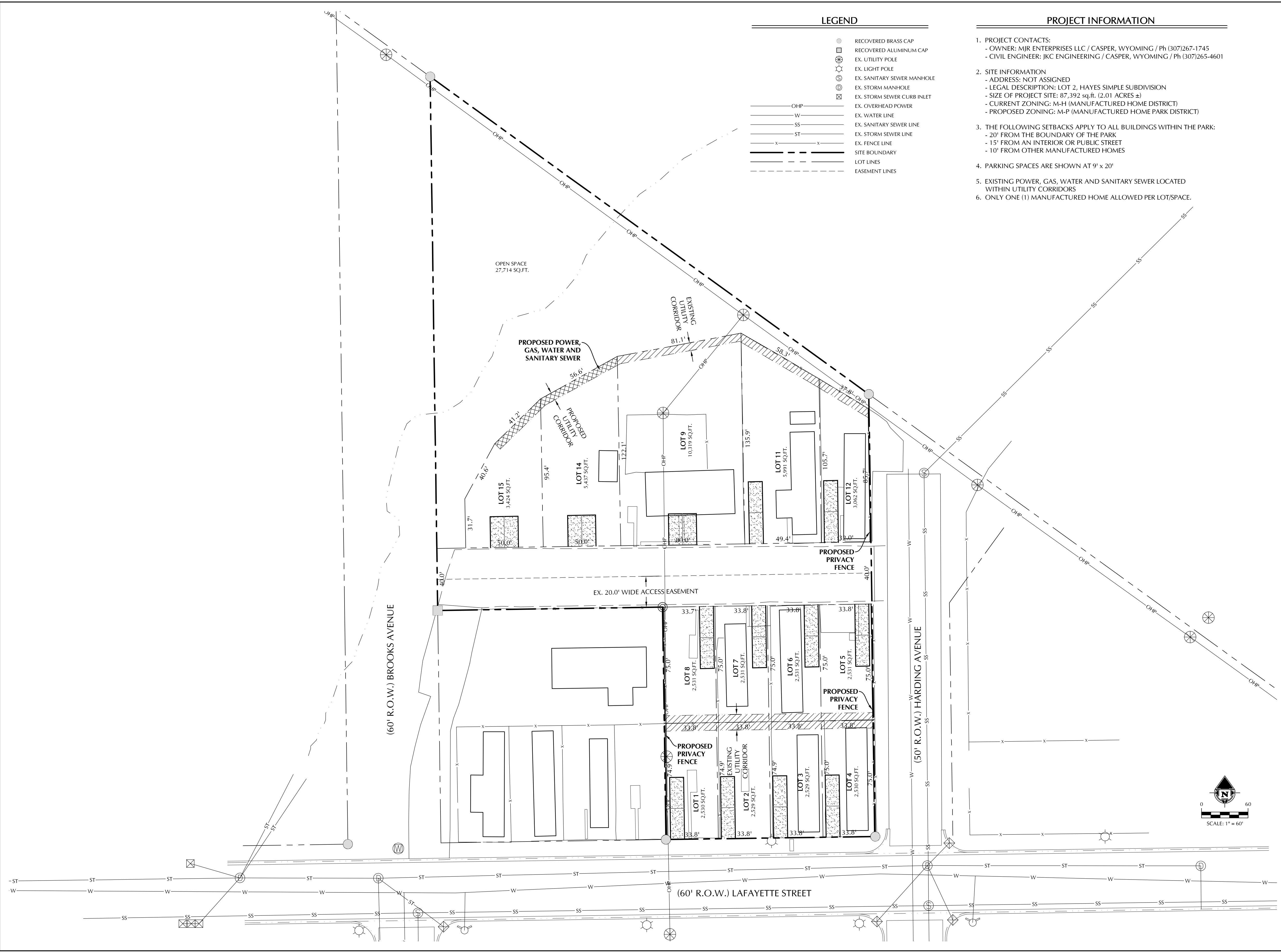
DEVELOPMENT PLAN
PRELIMINARY
LOT 2, HAYES SIMPLE SUBDIVISION
CITY OF MILLS, WYOMING

DATE: 9/17/2024
PROJECT #: 23-24
DRAWN BY: SAG

SHEET TITLE:
SITE PLAN

SHEET NUMBER
C1.1

S:\LAND\2023\23-24\DWG\DESIGN\23-24_DESIGN.dwg SAVED: 9/17/24 PRINTED: 9/17/24 BY: SHANNON



LEGEND

- RECOVERED BRASS CAP
- ⊗ RECOVERED ALUMINUM CAP
- ⊕ EX. UTILITY POLE
- ⊙ EX. LIGHT POLE
- ⊕ EX. SANITARY SEWER MANHOLE
- ⊕ EX. STORM MANHOLE
- ⊕ EX. STORM SEWER CURB INLET
- OHP
- W
- SS
- ST
- EX. OVERHEAD POWER
- EX. WATER LINE
- EX. SANITARY SEWER LINE
- EX. STORM SEWER LINE
- EX. FENCE LINE
- SITE BOUNDARY
- LOT LINES
- EASEMENT LINES

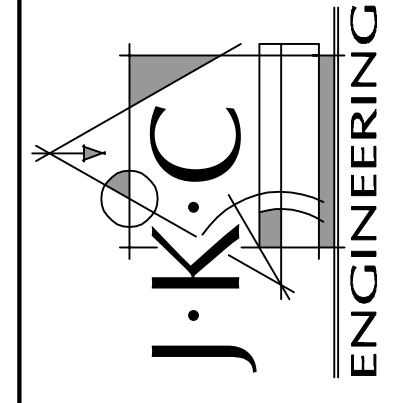
PROJECT INFORMATION

1. PROJECT CONTACTS:
 - OWNER: MJR ENTERPRISES LLC / CASPER, WYOMING / Ph (307)267-1745
 - CIVIL ENGINEER: JKC ENGINEERING / CASPER, WYOMING / Ph (307)265-4601
2. SITE INFORMATION
 - ADDRESS: NOT ASSIGNED
 - LEGAL DESCRIPTION: LOT 2, HAYES SIMPLE SUBDIVISION
 - SIZE OF PROJECT SITE: 87,392 sq.ft. (2.01 ACRES ±)
 - CURRENT ZONING: M-H (MANUFACTURED HOME DISTRICT)
 - PROPOSED ZONING: M-P (MANUFACTURED HOME PARK DISTRICT)
3. THE FOLLOWING SETBACKS APPLY TO ALL BUILDINGS WITHIN THE PARK:
 - 20' FROM THE BOUNDARY OF THE PARK
 - 15' FROM AN INTERIOR OR PUBLIC STREET
 - 10' FROM OTHER MANUFACTURED HOMES
4. PARKING SPACES ARE SHOWN AT 9' x 20'
5. EXISTING POWER, GAS, WATER AND SANITARY SEWER LOCATED WITHIN UTILITY CORRIDORS
6. ONLY ONE (1) MANUFACTURED HOME ALLOWED PER LOT/SPACE.

REVISION TABLE

NUMBER	DATE	DESCRIPTION

ENGINEERING • SURVEYING • GIS MAPPING
 CONSTRUCTION MANAGEMENT
 111 W. 2nd St., Ste 420 • Casper, Wyoming 82601
 Ph: 307-265-4601 • Fax: 307-265-4672



DEVELOPMENT PLAN
PRELIMINARY
 PLOT 2, HAYES SIMPLE SUBDIVISION
 CITY OF MILLS, WYOMING

DATE: 9/17/2024
 PROJECT #: 23-24
 DRAWN BY: SAG
 SHEET TITLE:
 SITE PLAN
 SHEET NUMBER
C1.1

Rone Re-Zoning & Development Plan for Manufactured Home Park

Item # 11.



Mills Zoning Districts

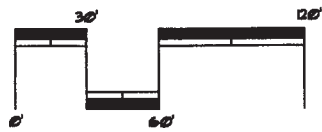
	AG URBAN AGRICULTURE		O-B OFFICE BUSINESS DISTRICT
	C-1 GENERAL COMMERCIAL		PLI PUBLIC LANDS AND INSTITUTIONS
	C-3 BUSINESS SERVICE DISTRICT		R-1 SINGLE FAMILY DWELLING DISTRICT
	I-1 LIGHT INDUSTRIAL		R-2 ONE AND TWO FAMILY DWELLING DISTRICT
	I-2 HEAVY INDUSTRIAL		R-3 MULTIPLE FAMILY DWELLING DISTRICT
	M-H MANUFACTURED HOME DISTRICT		STREETS PLATTED / NOT OPEN
	M-P MANUFACTURED HOME PARK		UR URBAN AGRICULTURE RESIDENTIAL

0716190

716190

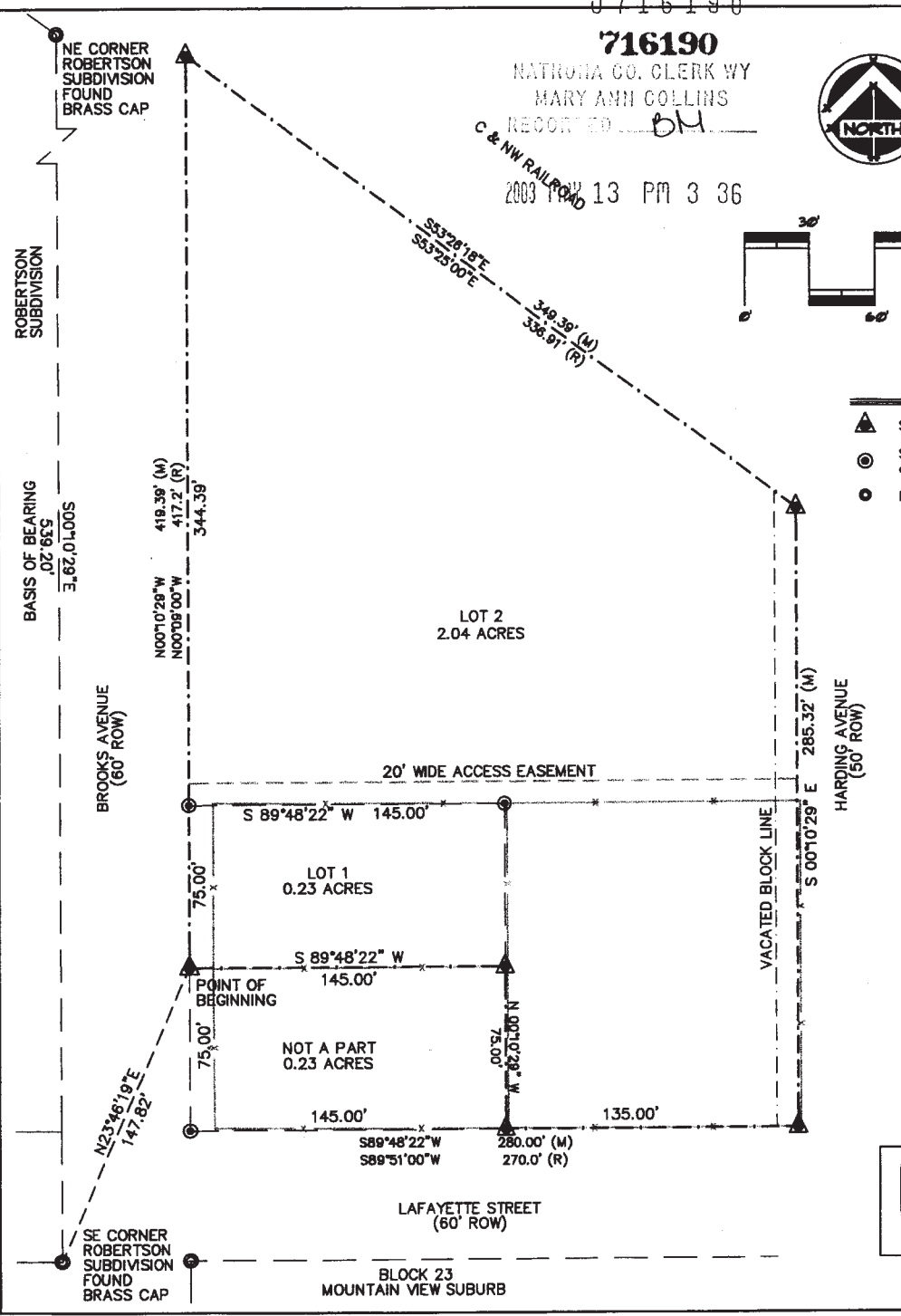
NATRONA CO. CLERK WY
 MARY ANN COLLINS
 RECORDED BH

2003 FEB 13 PM 3 36



LEGEND

- ▲ SET BRASS CAP
- ⊙ SET MONUMENT 5/8" REBAR & ALUMINUM CAP
- FOUND MONUMENT AS NOTED



CERTIFICATE OF DEDICATION

STATE OF WYOMING }
 COUNTY OF NATRONA }SS

WE, ROBERT D. AND DARLA R. HAYS, DO HEREBY CERTIFY THAT WE ARE THE OWNERS AND PROPRIETORS OF THE FOLLOWING DESCRIBED PARCEL OF LAND. A PARCEL OF LAND SITUATE IN THE SE1/4NW1/4 OF SECTION 1, T.33N., R.80W., 6TH P.M., NATRONA COUNTY, WYOMING, AND BEING A PORTION OF THE VACATED BLOCK 57, MOUNTAIN VIEW SUBURB, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

- COMMENCING AT THE SOUTHEAST CORNER OF THE ROBERTSON SUBDIVISION, MONUMENTED BY A BRASS CAP;
- THENCE N23°46'19"E, A DISTANCE OF 147.82 FEET TO THE SOUTHWEST CORNER OF THE PARCEL, LOCATED ON THE WEST LINE OF PREVIOUSLY VACATED BLOCK 57, MOUNTAIN VIEW SUBURB, AND BEING THE POINT OF BEGINNING MONUMENTED BY A BRASS CAP;
- THENCE N00°10'29"W, ALONG THE WEST LINE OF SAID BLOCK 57, A DISTANCE OF 419.39 FEET TO THE NORTHWEST CORNER OF THE PARCEL, BEING MONUMENTED BY A BRASS CAP;
- THENCE S53°26'18"E, ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF THE FORMER CHICAGO NORTHWESTERN RAILROAD, A DISTANCE OF 349.39 FEET TO THE NORTHEAST CORNER OF THE PARCEL, BEING MONUMENTED BY A BRASS CAP;
- THENCE S00°10'29"E, ALONG THE EAST LINE OF SAID BLOCK 57, A DISTANCE OF 285.32 FEET TO THE SOUTHEAST CORNER OF THE PARCEL, LOCATED ON THE NORTH RIGHT-OF-WAY LINE OF LAFAYETTE STREET AND MONUMENTED BY A BRASS CAP;
- THENCE S89°48'22"W, ALONG THE NORTH LINE OF LAFAYETTE STREET, A DISTANCE OF 135.00 FEET TO A POINT MONUMENTED BY A BRASS CAP;
- THENCE N00°10'29"W, A DISTANCE OF 75.00 FEET TO A POINT MONUMENTED BY A BRASS CAP;
- THENCE S89°48'22"W, A DISTANCE OF 145.00 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED TRACT OF LAND CONTAINS 2.26 ACRES, MORE OR LESS, AND IS SUBJECT TO ANY RIGHTS-OF-WAY AND/OR EASEMENTS, RESERVATIONS AND ENCUMBRANCES WHICH HAVE BEEN LEGALLY ACQUIRED.

THE TRACT OF LAND, AS IT APPEARS ON THIS PLAT, IS DEDICATED WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS AND PROPRIETORS. THE NAME OF THE SIMPLE SUBDIVISION SHALL BE "HAYS SIMPLE SUBDIVISION" AND THAT SAID OWNERS AND PROPRIETORS HEREBY WAIVE AND RELINQUISH ALL RIGHTS GRANTED UNDER AND BY VIRTUE OF THE HOMESTEAD EXEMPTION LAWS OF THE STATE OF WYOMING.

Robert D. Hays
 ROBERT D. HAYS

Darla R. Hays
 DARLA R. HAYS

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY ROBERT D. AND DARLA R. HAYS THIS 2nd DAY OF May, 2003.

WITNESS MY HAND AND OFFICIAL SEAL OF PUBLIC MY COMMISSION EXPIRES JAN 19, 2006

J. D. COLLINS
 J. D. COLLINS
 NOTARY PUBLIC



I, DO HEREBY CERTIFY THAT THIS SIMPLE SUBDIVISION HAS BEEN EXAMINED BY ME AND FOUND TO COMPLY WITH THE REGULATIONS FOR NATRONA COUNTY WYOMING, AND IS THEREFORE APPROVED FOR RECORDING.

Nichelle Man 5/2/03
 COUNTY PLANNER/DATE

William R. Fehring 5/6/03
 COUNTY SURVEYOR/DATE

Ann E. Vardell 5/8/03
 HEALTH OFFICER/DATE

FILED FOR THE RECORD IN THE OFFICE OF THE COUNTY CLERK OF NATRONA COUNTY, WYOMING ON THE _____ DAY OF _____, 2003.

CERTIFICATE OF SURVEYOR

STATE OF WYOMING }
 COUNTY OF NATRONA }SS

KNOW ALL MEN BY THESE PRESENTS: THAT I, WILLIAM R. FEHRINGER, DO HEREBY CERTIFY THAT I PREPARED THIS PLAT FROM AN ACTUAL AND ACCURATE SURVEY OF THE LAND AND THAT THE CORNER MONUMENTS SHOWN THEREON WERE PROPERLY PLACED UNDER MY SUPERVISION, IN ACCORDANCE WITH THE SUBDIVISION REGULATIONS OF NATRONA COUNTY.

AMENDED PLAT OF
HAYS SIMPLE SUBDIVISION

BEING A PORTION OF THE
 SE1/4NW1/4 SECTION 1, T.33N., R.80W., 6TH P.M.
 NATRONA COUNTY WYOMING

W.O. #02-189



FEBRUARY, 2003
 AMENDED APRIL, 2003

16x

WARRANTY DEED

ROBERT D. HAYS and DARLA R. HAYS, HUSBAND AND WIFE, grantor(s) of Natrona County, State of Wyoming, for and in consideration of Ten Dollars and Other Good and Valuable Consideration, in hand paid, receipt whereof is hereby acknowledged, Convey and Warrant To

MJR ENTERPRISES, LLC, grantee(s), whose address is: 1521 NOTTINGHAM DRIVE
CASPER, WY 82609
4710 W LAFAYETTE ST
Casper, WY 82604

of Natrona County and State of Wyoming, the following described real estate, situate in Natrona County and State of WYOMING, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State, to wit:

LOT 2, "HAYS SIMPLE SUBDIVISION", NATRONA COUNTY, WYOMING, AS PER AMENDED PLAT RECORDED MAY 12, 2003, AS INSTRUMENT NO. 716190.

Subject to Covenants, Conditions, Restrictions, and Easements of Record, if any.

Witness my/our hand(s) this 28 day of April, 2023.

Robert D Hays
ROBERT D. HAYS

Darla R Hays
DARLA R. HAYS

State of Wyoming)
)SS.
County of Natrona)

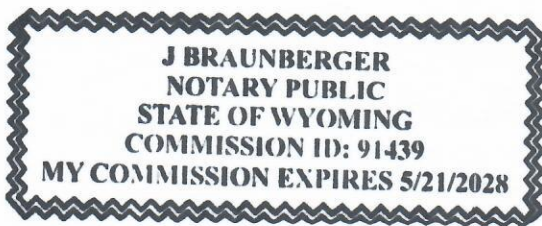
The foregoing instrument was acknowledged before me by ROBERT D. HAYS and DARLA R. HAYS, HUSBAND AND WIFE.

this 28 day of April, 2023.

Witness my hand and official seal.

My Commission Expires: 5/21/2028

J Braunberger
Notarial Officer





CITY OF MILLS

EST. 1921

704 Fourth Street
P.O. Box 789
Mills, WY 82644

Phone: 307-234-6679
Fax: 307-234-6528

August 15, 2024

Mark Hummell
614 N Brooks Ave
Mills, WY 82604

**RE: Rezoning & Development Plan – Manufactured Home Park
Lafayette St. & Brooks Ave.**

Dear Neighboring Landowner:

I would like to inform you of a proposed re-zoning and development plan request in your area. If you should have any concerns or comments, you are invited to attend the following public hearing:

The Mills City Council will hold a public hearing on September 24, 2024, at 7:00 P.M, or as time allows, in the Council Chambers, 704 Fourth St., Mills, Wyoming.

The request is to rezone the property to Manufactured Home Park District, and review a proposed Development Plan, complying with the requirements of the Land Development Regulations to establish a new Manufactured Home Park. The attached aerial photo shows the property subject to the rezoning and development request highlighted in yellow.

If you are unable to attend the meeting and have any comments regarding this proposal, you may send a signed letter or fax to the City Clerk’s Office, and it will be forwarded to the Council on your behalf. Please do not hesitate to contact me at (307) 632-5656 if you have any questions.

Sincerely,

Megan Nelms, AICP
City Planner

Enclosure

Name	Address	City	State	Zip
Walk, LLC	Box 310	Buffalo	WY	82834
Johan Ohnstad	615 N Brooks Ave	Casper	WY	82604
Robert Beagle	12609 Cow Hollow Rd	Evansville	WY	82636
Barrie Love	614 Harding Ave	Mills	WY	82604
Matthew Baier	PO Box 21037	Cheyenne	WY	82003
Allen Anderson	663 Harding Ave	Casper	WY	82604
Robert Thorne	613 Harding Ave	Casper	WY	82604
Mark Hummell	614 N Brooks Ave	Mills	WY	82604
Alejandro Jimenez	815 Saint Mary St	Casper	WY	82601

Public Hearing

The Mills City Council will hold a public hearing on September 24, 2024, at 7:00 P.M, or as time allows, in the Council Chambers, 704 Fourth St., Mills, Wyoming, to consider the following: **A rezoning request and associated development plan to establish a Manufactured Home Park zoning district located on Lot 2, Hays Simple Subdivision.**

Written comments will be accepted by the City Clerk until September 19, 2024, and interested parties can appear at the public hearing to present testimony.

Do not publish items below line
For publication August 22nd

ORDINANCE NO. 818

AN ORDINANCE TO REZONE LOT 2, HAYS SIMPLE SUBDIVISION, CITY OF MILLS, NATRONA COUNTY, WYOMING FROM MANUFACTURED HOME DISTRICT (M-H) TO MANUFACTURED HOME PARK DISTRICT (M-P)

WHEREAS, the City of Mills is a municipal corporation under the laws of the State of Wyoming; and

WHEREAS, the Owner, MJR Enterprises, LLC/Marvin Rone, has petitioned to rezone Lot 2, Hays Simple Subdivision from Manufactured Home District (M-H) to Manufactured Home Park District (M-P); and

WHEREAS, the rezone of Lot 2, Hays Simple Subdivision, will conform with the Mills Comprehensive Plan of 2017; and

WHEREAS, a public hearing notice was advertised in the August 22, 2024, edition of the Casper Star-Tribune, at least 15 days prior to the public hearing, as required by the Mills Land Development Regulations; and

WHEREAS, the City of Mills Planning and Zoning Board held a public hearing to consider the rezone on September 5, 2024 and forwarded a “Do Pass” recommendation to the City Council approving the zone change; and

WHEREAS, the Mills City Council held a public hearing on the rezoning at the September 24, 2024 Council Meeting; and

WHEREAS, the Mills City Council has determined that a zone change will be in the best interest of the City, the Owner and adjacent property owners.

THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF MILLS, WYOMING:

SECTION 1:

The City of Mills hereby rezones Lot 2, Hays Simple Subdivision from Manufactured Home District (M-H) to Manufactured Home Park District (M-P).

SECTION 2:

The City of Mills Corporate Limits, Additions and Environs Map shall be updated to show said property as Manufactured Home Park District.

SECTION 3:

The accompanying Development Plan depicting site design and layout of the proposed Manufactured Home Park is hereby approved.

PASSED ON FIRST READING the ____ day of _____ 2024

PASSED ON SECOND READING the ____ day of _____ 2024

PASSED, APPROVED AND ADOPTED ON THIRD AND

FINAL READING the ____ day of _____ 2024

CITY OF MILLS, WYOMING

Leah Juarez, Mayor

Sara McCarthy, Council

Tim Sutherland, Council

Cherie Butcher, Council

Brad Neumiller, Council

ATTEST:

Sarah Osborn, City Clerk

Resolution No. 2024-35

A RESOLUTION FOR ELROD ADDITION, AN ADDITION TO THE CITY OF MILLS, BEING A VACATION AND REPLAT OF LOT 19, PETERSON ADDITION NO. 2 AND LOT 2, PETERSON ADDITION NO. 3, CITY OF MILLS, NATRONA COUNTY, WYOMING

WHEREAS, the City of Mills is a municipal corporation under the laws of the State of Wyoming; and

WHEREAS, the Elrod Living Trust is the owner of Lot 19, Peterson Addition No. 2 and Lot 2, Peterson Addition No. 3, City of Mills, Natrona County, Wyoming.

WHEREAS, said owner has petitioned the City of Mills to plat said property as Elrod Addition, an addition to the City of Mills; and

WHEREAS, said plat was modified to satisfactorily address requests and requirements made by City Staff and Utility Providers; and

WHEREAS, said plat complies with City of Mills subdivision standards; and

WHEREAS, said plat complies with the minimum lot size and lot width requirements for the Light Industrial Zoning District; and

WHEREAS, the Planning & Zoning Board met on September 5, 2024, and forwarded a “Do Pass upon completion of all planning considerations” recommendation for said plat to the City Council.

THEREFORE, BE IT RESOLVED, the Mills City Council considered the application and recommendations of staff and the Planning & Zoning Board at a Council meeting held on 24 September 2024 and approved Elrod Addition, an addition to the City of Mills, Wyoming.

1. All planning consideration shall be met.
2. Upon City Council approval, a “Final Plat” will be provided to the City of Mills for recordation with the Natrona County Clerk’s Office.

PASSED, APPROVED AND ADOPTED THIS 24TH Day of September, 2024.

CITY OF MILLS, WYOMING

Leah Juarez, Mayor

Sara McCarthy, Council

Cherie Butcher, Council

Tim Sutherland, Council

Brad Neumiller, Council

ATTEST:

Sarah Osborn, City Clerk



CITY OF MILLS
EST. 1921

704 Fourth Street
P.O. Box 789
Mills, WY 82644

Phone: 307-234-6679
Fax: 307-234-6528

Memorandum

TO: Mills City Council
FROM: Megan Nelms, AICP, City Planner
DATE: September 24, 2024
SUBJECT: Elrod Addition – Final Plat

Case Number: 24.07 FSP

Summary: The applicant is proposing to resubdivide two existing lots into one (1) lot, being .87-acres in size, to clear up the legal description and facilitate future development.

Current Zoning: I-1 (Light Industrial) *no change of zoning is requested or required.

Planning Commission Recommendation: At their September 5, 2024, meeting the Planning & Zoning Commission made a “DO PASS” recommendation on the subdivision request, pending completion of all planning considerations.

Staff Recommendation: The applicant has completed all the required planning considerations and staff recommends APPROVAL of the subdivision final plat.

**Elrod Addition
Final Plat**

Planning Commission Meeting
September 5, 2024

City Council Meeting
September 24, 2024

Applicants: Dan Elrod

Case Number: 24.07 FSP

Agent: WLC Engineering

Summary: The applicant is proposing to resubdivide two existing lots, into one (1) lot, being .87-acres in size to clear up the legal description and facilitate future development.

Legal Description: Lot 19, Peterson Addition No. 2 and Lot 2, Peterson Addition No. 3

Location: The property is located on the northeast corner of the intersection of Poison Spider Rd and Falcon Ave.

Current Zoning: I-1 (Light Industrial) *no change of zoning is requested or required.

Existing Land Use: There is an existing shop building on the property.

Adjacent Land Use: North: Industrial uses/Peterson Addition No. 3 (I-1)
South: Industrial uses/Peterson Subdivision No. 2 (I-1)
East: Industrial uses/Peterson Subdivision No. 2 (I-1)
West: Various commercial businesses (C-1)

Planning Considerations:

1. The record owner of both lots is the Elrod Living Trust
 - a. Update the signature and notary blocks to reflect Daniel R. Elrod and Melissa A. Elrod as Trustees, signing on behalf of the Trust
2. Add at 5' general utility easement around the perimeter of the lot.
 - a. *It is noted that the structure is considered non-conforming for setbacks
3. Cosmetic changes to the plat:
 - a. Bold and increase the font size of the label for Lot 1
 - b. Add signature line for approval by the City Planner in the APPROVALS box
4. Survey Reviews:

- a. Per the Land Development Regulations, all major corners of a subdivision shall be marked with brass caps. There appear to be three (3) corners within the subdivision that need to be replaced with brass caps.

Staff Recommendation:

Staff recommends APPROVAL of the final plat upon all planning considerations being completed and for the Planning Commission make a “Do Pass” recommendation on the Final Plat application.

Planning Commission Recommendation:

City Council Decision:



CITY OF MILLS
APPLICATION FOR PLAT/REPLAT
Pursuant to the City of Mills Zoning Ordinance



City of Mills, Wyoming
704 4th Street (Physical Address)
P.O. Box 789 (Mailing Address)
Mills, Wyoming 82644

Date: _____
Return by: _____
(Submittal Deadline)
For Meeting on: _____

PLEASE PRINT

SINGLE POINT OF CONTACT: DAN ELROD

APPLICANT/PROPERTY OWNER(S) INFORMATION:

Print Owner Name: DAN ELROD
Owner Mailing Address: 29715 Robertson Rd.
City, State, Zip: Casper, WY, 82604
Owner Phone: 307-797-3041
Applicant Email: MElrod@WestCoastEngineers.com

AGENT INFORMATION:

Print Agent Name: _____
Agent Mailing Address: _____
City, State, Zip: _____
Agent Phone: _____
Agent Email: _____

PROPERTY INFORMATION:

Subject property legal description (attach separate page if long legal): _____

Physical address of subject property if available: 1136 Alton Ave

Size of lot(s) _____ sq. ft/acres:

Current zoning: Industrial B Current use: Industrial

Intended use of the property: Industrial

Zoning within 300 feet: _____ Land use within 300 feet: _____

ATTACHMENTS (REQUIRED):

1. Proof of ownership: _____ (such as deed, title certification, attorney's title opinion)
2. Seven (7) full sized copies of the plat/replat: _____
3. One reproducible 11 x 17 plat/replat hard copy: _____
4. One plat/replat electronic copy (pdf): _____

RIGHT-OF-WAY / EASEMENT INFORMATION:

Right-of-Way / Easement Location: _____
(Example: along west property line, running north & south)


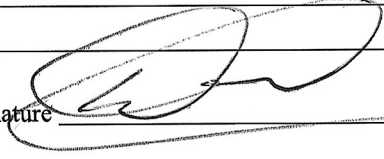
Width of Existing Right-of-Way / Easement: _____ Number of Feet to be Vacated: _____

Please indicate the purpose for which the Right-of-Way / Easement is to be vacated / Abandoned

SIGNATURE(S):

The following owner's signature signifies that all information on this application is accurate and correct to the best of the owner's knowledge; and that the owner has thoroughly read and understands all application information and requirements. [In addition to the owner's signature(s), if an agent of the owner is also notified and/or contacted for all communications relating to this application, please have the agent sign below.]

I (We) the undersigned owner(s) of the property described above do hereby make application to the City of Mills as follows:

OWNER Signature  _____ **OWNER Signature**  _____
AGENT Signature _____

FEES (Plat/Replat): \$10.00 per lot (\$250.00 minimum and a \$1,000.00 maximum), plus \$150.00 recording fee.

For Office Use Only: Signature verified: _____ Proof of ownership provided: _____ Fee Paid: \$ _____

PLAT OF
"ELROD ADDITION"
 TO THE CITY OF MILLS, WYOMING
 A SUBDIVISION OF PORTIONS OF
 THE SW1/4SE1/4, SECTION 1, NW1/4NE1/4, SECTION 12,
 TOWNSHIP 33 NORTH, RANGE 80 WEST
 SIXTH PRINCIPAL MERIDIAN
 NATRONA COUNTY, WYOMING

BEING A VACATION AND REPLAT OF LOT 19, PETERSON
 ADDITION NO. 2 AND LOT 2, PETERSON ADDITION NO. 3
 TO THE CITY OF MILLS, NATRONA COUNTY, WYOMING

DEDICATION STATEMENT

DANIEL R. ELROD and MELISSA A. ELROD, Trustees of the Elrod Living Trust, dated December 5, 2023 do hereby certify that they are the owners and proprietors of the foregoing vacation and replat of Lot 19, Peterson Addition No. 2, and Lot 2, Peterson Addition No. 3, located in a portion of the SW1/4SE1/4, Section 1, and the NW1/4NE1/4, Section 12, Township 33 North, Range 80 West of the Sixth Principal Meridian, Natrona County, Wyoming and being more particularly described by metes and bounds as follows:

Beginning at the most westerly corner of the Parcel being described and a point in the northeasterly right of way line of Falcon Avenue and a point in the southeasterly right of way line of Poison Spider Road and a point in said NW1/4NE1/4, Section 12; thence from said Point of Beginning and along the northwesterly line of said Parcel and the southeasterly right of way line of said Poison Spider Road, N52°26'42"E, 22.26 feet to a point in and an intersection with the northerly line of said NW1/4NE1/4, Section 12; thence continuing along the northwesterly line of said Parcel and the southeasterly right of way line of said Poison Spider Road and into said Section 1, N52°26'40"E, 148.41 feet to the most westerly corner of Lot 1, Peterson Addition No. 3; thence along the northeasterly line of said Parcel and the southwesterly line of said Lot 1, Peterson Addition No. 3, and into and across said Section 1, S37°36'45"E, 109.24 feet to the northwesterly corner of Lot 20, Peterson Addition No. 2, and a point in and an intersection with the southerly line of said SW1/4SE1/4, Section 1; thence along the easterly line of said Parcel and the westerly line of said Lot 20, Peterson Addition No. 2 and into said NW1/4NE1/4, Section 12, S0°31'28"E, 283.31 feet to a point in and an intersection with the northeasterly right of way line of Falcon Avenue; thence along the southwesterly line of said Parcel and the northeasterly right of way line of said Falcon Avenue, N37°34'57"W, 335.41 feet to said Point of Beginning and containing 0.871 acres, more or less, as set forth by the plat attached and made a part hereof.

Said Parcel being subject to any and all reservations, easements and rights-of-way of record or as may otherwise exist.

The vacation, replat and subdivision of the foregoing described lands as appears on this plat is with the free consent, and in accordance with the desires of the undersigned owner and proprietor. The name of said subdivision shall be known as "ELROD ADDITION" to the City of Mills, Wyoming. All streets as shown hereon have previously been dedicated to the use of the public and easements as shown hereon are hereby dedicated to the use of public and private utility companies for purposes of construction, operation and maintenance of utility lines, conduits, ditches drainage and access.

ELROD LIVING TRUST 12/5/23
 2971 S. ROBERTSON RD
 CASPER, WYOMING 82604

DAN R. ELROD
 STATE OF WYOMING)
 COUNTY OF NATRONA) SS
 DANIEL R. ELROD, TRUSTEE

The foregoing instrument was acknowledged before me by Dan Elrod this ____ day of _____, 20__.

Witness my hand and official seal.

My commission expires: _____ NOTARY PUBLIC

MELISSA A. ELROD
 STATE OF WYOMING)
 COUNTY OF NATRONA) SS
 MELISSA A. ELROD, TRUSTEE

The foregoing instrument was acknowledged before me by Dan Elrod this ____ day of _____, 20__.

Witness my hand and official seal.

My commission expires: _____ NOTARY PUBLIC

APPROVALS

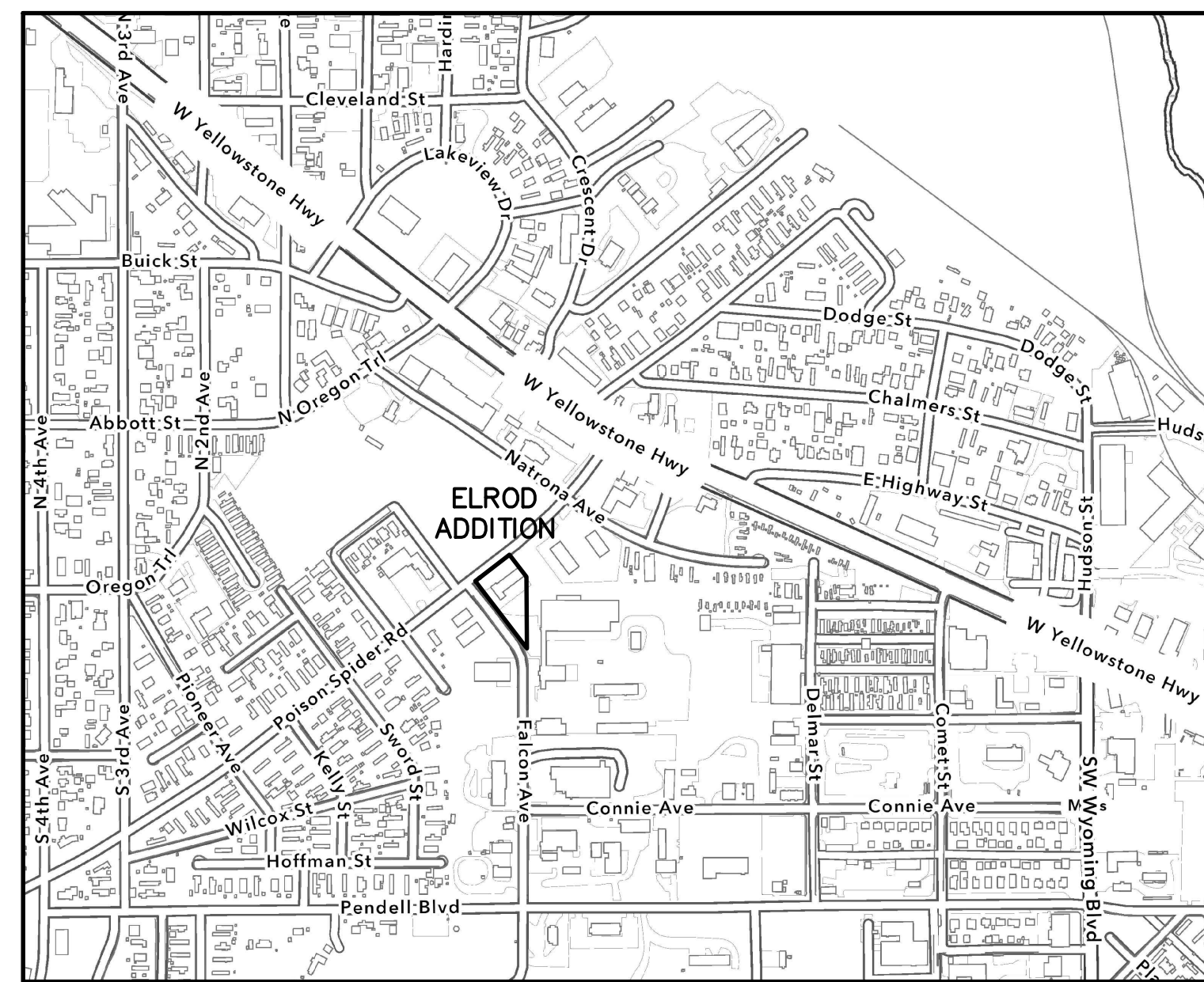
Approved by the City Council of the City of Mills, Wyoming by Resolution No. _____ duly passed, adopted and approved this ____ day of _____, 20__.

Attest: _____ Attest: _____
 City Clerk Mayor

Inspected and approved this ____ day of _____, 20__.

 City Engineer
 Approved this ____ day of _____, 20__.

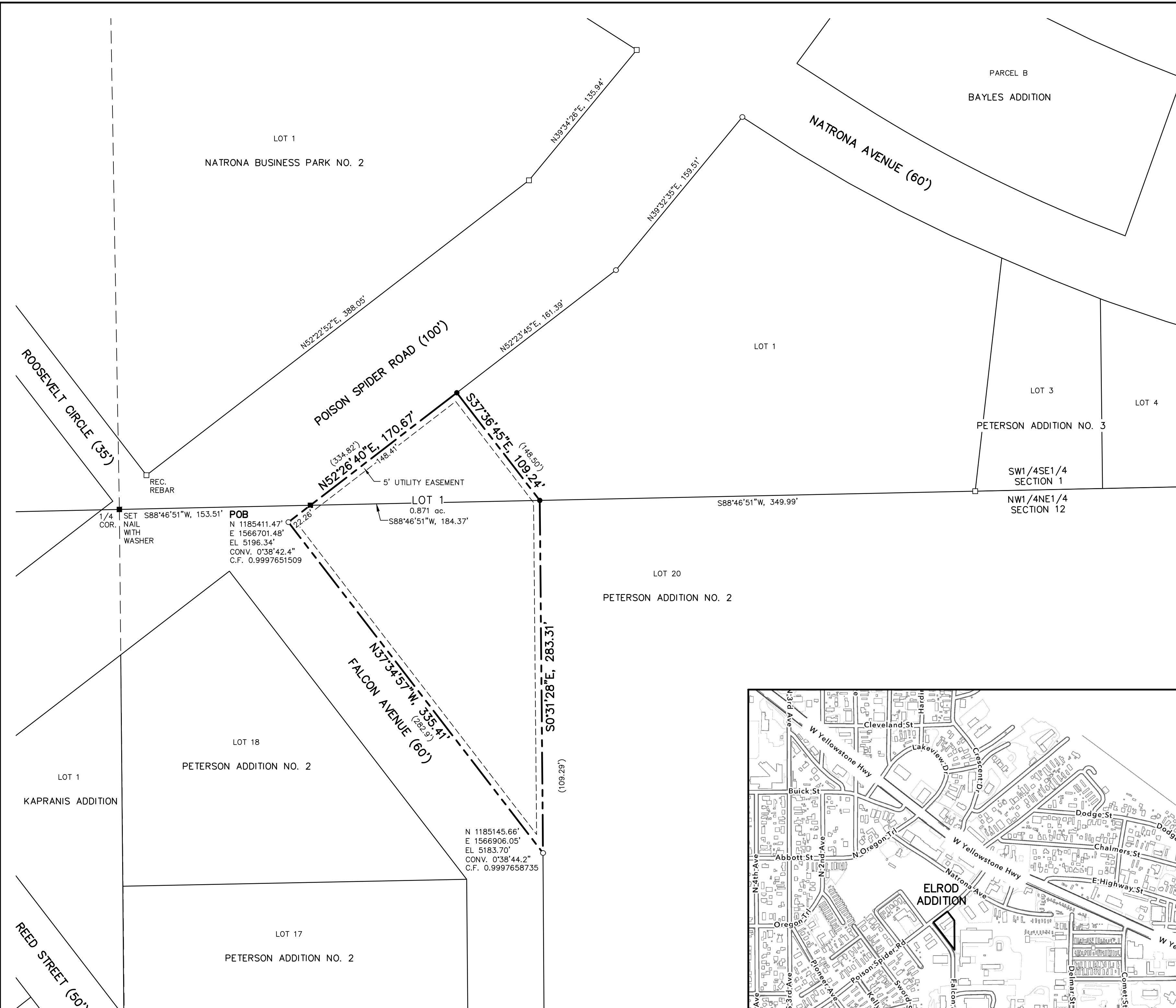
 City Planner



VICINITY MAP
 SCALE: 1"=600'

SURVEYORS CERTIFICATE

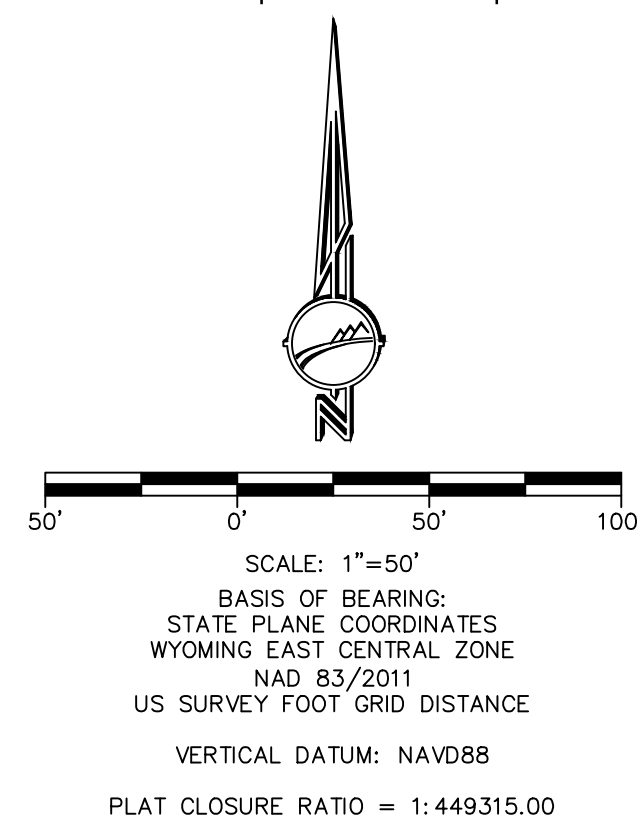
I, Andrew T. Barnes, a Professional Land Surveyor, 20299, do hereby certify that this plat was made from notes taken during an actual survey made by me or under my direct supervision during the month of June, 2024 and that this plat, to the best of my knowledge and belief, correctly and accurately represents said survey.



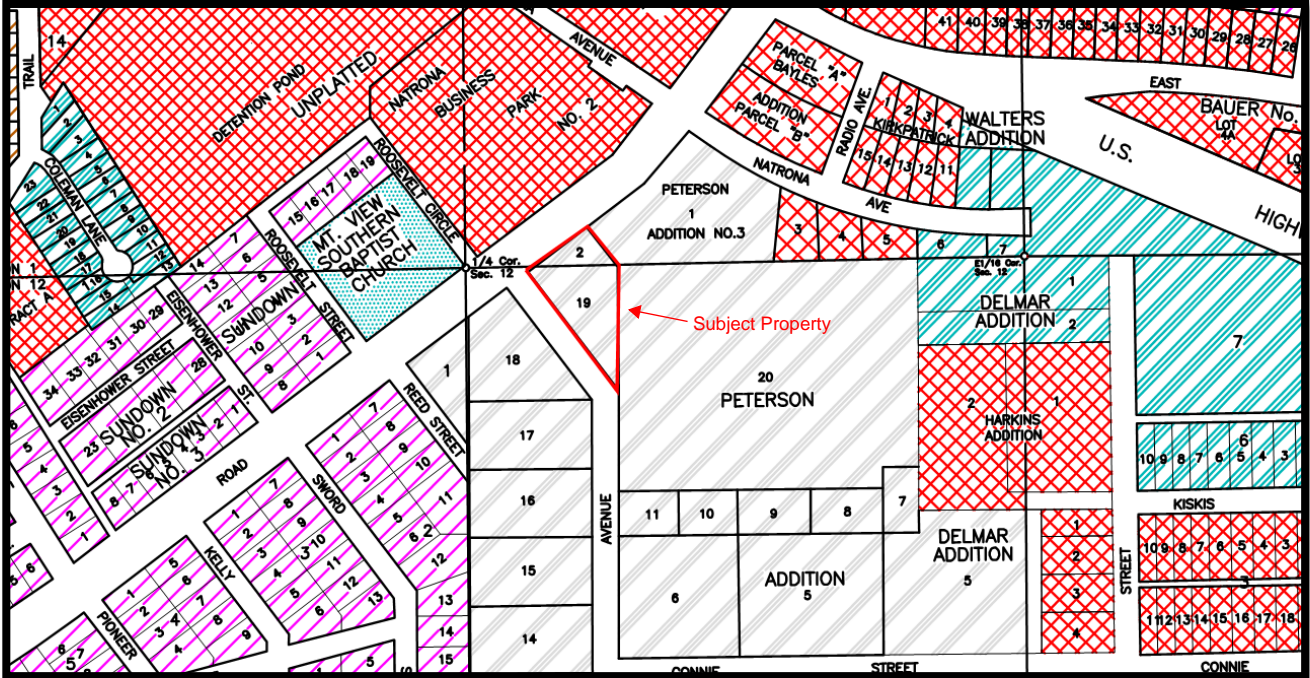
LEGEND

- SET BRASS CAP
- SET ALUM. CAP OR AS NOTED
- RECOVERED BRASS CAP
- RECOVERED ALUM. CAP OR AS NOTED
- (0.00') RECORD
- MEASURED
- PARCEL BOUNDARY
- EASEMENT

NO°00'00"W, 0.00'



Lot 1, Elrod Addition



Mills Zoning Districts

	AG URBAN AGRICULTURE		O-B OFFICE BUSINESS DISTRICT
	C-1 GENERAL COMMERCIAL		PLI PUBLIC LANDS AND INSTITUTIONS
	C-3 BUSINESS SERVICE DISTRICT		R-1 SINGLE FAMILY DWELLING DISTRICT
	I-1 LIGHT INDUSTRIAL		R-2 ONE AND TWO FAMILY DWELLING DISTRICT
	I-2 HEAVY INDUSTRIAL		R-3 MULTIPLE FAMILY DWELLING DISTRICT
	M-H MANUFACTURED HOME DISTRICT		STREETS PLATTED / NOT OPEN
	M-P MANUFACTURED HOME PARK		UR URBAN AGRICULTURE RESIDENTIAL

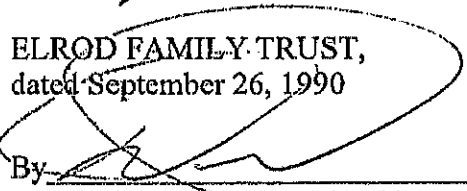
TRUSTEE'S SPECIAL WARRANTY DEED

DANIEL ROBERT ELROD, Successor Trustee of the Elrod Family Trust, dated September 26, 1990, Grantor, of Natrona County, State of Wyoming, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, in hand paid, the receipt of which is hereby acknowledged, CONVEY and SPECIALLY WARRANT against all who claim by, through, or under the Grantor, but against none other, to DANIEL R. ELROD and MELISSA A. ELROD, Trustees of the Elrod Living Trust, dated December 5, 2023 whose address is 2971 S. Robertson Rd, Casper, Wyoming 82604, Grantee, all his right, title and interest in and to the following described real estate, situate in Natrona County, State of Wyoming, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State, to-wit:

SEE EXHIBIT A ATTACHED HERETO

Together with all buildings and improvements located thereon or appurtenant thereto and all rights, privileges, hereditaments and tenements appertaining or belonging thereto; SUBJECT to all prior easements, restrictions, reservations, conveyances, conditions, covenants and rights-of-way of record.

WITNESS his hand this 4th day of April, 2024.

ELROD FAMILY TRUST,
dated September 26, 1990
By 
DANIEL ROBERT ELROD,
SUCCESSOR TRUSTEE

[ACKNOWLEDGMENT PAGE TO FOLLOW]


4/4/2024 9:56:13 AM NATRONA COUNTY CLERK
Pages: 3 Tracy Good
Recorded: CC
Fee: \$18.00
DANIEL ELROD
1152913

EXHIBIT A

TRACT I:

LOTS 7, 8, 9, 10 AND 11, "PETERSON ADDITION NO. 2" TO THE TOWN OF MILLS,
NATRONA COUNTY, WYOMING
ADDRESS: 1114 FALCON AVENUE, MILLS, WY 82644

TRACT II:

LOT 19, "PETERSON ADDITION NO. 2" AND LOT 2, "PETERSON ADDITION NO. 3" TO
THE TOWN OF MILLS, NATRONA COUNTY, WYOMING
ADDRESS: 1136 FALCON AVENUE, MILLS, WY 82644

ACKNOWLEDGMENT

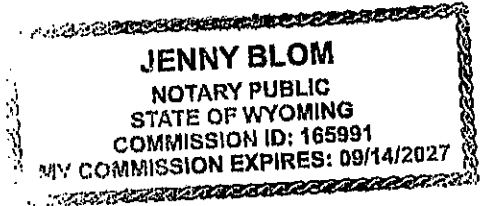
STATE OF WYOMING)
) SS.
COUNTY OF NATRONA)

The foregoing instrument was acknowledged before me by Daniel Robert Elrod, Successor Trustee of the Elrod Family Trust this 3th day of April, 2024.

Witness my hand and official seal.

_____ *Jenny Blom*
Notary Public

My commission expires:
_____ 9/14/2027



RESOLUTION 2024-36

A RESOLUTION TO ESTABLISH NEW FEES TO DEFRAID CITY DEPARTMENTS COST AND LEGAL REVIEW FEES TO ESTABLISH NEW FEES TO MORE ACCURATELY ALIGN WITH THE CURRENT OPERATING COST WITH THE CITY OF MILLS, NATRONA COUNTY, WYOMING

WHEREAS, The City of Mills and its departments respond to requests from the public and others for information; and

WHEREAS, Some requests result in the downloading of substantial amounts of electronic and video information; and

WHEREAS, For security reasons the City provides its own USBs for such production; and

WHEREAS, Some requests require redaction of information for security and legal reasons; and

WHEREAS, The above results in the City of Mills incurring charges for material used in production and also involves the resources of the City of Mills in terms of employee time

NOW, THEREFORE BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF MILLS, WYOMING that the following fees will be as follows until changed by resolution:

FEE SCHEDULE

Administrative Fees

Video and other Electronic Data USB.....\$25.00 per USB

Video Redaction..... \$15.00

DATED this _____ day of _____, 2024

Leah Juarez, Mayor

Sara McCarthy, Council

Bradley Neumiller, Council

Cherie Butcher, Council

Tim Sutherland, Council

Sarah Osborn, City Clerk

September 24, 2024

Community First National Bank
215 S. Seth Child Road
Manhattan, KS 66502

RE: Lessee: City of Mills, Wyoming

Community First National Bank,

As legal counsel to City of Mills (the "Lessee"), I have examined (a) an executed counterpart of a certain Master Equipment Lease Purchase Agreement, dated as of 2/19/2023, and Exhibits thereto by and between Community First National Bank (the "Lessor") and Lessee, Schedule of Equipment No. 02, dated 9/23/2024, (collectively, the "Agreement") by and between Lessor and Lessee, which, among other things, provides for the lease with option to purchase by the Lessee of certain property listed in the Schedule (the "Equipment"); (b) an executed counterpart of the ordinances or resolutions of Lessee which, among other things, authorizes Lessee to execute the Agreement and (c) such other opinions, documents and matters of law as I have deemed necessary in connection with the following opinions.

Based on the foregoing, I am of the following opinions:

- (1) Lessee's true and correct name is City of Mills, Wyoming.
- (2) Lessee is a public body corporate and politic, duly organized, and existing under the laws of the State, and has a substantial amount of the following sovereign powers: (a) the power to tax, (b) the power of eminent domain, and (c) police power;
- (3) Lessee has the requisite power and authority to lease the Equipment with an option to purchase and to execute and deliver the Agreement and to perform its obligations under the Agreement;
- (4) The Agreement and the other documents either attached thereto or required therein have been duly authorized, approved and executed by and on behalf of Lessee and the Agreement and other documents either attached thereto or required therein are the valid and binding obligations of Lessee enforceable in accordance with their terms;
- (5) The authorization, approval and execution of the Agreement and all other proceedings of Lessee relating to the transactions contemplated thereby have been performed in accordance with all open meeting laws, public bidding laws and all other applicable state or federal laws; and
- (6) There is no proceeding pending or threatened in any court or before any governmental authority or arbitration board or tribunal that, if adversely determined, would adversely affect the transactions contemplated by the Agreement or the security interest of Lessor or its assigns, as the case may be, in the Equipment.

- (7) The signatures of the officers which appear on the Agreement are true and genuine; I know said officers and know them to hold the offices set forth below their names.
- (8) No further approval, consent or withholding of objection is required from any federal, state, or local governmental authority with respect to the entering into or performance by the Lessee of the Lease and the transaction contemplated thereby.
- (9) The Equipment leased pursuant to the Agreement constitutes personal property and when subjected to use by Lessee will not be or become fixtures under applicable law.
- (10) The Lessee is a political subdivision within the meaning of Section 103 of the Internal Revenue Code of 1986 as amended and the related regulations and rulings.
- (11) The leasing of the Equipment pursuant to the Agreement is exempt from all sales and use taxes against either the Lessor or the Lessee during the term of the Lease pursuant to the Agreement and the Equipment will be exempt from all state and local personal property or other ad valorem taxes.

All capitalized terms herein shall have the same meanings as in the foregoing Agreement unless otherwise provided herein. Lessor, its successors and assigns, and any counsel rendering an opinion on the tax-exempt status of the interest components of the Rental Payments are entitled to rely on this opinion.

Sincerely yours,



Patrick T. Holscher

CLEANING SERVICES AGREEMENT

THIS CLEANING SERVICES AGREEMENT (the "Agreement") is dated this 24th day of September, 2024

CLIENT	CONTRACTOR
City of Mills (Town Hall and Police Dept.) PO Box 789 Mills WY 82604 (the "Client")	Above All Cleaning/ Michele Pabst PO Box 2351 Casper WY 82602 (the "Contractor")

BACKGROUND

- A. The Client is of the opinion that the Contractor has the necessary qualifications, experience and abilities to provide cleaning services to the Client.
- B. The Contractor is agreeable to providing such cleaning services to the Client on the terms and conditions set out in this Agreement.

IN CONSIDERATION OF the matters described above and of the mutual benefits and obligations set forth in this Agreement, the receipt and sufficiency of which consideration is hereby acknowledged, the Client and the Contractor (individually the "Party" and collectively the "Parties" to this Agreement) agree as follows:

SERVICES PROVIDED

1. The Client hereby agrees to engage the Contractor to provide the Client with the following cleaning services (the "Services"):
 - Light weekly cleaning of offices, common areas, windows/doors, kitchens and common areas for Mills Town Hall and Police Department.
2. The venue for delivery of the Services is:
 - 704 4th St. Mills and 4800 W. Yellowstone Hwy Mills.
3. The time for delivery of the Services is:
 - Weekly.
4. The Services will also include any other cleaning tasks which the Parties may agree on. The Contractor hereby agrees to provide such Services to the Client.

TERM OF AGREEMENT

5. The term of this Agreement (the "Term") will begin on the date of this Agreement and will remain in full force and effect indefinitely until terminated as provided in this Agreement.
6. In the event that either Party wishes to terminate this Agreement, that Party will be required to provide 10 days' written notice to the other Party.
7. In the event that either Party breaches a material provision under this Agreement, the non-defaulting Party may terminate this Agreement immediately and require the defaulting Party to indemnify the non-defaulting Party against all reasonable damages.
8. This Agreement may be terminated at any time by mutual agreement of the Parties.
9. Except as otherwise provided in this Agreement, the obligations of the Contractor will end upon the termination of this Agreement.

PERFORMANCE

10. The Parties agree to do everything necessary to ensure that the terms of this Agreement take effect.

CURRENCY

11. Except as otherwise provided in this Agreement, all monetary amounts referred to in this Agreement are in USD (US Dollars).

COMPENSATION

12. The Contractor will charge the Client for the Services at the rate of ^{MP} \$582.00 ^{month} ~~per hour~~ (the "Compensation").

13. The Client will be invoiced every month.

14. Invoices submitted by the Contractor to the Client are due within 30 days of receipt.

15. The above Compensation includes all applicable sales tax and duties as required by law.

REIMBURSEMENT OF EXPENSES

16. The Contractor will be reimbursed from time to time for the following expenses reasonably incurred by the Contractor in connection with providing the Services:

- Cleaning products to be supplied by Above All Cleaning.

CONFIDENTIALITY

17. Confidential information (the "Confidential Information") refers to any data or information relating to the business of the Client which would reasonably be considered to be proprietary to the Client including, but not limited to, accounting records, business processes, and client records and that is not generally known in the industry of the Client and where the release of that Confidential Information could reasonably be expected to cause harm to the Client.

18. The Contractor agrees that they will not disclose, divulge, reveal, report or use, for any purpose, any Confidential Information which the Contractor has obtained, except as authorized by the Client or as required by law. The Contractor further agrees that they will not disclose, divulge, reveal, report or use, for any purpose, any personal information of the Client, without the prior written consent of the Client. The obligations of confidentiality will apply during the Term and will survive indefinitely upon termination of this Agreement.

RETURN OF PROPERTY

19. Upon the expiration or termination of this Agreement, the Contractor will return to the Client any property, documentation, records, or Confidential Information which is the property of the Client.

CAPACITY/INDEPENDENT CONTRACTOR

20. In providing the Services under this Agreement it is expressly agreed that the Contractor is acting as an independent contractor and not as an employee. The Contractor and the Client acknowledge that this Agreement does not create a partnership or joint venture between them, and is exclusively a contract for service. The Client is not required to pay, or make any contributions to, any social security, local, state or federal tax, unemployment compensation, workers' compensation, insurance premium, profit-sharing, pension or any other employee benefit for the Contractor during the Term. The Contractor is responsible for paying, and complying with reporting requirements for, all local, state and federal taxes related to payments made to the Contractor under this Agreement.

AUTONOMY

21. Except as otherwise provided in this Agreement, the Contractor will have full control over working time, methods, and decision making in relation to provision of the Services in accordance with the Agreement. The Contractor will work autonomously and not at the direction of the Client. However, the Contractor will be responsive to the reasonable needs and concerns of the Client.

EQUIPMENT

22. Except as otherwise provided in this Agreement, the Contractor will provide at the Contractor's own expense, any and all equipment, accessories, chemicals, solvents, cleaning fluids, workwear and any other supplies necessary to deliver the Services in accordance with the Agreement.

NO EXCLUSIVITY

23. The Parties acknowledge that this Agreement is non-exclusive and that either Party will be free, during and after the Term, to engage or contract with third parties for the provision of services similar to the Services.

NOTICE

24. All notices, requests, demands or other communications required or permitted by the terms of this Agreement will be given in writing and delivered to the Parties at the following addresses:

a. City of Mills (Town Hall and Police Dept.)
PO Box 789 Mills WY 82604

b. Above All Cleaning/ Michele Pabst
PO Box 2351 Casper WY 82602

or to such other address as either Party may from time to time notify the other, and will be deemed to be properly delivered (a) immediately upon being served personally, (b) two days after being deposited with the postal service if served by registered mail, or (c) the following day after being deposited with an overnight courier.

INDEMNIFICATION

25. Except to the extent paid in settlement from any applicable insurance policies, and to the extent permitted by applicable law, each Party agrees to indemnify and hold harmless the other Party, and its respective directors, shareholders, affiliates, officers, agents, employees, and permitted successors and assigns against any and all claims, losses, damages, liabilities, penalties, punitive damages, expenses, reasonable legal fees and costs of any kind or amount whatsoever, which result from or arise out of any act or omission of the indemnifying party, its respective directors, shareholders, affiliates, officers, agents, employees, and permitted successors and assigns that occurs in connection with this Agreement. This indemnification will survive the termination of this Agreement.

ADDITIONAL CLAUSE

26. \$582⁵⁰ per building per month (Mills Police Dept. and Town Hall) 

MODIFICATION OF AGREEMENT

27. Any amendment or modification of this Agreement or additional obligation assumed by either Party in connection with this Agreement will only be binding if evidenced in writing signed by each Party or an authorized representative of each Party.

TIME OF THE ESSENCE

28. Time is of the essence in this Agreement. No extension or variation of this Agreement will operate as a waiver of this provision.

ASSIGNMENT

29. The Contractor will not voluntarily, or by operation of law, assign or otherwise transfer its obligations under this Agreement without the prior written consent of the Client.

ENTIRE AGREEMENT

30. It is agreed that there is no representation, warranty, collateral agreement or condition affecting this Agreement except as expressly provided in this Agreement.

ENUREMENT

31. This Agreement will enure to the benefit of and be binding on the Parties and their respective heirs, executors, administrators and permitted successors and assigns.

TITLES/HEADINGS

32. Headings are inserted for the convenience of the Parties only and are not to be considered when interpreting this Agreement.

GENDER

33. Words in the singular mean and include the plural and vice versa. Words in the masculine mean and include the feminine and vice versa.

GOVERNING LAW

34. This Agreement will be governed by and construed in accordance with the laws of the State of Wyoming.

SEVERABILITY

35. In the event that any of the provisions of this Agreement are held to be invalid or unenforceable in whole or in part, all other provisions will nevertheless continue to be valid and enforceable with the invalid or unenforceable parts severed from the remainder of this Agreement.

WAIVER

36. The waiver by either Party of a breach, default, delay or omission of any of the provisions of this Agreement by the other Party will not be construed as a waiver of any subsequent breach of the same or other provisions.

IN WITNESS WHEREOF the Parties have duly affixed their signatures under hand and seal on this _____ day of _____, _____.

City of Mills (Town Hall and Police Dept.)
Per: _____ (Seal)
Officer's Name: _____

Above All Cleaning/ Michele Pabst
Per: Michele Pabst (Seal)
Officer's Name: Michele Pabst
Demmer Melin (Mills HR)