

MINUTES OF THE BOARD OF SHERIDAN COUNTY COMMISSIONERS

The Board met at 9:00 a.m., September 7, 2010, in regular session at the County Courthouse, Sheridan, Wyoming. Chairman Steve Maier called the meeting to order and led everyone in the Pledge of Allegiance. Members present were Commissioners Terry Cram, Steve Maier, Tom Ringley and Bob Rolston. Commissioner Mike Nickel was absent.

CONSENT AGENDA

There being no public comment on the Consent Agenda as read, the Board approved the Consent Agenda as published and authorized the Chairman to sign documents as required.

- a. Minutes of regular session, August 17, 2010;
- b. Official bond and oath for County Coroner Mark Ferries, \$5,000 coverage, term to January 3, 2011;
- c. Official bond and oath for Linda W. Thompson, Treasurer of Sheridan County Public Library System, \$10,000 coverage, term to July 1, 2011;
- d. Affirm chairman's letter on behalf of Board to Sheridan County Conservation District in support of application for grant funding for improvements to watersheds;
- e. Affirm chairman's letter on behalf of Board to Wyoming State Historic Preservation Office in support of the nomination to place on the National Register of Historic Places the Sheridan County Fairgrounds Historic District.
- f. Affirm Administrative Director's submission of required schedules pursuant to EBMS Administrative Services Agreement: Schedule A, Fees; Schedule B, Cobra; Schedule C1, Disclosure; Schedule D, Care Link Addendum; Schedule E, HIPAA Certification; Schedule L, Subrogation and Third Party Recovery;
- g. County Airport vouchers for August;
- h. General County vouchers for August.

AUGUST 2010

INTERIM MID-MONTH WARRANTS

VENDOR	AMOUNT	DESCRIPTION
ACT INC	\$3,329.46	PHONE SVC
ALLTEL	\$23.19	CELL PHONE SVC
AMERICAN FAMILY LIFE INS CO	\$1,400.08	PREMIUM PMTS
BRESNAN COMMUNICATIONS	\$146.54	CABLE TV
CATERPILLAR FIN SERVICES CORP	\$87,716.10	LOADER PAYMENTS
CDW GOVERNMENT INC	\$14,646.02	LAPTOPS, WARRANTY, SUPPLIES
CHARLES W BASSETT	\$3,971.04	LEASE PAYMENTS
CIT-CO FEDERAL CREDIT UNION	\$4,364.70	MONTHLY PAYROLL TRANSFERS
CITY OF SHERIDAN	\$1,153.17	UTILITIES
COLOR WORLD PRINTERS	\$3,456.00	HISTORIC POSTCARD BKS
DELTA DENTAL	\$8,494.10	AUGUST PREMIUM
DEX MEDIA WEST	\$28.40	ADVERTISING
EBMS	\$1,897.67	FLEX PLAN
ELECTION JUDGES	\$15,125.00	ELECTION JUDGES
HOME DEPOT CREDIT SERVICES	\$113.04	SUPPLIES
ICMA RETIREMENT TRUST	\$4,690.76	AUGUST
JURORS	\$1,549.00	JURORS
MASTERCARD	\$2,066.04	AUGUST BILLS

MONTANA DAKOTA UTILITIES	\$10,164.26	UTILITIES
MOTOROLA	\$15,673.20	SERVICE AGRMNT
MOUNTAIN VIEW BUILDING INC	\$12,024.89	FAIRGROUNDS DRAINAGE IMPROV
NATIONAL BUSINESS SYSTEMS	\$5,153.62	STATEMENTS
NCPERS GROUP LIFE INS	\$416.00	PRUDENTIAL LIFE
ORCHARD TRUST	\$6,181.78	WYO DEFERRED COMPENSATION
PAETEC	\$26.53	PHONE SVC
PEAK CONSTRUCTION LLC	\$8,232.50	PUB HLTH BLDG ROOFING
POWDER RIVER ENERGY CORP	\$31.73	UTILITIES
QWEST	\$5,107.51	PHONE SVC
RANGE TELEPHONE CO-OP	\$367.21	PHONE SVC
SHERIDAN AREA RURAL FIRE PROTECTION DIST	\$83.00	REFUND FILING FEES
SHERIDAN AREA WATER SUPPLY	\$369.90	WATER
SHERIDAN CHAMBER OF COMMERCE	\$20.50	CHAMBER BUCKS
SHERIDAN CNTY TREAS HEALTH INS	\$128,792.00	HEALTH INS/FLEX PLAN FEE
SHERIDAN CNTY TREAS PAYROLL TAX	\$130,211.36	941
STAPLES ADVANTAGE	\$723.92	SUPPLIES
TOWN OF CLEARMONT	\$64.00	UTILITIES
UNITED LIFE INSURANCE CO	\$1,458.45	AUGUST
US BANK CORPORATE REAL ESTATE	\$750.00	OFFICE RENT
VERIZON WIRELESS	\$1,631.12	CELL PHONE SVC
WACO	\$580.00	REGISTRATIONS
WALMART COMMUNITY	\$198.03	SUPPLIES
WRIGHT EXPRESS	\$8,289.79	FUEL
WYDOT	\$6.00	EXEMPT PLATES
WYO CHILD SUPPORT ENFORCEMENT	\$140.00	CHILD SUPPORT
WYO RETIREMENT SYSTEM	\$65,228.25	AUGUST
WYO WORKERS COMPENSATION DIV	\$8,085.14	AUGUST
WYOMING SECRETARY OF STATE	\$30.00	NOTARY
TOTAL MID-MONTH INTERIM WARRANTS PAID	\$564,211.00	

GENERAL COUNTY WARRANTS

A & M SERVICE & SUPPLY	\$70.00	REPAIR
A PLUS PLUMBERS	\$429.62	PLUMBING
ABC SIGNS AND SPECIALTIES	\$1,586.25	SIGNAGE
AKSAMIT, JENNIFER	\$36.50	RECORDS
AMERICAN WELDING & GAS	\$111.15	SUPPLIES
ANYTHING WOOD	\$130.00	LAWN CARE
A-PLUS SERVICES	\$35.00	TOWING
ATTORNEYS AT LAW OF WYO	\$281.25	LEGAL
BENNICK, CONNIE	\$58.29	CLTHG ALLOW
BERRY, DAVID	\$540.00	CONT LABOR
BIG HORN SERVICES LLC	\$6,720.00	CRUSHED BASE MATERIAL
BIGHORN DESIGN	\$138.00	SHIRTS
BIRCHBY, RHONDA	\$132.31	EXP REIMB
BLOEDORN LUMBER	\$139.20	MATERIAL
BOB BARKER CO	\$1,120.42	GLOVES, SUPPLIES
BOBS PEST CONTROL	\$35.00	SERVICE
BURGESS DESIGN GROUP	\$412.50	BOOKLET DEVELOP
BUSTECH INC	\$24.00	MOUSE
CARLSON, KATIE	\$21.00	MILEAGE
CARQUEST AUTO PARTS	\$60.99	TRLR KIT
CARR, THOMAS	\$1,000.00	STG FACILITY LEASE PMT
CARTRIDGE WORLD	\$95.92	CTDGS
CBM FOOD SERVICE	\$26,104.79	INMATE MEALS
CDW GOVERNMENT INC	\$13,888.97	MODULES, WINDOWS, SUPPLIES

CED INC	\$44.10	LIGHTS
CHAMPION FERRIES FUNERAL HOME	\$2,615.00	REMOVALS, SERVICES
CHEMICAL TESTING PROGRAM	\$9.00	BLOOD KITS
CIRCLE S SANITATION	\$280.00	SANITATION
CITY LANDFILL	\$104.12	TRASH
CITY OF SHERIDAN	\$800.38	PRINTER, WATER CARDS, VIN INSPECT
CIVIL AIR PATROL MAGAZINE	\$145.00	ADVERTISING
CLARION ASSOCIATES	\$14,091.00	CONSERVATION DESIGN
CMG WYOMING LLC	\$247,612.72	METZ ROAD
COLLINS COMMUNICATIONS INC	\$70.00	INTERNET SVC
COMMUNICATION TECHNOLOGIES	\$285.00	RADIO INSTALLATION
COMPUTER SOFTWARE ASSOC	\$723.44	SUPPORT, WEBHOST FEE
COMTRONIX	\$312.00	ALARM MONITORING
CORRECTIONAL HEALTHCARE MGMT	\$19,244.32	INMATE MEDICAL
CRAZY MOUNTAIN KENNELS	\$250.00	CERTIFICATION
CULLIGAN OF SHERIDAN	\$2,901.80	WATER, SALT
CUNDIFF, SHELLEY	\$280.00	LEGAL
D & R ELECTRONICS CO	\$174.25	FLASHER MODULES
DCM CONSTRUCTION LLC	\$238,411.52	PASS CREEK
DESERT MOUNTAIN CORPORATION	\$22,842.86	ROAD SAVER
ED HAMMER INC	\$460.40	OIL CHNGS, REPAIRS
ELECTION SYSTEMS & SOFTWARE	\$995.63	BELTS, SUPPLIES
EMPLOYEE DATA FORMS	\$26.25	CALENDARS
ENTECH INC	\$43,519.13	SHERIDAN CNTY RD 80
ESRI INC	\$14,575.32	ARC MAINT, SUBSCRIP
EXCEL CONSTRUCTION INC	\$383,235.11	SHERIDAN CNTY RD 80 IMPROV
FARMERS CO-OP OIL	\$2,555.71	FUEL
FASTENAL	\$1,377.36	PARTS
FECK, SUSAN	\$21.50	MILEAGE
FERRIES, JAY	\$390.00	CONT LABOR
FERRIES, MARK	\$366.50	CORONER, RECORDS
FIBERPIPE	\$34.00	PAGING
FREMONT MOTOR	\$180.71	REPAIRS
GALLS	\$296.49	SPEAKERS
GARY BRINK INC	\$180.46	REPLACE FILTER
GASES PLUS NORCO	\$422.20	SUPPLIES
HEATH, DIANA	\$0.50	RECORDS
HEIN, KIM	\$10.14	EXP REIMB
HEMOCUE INC	\$504.00	CUVETTES
HINK, JEFF	\$15.37	CLOTHING
HUB INT'L MOUNTAIN STATES	\$500.00	CRIME POLICY
HURLEY, RICK	\$129.99	CLTHG ALLOW
JACKS TRUCK & EQUIPMENT	\$268.30	PARTS
JB STORAGE CONTAINERS	\$588.82	STG CONT RENT
JLN NETWORKING	\$2,166.00	MAINT SVC
K B COMMERCIAL PRODUCTS	\$87.24	DISINFECTANT
KANE, PHILIP J III	\$2.50	RECORDS
KIMMEL, KERRIE	\$1.00	RECORDS
KINNAIRD LAW OFFICE	\$675.00	LEGAL
KLEPPERICH, JACQUELYN	\$186.73	EXP REIMB
KOLTISKA, SANDY	\$10.00	LAMPS
KREISERS INC	\$127.06	GLOVES
LAKE DESMET COUNTIES COALITION	\$53,845.00	ANNUAL CONTRIBUTION
LANNANS SUPPLY CO	\$155.26	SUPPLIES
LAYA, GARY	\$147.92	MAINT
LEWIS HOLDING CO INC	\$450.00	HAUL PIPE

LITTLE LIZA JANE'S CATERING	\$480.00	ELECTION MEALS
LOCAL GOVERNMENT LIABILITY POOL	\$5,000.00	CLAIM SETTLEMENT
LOCO PRINTING	\$2,501.00	PRINTING
LUCKIE, KARLA	\$19.50	RECORDS
LYNN PEAVEY COMPANY	\$290.30	SUPPLIES
MARTINIS DETAILING LLC	\$299.90	DETAIL
MCMURRY READY MIX	\$354,867.97	GRAVEL CRUSHING & STOCKPILING
MELANIE KAWULOK, RN	\$49.43	SUPPLIES
MEMORIAL HOSPITAL	\$8,854.17	FIXED COST PMT
MIKES ELECTRIC INC	\$302.76	REPAIRS
MORRIS, KAYLA	\$87.50	RECORDS
MORRIS, MIKE	\$19.83	ELECTION MEALS
MORRIS, ROBERT	\$121.03	CLOTHING
MOUNTAIN PLAINS AIDS EDUCATION & TRNG	\$35.00	TRAINING
MOUNTAIN VIEW BUILDING INC	\$85,232.70	CRUSHED BASE
MURPHY, RAY	\$90.00	CONT LABOR
NADA APPRAISAL GUIDES	\$140.00	GUIDE
NADA OFFICIAL USED CAR GUIDE	\$1,039.00	SUPSCRIP
NAPA AUTO PARTS	\$202.14	PARTS
NATIONAL BUSINESS SYSTEMS	\$1,833.50	NOTICES
NEW DAWN TECHNOLOGIES INC	\$1,675.80	SUPPORT, UPGRADES
NORTHERN INDUSTRIAL HYGIENE	\$1,807.60	CONSULTING
NOVUS AUTO GLASS	\$375.00	WINDSHLD RPRS
NUTRITION ACTION	\$20.00	SUBSCRIPTION
ODELL CONSTRUCTION INC	\$45,900.00	PUB HLTH BLDG UPGRADES
OFFICE OF RURAL HEALTH	\$100.00	REGISTRATIONS
OREILLY AUTOMOTIVE INC	\$448.17	PARTS
P P R LLC	\$675.00	REPAIRS
PADLOCK RANCH COMPANY	\$25.00	SCALE USAGE
PHOTO FINISH INC	\$159.95	MEMORY CARDS, SUPPLIES
PLAINSMAN PRINTING INC	\$3,030.89	PRINTING
PRESTFELDT SURVEYING	\$1,728.25	MCCORMICK RD ROW
PRILL BROTHERS INC	\$117.00	REPAIR COOLER
PS FLOORING MOPSTERS	\$85.00	CLEANING
PTOLEMY DATA SYSTEMS	\$3,397.00	MANAGED IT SVCS
QUIK SAK	\$67.50	FUEL
QUILL CORPORATION	\$252.20	SUPPLIES
RANCHHAND FENCING LLC	\$9,493.35	FENCING
RANGE TELEPHONE CO-OP	\$85.05	PHONE SVC
RAPID FIRE PROTECTION INC	\$460.00	INSPECTIONS
RESPOND FIRST AID SYSTEMS	\$114.45	SUPPLIES
ROETECH INC	\$1,815.00	TESTING
S G WELSH CO	\$10,885.68	SCA BUS PARK PATHWAY
SANOFI PASTEUR INC	\$526.05	VACCINES
SCHONENBACH, KATHIE	\$88.00	MILEAGE
SERVALL UNIFORM & LINEN SUP	\$80.08	TOWELS
SHERIDAN ACE HARDWARE	\$351.93	SUPPLIES
SHERIDAN CHAMBER OF COMMERCE	\$101.25	MEMBERSHIP
SHERIDAN CNTY AIRPORT	\$38,700.00	FIXED COST PMT, LEASE PMTS
SHERIDAN CNTY COMMISSIONERS	\$120.91	SUPPLIES
SHERIDAN CNTY FAIR ASSN	\$35,416.67	FIXED COST PMT
SHERIDAN CNTY FULMER PUBLIC LIBRARY	\$86,666.67	FIXED COST PMT
SHERIDAN CNTY JUSTICE OFFICE	\$240.00	TUTORING
SHERIDAN COMMERCIAL CO	\$1,260.84	SUPPLIES
SHERIDAN COMPUTER INC	\$137.45	INSTALL FUSER
SHERIDAN ELECTRONICS LLC	\$99.99	CASIO BUNDLE

SHERIDAN FIRE EQUIPMENT	\$68.50	EXTINGUISHER WORK
SHERIDAN LOCK & KEY	\$146.30	CHANGE LOCKS, KEYS
SHERIDAN MEDIA	\$320.00	ADVERTISING
SHERIDAN MOTOR	\$7,405.80	REPAIRS
SHERIDAN PRESS	\$3,118.45	ADVERTISING
SHERIDAN PRESS INC.	\$579.60	ADVERTISING
SHERIDAN SEED CO	\$32.99	K9 FOOD
SHIPTONS BIG R	\$231.99	PARTS, SUPPLIES
SMITH, SHELEEN	\$17.00	RECORDS
SOLVE IT INC	\$1,360.00	PROGRAMMING
SORENSEN FORENSICS LLC	\$3,624.00	EVIDENCE ANALYSIS
SOURCE OFFICE PRODUCTS	\$2,487.97	SUPPLIES
SPEARFISH AMBULANCE SERVICE	\$6.00	CPR CARDS
SPILLMAN TECHNOLOGIES	\$3,658.00	MOBILE LICENSES
ST VINCENT HEALTHCARE	\$169.17	FACILITY CHG
STEVES TRUCK SERVICE	\$376.76	TIRE REPAIR
STRAHAN & ASSOCIATES PC	\$407.67	SCREENINGS, HLTH OFFICER
SWANSON SERVICES CORP	\$5,578.20	COMMISSARY ORDERS
SYSCO FOOD SERVICES	\$382.93	SUPPLIES
TEDS TOWING	\$176.00	TOWING
TERRY, SUSAN	\$35.00	MILEAGE
THE COUNTRY BOUNTY	\$428.00	ADVERTISING
THE TROPHY CASE	\$75.47	NAME TAGS
THOS Y PICKETT & CO INC	\$1,100.00	VALUATION CONTRACT
THYSSENKRUPP ELEVATOR	\$917.44	ELEV MAINT
TIGER DIRECT INC	\$56.54	LAPDESKS
TIRE-RAMA CORPORATE OFFICE	\$2,023.24	TIRES, REPAIRS
TOP OFFICE PRODUCTS	\$5,509.84	REPAIRS, TABLE, COPY CHGS, SUPPLIES
TRICOUNTY GAS INC	\$624.00	FUEL
TSP INC	\$19,321.83	ENGINEERING
TW ENTERPRISES INC	\$1,064.78	REPAIRS
VALLEY MOTOR HONDA	\$79.39	REPAIRS, SUPPLIES
VALLEY MOTOR LEASING	\$2,451.54	LEASE PMTS
VINYL PRODUCTS MFG INC	\$4,872.93	MATTRESSES
VISTA WEST ENGINEERING	\$40,854.70	ENGINEERING
WALMART COMMUNITY	\$329.27	SUPPLIES
WAREHOUSE FURNITURE CO	\$344.00	BED
WAREHOUSE MARKET INC	\$1,023.28	SUPPLIES
WELLS FARGO BANK	\$31.00	DEPOSIT TICKETS
WESTERN MUNICIPAL CONST OF WYO	\$55,738.80	SCA WATERLINE EXTENSION
WILLIAMSON, MYRL	\$1,112.05	REFUND UNUSED BLDG PMT
WILLIAMSON, WANDA	\$173.50	MILEAGE
WORDEN, WESLEY	\$360.00	CONT LABOR
WPCI	\$28.50	SCREENING
WYOMING CHILD SUPPORT ASSN	\$60.00	MEMBERSHIP
WYOMING DEPT OF HEALTH	\$240.00	COLLECTION KITS
WYOMING ELECTRIC INC	\$3,581.92	REPAIRS, INSTALLATIONS
WYOMING MACHINERY COMPANY	\$1,216.12	PARTS
WYOMING PUBLIC HEALTH LAB	\$240.00	COLLECTION KITS
WYOPASS	\$575.00	REGISTRATIONS
TOTAL GENERAL COUNTY WARRANTS	\$1,995,464.20	
 AIRPORT WARRANTS		
ALLTEL	\$28.06	CELL PHONE SVC
BLOEDORN LUMBER	\$15.95	SUPPLIES
BRESNAN COMMUNICATIONS	\$276.91	INTERNET/PHONE SVC

C BAR K PETROLEUM	\$125.95	PARTS, TRAINING
CARQUEST	\$137.01	PARTS
CED INC	\$77.98	PARTS
CITY OF SHERIDAN	\$1,464.21	UTILITIES
CONAWAY, DAVID	\$609.00	REFUND DEPOSIT, RENT
CRAFTCO METALS SERVICES	\$72.00	MATERIAL
DOORMEN OVERHEAD	\$559.24	DOOR
DOUGLAS PORTABLE TOILETS	\$99.00	PORTABLE TLT
FRY CONSTRUCTION	\$57,644.00	TERMINAL BLDG UPGRADE
FSH COMMUNICATIONS	\$70.00	PAYPHONE SERVICE
GASES PLUS	\$1,280.82	SUPPLIES
GRAINGER	\$333.23	PUMP
HOME DEPOT	\$1,862.84	SUPPLIES
ICM	\$69,538.14	GA RAMP, ACCESS RD RECONST
INDUSTRIAL TOWEL	\$27.56	SUPPLIES
KNECHT HOME CENTER	\$1,646.19	MATERIAL
LANDONS GREENHOUSE	\$212.55	COMPOST, BARK
MASTERCARD	\$904.38	JULY BILLS
MAXWELL ASPHALT	\$72,572.12	TAXIWAY SEALING & STRIPING
MOHNS, STEVEN	\$774.00	REFUND DEPOSIT
MONTANA DAKOTA UTILITIES	\$3,000.11	UTILITIES
NAPA AUTO PARTS	\$84.47	PARTS
OSHKOSH-MCNEILUS TRUCK & MFG	\$20.62	PARTS
POSTMASTER	\$128.00	POSTAGE
POWDER RIVER POWER	\$31.36	SUPPLIES
ROCKY MOUNTAIN AMBULANCE	\$105.90	SUPPLIES
SHERIDAN ACE HARDWARE	\$121.93	PARTS
SHERIDAN COMMERCIAL	\$17.21	SUPPLIES
SHERIDAN PRESS	\$120.00	SUBSCRIPTION
SHIPTONS	\$33.98	PARTS
SMITH, TINA JO	\$44.00	MILEAGE
VISTA WEST	\$35,017.81	ENGINEERING
WALMART	\$273.04	SUPPLIES
WAY OIL CO	\$4,980.00	FUEL
TOTAL AIRPORT WARRANTS	\$254,309.57	

AGENDA

The agenda was approved as published.

ANNOUNCEMENTS

Chairman Maier recognized Amy Harnish, Detention Center, for five years of service to the County.

Chairman Maier reported that there are board openings on the Sheridan County Fair Association and the Sheridan County Historic Preservation Commission. Interested persons should review the County's website and submit an application to the County Commission office.

Fair Board: one unexpired term to 2012; one unexpired term to 2015.

Preservation Commission: Positions open to represent Dayton, Ranchester, and Sheridan residents, and one position for County appointment.

Chairman Maier advised that the Board has given its support to the scheduled Wyoming Biotechnology seminar scheduled here on September 16 and 17. The seminar

will be held at Sheridan College. Speakers will introduce this growing industry and its economic potential to the rural west.

Chairman Maier noted that the Board's regularly scheduled meeting on September 21 will not be held due to an expected lack of a quorum. Most of the Commissioners will be attending the annual Wyoming Association of County Officers in Laramie.

PUBLIC COMMENTS

There were no public comments.

McCORMICK CREEK MINOR SUBDIVISION

Land Development Coordinator Robin DeBolt reported that Tom Tucker, Prestfeldt Surveying, on behalf of the owners of the subdivision, had submitted a request to correct the filed plat, which had been approved in October 2008. Ms. DeBolt said the language concerning dedication of property to Sheridan County in the floodplain under note #10 should be corrected to follow the intent of the applicants and County staff to dedicate an easement to Sheridan County.

The Board approved for filing with the County Clerk the presented corrected plat of the McCormick Creek Minor Subdivision, which corrects Note #10 to indicate the specified area as an easement for drainage and flood-way purposes rather than a dedication of property to Sheridan County.

PRAIRIE HILLS REZONE; R-10-001

Chairman Maier opened the public hearing at 9:12 a.m. to receive comment on this request by Prairie Hills, LLC/Jane Clark to rezone property from Urban Residential to Industrial 2. Ms. DeBolt gave the staff report noting that the rezone request would move 96.47 acres of a 227.35 acre parcel to Industrial 2 zoning. Ms. DeBolt said Ms. Clark is proposing light industrial uses on this property which is not currently served by water or sewer. She said the City of Sheridan is recommending that this property not be rezoned at this time. Ms. DeBolt outlined the differences in permitted uses in the urban residential, agricultural and industrial zoning districts, noting that the Joint Planning Area Land Use Map does not support the proposed rezone. She said County staff recommended denial of this request based on an inconsistency between the application and the Comprehensive Plan Joint Planning Area Land Use Map, questionable ability to serve the subject property with urban-type services and utilities commonly associated with intensive industrial uses, and encouraging the establishment of industrial areas adjacent to residential areas is normally considered poor community planning practice.

Jane Clark presented slides of the property and its adjoining neighbors, indicating a mix of uses. She said there is a well on the property with good water production, and that fiber-optics and copper phone lines are to the property's boundary. She said she could not find in the Zoning Rules the requirement to prove utilities before a property could be rezoned. She said that Forward Sheridan was in support of the project, but due to the County and City staffs having concerns, she asked that the Board postpone consideration of the proposal to allow her time to meet with them further to show evidence of utilities.

She said she would like to put up a sign asking the community for suggestions on possible uses for the property. The hearing was closed at 9:25 a.m.

The Board postponed further consideration of this rezone proposal until January 18, 2011.

DOUGLAS MINOR SUBDIVISION; S-10-003JM

Chairman Maier advised that this subdivision requires the Board to receive waiver forms signed by the applicant and other persons attending the public hearing that they wish to waive their right to a contested case hearing. No one was in opposition and the applicants' representative, Joshua Skluzacek of Sanderson Stewart, waived this right on behalf of his clients.

Chairman Maier opened the public hearing at 9:31 a.m. to receive comment on this request for a two-lot subdivision, accessed off U.S. Highway 14 (Brundage Lane). Ms. DeBolt gave the staff report, noting that the proposed subdivision consists of 2.08 acres and is zoned Commercial 1. The property has a residence, out-buildings and a business. Ms. DeBolt said Commercial 1 zoning does not permit residential use, however, the existing residence is a legal non-conforming use at this time. She commented that letters from utilities and the City have stated the proposed easements are satisfactory. The Rules state central water and sewer are required for lot areas under 2 acres in Commercial 1 zoning districts. The Planning and Zoning Commission recommended approval and the City of Sheridan has approved with a variance. The individual water taps to the lots have been installed to the City's satisfaction.

Mr. Skluzacek said the owner plans to sell the day care business, and that he understands that the existing legal residential use would cease if changed. The hearing was closed at 9:35 a.m.

With the assurance that the applicants have satisfied the City of Sheridan's condition on utility improvements; and the Board noting that the City has granted a variance from its depth to front ratio requirement of 2.5 to 1 for Lot 1, the Board approved the Douglas Minor Subdivision, creating a two-lot subdivision with the condition that building permits and inspections shall be required. The Board will issue Findings of Fact Conclusions of Law supporting its decision.

ZONING RULES

County Planner Mark Reid stated that the Planning and Zoning Commission would provide the Board with a recommendation after its meeting on October 13, 2010 on whether a Conservation Design Subdivision alternative should be added to the Zoning Rules. The Board approved Resolution 10-09-029, giving the Board's authorization to the Planning Office to proceed with the public process to amend the Zoning Rules to incorporate the Conservation Design Subdivision alternative.

RESOLUTION 10-09-029

RESOLUTION GIVING PUBLIC NOTICE OF SHERIDAN COUNTY'S INTENT TO AMEND THE RULES AND REGULATIONS GOVERNING ZONING, SHERIDAN COUNTY, WYOMING

WHEREAS, Wyoming Statutes §§ 18-5-101 to 18-5-107; 18-5-201 to 18-5-208 authorize the Sheridan County Board of County Commissioners to promote the public health, safety, morals and general welfare of the county by regulating and restricting the location and use of buildings and structures, and the use, condition of use or occupancy of lands for residence, recreation, agriculture, industry, commerce, public use and other purposes in the unincorporated area of the county; and

WHEREAS, pursuant to Wyo. Stat. §§ 18-5-202 (b) and (c), the Board of County Commissioners (“Board”) intends to amend the current Rules and Regulations Governing Zoning in Sheridan County (“Zoning Rules”); and

WHEREAS, the purpose of the proposed amendments are to implement the Sheridan County Comprehensive Plan and allow creative design of Conservation Design Subdivisions as an alternative to conventional subdivisions; and

WHEREAS, specific proposed amendments include new definitions; lot area and density requirements for particular zoning districts; and development standards for stream protection and steep slopes; and

WHEREAS, the proposed amendments meet minimum substantive state statutory requirements.

NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF SHERIDAN COUNTY, WYOMING, that notice is hereby given to the public that Sheridan County intends to amend the Zoning Rules for the noted purposes. Copies of the proposed amendments may be obtained from the Sheridan County Commissioners’ Office or County Public Works Department, 224 S. Main Street, Sheridan WY; that all interested persons may submit written comments to the Sheridan County Commissioners, 224 S. Main Street, Suite B1, Sheridan WY 82801, no later than 12 Noon on October 25, 2010; that there shall be a public hearing on these proposed amendments on November 2, 2010 at a regular meeting of the Board of County Commissioners that commences at 9:00 a.m. in the Commissioners Board Room, second floor of the County Courthouse, Sheridan, Wyoming, and that this notice shall be published twice in The Sheridan Press as soon as practically possible.

DATED this _____ day of _____ 2010.

BOARD OF COUNTY COMMISSIONERS

Sheridan County, Wyoming
/s/Steve Maier, Chairman
(Signature notarized)

Attest:
/s/Eda S. Thompson, County Clerk

DIVISION OF LAND RULES

The Board approved Resolution 10-09-030, giving the Board’s authorization to the Planning Office to proceed with the public process to amend the Land Division Rules to incorporate the Conservation Design Subdivision alternative.

RESOLUTION 10-09-030

PUBLIC NOTICE OF SHERIDAN COUNTY’S INTENT TO AMEND THE RULES AND REGULATIONS GOVERNING DIVISION OF LAND IN SHERIDAN COUNTY

WHEREAS, Wyo. Stat. §§ 34-12-101 to 34-12-115; 18-5-101 to 18-5-107; 18-5-201 to 18-5-207; 18-5-301 to 18-5-317 authorize Sheridan County, in promoting the public health, safety, morals and general welfare of the county, to regulate the subdivision of land in unincorporated Sheridan County; and

WHEREAS, pursuant to Wyo. Stat. §§ 16-3-101, the Board of County Commissioners (“Board”) plans to amend the current Rules and Regulations Governing Division of Land in Sheridan County (“Land Division Rules”); and

WHEREAS, the purpose of the proposed amendments are to implement the Sheridan County Comprehensive Plan and allow creative design of Conservation Design Subdivisions as an alternative to conventional subdivisions; and

WHEREAS, specific proposed amendments include new definitions; create Conservation Design Subdivisions as a new class of subdivision; set forth specific rules on applicability, submittal and review requirements, design standards, conservation area management/ownership responsibilities; and modify infrastructure provisions; and

WHEREAS, the proposed amendments meet minimum substantive state statutory requirements.

NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF SHERIDAN COUNTY, WYOMING, that notice is hereby given to the public that Sheridan County intends to amend the Land Division Rules for the noted purposes. Copies of the proposed amendments may be obtained from the Sheridan County Commissioners' Office or County Public Works Department, 224 S. Main Street, Sheridan WY; that all interested persons may submit written comments to the Sheridan County Commissioners, 224 S. Main Street, Suite B1, Sheridan WY 82801, no later than 12 Noon on October 25, 2010; that there shall be a public hearing on these proposed amendments on November 2, 2010 at a regular meeting of the Board of County Commissioners that commences at 9:00 a.m. in the Commissioners Board Room, second floor of the County Courthouse, Sheridan WY, and that this notice shall be published twice in The Sheridan Press as soon as practically possible.

DATED this _____ day of _____ 2010.

BOARD OF COUNTY COMMISSIONERS
Sheridan County, Wyoming
/s/Steve Maier, Chairman
(Signature notarized)

Attest:
/s/Eda S. Thompson, County Clerk

SADDLE VIEW MEADOWS SUBDIVISION

Ms. DeBolt said this five-lot subdivision was approved on September 2, 2008 with two conditions, one of which required a Subdivision Improvements Agreement be executed and a letter of credit submitted in the amount of the proposed improvements. The owner is now requesting that signatures be withheld from the final plat until these improvements are made and approved. Commissioner Rolston advised that the applicants were not in attendance due to other commitments. Upon a question by Commissioner Cram, Deputy County Attorney Lynn Smith advised that the improvements must be completed no later than two-years after the date of approval.

The Board amended the conditions of approval for the Saddle View Meadows Subdivision approved on September 2, 2008 to read:

1. The applicant shall sign a subdivision agreement with Sheridan County for the withholding of signatures on the final plat until the improvements are completed, inspected and approved by the Public Works Department.
2. Building permits and inspections will be required.

The Board then authorized the Chairman to execute the submitted Subdivision Improvements Agreement for Saddle View Meadows Subdivision.

PUBLIC HEALTH

The Board approved the contract with the Wyoming Department of Health for the Sheridan County Public Health office to plan, deliver, and evaluate coordinated Maternal

and Child Health services, in an amount not to exceed \$50,736, for a term October 1, 2010 through June 30, 2011.

FAIRGROUNDS

County Engineer Ken Muller advised that six bids were received for the design and improvements to the north entrance of the Fairgrounds. Commissioner Maier said this is part of the Master Plan for the Fairgrounds and that other changes to the general traffic flow would be noticed by the public. The Board awarded the bid for the north entrance project to Fletcher Construction, in the amount of \$99,991, and authorized the Chairman to sign the agreement, contingent upon the approval of the Deputy County Attorney.

ROAD VACATION

Having been filed in proper form, the Board acknowledged a request to vacate an alley in Block 78, Downers Addition, between 16th and 17th Streets. The Board appointed County Engineer Ken Muller as viewer in this matter and set October 19, 2010 to receive his written report. The Deputy County Clerk was requested to give public notice of this petition and to send the same to known adjoining landowners.

ONE CENT OPTIONAL

Chairman Maier said that the Commissioners had spent much time reviewing the applications for tax funding that included past income tax documents and audits. Commissioner Ringley said that it is important for the public to know that the Board wanted to ensure the funding would be spent for the specific purposes stated in the applications; and that an annual report would be required. Chairman Maier thanked the public for their response to the survey and that the Board kept their comments in mind. The Board approved Resolution 10-09-031, setting out the recommended funding allocations for consideration by the voters this November.

RESOLUTION 10-09-031
PRIORITIZATION OF RECIPIENTS AND AMOUNTS
OPTIONAL ONE CENT SALES AND USE TAX
SHERIDAN COUNTY, WYOMING

WHEREAS, the Board of County Commissioners of Sheridan County, Wyoming did unanimously support the continuance of the Optional One Cent Sales and Use Tax by Resolution 10-08-028; and

WHEREAS, the Board of County Commissioners of Sheridan County did approve and give written notification to the Sheridan County Clerk that the proposition to continue the Optional One Cent Sales and Use Tax for an additional four years should be placed before the voters at the next general election in November 2010, pursuant to W.S. 39-15-204(a)(i).

NOW, THEREFORE, BE IT RESOLVED that the Board of County Commissioners for Sheridan County has prioritized requests for funding through the One-Cent Optional Sales and Use Tax and designate the recipients in the amounts so indicated, totaling \$1,920,000.

BE IT FURTHER RESOLVED that if the proposition is approved by the voters of Sheridan County, and so long as a recipient uses such funding in the manner described in recipient's application, recipient shall receive quarterly allotments of funding, commencing October, 2011, with the last payment due in June 2015. If tax collections fall short of projection, such allotments may be adjusted.

BE IT FURTHER RESOLVED that recipients shall be required to prepare and submit an annual report detailing how funds were utilized.

PUBLIC SAFETY
(36.20%, not to exceed \$695,000)

Sheriff Patrol Cars	\$ 100,000
Emergency Services	\$ 300,000
Juvenile Justice Program	\$ 180,000
Rural Fire Districts	\$ 100,000
Search & Rescue	\$ 15,000
Total Public Safety	\$ 695,000

FACILITIES AND INFRASTRUCTURE
(33.07%, not to exceed \$635,000)

Road and Bridge Capital Equipment	\$ 250,000
Sheridan County Airport Capital Projects	\$ 200,000
Sheridan County Library Capital Projects	\$ 110,000
Sheridan County Fairgrounds Capital Projects	\$ 75,000
Total Facilities & Infrastructure	\$ 635,000

PUBLIC HEALTH
(10.94%, not to exceed \$210,000)

Sheridan Memorial Hospital	\$ 175,000
Northern Wyoming Mental Health Center	\$ 25,000
Free Clinic of Sheridan County	\$ 10,000
Total Public Health	\$ 210,000

SENIORS AND FAMILY
(4.43%, not to exceed \$85,000)

Senior Citizens Center	\$ 45,000
Advocacy & Resource Center	\$ 15,000
Child Advocacy Services	\$ 15,000
Renew/Public Transportation	\$ 10,000
Total Seniors and Family	\$ 85,000

PARKS, PATHWAYS, RECREATION AND OPEN SPACE
(4.30%, not to exceed \$82,500)

Sheridan Community Land Trust	\$ 20,000
Sheridan County Conservation District	\$ 30,000
Tongue River Community Center	\$ 12,500
Conservation Reserve	\$ 20,000
Total Parks, Pathways, Recreation And Open Space	\$ 82,500

HERITAGE, HISTORY AND ARTS
(2.71%, not to exceed \$52,000)

Sheridan Heritage Center	\$ 25,000
Sheridan County Historical Society	\$ 20,000
Sheridan Arts Council	\$ 2,000

WYO Theater	\$ 5,000
Total Heritage, History and Arts	\$ 52,000

HOUSING AND SHELTER
(4.17% not to exceed \$80,000)

Dog and Cat Shelter	\$ 15,000
VOA Community Shelter	\$ 50,000
Sheridan Housing Action Committee	\$ 10,000
Habitat for Humanity	\$ 5,000
Total Housing and Shelter	\$ 80,000

ECONOMIC AND COMMUNITY DEVELOPMENT
(2.19%, not to exceed \$42,000)

Forward Sheridan	\$ 20,000
Downtown Sheridan Association	\$ 10,000
Sheridan County Chamber of Commerce	\$ 12,000
Total Economic and Community Development	\$ 42,000

CONTINGENCY/DISCRETIONARY
(2.01% not to exceed \$38,000)

Contingency	\$ 38,500
-------------	-----------

This Resolution shall remain in full force and effect until expiration by date, amendment or rescission.

DONE this 7th day of September, 2010.

BOARD OF COUNTY COMMISSIONERS

Sheridan County, Wyoming
/s/Steve Maier, Chairman
(Signature notarized)

Attest:
/s/Eda S. Thompson, County Clerk

STORY CENTENNIAL PARK

Gary Meyer of the Story Park Board, Alan Weakley of the Story Lions Club, and Richard Wright of the Sheridan Recreation District were in attendance as the Board approved an allocation of \$21,000 for improvements to the Story Centennial Park. The planned improvements will provide volleyball and basketball courts, disc golf equipment, expansion of the sprinkler system, picnic table replacements, and a bear resistant trash receptacle.

COUNTY RECREATION PROPERTIES

The Board officially placed the 3 Poles County Recreation Area and the Kleenburn County Recreation Area under the management of the Sheridan County Parks and Recreation Board, effective dates retroactive to May 5, 2009 and November 17, 2009 respectively.

COMMUNITY PLANNING MONTH

The Chairman proclaimed October as Community Planning Month, recognizing the importance of the planning process and the Board's support of the County Planner and his

staff as they assist in charting the further implementation of the Sheridan County Comprehensive Plan.

PROCLAMATION
COMMUNITY PLANNING MONTH

WHEREAS, the Board of Sheridan County Commissioners recognizes that change is constant and affects the city, towns, and rural areas of our county; and

WHEREAS, adopted plans help manage change in a way that provides better choices for how people work and live; and

WHEREAS, community planning provides an opportunity for all residents to be meaningfully involved in making the choices that determine the future of our community; and

WHEREAS, the full benefits of planning require public officials and citizens who understand, support, and demand excellence in planning and plan implementation; and

WHEREAS, the month of October is designated as National Community Planning Month throughout the United States of America and its territories, and

WHEREAS, the American Planning Association and its professional institute, the American Institute of Certified Planners, endorse National Community Planning Month as an opportunity to highlight the contributions that sound planning and plan implementation make to the quality of our residential neighborhoods and environment; and

WHEREAS, the celebration of National Community Planning Month gives us the opportunity to publicly recognize the participation and dedication of the members of planning commissions and the citizen planners of our community who have contributed their time and expertise to the improvement of Sheridan County; and

WHEREAS, Sheridan County continues its commitment to its own Comprehensive Plan with the participation of its citizens, and recognizes the valuable contributions made by other planning professionals and organizations in the county.

NOW, THEREFORE, BE IT RESOLVED that the month of October 2010 is hereby designated as Community Planning Month in the County of Sheridan in conjunction with the celebration of National Community Planning Month.

ADOPTED this seventh day of September, 2010.

BOARD OF COUNTY COMMISSIONERS

Sheridan County, Wyoming

/s/Steve Maier, Chairman; Attest: /s/Eda S. Thompson, County Clerk

HISTORIC PRESERVATION COMMISSION

The Board reappointed Jim Laughrey to the Commission, for a three year term running to June 30, 2013. The Board also reappointed Billie Little to a three year term running to September 30, 2013.

ADJOURNMENT

There being no further business to come before the Board, the meeting was adjourned at 10:00 a.m.

BOARD OF COUNTY COMMISSIONERS
Sheridan County, Wyoming

Attest:

Steve Maier, Chairman

Eda Thompson, County Clerk