

City of Cody City Council

AGENDA

Tuesday, December 5, 2017 –Special Work Session 6:30, Regular Meeting 7:00 p.m.
(Pre-Meeting to begin at 6:45 p.m.)

Meeting Place: City of Cody Council Chambers – 1338 Rumsey Avenue, Cody, WY

6:30 – 6:45p.m. Special Work Session - Cody Country Car Show – Event Location

Regular Meeting – 7:00 p.m.

Meeting Called to Order

Pledge of Allegiance

Moment of Silence

Roll Call

Mayor’s Recognitions and Announcements

Casselle – Commitment to Community Award

1. Consent Calendar

All items under the consent calendar will be acted upon in one motion unless a Councilmember or member of the public requests that an individual item be taken up under Conduct of Business.

- a. Approval of Minutes –Regular Meeting Minutes from November 21, 2017
- b. Approve the Amendment to the Original Agreement for the Wyoming Municipal Power Agency (WMPA) relating to change WMPA’s calendar year to a fiscal year to July 1 to June 30.
- c. Approve the final plat of the Holm View Addition No. 6 Minor Subdivision, a two-lot subdivision.
- d. Designate specific equipment as surplus and authorize staff to proceed with selling utilizing an online auction.
- e. Designate Big Horn Federal Bank, First Bank of Wyoming, Pinnacle Bank, US Bank and Wells Fargo as the official depositories for the City of Cody for the calendar year 2018.

2. Public Comment The City welcomes input from the public. In order for everyone to be heard, please limit your comments to five (5) minutes per person. The Guidelines for the Conduct of City Council Meetings do not allow action to be taken on public comments.

3. Public Hearing

4. Conduct of Business

- a. Approve vouchers and payroll in the amount of \$360,705.50.
- b. ORDINANCE 2017-25 – FIRST READING
AN ORDINANCE ADOPTING RESIDENTIAL INFILL SUBDIVISION STANDARDS AS CHAPTER 8 OF TITLE 11 CITY OF CODY MUNICIPAL CODE.

Staff Reference: Todd Stowell, City Planner

- c. ORDINANCE 2017-26 – FIRST READING
AN ORDINANCE AMENDING TABLE 10-6-2 OF THE ZONING
ORDINANCE TO INCLUDE SIDE YARD SETBACKS FROM PRIVATE
ACCESS EASEMENTS AND ALLEYS.

Staff Reference: Todd Stowell, City Planner

5. Tabled Items
6. Matters from Staff Members
7. Matters from Council Members
8. Adjournment

Upcoming Meetings:

Tuesday, December 12, 2017 – Work Session 3:30 p.m.
Tuesday, December 19, 2017 – Regular Council Meeting 7:00 p.m.
Tuesday, January 2, 2018 – Regular Council Meeting 7:00 p.m.
Tuesday – January 9, 2018 – Work Session 4:30 p.m.



CITY OF CODY
WYOMING

Cody Parks, Recreation and Public Facilities

1402 Heart Mountain Street

PO Box 2200

Cody WY 82414

Phone(307)587-0400

Fax(307)587-2565

www.cityofcody-wy.com

MEMO-17-014

Date: November 27, 2017

To: Barry Cook, City Administrator
Steve Payne, Public Works Director
Chuck Baker, Police Chief

From: Rick Manchester, Director
Parks, Recreation, and Public Facilities

Subject: Car show in City Park- August 24 and 25, 2018

1. Approximately 10 years ago the car show was held in City Park. Though we were concerned about the park conditions after the show, there were not any problems hosting the event. The show promoters are requesting the move from Denny Menholt to back to City Park.
2. The promoter would like to request closing Beck Ave between 8th, 9th and 10th street, along with 10th Street Beck to Sheridan and 9th Street Beck to the entrance for the Chamber of Commerce for the show. The promoters would like to utilize or have the ability to park cars in the park, as well as, utilize the adjacent streets noted. A fire lane will be available on Beck Ave. Ken has indicated he will need to work out details, such as fees, music, food vendors.
3. Ken Posey is the promoter and is investigating if the City Council will allow them to close streets, allow parking within the City Park, and rent the band shell equipment. Cody Country Car Show has attached a proposed plan.
4. Set up and closure would begin around 2:00 p.m. on Friday August 24, 2018, with the area reopening around 5:00 p.m. on Saturday. According to the Cody High School activities office there is not any FB or VB games or tournaments held in Cody the weekend of August 24 and 25, 2018.
5. I have included a preliminary plan from Ken Posey for department head review. Parks staff has minimal concerns about parking on grass. We have done it before and it did not cause damage.

MEETING DATE:
DECEMBER 5, 2017
DEPARTMENT: PARKS AND RECREATION
PREPARED BY: RICK MANCHESTER,
DIRECTOR
PRESENTED BY: KEN POSEY

*CHS
NO FIB*

Street closure for Car Show
Request Closing Beck Ave from 8th Street to 10th
Street and 10th Street from Beck to Sheridan Ave.
and 9th Street from Beck to the entrance of the
Chamber of Commerce.

ACTION TO BE TAKEN

Request that City Council to allow parking within the City Park, allow the closure of Beck Ave between 8th and 10th Streets, close 10th Street between Beck and Sheridan Ave and close 9th Street between Beck and the Cody County Chamber of Commerce starting at 2:00 p.m. on Friday August 24th through 5:00 p.m. Saturday, August 25th. Noting Promoter will provide an emergency vehicle access lane on Beck Ave, will set up and take down City provided barricades, will work with Chief of Police relating to parade event on Friday and will work will Staff on other minor conditions, fees, and equipment usage.

SUMMARY OF INFORMATION

This is the same car show held the past several years on 16th at the Denney Menholt Chevrolet. The promoter had the desire to relocate back to City Park for a variety of reason and would like to park cars on the grass at City Park and utilize the adjoining streets for overflow parking, vendors, registration, parking for vehicles hauled etc. The organizers would like to use the sound system. There is a fee to use the sound system. P&R staff/Director are not opposed to allowing the cars on the grass and sound system. The promoter understands the fee associated with the sound system and that usage requires a technician. The promoter understands the need for access for emergency vehicles and his plan includes such access on Beck Ave. The promoter would like to have the annual parade through Sheridan Ave and has already meet briefly with the Chief of Police to work out the majority of the details. Promoter will work with City Staff in reference to access to the park for cars utilizing ramps, location of parking, vendor fees and other minor conditions.

FISCAL IMPACT

Depending on selected alternative

ALTERNATIVES

1. _____
2. Allow the Car show promoter to utilize the City Park for parking of cars for their annual show, allow the street closure of adjacent streets as noted, authorize the Police Department to assist with the escort during the parade.
3. Deny the request.

ATTACHMENTS

1. Special use permit
2. Layout of location

AGENDA & SUMMARY REPORT TO

1. Ken Posy 307-899-7677



CITY OF CODY
WYOMING

CITY OF CODY
SPECIAL USE PERMIT

NAME OF APPLICANT: Cody Country Car Show "7th ANNUAL"
CONTACT PERSON: KEN POSEY
ADDRESS: 150 Pleasant View Dr
Cody, WY 82414
DAY PHONE: 307-899-7677

TYPE OF ACTIVITY: _____ Rodeo Sound Car
_____ Walk-A-Thon
 Parade
_____ Sports Event
 Other: CAR SHOW / PARADE / POKER RUN / MOVIE

DESCRIPTION: This is the same car show that we have hosted the past 6 years at the Danny Moulton lot, including 16th street and Beck Ave.

LOCATION: Cody City Park (including Beck Ave, 9th and 10th street)
DATE(S): August 24th and 25th 2018

SPECIAL REQUIREMENTS:
(Attach route map, if applicable) We would like permission to close Beck Ave from 8th st. to 10th st. including 9th st. Would also like to discuss the possibility of parking cars on the grass within the city park. Would also like permission to use the parks sound system.

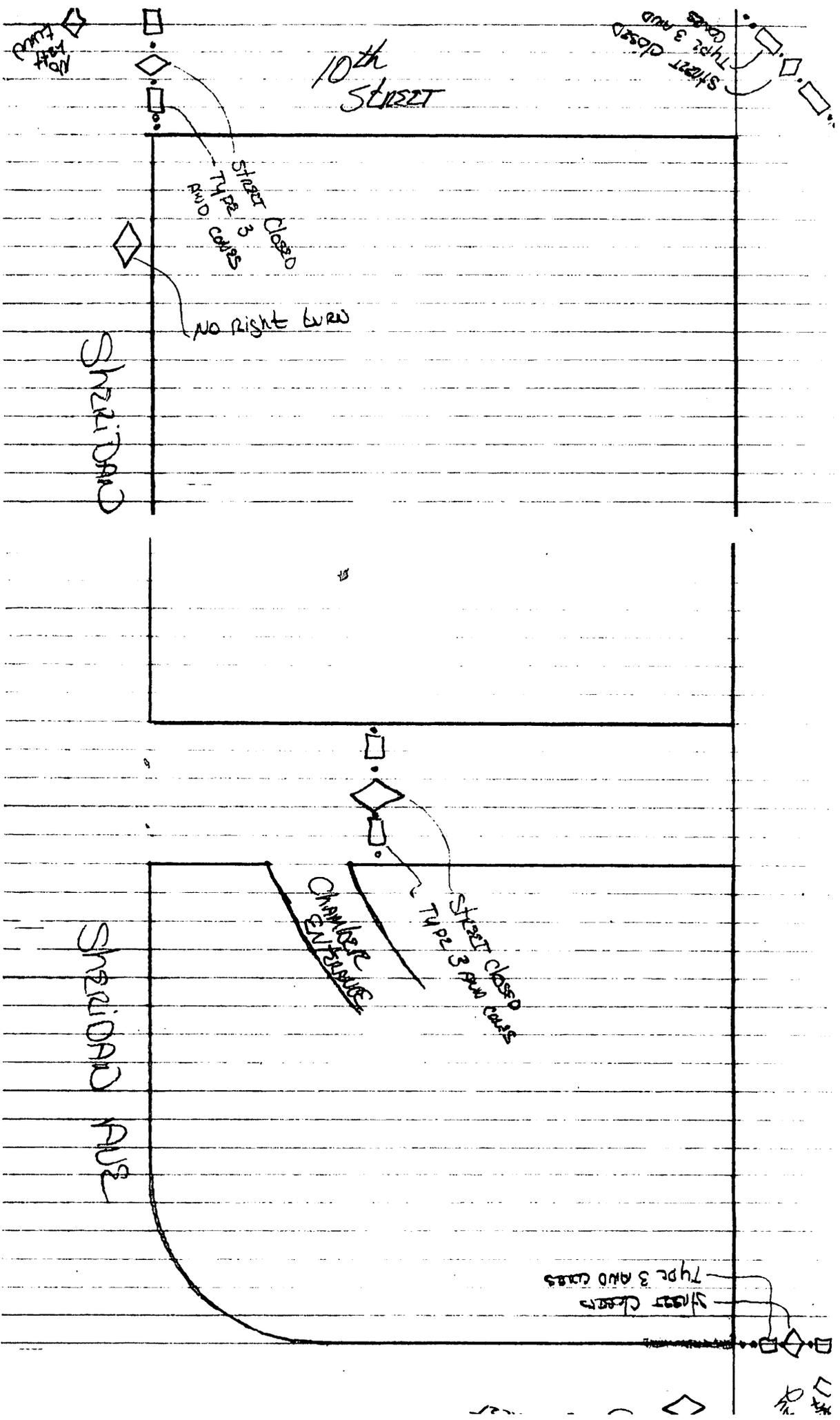
[Signature] SIGNATURE OF APPLICANT DATE 11/13/17

Do Not Write Below This Line

Approved by: _____ City Hall _____ Parks _____ Police
_____ Streets _____ Electrical _____ Other

Comments:

Fee Paid: _____ Council Approval: _____



11/27/17

2018 Cozy Country Car Show

AUGUST 24th - 25th FRIDAY - SATURDAY

Friday Night Aug 24th

CLOSE STREETS OFF AT 2:00 PM TO START SETTING UP FOR REGISTRATION @ 4:00 PM. WE WILL SERVE DINNER @ 5:00 - 6:30. AT THE SAME TIME WE WILL START LINING CARS UP ON BECK AVE FOR THE PARADE OF CARS DOWN MAIN STREET. ONCE PARADE IS OVER WE WILL PROCEED WITH OUR 20 MILE POKER RUN. ONCE THE POKER RUN IS OVER WE WILL BE BACK AT THE CITY PARK FOR A MOVIE. WE WILL OPEN STREETS BACK UP AROUND 10:30 PM.

SATURDAY Aug 25th

CLOSE STREETS OFF AT 5:00 AM WE WILL START SEEING CARS ARRIVE AROUND 6:00 AM TO START PARKING FOR THE SHOW. REGISTRATION WILL START AT 8:00 AM WITH THE FULL SHOW TO START AT 10:00 AM. WE WILL HAVE VENDORS THERE TO SERVE FOOD DURING THE DAY, INCLUDING HAMBURGERS, HOT DOGS, KETTLE CORN, PIZZA AND DRINKS. OUR INTENTIONS ARE TO PARK VENDORS ON NORTH SIDE OF BECK AVE AND LEAVE A DRIVING LANE OPEN ALONG THE SOUTH SIDE FROM 10th TO 9th FOR FIRE LANE.

Show will run to 3:00 pm when we give out
RAFFLE DRAWINGS AND AWARDS. Clean up will follow
AND OPEN STREETS BACK UP BY 5:00 PM OR BEFORE.

Would like to meet with Erik Asay to mark
OUT ALL THE SPRINKLER HEADS, SO TO NOT RUN THEM
OVER. WE WOULD ALSO USE RAMPS TO ENTER AND
EXIT THE PARK. WE WOULD UTILIZE TWO OR THREE
ENTRANCES AS TO LIMIT HOW MANY CARS DRIVE OVER
THE SAME AREA.

City of Cody
Council Proceedings
Tuesday, November 21, 2017

A Special Work Session was held at 6:10 p.m. Harold Musser provided the Council with information on the Sunset Development and his concerns relating to the water and sewer lines. The Governing Body gave staff direction on how to proceed and bring an agenda item to the Council at a future meeting for consideration. No action was taken.

A regular meeting of the Cody City Council was held in the Council Chambers at City Hall in Cody, Wyoming on Tuesday, November 21, 2017 at 7:00 p.m.

Present: Mayor Matt Hall, Council Members Donny Anderson, Karen Ballinger, Glenn Nielson, Jerry Fritz, and Stan Wolz, City Administrator, Barry Cook, City Attorney Scott Kolpitzke and Administrative Services Officer/Clerk Cindy Baker

Absent: Council Member Landon Greer

Mayor Hall called the meeting to order at 7:00 p.m.

Proclamation – November 25th – Small Business Saturday”

Council Member Fritz made a motion seconded by Council Member Anderson to approve the consent calendar as amended adding item e, including approval of Minutes–Regular Meeting Minutes from November 7, 2017 and Special Meeting Minutes from November 14, 2017; authorize the Mayor to sign the ballot voting for Robert King and Donna Geho to be elected to the Local Government Liability Pool Board for terms beginning January 1, 2018; approve vouchers and payroll in the amount of \$1,632,679.82; approve the street closures and conditions of the agreement for the Wild West Extravaganza for July 1st through the 4th for 2018, 2019 and 2020 and authorize the Mayor enter into and sign the agreement between the City of Cody and Cody Country Chamber of Commerce.; and approve a revised street closure for Saturday, November 25th from 4 p.m. to 8 p.m. for Christmas parade and events. Vote was unanimous.

At 7:03 p.m. Mayor Hall entered into a public hearing to consider if it is in the public’s interest to issue a new restaurant liquor license to Wyoming Gourmet Experience Inc dba El Padrino located at 1244 Sheridan Ave. After calling for comments three times and there being none the Mayor closed the public hearing at 7:07 p.m.

Council Member Anderson made a motion seconded by Council Member Ballinger to approve issuance of a new restaurant liquor license to Wyoming Gourmet Experience Inc dba El Padrino located at 1244 Sheridan Ave. Vote was unanimous.

Council Member Nielson made a motion seconded by Council Member Wolz to approve a request from the Ckats for selling and hanging sponsor banners at the Cody Recreation and Aquatic Center with Ckats retaining all funds. Vote was unanimous.

RESOLUTION 2017-15

A RESOLUTION CONCERNING CONTINUED MEMBERSHIP IN THE SSBCI/WSCN PROGRAM, SUPPORTING EXPANDED JURISDICTIONAL BOUNDARIES, SUPPORTING FORMATION OF AN ADVISORY COUNCIL, SUPPORTING IMPROVEMENT AND CHANGES TO THE PROGRAM AND AUTHORIZING EXECUTION OF AN AMENDED SERVICE AGREEMENT DATED OCTOBER 1, 2017. Motion was made by Council Member Wolz seconded by Council Member Anderson to approve Resolution 2017-15. Voting in favor were Council Members Ballinger, Fritz, Wolz, Anderson and Mayor Hall. Voting opposed was Council Member Nielson. Motion passed.

There being no further business, the Mayor Hall adjourned the meeting at 7:33 p.m.

Matt Hall, Mayor

Cindy Baker, Administrative Service Officer



4041 U.S. Highway 20—Post Office Box 900—Lusk, Wyoming 82225-0900
Telephone: 307-334-2170—Fax: 307-334-2407

November 16, 2017

Honorable Matt Hall
Mr. Barry Cook, City Administrator
Ms. Leslie Brummage, Financial Officer
City of Cody
P. O. Box 2200
Cody, WY 82414

Dear Mayor Hall, Mr. Cook, and Ms. Brummage,

Wyoming Municipal Power Agency's Board of Directors voted to change WMPA's fiscal year from a calendar year to a July 1 to June 30. To facilitate this change, an Amendment to the Joint Powers Board Agreement is required, which requires city council approval, signatures of each community's clerk and mayor and finally approval by the Wyoming Attorney General. Enclosed please find a copy of the Amendment to the Joint Powers Board Agreement for consideration of the city council. Once your community has approved the Amendment please contact WMPA so we can circulate a final official document for signatures.

Should you have any questions please contact me or Mr. Bert Pond.

Respectfully,

A handwritten signature in blue ink that reads "Rosemary Henry".

Rosemary Henry
Executive Director

cc: Mr. Bert Pond

**WYOMING MUNICIPAL POWER AGENCY
AMENDMENT TO
THE ORIGINAL AGREEMENT**

THIS AMENDMENT TO THE ORIGINAL AGREEMENT is made and entered into on this _____ day of _____, 20____, by and between the Cities of Cody and Powell and the Towns of Lusk, Wheatland, Pine Bluffs, Lingle, Guernsey, and Fort Laramie, all of which are municipal corporations of the State of Wyoming existing under and by virtue of Article XIII of the Constitution of the State of Wyoming and all of which are agencies as defined in Section 16-1-103(a)(i), Wyoming Statutes, 1977 Republished Addition As amended, LexisNexis 2017.

WITNESSETH:

WHEREAS, the Cities of Cody and Powell and the Towns of Lusk, Wheatland, Pine Bluffs, Lingle, Guernsey, and Fort Laramie are members of the Wyoming Municipal Power Agency, a body corporate and politic of the State of Wyoming, and formed pursuant to statutory authority contained in Section 16-1-101 through 16-1-109, Wyoming Statutes, 1977 Republished Edition, as amended.

WHEREAS, the fiscal year for the Wyoming Municipal Power Agency was initially established in Section 18 of the Wyoming Municipal Power Agency Agreement;

WHEREAS, the Board desires to establish the fiscal year to conform with the fiscal year of its participating agencies and to clarify the time frame of the annual meeting by using the calendar year.

NOW THEREFORE, the participating agencies agree as follows:

1. Effective Date. This Amendment to the Original Agreement shall become effective when it has been approved by the governing body of each participating agency; submitted to and approved by the Wyoming Attorney General who shall determine whether the amendment is compatible with the laws and Constitution of Wyoming and the amendment is filed with the keeper of records of each participating agency.

2. Amendment to Original Agreement.

Section 7: MEETINGS

(b) Annual Meetings. An annual meeting of the Board shall be held within the first 120 days in each **calendar** year, at such place in the State of Wyoming as shall be designated in the notice of the meeting, to elect officers and to transact such other business as may come before the meeting. If the day fixed for the annual meeting shall fall on a legal holiday, the annual meeting shall be held on the next succeeding business day. Failure to hold the annual meeting in each year, shall not cause a forfeiture or dissolution or otherwise affect the Board.

**WYOMING MUNICIPAL POWER AGENCY
AMENDMENT TO
THE ORIGINAL AGREEMENT**

Section 18. FISCAL YEAR

The fiscal year for the Wyoming Municipal Power Agency shall commence on July 1st of each year and end on June 30th of each year. This fiscal year shall commence on July 1, 2018.

3. Duplicate Originals. This Amendment to the Original Agreement may be executed in several counterparts, each of which shall be an original but all of which together shall constitute one and the same instrument.

4. Original Agreement to Remain in Effect. The "Original Agreement" as originally executed and as it may have been previously amended shall remain in full force and effect as of the day and year first above written.

IN WITNESS WHEREOF, the participating agencies have caused this Amendment to the Original Agreement to be executed as of the day and year first above written.

CITY OF CODY

(SEAL)

ATTEST:

MAYOR

CITY CLERK

CITY OF POWELL

(SEAL)

ATTEST:

MAYOR

CITY CLERK

WYOMING MUNICIPAL POWER AGENCY
AMENDMENT TO
THE ORIGINAL AGREEMENT

TOWN OF WHEATLAND

(SEAL)

ATTEST:

MAYOR

CITY CLERK

TOWN OF PINE BLUFFS

(SEAL)

ATTEST:

MAYOR

CITY CLERK

TOWN OF FT. LARAMIE

(SEAL)

ATTEST:

MAYOR

CITY CLERK

WYOMING MUNICIPAL POWER AGENCY
AMENDMENT TO
THE ORIGINAL AGREEMENT

(SEAL)

TOWN OF LINGLE

ATTEST:

MAYOR

CITY CLERK

(SEAL)

TOWN OF GUERNSEY

ATTEST:

MAYOR

CITY CLERK

(SEAL)

TOWN OF LUSK

ATTEST:

MAYOR

CITY CLERK

MEETING DATE:	DECEMBER 5, 2017
DEPARTMENT:	COMMUNITY DEVELOPMENT
PREPARED BY:	TODD STOWELL
CITY ADM. APPROVAL:	_____
PRESENTED BY:	TODD STOWELL

AGENDA ITEM SUMMARY REPORT

The Final Plat of the Holm View Addition No. 6 Minor Subdivision

ACTIONS TO BE TAKEN

Approve the final plat of the Holm View Addition No. 6 Minor Subdivision, a two-lot subdivision.

SUMMARY

Holm View Addition, L.C. has submitted the final plat for the 2-lot minor subdivision known as Holm View Addition No. 6. Lot 1 would be 6.6 acres and located directly north of Sheridan Avenue and the 29th Street intersection. Lot 2 would be 9.9 acres and located immediately south of the Cougar Avenue right-of-way and the Stone Street intersection. Both lots are currently vacant.

The preliminary plat was approved by City Council on August 1, 2017, subject to a number of conditions. The final plat drawing is attached.



As the preliminary plat approval did not require any public improvements at the time of subdivision, there are no construction plans to be approved at this time. The final plat has been reviewed by the Cody Canal District and has received their approval, which approval requirements are outlined in Note 4 on the final plat. All other utilities and infrastructure improvements are dependent upon the type and location of development that occurs in the future, as established and disclosed in Notes 1, 2, and 3.

All preliminary plat conditions have been met, with the exception of payment of utility fees, which is required before the mayor signs the final plat. The final plat drawing contains all items required by the subdivision ordinance.

PRELIMINARY PLAT CONDITIONS

The conditions required with the preliminary plat approval are listed below, with a note indicating the status of each.

1. Pay applicable utility fees (Minimum two, 3/4" water tap fees) prior to the mayor signing the final plat.
Status: Payment is pending. Payment is not required until the applicant is ready to sign and record the plat (100-day deadline.)

2. Remove Note 8.
Status: Done.

AGENDA ITEM NO. _____

3. Include the Future Road Improvement District language of 11-4-2(O) on the final plat in the Owner's Certificate, committing Lot 2 to participate in any future improvement district for Cougar Avenue.
Status: Done.
4. Place the following notes on the final plat: *(Status: Done—Notes 1, 2 and 3.)*
 - a. The owner of Lot 2 is responsible for construction of Cougar Avenue along the lot frontage to a half street standard, with a minimum 24-foot wide asphalt width, plus curb, gutter, streetlights, and storm water system. Construction shall be in accordance with the engineered plans for Cougar Avenue now held by the City. This construction of Cougar Avenue shall occur upon further development of the property with anything more than a single-family residence and related accessory buildings, and be completed prior to occupancy of such development. In lieu of direct construction, the owner of Lot 2 may participate proportionally in any project that includes full construction of Cougar Avenue along the property frontage to City standards. This note shall not preclude the City from constructing or participating in the construction of Cougar Avenue with other sources of funding.
 - b. Utility services have not been provided to the lots. The developer is responsible for engineering and installing all necessary improvements (main extensions, service extensions, etc.) to provide development of their lot with sewer, water, power and other desired utilities in accordance with the requirements of the utility providers.
 - c. The owner of Lot 2 is responsible to pipe the Watkins Ditch Lateral across the lot at such time as the lot is developed with anything more than a single-family residence and related accessory buildings. Construction shall be to the requirements of the Cody Canal Irrigation District.

RECOMMENDATION:

The Planning and Zoning Board recommends approval of the final plat, subject to payment of the water tap fees prior to the mayor signing the final plat.

ATTACHMENT:

Final Plat

AGENDA & SUMMARY REPORT TO:

Roy Holm, Morrison & Maierle

AGENDA ITEM NO. _____

T. 53 N., R. 101 W.
(RESURVEY)

NOTES

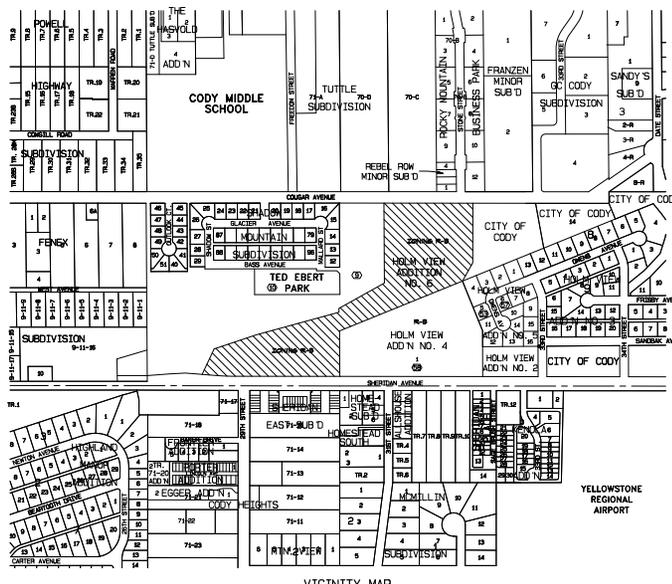
1. THE OWNER OF LOT 2 IS RESPONSIBLE FOR CONSTRUCTION OF COUGAR AVENUE ALONG THE LOT FRONTAGE TO HALF STREET STANDARDS, WITH A MINIMUM 24-FOOT WIDE ASPHALT WIDTH, PLUS CURB, GUTTER, STREETLIGHTS, AND STORM WATER SYSTEM. CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE ENGINEER'S PLANS FOR COUGAR AVENUE NOW HELD BY THE CITY OF CODY. THIS CONSTRUCTION OF COUGAR AVENUE SHALL OCCUR UPON FURTHER DEVELOPMENT OF THE PROPERTY WITH ANYTHING MORE THAN A SINGLE-FAMILY RESIDENCE AND RELATED ACCESSORY BUILDINGS AND BE COMPLETED PRIOR TO OCCUPANCY OF SUCH DEVELOPMENT. IN LIEU OF DIRECT CONSTRUCTION, THE OWNER OF LOT 2 MAY PARTICIPATE PROPORTIONALLY IN ANY PROJECT THAT INCLUDES FULL CONSTRUCTION OF COUGAR AVENUE ALONG THE PROPERTY FRONTAGE TO CITY STANDARDS. THIS NOTE SHALL NOT PRECLUDE THE CITY FROM CONSTRUCTING OR PARTICIPATING IN THE CONSTRUCTION OF COUGAR AVENUE.
2. UTILITY SERVICES HAVE NOT BEEN PROVIDED TO THE LOTS. THE DEVELOPER IS RESPONSIBLE FOR ENGINEERING AND INSTALLING ALL NECESSARY IMPROVEMENTS (WATER EXTENSIONS, SERVICE EXTENSIONS, ETC.) TO PROVIDE DEVELOPMENT OF THEIR LOT WITH SEWER, WATER, POWER AND OTHER RELATED UTILITIES IN ACCORDANCE WITH THE REQUIREMENTS OF THE UTILITY PROVIDERS.
3. THE OWNER OF LOT 2 IS RESPONSIBLE TO PIPE THE WATKINS DITCH LATERAL ALONG THE LOT AT SUCH TIME AS THE LOT IS DEVELOPED WITH ANYTHING MORE THAN A SINGLE-FAMILY RESIDENCE AND RELATED ACCESSORY BUILDINGS. CONSTRUCTION SHALL BE TO THE REQUIREMENTS OF THE CODY CANAL IRRIGATION DISTRICT.
4. CITY OF CODY RAW WATER IS NOT AVAILABLE TO THIS MINOR SUBDIVISION, HOWEVER THERE ARE WATER RIGHTS ON THE PROPERTY FROM THE CODY CANAL PERMIT NO. 1042. THE OWNERS ARE RETAINING THE WATER RIGHTS ON THE PROPERTY AND REQUIRE SPRINKLER IRRIGATION. THE OWNER OF LOT 1 SHALL CONSTRUCT A PUMPING FACILITY AT THE WEST END OF LOT 1 AND PROVIDE AN OVERFLOW DITCH OR PIPE TO CONVEY EXCESS WATER TO THE WATKINS LATERAL AS THE IRRIGATION DITCH ENDS ON LOT 1. THE OWNER OF LOT 2 SHALL PUMP FROM THE WATKINS LATERAL. THERE ARE 3.9 ACRES OF WATER RIGHT ON LOT 1, APPROPRIATION IS 0.084 cfs (25 gpm) AND 3.69 ACRES OF WATER RIGHT ON LOT 2, APPROPRIATION IS 0.084 cfs (25 gpm).

APPROVALS

CITY PLANNING AND ZONING BOARD
APPROVED AS OF THE _____ DAY OF _____ 2017 BY THE CITY PLANNING AND ZONING BOARD OF CODY, WYOMING.
CHAIRPERSON: STEVE MILLER
CITY COUNCIL APPROVAL
APPROVED AS OF THE _____ DAY OF _____ 2017 BY THE CITY COUNCIL OF CODY, WYOMING.
MAYOR - MATT HALL
ATTEST: CINDY BAKER
ADMINISTRATIVE SERVICES OFFICER

RECORDER'S ACCEPTANCE

THIS PLAT WAS FILED FOR THE PUBLIC RECORD IN THE OFFICE OF THE CLERK, PARK COUNTY, WYOMING, AT _____ O'CLOCK _____ M., ON THE _____ DAY OF _____ 2017 A.D., AND IS DULY RECORDED UNDER DOCUMENT NUMBER _____ IN PLAT CABINET _____ AT PAGE _____.
COLLEEN BENNER
PARK COUNTY CLERK
BY: _____
DEPUTY



VICINITY MAP
SCALE: 1" = 400'

CERTIFICATE OF DEDICATION

STATE OF WYOMING)
COUNTY OF PARK) SS
WE, THE UNDERSIGNED HOLM VIEW ADDITION, L.C., HEREBY CERTIFY THAT WE ARE THE OWNERS AND PROPRIETORS OF THAT CERTAIN PROPERTY DESCRIBED IN THE CORRECTIVE WARRANTY DEED RECORDED AS DOCUMENT NO. 2007-7607 IN THE DEED RECORDS OF PARK COUNTY, WYOMING DESCRIBING MOREFULLY THE FOLLOWING SITUATIONS AS FILED IN THE PARK COUNTY, WYOMING CLERK AND RECORDER'S OFFICE:
HOLM VIEW ADDITION NO. 1, PLAT BOOK F, PAGE 130
HOLM VIEW ADDITION NO. 2, PLAT BOOK F, PAGE 170
HOLM VIEW ADDITION NO. 3, PLAT BOOK G, PAGE 143
HOLM VIEW ADDITION NO. 4, PLAT BOOK I, PAGE 131
HOLM VIEW ADDITION NO. 5, PLAT BOOK M, PAGE 67
WARRANTY DEED TO THE CITY OF CODY, WYOMING RECORDED AS DOCUMENT NO. 2000-3556
THAT CERTAIN PROPERTY OWNED BY THE UNDERSIGNED HOLM VIEW ADDITION, L.C. IS DESCRIBED MORE PARTICULARLY BY METES AND BOUNDS AS FOLLOWS AND AS SHOWN ON THIS PLAT:
RESIDING AT A BRASS CAP MONUMENT ON THE EAST LINE OF SECTION 33, T. 53 N., R. 101 W., OF THE 6TH P.M. PARK COUNTY, WYOMING ACCORDING TO THE ORIGINAL GOVERNMENT SURVEY, SAID SECTION 33 IS NOW TRACT 7A ACCORDING TO THE GOVERNMENT RESURVEY, SAID BRASS CAP LIES 65.00 FEET NORTHWEST OF THE EAST QUARTER CORNER OF SAID TRACT 7A AND IS ON THE NORTH LINE OF SHERIDAN AVENUE WITHIN THE CITY OF CODY, WYOMING, THENCE N. 80°27'27" W. ALONG THE NORTH LINE OF SHERIDAN AVENUE WITHIN THE CITY OF CODY, WYOMING, THENCE N. 80°27'27" W. ALONG THE NORTH LINE, THE RADIAL WHICH IS 105.82 FEET FOR AN ARC LENGTH DISTANCE OF 119.19 FEET, THENCE LEAVING SAID CIRCULAR CURVE AND CONTINUING ALONG THE NORTH LINE OF SHERIDAN AVENUE N. 80°27'27" W. FOR A DISTANCE OF 104.06 FEET TO THE WEST LINE OF THE HOLM VIEW ADDITION, L.C. PROPERTY AND THE EAST LINE OF THE HOBBS FAMILY REVOCABLE TRUST PROPERTY RECORDED AS DOCUMENT NO. 2004-1707 IN THE DEED RECORDS OF SAID PARK COUNTY, THENCE N. 25°12'23" E. ALONG THE HOBBS FAMILY REVOCABLE TRUST PROPERTY LINE FOR A DISTANCE OF 202.63 FEET, THENCE CONTAINING N. 71°57'47" E. FOR A DISTANCE OF 300.84 FEET, THENCE N. 74°02'14" E. FOR A DISTANCE OF 69.59 FEET TO THE EAST LINE OF SAID TRACT 7E, THENCE N. 00°20'07" W. ALONG THE SAID EAST LINE FOR A DISTANCE OF 35.33 FEET TO THE CENTER OF THE WATKINS LATERAL OF THE CODY CANAL, THENCE S. 61°01'07" E. ALONG THE SAID CENTER OF THE WATKINS LATERAL FOR A DISTANCE OF 342.36 FEET, THENCE N. 00°18'05" W. FOR A DISTANCE OF 548.00 FEET TO THE SOUTH LINE OF COUGAR AVENUE WITHIN THE SAID CITY OF CODY, THENCE LEAVING THE HOBBS FAMILY REVOCABLE TRUST PROPERTY CORNER OF A PARCEL OF LAND OWNED BY WARRANTY DEED TO THE SAID CITY OF CODY AND RECORDED AS DOCUMENT NO. 2000-3465 IN THE DEED RECORDS OF SAID PARK COUNTY, THENCE S. 00°20'15" W. ALONG THE SAID CITY OF CODY WEST LINE FOR A DISTANCE OF 407.65 FEET CONTAINING S. 20°50'47" W. FOR A DISTANCE OF 234.81 FEET TO THE NORTHEAST CORNER OF LOT 1 HOLM VIEW ADDITION NO. 2, THENCE S. 08°10'02" W. ALONG THE NORTH LINE OF SAID LOT 1 FOR A DISTANCE OF 321.59 FEET TO THE NORTHWEST CORNER, THENCE S. 00°14'45" E. ALONG THE WEST LINE OF SAID LOT 1 FOR A DISTANCE OF 321.59 FEET MORE OR LESS TO THE POINT OF BEGINNING.
THAT WE HAVE CAUSED SAID PROPERTY TO BE SURVEYED AND PLATTED AS SHOWN HEREON AS THE HOLM VIEW ADDITION NO. 6 LOCATED WITHIN THE CITY OF CODY, WYOMING AS APPEARS ON THIS PLAT IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS AND PROPRIETORS, AND THAT WE HEREBY DEDICATE AND SET APART THE STREET RIGHTS-OF-WAY AND UTILITY EASEMENTS SHOWN HEREON TO THE CITY OF CODY FOR THE PUBLIC USE. WE HEREBY RELEASE AND RELINQUISH ALL RIGHTS OF HOMESTEAD.
AND BY THESE PRESENTS, WE THE UNDERSIGNED, ALL HEIRS AND/OR ASSIGNS OF LOT 2, DO HEREBY AGREE TO PROMOTE AND PARTICIPATE IN AN IMPROVED DISTRICT FOR STREET IMPROVEMENTS ON COUGAR AVENUE WHEN DEEMED NECESSARY BY THE CITY OF CODY; AND FURTHER THAT THIS LANGUAGE SHALL BE CONTAINED IN EACH AND EVERY CONVEYANCE FOR LOT 2.
IN WITNESS WHEREOF WE HAVE HERETO SET OUR HAND THIS _____ DAY OF _____, 2017.

HOLM VIEW ADDITION, L.C.
CODY, WYOMING
BY: GLEN A. HOLM, MANAGER
BY: PAUL B. SMOBAK, JR., MANAGER
BY: GLORIA FRISBY HEDDERMAN, MANAGER
STATE OF WYOMING)
COUNTY OF PARK) SS
THE FOREGOING CERTIFICATE OF DEDICATION WAS ACKNOWLEDGED BEFORE ME BY GLEN A. HOLM, PAUL B. SMOBAK, JR., AND GLORIA FRISBY HEDDERMAN, MANAGERS OF HOLM VIEW ADDITION, L.C. THIS DAY OF _____, 2017. WITNESS MY HAND AND OFFICIAL SEAL.

NOTARY PUBLIC
MY COMMISSION EXPIRES: _____

RIGHTS OF WAY OF RECORD

1. BOOK 67 PAGES 561, 562 (1927) GRANTOR, HATTIE CALFEE, GRANTEE: THE ILLINOIS PIPE LINE COMPANY PURPOSE: PIPE LINES, TELEPHONE AND TELEGRAPH LINES OVER BEVA NEVA TRACT 7A, T. 53 N., R. 101 W., PARK COUNTY, WYOMING. RESURVEY, ASSIGNMENT TO HASKY PIPELINE COMPANY RECORDED OCTOBER 26, 1957 IN BOOK 361, PAGE 358. GUTTLER AND RELEASE OF RIGHT-OF-WAY AGREEMENT BY HASKY PIPELINE COMPANY RECORDED JULY 6, 1962 IN BOOK 73, PAGE 668. ASSIGNMENT OF RIGHTS-OF-WAY AND EASEMENTS TO 480 BUTTE PIPE LINE COMPANY RECORDED AUGUST 28, 2000 AS DOCUMENT NO. 2000-4072 AND ASSIGNMENT OF RIGHTS OF WAY RECORDED JUNE 28, 2008 AS DOCUMENT NO. 2008-3140. RIGHT OF WAY NOT SPECIFICALLY RETAINABLE AND NO EVIDENCE OF PIPE LINE, TELEPHONE OR TELEGRAPH LINES.
2. THE COASTAL CORPORATION RIGHTS OF WAY AND EASEMENTS UNRECORDED, EVIDENCE BY GUTTLER DEED TO GREAT PAULS GAS COMPANY, RE BOOK 103, PAGE 122, DECEMBER 1988. NOT SPECIFIC.

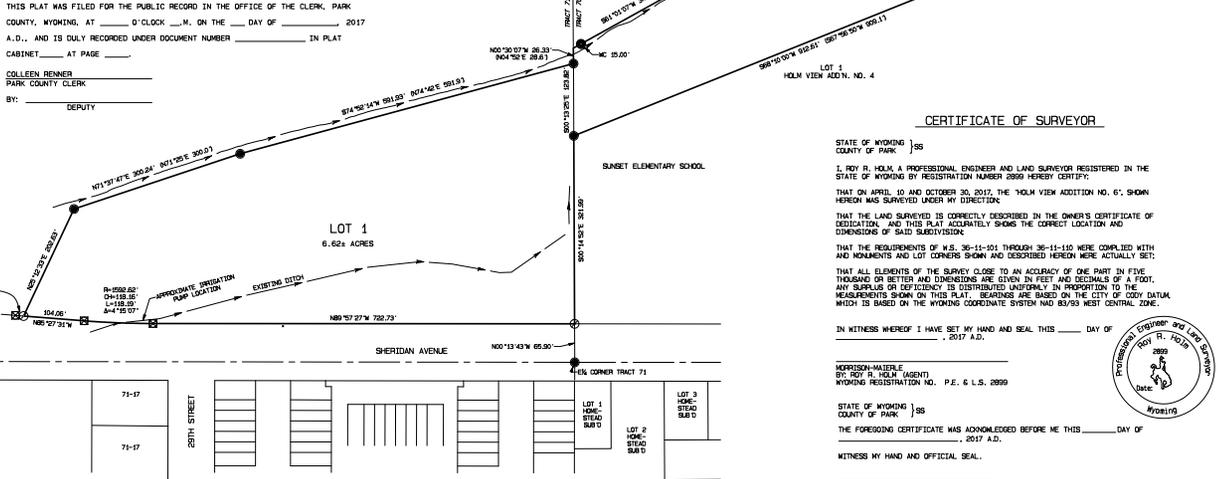
VARIANCES GRANTED

- ALL VARIANCES REFER TO TITLE II OF THE MUNICIPAL CODE, SUBDIVISION REGULATIONS.
1. 11-4-2-P ALLOW SUBDIVISION WITHOUT ALLEYS.
 1. 11-4-2-S ALLOW SUBDIVISION WITHOUT CURB, GUTTER, SIDEWALKS, AND PAVED STREET, ON COUGAR AVENUE.
 1. 11-5-1-F ALLOW SUBDIVISION WITHOUT SANITARY SEWER MAIN EXTENSIONS AND SERVICES.
 1. 11-5-1-S ALLOW SUBDIVISION WITHOUT STORM SEWER ON COUGAR AVENUE.
 1. 11-5-1-H ALLOW SUBDIVISION WITHOUT PROVIDING TREATED WATER SERVICES.
 1. 11-5-1-I ALLOW SUBDIVISION WITHOUT ADDITIONAL FIRE HYDRANTS.
 1. 11-5-1-J ALLOW SUBDIVISION WITHOUT CLOSING THE OPEN DITCHES.
 1. 11-5-1-K ALLOW SUBDIVISION WITHOUT CONSTRUCTING UTILITY (ELECTRIC, NATURAL GAS, TELEPHONE, CABLE TV) SERVICES. THESE UTILITIES ARE AVAILABLE IN THE STREETS.
 1. 11-5-1-M ALLOW SUBDIVISION WITHOUT ADDITIONAL STREET LIGHTS.

LEGEND

- REBAR WITH ALUM. CAP FOUND.
- 5/8" REBAR WITH 2" ALUM. CAP SET
- BRASS CAP FOUND.
- BRASS CAP SET.
- HIGHWAY MONUMENT FOUND.
- RECORD DIMENSIONS SHOWN THIS _____ DAY OF _____, 2017.
- SUBDIVISION EXTERIOR (LINE MEASUREMENT).
- STREET CENTERLINE.

**PLAN - HOLM VIEW ADDITION NO. 6
MINOR SUBDIVISION**



GRAPHIC SCALE 1" = 100'
0 100 200 300
BEARINGS ARE BASED ON TRUE NORTH AS OBSERVED BY GLOBAL POSITIONING SYSTEM.

CERTIFICATE OF SURVEYOR

STATE OF WYOMING)
COUNTY OF PARK) SS
I, GLEN A. HOLM, A PROFESSIONAL ENGINEER AND LAND SURVEYOR REGISTERED IN THE STATE OF WYOMING BY REGISTRATION NUMBER 2660 HEREBY CERTIFY:
THAT ON APRIL 10 AND OCTOBER 30, 2017, THE HOLM VIEW ADDITION NO. 6, SHOWN HEREON WAS SURVEYED UNDER MY DIRECTION;
THAT THE LAND SURVEYED IS CORRECTLY DESCRIBED IN THE OWNER'S CERTIFICATE OF DEDICATION, AND THIS PLAT ACCURATELY SHOWS THE CORRECT LOCATION AND DIMENSIONS OF SAID SUBDIVISION;
THAT THE REQUIREMENTS OF W.S. 30-11-101 THROUGH 30-11-110 WERE COMPLIED WITH AND MONUMENTS AND LOT CORNERS SHOWN AND DESCRIBED HEREON WERE ACTUALLY SET;
THAT ALL ELEMENTS OF THE SURVEY CLOSE TO AN ACCURACY OF ONE PART IN FIVE THOUSAND OR BETTER AND DIMENSIONS ARE GIVEN IN FEET AND DECIMALS OF A FOOT, ANY SURPLUS OR DEFICIENCY IS DISTRIBUTED PROPORTIONALLY IN PROPORTION TO THE MEASUREMENTS SHOWN ON THIS PLAT; BEARINGS ARE BASED ON THE CITY OF CODY DATUM WHICH IS BASED ON THE WORKING COORDINATE SYSTEM AND 83.55 WEST CENTRAL ZONE.
IN WITNESS WHEREOF I HAVE SET MY HAND AND SEAL THIS _____ DAY OF _____, 2017 A.D.
GLEN A. HOLM
REGISTERED PROFESSIONAL ENGINEER AND LAND SURVEYOR
STATE OF WYOMING)
COUNTY OF PARK) SS
THE FOREGOING CERTIFICATE WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 2017 A.D.
WITNESS MY HAND AND OFFICIAL SEAL.



NOTARY PUBLIC
MY COMMISSION EXPIRES: _____

HOLM VIEW ADDITION, L.C.
CODY, WYOMING
FINAL PLAT SHOWING
HOLM VIEW ADDITION NO. 6
MINOR SUBDIVISION
BEING PART OF TRACTS 70 AND 71
T. 53 N., R. 101 W. 6th P.M., RESURVEY,
WITHIN THE CITY OF CODY, PARK COUNTY, WYOMING



COPYRIGHT © MORRISON-MAIERLE, INC., 2017
OCTOBER 2017
155562 Holm View/001 Holm View Sub No. 6/17/2017/001/000001 F340L2P0

MEETING DATE: DECEMBER 5, 2017
DEPARTMENT: ADMINISTRATIVE SERVICES

PREPARED BY: LESLIE BRUMAGE
PRESENTED BY: LESLIE BRUMAGE

AGENDA ITEM SUMMARY REPORT

Declaration of Surplus Items

ACTION TO BE TAKEN:

Designate the equipment on the following list as surplus and authorize staff to proceed with selling them at an online auction.

SUMMARY OF INFORMATION:

The City of Cody holds periodic online auctions for the sale of surplus equipment and lost/abandoned property through the Public Surplus Auction Site. The departments have forwarded the following list of items to be declared surplus and sold:

Description	Department
1999 Dodge Pickup	Parks
Lot of various beacons, lights, and mirrors	Vehicle Maintenance
Binding machine	Police
Black and white field scoreboard	Parks
Cannondale mountain bike	Police
Misc Christmas lighting	Parks
(2) coca cola score boards	Parks
Cordless drill	Police
Nikon digital camera	Police
Lot of digital recorders	Police
Double gun lock	Vehicle Maintenance
John Deere edger	Parks
Vinyl doll	Police
Entyre chip spreader	Streets
Gary Fisher bike	Police
Gary Marin bike	Police
Set of 4 General tires	Vehicle Maintenance
Set of 2 Goodyear tires	Vehicle Maintenance
(2) HP laserjet toner cartridges	Police
Lot of misc jewelry	Police
Lapel mike	Police
Lot of misc office items	Administrative Services
80 metal barrels – 55 gallon	Streets
Metal box	Vehicle Maintenance
Set of 2 Michelin tires	Vehicle Maintenance
Monroe plow blade	Streets
Graco paint machine	Streets

AGENDA ITEM NO. _____

(12) plastic barrels – 55 gallon	Streets
(37) plastic shipping totes	Streets
(5) plastic containers with frames/bladders	Streets
Pool sticks & case	Police
Porcelain doll	Police
(78) power poles	Electric
(2) Fertilizer spreaders	Parks
Set of vehicle repair manuals	Vehicle Maintenance
Scaffolding	Parks
Shopsmith w/accessories	Parks
Single gun lock	Vehicle Maintenance
(6) Sony digital cameras	Police
(4) Spinbikes	Recreation
(4) Tactical lights	Police
Tiffany ring	Police
(1) Toyo tire	Vehicle Maintenance
Vinyl cutter	Streets
(2) Walk behind sweepers	Public Facilities
Welder	Streets

FISCAL IMPACT

There is no fee to the City for listing or selling equipment on the site. All fees are paid by the winning bidder through a bidder's premium of 7% added to the sale price of the equipment. All items will be sold to the highest bidder.

ALTERNATIVES

1. Approve the list, declaring the items as surplus and available for auction
2. Revise the list, declaring certain items as surplus and available for auction
3. Reject the list and cancel the auction

ATTACHMENTS

None

AGENDA & SUMMARY REPORT TO:

None

AGENDA ITEM NO. _____

MEETING DATE: DECEMBER 5, 2017
DEPARTMENT: ADMINISTRATIVE SERVICES
PREPARED BY: LESLIE BRUMAGE, FINANCE
OFFICER
DEPT. DIR. APPROVAL: _____
CITY ADM. APPROVAL: _____

AGENDA ITEM SUMMARY REPORT

Official Bank Depository Applications

ACTION TO BE TAKEN:

Designate the official depositories for the City of Cody for the calendar year 2018.

SUMMARY OF INFORMATION:

The City of Cody has received depository applications from the following banks for the 2018 calendar year: Big Horn Federal Bank, First Bank of Wyoming, Pinnacle Bank, US Bank, and Wells Fargo Bank. The City may only deposit funds into banks that have been approved as depositories by the City Council. This requirement does not apply to investments. By being declared an official depository, banks have the opportunity to bid on any banking services and products the City may propose during the year.

Per Wyoming State Statute 9-4-806, every bank designated as a depository for funds of the state of Wyoming or any political subdivision thereof, within thirty (30) days following the designation by the state board of deposits or proper governing board, shall furnish to the treasurer of the state of Wyoming or treasurer of the appropriate political subdivision, a certified copy of the resolution adopted by its board of directors.

FISCAL IMPACT

None

ALTERNATIVES

At its discretion, the City Council may approve or deny any or all of the depository applications.

ATTACHMENTS

1. Depository Applications

AGENDA & SUMMARY REPORT TO:

1. None

AGENDA ITEM NO. _____

Big Horn Federal



November 8, 2017

Leslie Brumage, Finance Officer
City of Cody
PO Box 2200
Cody, WY 82414

Dear Ms Brumage:

Big Horn Federal would like to provide our services to you as a public funds depositor. We offer a variety of checking account products, savings account products as well as term deposits accounts for those public funds depositors that take advantage of the bidding process.

We can provide safekeeping receipts of government guaranteed securities for the uninsured amount of monies that you bid or otherwise have on deposit. These receipts come directly to you on a timely basis from a third party escrow agent or from the Federal Home Loan Bank of Des Moines. Big Horn Federal would act jointly with the depositor any time a change is made to the collateral position. This insures the safety of the depositor and secures the collateral pledge.

Please let this letter serve as our formal request to be designated as a depository for the 2018 fiscal year. A resolution will follow in a few weeks. I look forward to the opportunity to bid your funds and be of service to you!

Sincerely,
Big Horn Federal Savings Bank

A handwritten signature in blue ink, appearing to read "Scott Petersen", written over a white background.

Scott Petersen
Branch Manager



Greybull Branch
P.O. Box 471 • 33 North 6th
Greybull, WY 82426
ph: 307.765.4412

Powell Branch
105 E. Second Street
Powell, WY 82435
ph: 307.754.9501

Thermopolis Branch
643 Broadway
Thermopolis, WY 82443
ph: 307.864.2156

Cody Branch
1701 Stampede Ave.
Cody, WY 82414
ph: 307.587.5521

Worland Branch
1006 Big Horn Ave.
Worland, WY 82401
ph: 307.347.6196

Lovell Branch
8 East Main
Lovell, WY 82431
ph: 307.548.2703



APPLICATION FOR DEPOSIT OF PUBLIC FUNDS

November 1, 2017

CITY OF CODY
ATTN: PUBLIC FUNDS ADMINISTRATOR
1338 RUMSEY AVENUE
CODY, WY 82414

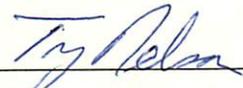
Pursuant to the requirements of W.S. 9-4-806, formal application is made by First Bank of Wyoming, Division of Glacier Bank, a corporation organized and existing under the laws of the State of Montana, and having its office and principal place of business in the City of Powell, in the County of Park, in the State of Wyoming, to be designated as Depository. (Indicated amount of deposit desired unlimited.)

The bank offers the following described securities:

U.S. Treasury Securities
U.S. Agency Securities
U.S. Agency Pass thru Mortgages
U.S. Agency Collateralized Mortgages Obligations (CMOs)
Wyoming Municipal Securities
FHLB Letters of Credit
CDARS/ICS

to be assigned to and deposited with, as security for the safekeeping and prompt payment of all public moneys that may be deposited with it by the, and for the faithful performance of its duties under the law as such depository.

By Order of the Board of Directors



Ty Nelson President


Ty Braun Cashier

BANK DIRECTORS

R.S. Nelson
Ty Nelson
Gary Mills
Barry Johnston
Brad Bonner
Jim Linton
Colin Simpson

245 E First • P.O. Box 907 • Powell, WY 82435-0907 • (307) 754-2201 • Fax (307) 754-1414
www.firstbankofwyoming.com

Established in 1912

FIRST BANK OF WYOMING, DIVISION OF GLACIER BANK
CERTIFIED COPY OF CORPORATE RESOLUTIONS

OCTOBER 17, 2017

PLEDGING OF COLLATERAL SECURITY FOR DEPOSIT OF PUBLIC FUNDS

WHEREAS, it is necessary for First Bank of Wyoming, Division of Glacier Bank to properly secure for all monies deposited in the bank by the Treasurer of State of Wyoming or Treasurer of any public subdivision, hereinafter called the Treasurer; and

WHEREAS, no deposit will be made in the bank by the Treasurer unless the deposit is properly secured, and the giving of proper security is one of the considerations for receiving the deposits; and

WHEREAS, the Treasurer is willing to receive securities designated by the laws of Wyoming as legal collateral security, as security for the deposit;

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of First Bank of Wyoming, Division of Glacier Bank that any two of the following named persons, officers of the bank, are authorized and empowered to pledge to the Treasurer of the state or political subdivision securities of this bank which are legal for collateral security for deposit of public funds, and which the Treasurer is willing to accept as collateral security, and in amounts and at the time the Treasurer and bank officers agree upon:

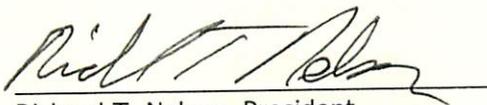
Richard S. Nelson, Board Chairman
Richard T. Nelson, President
Gary Mills, Senior Vice President
Troy Brown, Cashier

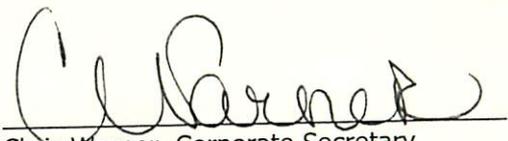
BE IT FURTHER RESOLVED that this authority given to the officers of the bank named herein to furnish collateral security to the Treasurer shall be continuing and shall be binding upon the bank until the authority given to the bank officers named herein is revoked or superseded by another resolution of this Board of Directors, verified copy of which shall be delivered by a representative of the bank to the Treasurer or mailed to the Treasurer by registered mail. The right given the officers named herein to pledge security as collateral also includes the right to give additional collateral security and to surrender and the right to substitute one piece or lot of collateral for another, provided the Treasurer is willing to make such exchange or substitution.

BE IT FURTHER RESOLVED that the bank officers named herein are fully authorized and empowered to execute in the name of the bank such collateral pledge agreement in favor of the Treasurer as the Treasurer requires, and any collateral pledge agreement executed or any act done by the bank officers named herein under the authority of this Resolution shall be as binding and effective upon this bank as though authorized by specific Resolution of the Board of Directors of the bank. (Laws 1953, ch. 68.S. 1957, 9-592, W.S. 1977, 9-7-1107; Laws 1982, ch. 62,3.)

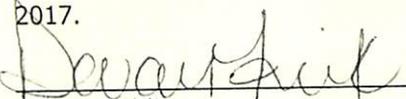
This Resolution is effective October 17, 2017.

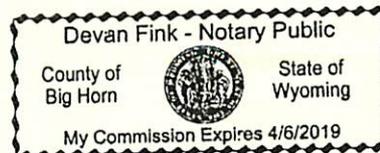
IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of First Bank of Wyoming, Division of Glacier Bank this 17th day of October, 2017.

BY: 
Richard T. Nelson, President

BY: 
Chris Warner, Corporate Secretary

Sworn and subscribed to before me, a Notary Public, in and for Park County, State of Wyoming this 17th day of October, 2017.


Notary Public
My commission expires: 4/16/2019





APPLICATION FOR DEPOSIT OF PUBLIC FUNDS

Pinnacle Bank- Wyoming
For Calendar Year 2017-2018

October 16, 2017

City of Cody
P O Box 2200
Cody, WY 82414

To Whom It May Concern:

Pursuant to the requirement of W.S. 9-4-818, formal application is made by Pinnacle Bank- Wyoming, a corporation organized and existing under the laws of Wyoming and having its office and principal place of business in the City of Cody, in the County of Park County, in the State of Wyoming, to be designated a depository for public funds. Pinnacle Bank- Wyoming agrees to furnish the securities as provided for in Section 9-4-821 to cover public funds as may be deposited by City of Cody, Cody Wyoming.

Furthermore Pinnacle Bank-Wyoming agrees to comply with W.S. 9-4-806.

By order of the Board of Directors
Pinnacle Bank- Wyoming

A handwritten signature in black ink, appearing to read "Marlane Borger", is written over a horizontal line.

Marlane Borger
Quality Control Officer



MEMBER FDIC

PINNACLE BANK - WYOMING
PUBLIC FUNDS DEPOSITORS
EXHIBIT "A"

2017-2018

ANGEL DRAW DRAINAGE DISTRICT
ARNOLD DRAINAGE DISTRICT
BIG HORN REGIONAL JOINT POWERS BOARD
BLUFF IRRIGATION DISTRICT
BUFFALO BILL DAM AND VISITORS CENTER
CAMBRIA IMPROVEMENT AND SERVICE DISTRICT
CANYON IMPROVEMENT DISTRICT
CIRCUIT COURT OF GOSHEN COUNTY
CITY OF MITCHELL
CITY OF NEWCASTLE
CITY OF TORRINGTON
CITY OF WORLAND
CLERK OF DISTRICT COURT - THERMOPOLIS
CLOUD PEAK COUNSELING CENTER
CODY CANAL IRRIGATION DISTRICT
CODY CONSERVATION DISTRICT
CODY STAMPEDE
COMMUNITY JOINT CENTER POWER BOARD
COTTONWOOD GRASS CREEK WATERSHED IMPROVEMENT DIST.
CROOK COUNTY MEDICAL SERVICES DISTRICT
CROOK COUNTY SCHOOL DISTRICT #1
CROOK COUNTY TREASURER
CROWN HILL CEMETERY DISTRICT 1
EASTERN WYOMING COLLEGE
EASTERN WYOMING COLLEGE FOUNDATION
FIRE PROTECTION DISTRICT #1
GOSHEN CARE CENTER
GOSHEN CARE CENTER BOARD
GOSHEN COUNTY CLERK
GOSHEN COUNTY FIRE SERVICE
GOSHEN COUNTY LIBRARY
GOSHEN COUNTY SENIOR FRIENDSHIP CENTER
GOSHEN COUNTY TOURISM
GOSHEN COUNTY TREASURER
GOTTSCHKE REHABILITATION CENTER
H S CO. LODGING TAX BOARD
HANOVER IRRIGATION DISTRICT
HAWK SPRINGS FIRE DEPARTMENT
HAWK SPRINGS FIRE PROTECTION
HAWK SPRINGS RESCUE UNIT
HEART MOUNTAIN IRRIGATION
HIGHLAND HANOVER IRRIGATION
HOT SPRINGS CONSERVATION DISTRICT
HOT SPRINGS COUNTY CLERK
HOT SPRINGS COUNTY FAIR BOARD
HOT SPRINGS COUNTY FIRE DISTRICT
HOT SPRINGS COUNTY LIBRARY
HOT SPRINGS COUNTY RECREATION DISTRICT
HOT SPRINGS COUNTY TREASURER
HOT SPRINGS COUNTY WEED & PEST
HOT SPRINGS LIBRARY FOUNDATION
HOT SPRINGS STATE PARK
HSC CEMETERY DIST
HSC MUSEUM AND CULTURAL CENTER
HSC PREDATOR MANAGEMENT DISTRICT
HUNTLY FIRE PROTECTION
JAY EM FIRE PROTECTION DISTRICT
KEYHOLE STATE PARK
KIRBY DITCH IRRIGATION DISTRICT
LAGRANGE FIRE PROTECTION DISTRICT
LAGRANGE VOLUNTEER FIRE DEPARTMENT
LARAMIE COUNTY COMMUNITY COLLEGE
LARAMIE COUNTY FIRE DISTRICT #1
LARAMIE COUNTY FIRE DISTRICT #10
LUCERNE PUMPING PLANT CANAL CO.
MALLO CAMP, NEWCASTLE
MEETEETSE CEMETERY DISTRICT

Branches - Cody, Powell, Worland, Thermopolis, Torrington,
Mitchell, Newcastle, Moorcroft, Gillette, Cheyenne

MEETEETSE CONSERVATION DISTRICT
MEETEETSE FIRE DISTRICT #3
MITCHELL DRAINAGE DISTRICT
MITCHELL SCHOOL DISTRICT #31
MITCHELL IRRIGATION DISTRICT
MITCHEL RURAL FIRE DEPARTMENT
NORTH PLATTE VALLEY CONSERVATION DISTRICT
NORTHWEST RURAL WATER DISTRICT
NORTHWEST WYOMING BOARD OF COOPERATIVE SERVICES
OFFICE OF THE SHERIFF-HOT SPRINGS
PARK COUNTY SCHOOL DISTRICT #8
PARK COUNTY SHERIFF'S DEPT.
PARK COUNTY TRAVEL COUNCIL
PARK COUNTY TREASURER
PATHFINDER IRRIGATION DISTRICT
RIVERSIDE CEMETERY DISTRICT
ROOSEVELT PUBLIC POWER DISTRICT
SCOTTS BLUFF COUNTY AGRICULTURE SOCIETY
SOUTH CHEYENNE WATER & SEWER
SOUTH GOSHEN CONSERVATION DISTRICT
SOUTH THERMOPOLIS WATER DISTRICT
SOUTH TORRINGTON PARK PROJECT
SOUTH TORRINGTON WATER
STATE OF WYOMING
SUNSET RANCH WATER DISTRICT
TEN SLEEP SOLID WASTE DISTRICT
THERMOPOLIS HSC ECONOMIC DEVELOPMENT CO.
TOWN OF KIRBY
TORRINGTON FIRE PROTECTION DISTRICT
TORRINGTON IRRIGATION DISTRICT
TORRINGTON MUNICIPAL COURT
TOWN OF EAST THERMOPOLIS
TOWN OF MOORCROFT
TOWN OF PINE HAVEN
WASHAKIE CO CONSERVATION DISTRICT
TOWN OF THERMOPOLIS
TOWN OF YODER
UPPER BLUFF IRRIGATION DISTRICT
VETERAN FIRE PROTECTION
WASHAKIE COUNTY FARM BUREAU
WASHAKIE COUNTY LIBRARY
WASHAKIE COUNTY TREASURER
WASHAKIE COUNTY WEED & PEST CONTROL DISTRICT
WASHAKIE RURAL IMPROVEMENT
WASHAKIE SCHOOL DISTRICT #1
WASHAKIE SCHOOL DISTRICT #2
WEST PARK HOSPITAL DISTRICT
WESTON COUNTY FIRE PROTECTION DISTRICT
WESTON COUNTY HEALTH SERVICES
WEST HIGHWAY WATER & SEWER DISTRICT
WESTON COUNTY MANOR
WESTON COUNTY NATURAL RESOURCE DISTRICT
WESTON COUNTY SCHOOL DISTRICT #1
WESTON COUNTY SHERIFF
WESTON COUNTY TRAVEL
WESTERN COMM COLLEGE AREA
WYOMING STATE TREASURER
WORLAND POLICE DEPARTMENT
WORLAND BENCH DRAINAGE
WYOMING BOYS SCHOOL
WY DEPT OF REVENUE
WYOMING DEPT OF CORRECTIONS
WYOMING PIONEER HOME
WYRULEC CO
YELLOWSTONE REGIONAL AIRPORT
YODER FIRE PROTECTION DISTRICT



CERTIFIED COPY OF RESOLUTION OF Pinnacle Bank- Wyoming concerning the pledging of collateral security for deposit of public funds.

WHEREAS, it is necessary for Pinnacle Bank–Wyoming, to properly secure City of Cody, Wyoming and all public entities within the State, including, but not limited to, those listed in the attached Exhibit “A”, for all monies deposited in said bank by the Treasurer of Park County, Wyoming and other public entities hereinafter called the Treasurer.

WHEREAS, no deposit will be made in said bank by said Treasurer unless said deposit is properly secured, and the giving of proper security is one of the considerations for receiving said deposits; and

WHEREAS, the Treasurer may, when furnished proper security, carry a maximum credit balance with the bank of Unlimited Dollars; and

WHEREAS, the said Treasurer is willing to receive securities designated by laws of Wyoming as legal collateral security as security for such deposit;

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of Pinnacle Bank-Wyoming that any two of the following named persons, officers of said bank, are hereby authorized and empowered to pledge to the Treasurer of the State or political subdivision, such securities of this bank as may be legal for collateral security for deposit of public funds, and which said Treasurer is willing to accept as collateral security, and in such amounts and at such time as the said Treasurer and bank officers may agree upon:

Douglas H. Weedin, President/CEO
Carmen Duncan, V.P. Cashier, Cody, PBW
Marlane Borger, Quality Control Officer, PBW

John Thomas, Sr. V.P. Chief Investment Officer
Sheri Schutzman, Operations Officer, Cody
Tammy Torczon, V.P. Compliance Officer, PBW

BE IT FURTHER RESOLVED that this authority given to said officers of Pinnacle Bank- Wyoming named herein to furnish collateral security to said Treasurer shall be continuing and shall be binding upon said bank until the authority given to the bank officers named herein is revoked or superseded by another resolution of this Board of Directors, a verified copy of which shall be delivered by a representative of Pinnacle Bank-Wyoming to said Treasurer or mailed to said Treasurer by registered mail. The right given the officers named herein to pledge security as collateral also includes the right to give additional collateral security and to withdraw such collateral as the said Treasurer is willing to surrender and the right to substitute one piece or lot of collateral for another, provided the said Treasurer is willing to make such exchange or substitution.

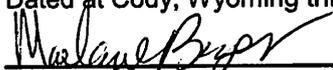
BE IT FURTHER RESOLVED that the bank officers named herein are fully authorized and empowered to execute in the name of said bank such collateral pledge agreement in favor of the said Treasurer as the said Treasurer may require, and any collateral pledge agreement so executed or any act done by the bank officers named herein under the authority of this Resolution shall be as binding and effective upon this bank as thought authorized by specific Resolution of the Board of Directors of this Bank.

.....

Certificate

I, Marlane Borger, Quality Control Officer of Pinnacle Bank -Wyoming, do hereby certify that the foregoing is a true and correct copy of a resolution adopted by the Board of Directors of said Bank at a valid meeting thereof, held in its conference room in the City of Cody this 16th day of October A.D., 2017; that said resolution has been spread upon the minutes of said meeting in the minutes book which constitutes a part of said Bank's permanent records, and that seal affixed thereto is the official corporate seal of said Bank.

Dated at Cody, Wyoming this 16th day of October A.D. 2017



Marlane Borger, Quality Control Officer



US Bancorp Center BC-MN-H18U
800 Nicollet Mall
Minneapolis, MN 55402-7020

October 27, 2017

APPLICATION FOR DEPOSIT OF PUBLIC FUNDS

In conformity with Wyoming Statutes (9-4-818, 9-4-802, 9-4-806) formal application is hereby made by U.S. Bank National Association, operating in the state of Wyoming to be designated at a depository. The minutes of the **August 02, 2017** Board of Directors meeting are certified in the attached resolution.

U.S. Bank National Association will offer the following assets to be collateralized the deposits for **CITY OF CODY** under all terms and conditions for future collateral agreement to be determined.

- 1 FHLB of Cincinnati Letter of Credit.
2. Federal National Mortgage Association – Mortgage Backed Securities.
3. Federal home Loan Mortgage Corporation – Mortgage Backed Securities.

A handwritten signature in black ink that reads "Julie Niederer". The signature is written in a cursive, flowing style.

Julie Niederer
Treasury Officer



CERTIFIED RESOLUTIONS

I, Natasha M. Knack, Assistant Secretary of U.S. Bank National Association, Cincinnati, Ohio, a national banking association (the "Bank"), do certify that the following resolutions were adopted by the Board of Directors of U.S. Bank National Association on August 2, 2017 and that the same are in effect as of the date hereof and have not been modified, amended or revoked.

WHEREAS, state law requires governmental units to designate a federally insured national or state bank or thrift institution as a depository of funds;

WHEREAS, the City of Cody has designated the Bank, an FDIC insured depository institution, as depository of its public funds; and

WHEREAS, under state law, governmental units must require that their deposits in excess of the maximum amount of FDIC insurance on the deposit be secured by the pledge of eligible collateral ("Eligible Collateral"); and

WHEREAS, under state law, the total amount of the collateral computed at its market value shall be at least 100% deposit plus accrued interest at the close of the business day.

NOW, THEREFORE, it is hereby:

RESOLVED, that the Board of Directors hereby approves a pledge from the Bank's available collateral to secure the deposits in excess of the maximum amount of FDIC insurance on the deposits of the City of Cody, such Eligible Collateral being more particularly described in a Pledge Agreement and attached Written Assignment executed by the Bank in favor of the City of Cody.

RESOLVED FURTHER, that authority be given to the following officers of the Bank to furnish collateral to the Pledgee and such authority shall be continuing and shall be binding upon the Bank until the authority given to such officers is revoked or superseded by another resolution of this Board of Directors. This authority extends to furnishing collateral for additional deposits of public funds made from time to time by any and various state, municipal and other governmental bodies. The right given the officers named herein to pledge collateral also includes the right to give additional collateral and to withdraw such collateral as the Pledgee is willing to surrender and the right to substitute one piece or lot of collateral for another, provided the market value of the substitute collateral is of equal or greater value.

John C. Stern, Executive Vice President
Lynn D. Flagstad, Senior Vice President
Patricia A. Finnemore, Vice President
Christina Eumurian, Assistant Vice President
Mary E. Holen, Treasury Officer
Laurie J. Luby, Treasury Officer
Julie A. Niederer, Treasury Officer

FURTHER RESOLVED, that the officers named herein are fully authorized and empowered to execute in the name of the Bank such collateral pledge agreement in favor of the Pledgee as required, and any collateral pledge agreement executed or any act done by the officers named herein under the authority of this Resolution shall be as binding and effective upon this Bank as though authorized by specific Resolution of the Board of Directors of this Bank.

IN WITNESS WHEREOF, I have hereunto set my hand this 18th day of October, 2017.

(No corporate seal)



Natasha M. Knack, Assistant Secretary

Federal Financial Institutions Examination Council

Consolidated Reports of Condition and Income for
a Bank with Domestic and Foreign Offices—FFIEC 031

Report at the close of business June 30, 2017

(20170630)

This report is required by law: 12 U.S.C. §324 (State member banks); 12 U.S.C. §1817 (State nonmember banks); 12 U.S.C. §161 (National banks); and 12 U.S.C. §1464 (Savings associations).

(RCON 9999)
Unless the context indicates otherwise, the term "bank" in this report form refers to both banks and savings associations.

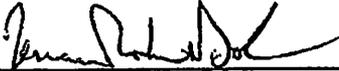
This report form is to be filed by banks with branches and consolidated subsidiaries in U.S. territories and possessions, Edge or Agreement subsidiaries, foreign branches, consolidated foreign subsidiaries, or International Banking Facilities.

NOTE: Each bank's board of directors and senior management are responsible for establishing and maintaining an effective system of internal control, including controls over the Reports of Condition and Income. The Reports of Condition and Income are to be prepared in accordance with federal regulatory authority instructions. The Reports of Condition and Income must be signed by the Chief Financial Officer (CFO) of the reporting bank (or by the individual performing an equivalent function) and attested to by not less than two directors (trustees) for state nonmember banks and three directors for state member banks, national banks, and savings associations.

schedules) for this report date have been prepared in conformance with the instructions issued by the appropriate Federal regulatory authority and are true and correct to the best of my knowledge and belief.

We, the undersigned directors (trustees), attest to the correctness of the Reports of Condition and Income (including the supporting schedules) for this report date and declare that the Reports of Condition and Income have been examined by us and to the best of our knowledge and belief have been prepared in conformance with the instructions issued by the appropriate Federal regulatory authority and are true and correct.

I, the undersigned CFO (or equivalent) of the named bank, attest that the Reports of Condition and Income (including the supporting

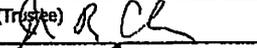


Signature of Chief Financial Officer (or Equivalent)

July 28, 2017
Date of Signature



Director (Trustee)



Director (Trustee)



Director (Trustee)

Submission of Reports

Each bank must file its Reports of Condition and Income (Call Report) data by either:

- (a) Using computer software to prepare its Call Report and then submitting the report data directly to the FFIEC's Central Data Repository (CDR), an Internet-based system for data collection (<https://cdr.ffiec.gov/cdr/>), or
- (b) Completing its Call Report in paper form and arranging with a software vendor or another party to convert the data into the electronic format that can be processed by the CDR. The software vendor or other party then must electronically submit the bank's data file to the CDR.

To fulfill the signature and attestation requirement for the Reports of Condition and Income for this report date, attach your bank's completed signature page (or a photocopy or a computer-generated version of this page) to the hard-copy record of the data file submitted to the CDR that your bank must place in its files.

The appearance of your bank's hard-copy record of the submitted data file need not match exactly the appearance of the FFIEC's sample report forms, but should show at least the caption of each Call Report item and the reported amount.

For technical assistance with submissions to the CDR, please contact the CDR Help Desk by telephone at (888) CDR-3111, by fax at (703) 774-3946, or by e-mail at CDR.Help@ffiec.gov.

U.S. Bank National Association

Legal Title of Bank (RSSD 9017)

Cincinnati

City (RSSD 9130)

OH

State Abbreviation (RSSD 9200)

Legal Entity Identifier (LEI)

(Report only if your institution already has an LEI.) (RCON 9224)

45202

Zip Code (RSSD 9220)

6BYLSQZYBDK857L73M02

FDIC Certificate Number

06548

(RSSD 9050)

The estimated average burden associated with this information collection is 128.05 hours per respondent and is expected to vary by institution, depending on individual circumstances. Burden estimates include the time for reviewing instructions, gathering and maintaining data in the required form, and completing the information collection, but exclude the time for compiling and maintaining business records in the normal course of a respondent's activities. A Federal agency may not conduct or sponsor, and an organization (or a person) is not required to respond to a collection of information, unless it displays a currently valid OMB control number. Comments concerning the accuracy of this burden estimate and suggestions for reducing this burden should be directed to the Office of Information and Regulatory Affairs, Office of Management and Budget, Washington, DC 20503, and to one of the following: Secretary, Board of Governors of the Federal Reserve System, 20th and C Streets, NW, Washington, DC 20551; Legislative and Regulatory Analysis Division, Office of the Comptroller of the Currency, Washington, DC 20219; Assistant Executive Secretary, Federal Deposit Insurance Corporation, Washington, DC 20429.

U.S. Bank National Association

Legal Title of Bank

Cincinnati

City

OH 45202

State

Zip Code

FDIC Certificate Number: 06548

FFIEC 031
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RI-1

**Consolidated Report of Income
for the period January 1, 2017 – June 30, 2017**

All Report of Income schedules are to be reported on a calendar year-to-date basis in thousands of dollars.

Schedule RI—Income Statement

	Dollar Amounts in Thousands		
	RIAD	Amount	
1. Interest Income:			
a. Interest and fee income on loans:			
(1) In domestic offices:			
(a) Loans secured by real estate:			
(1) Loans secured by 1-4 family residential properties	4435	1,699,910	1.a.1.a.1
(2) All other loans secured by real estate	4436	799,706	1.a.1.a.2
(b) Loans to finance agricultural production and other loans to farmers	4024	17,891	1.a.1.b
(c) Commercial and industrial loans	4012	1,045,537	1.a.1.c
(d) Loans to individuals for household, family, and other personal expenditures:			
(1) Credit cards	B485	1,158,982	1.a.1.d.1
(2) Other (includes revolving credit plans other than credit cards, automobile loans, and other consumer loans)	B486	607,117	1.a.1.d.2
(e) Loans to foreign governments and official institutions	4056	0	1.a.1.e
(f) All other loans in domestic offices	B487	209,839	1.a.1.f
(2) In foreign offices, Edge and Agreement subsidiaries, and IBFs	4059	5,121	1.a.2
(3) Total interest and fee income on loans (sum of items 1.a.(1)(a) through 1.a.(2))	4010	5,544,103	1.a.3
b. Income from lease financing receivables	4065	244,602	1.b
c. Interest income on balances due from depository institutions (1)	4115	18,309	1.c
d. Interest and dividend income on securities:			
(1) U.S. Treasury securities and U.S. Government agency obligations (excluding mortgage-backed securities)	B488	170,327	1.d.1
(2) Mortgage-backed securities	B489	799,898	1.d.2
(3) All other securities (includes securities issued by states and political subdivisions in the U.S.)	4060	106,851	1.d.3
e. Interest income from trading assets	4069	1,918	1.e
f. Interest income on federal funds sold and securities purchased under agreements to resell	4020	171	1.f
g. Other interest income	4518	-75,179	1.g
h. Total interest income (sum of items 1.a.(3) through 1.g)	4107	6,811,000	1.h
2. Interest expense:			
a. Interest on deposits:			
(1) Interest on deposits in domestic offices:			
(a) Transaction accounts (interest-bearing demand deposits, NOW accounts, ATS accounts, and telephone and preauthorized transfer accounts)	4508	14,625	2.a.1.a
(b) Nontransaction accounts:			
(1) Savings deposits (includes MMDAs)	0093	316,411	2.a.1.b.1
(2) Time deposits of \$250,000 or less	HK03	47,920	2.a.1.b.2
(3) Time deposits of more than \$250,000	HK04	16,936	2.a.1.b.3
(2) Interest on deposits in foreign offices, Edge and Agreement subsidiaries, and IBFs	4172	45,257	2.a.2
b. Expense of federal funds purchased and securities sold under agreements to repurchase	4180	2,529	2.b
c. Interest on trading liabilities and other borrowed money	4185	230,675	2.c

(1) Includes interest income on time certificates of deposits not held for trading.

U.S. Bank National Association

Legal Title of Bank
FDIC Certificate Number: 06548

FFIEC 031
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RI-2

Schedule RI—Continued

Dollar Amounts in Thousands	Year-to-date			
	RIAD	Amount		
2. Interest expense (continued):				
d. Interest on subordinated notes and debentures	4200	61,175	2.d	
e. Total interest expense (sum of items 2.a through 2.d)	4073	735,528	2.e	
3. Net interest income (item 1.h minus 2.e)			4074	6,075,472
4. Provision for loan and lease losses			4230	717,694
5. Noninterest income:				
a. Income from fiduciary activities (1)	4070	612,282	5.a	
b. Service charges on deposit accounts	4080	673,492	5.b	
c. Trading revenue (2)	A220	74,735	5.c	
d. (1) Fees and commissions from securities brokerage	C886	120,302	5.d.1	
(2) Investment banking, advisory, and underwriting fees and commissions	C888	7,431	5.d.2	
(3) Fees and commissions from annuity sales	C887	0	5.d.3	
(4) Underwriting income from insurance and reinsurance activities	C386	1,266	5.d.4	
(5) Income from other insurance activities	C387	1	5.d.5	
e. Venture capital revenue	B491	0	5.e	
f. Net servicing fees	B492	188,809	5.f	
g. Net securitization income	B493	0	5.g	
h. Not applicable				
i. Net gains (losses) on sales of loans and leases	5416	247,884	5.i	
j. Net gains (losses) on sales of other real estate owned	5415	20,221	5.j	
k. Net gains (losses) on sales of other assets (3)	B496	173,940	5.k	
l. Other noninterest income*	B497	2,449,510	5.l	
m. Total noninterest income (sum of items 5.a through 5.l)			4079	4,569,873
6. a. Realized gains (losses) on held-to-maturity securities			3521	0
b. Realized gains (losses) on available-for-sale securities			3196	47,204
7. Noninterest expense:				
a. Salaries and employee benefits	4135	3,280,140	7.a	
b. Expenses of premises and fixed assets (net of rental income) (excluding salaries and employee benefits and mortgage interest)	4217	494,399	7.b	
c. (1) Goodwill impairment losses	C216	0	7.c.1	
(2) Amortization expense and impairment losses for other intangible assets	C232	136,310	7.c.2	
d. Other noninterest expense*	4092	1,921,155	7.d	
e. Total noninterest expense (sum of items 7.a through 7.d)			4093	5,832,004
8. Income (loss) before applicable income taxes and discontinued operations (item 3 plus or minus items 4, 5.m, 6.a, 6.b, and 7.e)			4301	4,142,851
9. Applicable income taxes (on item 8)			4302	1,300,574
10. Income (loss) before discontinued operations (item 8 minus item 9)			4300	2,842,277
11. Discontinued operations, net of applicable income taxes*			FT28	0
12. Net income (loss) attributable to bank and noncontrolling (minority) interests (sum of items 10 and 11)			G104	2,842,277
13. LESS: Net income (loss) attributable to noncontrolling (minority) interests (if net income, report as a positive value; if net loss, report as a negative value)			G103	26,640
14. Net income (loss) attributable to bank (item 12 minus item 13)			4340	2,815,637

* Describe on Schedule RI-E - Explanations.

(1) For banks required to complete Schedule RC-T, items 14 through 22, income from fiduciary activities reported in Schedule RI, item 5.a, must equal the amount reported in Schedule RC-T, item 22.

(2) For banks required to complete Schedule RI, Memorandum item 8, trading revenue reported in Schedule RI, item 5.c must equal the sum of Memorandum items 8.a through 8.e.

(3) Exclude net gains (losses) on sales of trading assets and held-to-maturity and available-for-sale securities.

Legal Title of Bank
FDIC Certificate Number: 06548

Schedule RI—Continued

Memoranda

Dollar Amounts in Thousands

	Year-to-date		
	RIAD	Amount	
1. Interest expense incurred to carry tax-exempt securities, loans, and leases acquired after August 7, 1986, that is not deductible for federal income tax purposes <i>Memorandum item 2 is to be completed by banks with \$1 billion or more in total assets. (1)</i>	4513	16,366	M.1
2. Income from the sale and servicing of mutual funds and annuities in domestic offices (included in Schedule RI, item 8)	8431	90,769	M.2
3. Income on tax-exempt loans and leases to states and political subdivisions in the U.S. (included in Schedule RI, items 1.a and 1.b)	4313	125,436	M.3
4. Income on tax-exempt securities issued by states and political subdivisions in the U.S. (included in Schedule RI, item 1.d.(3))	4507	94,974	M.4
5. Number of full-time equivalent employees at end of current period (round to nearest whole number)	4150	70,522	M.5
6. Not applicable			
7. If the reporting institution has applied push down accounting this calendar year, report the date of the institution's acquisition (see instructions) (2)	9106	00000000	M.7
8. Trading revenue (from cash instruments and derivative instruments) (sum of Memorandum items 8.a through 8.e must equal Schedule RI, item 5.c) <i>Memorandum items 8.a through 8.e are to be completed by banks that reported average trading assets (Schedule RC-K, item 7) of \$10 million or more for any quarter of the preceding calendar year.</i>			
a. Interest rate exposures	8757	27,591	M.8.a
b. Foreign exchange exposures	8758	47,144	M.8.b
c. Equity security and index exposures	8759	0	M.8.c
d. Commodity and other exposures	8760	0	M.8.d
e. Credit exposures	F186	0	M.8.e
<i>Memorandum items 8.f through 8.h are to be completed by banks with \$100 billion or more in total assets that are required to complete Schedule RI, Memorandum items 8.a through 8.e, above(1)</i>			
f. Impact on trading revenue of changes in the creditworthiness of the bank's derivatives counterparties on the bank's derivative assets (year-to-date changes) (included in Memorandum items 8.a through 8.e above):			
(1) Gross credit valuation adjustment (CVA)	FT36	6,186	M.8.f.(1)
(2) CVA hedge	FT37	0	M.8.f.(2)
g. Impact on trading revenue of changes in the creditworthiness of the bank on the bank's derivative liabilities (year-to-date changes) (included in Memorandum items 8.a through 8.e above):			
(1) Gross debit valuation adjustment (DVA)	FT38	-2	M.8.g.(1)
(2) DVA hedge	FT39	0	M.8.g.(2)
h. Gross trading revenue, before including positive or negative net CVA and net DVA	FT40	0	M.8.h
<i>Memorandum items 9.a and 9.b are to be completed by banks with \$10 billion or more in total assets(1)</i>			
9. Net gains (losses) recognized in earnings on credit derivatives that economically hedge credit exposures held outside the trading account:			
a. Net gains (losses) on credit derivatives held for trading	C889	0	M.9.a
b. Net gains (losses) on credit derivatives held for purposes other than trading	C890	-417	M.9.b
10. Credit losses on derivatives (see instructions)	A251	0	M.10
11. Does the reporting bank have a Subchapter S election in effect for federal income tax purposes for the current tax year ?	RIAD A530	YES / NO NO	M.11
<i>Memorandum item 12 is to be completed by banks that are required to complete Schedule RC-C, part I, Memorandum items 8.b and 8.c.</i>			
12. Noncash income from negative amortization on closed-end loans secured by 1-4 family residential properties (included in Schedule RI, item 1.a.(1)(a)(1))	F228	0	M.12

(1) The asset size tests are based on the total assets reported in the June 30, 2016, Report of Condition
(2) Report the date in YYYYMMDD format. For example, a bank acquired on March 1, 2017, would report 20170301.

Schedule RI—Continued

Memoranda — Continued

	Dollar Amounts in Thousands		
	RIAD	Amount	
<i>Memorandum item 13 is to be completed by banks that have elected to account for assets and liabilities under a fair value option.</i>			
13. Net gains (losses) recognized in earnings on assets and liabilities that are reported at fair value under a fair value option:			
a. Net gains (losses) on assets	F551	-113,222	M.13.a
(1) Estimated net gains (losses) on loans attributable to changes in instrument-specific credit risk	F552	220	M.13.a.1
b. Net gains (losses) on liabilities	F553	0	M.13.b
(1) Estimated net gains (losses) on liabilities attributable to changes in instrument-specific credit risk	F554	0	M.13.b.1
14. Other-than-temporary impairment losses on held-to-maturity and available-for-sale debt securities recognized in earnings (included in Schedule RI, items 6.a and 6.b)	J321	209	M.14
<i>Memorandum item 15 is to be completed by institutions with \$1 billion or more in total assets(1) that answered "Yes" to Schedule RC-E, Part I, Memorandum item 5.</i>			
15. Components of service charges on deposit accounts in domestic offices (sum of Memorandum items 15.a through 15.d must equal Schedule RI, item 5.b):			
a. Consumer overdraft-related service charges levied on those transaction account and nontransaction savings account deposit products intended primarily for individuals for personal, household, or family use	H032	219,968	M.15.a
b. Consumer account periodic maintenance charges levied on those transaction account and nontransaction savings account deposit products intended primarily for individuals for personal, household, or family use	H033	79,110	M.15.b
c. Consumer customer automated teller machine (ATM) fees levied on those transaction account and nontransaction savings account deposit products intended primarily for individuals for personal, household, or family use	H034	28,401	M.15.c
d. All other service charges on deposit accounts	H035	346,013	M.15.d

(1) The \$1 billion asset size test is based on the total assets reported on the June 30, 2016, Report of Condition.

U.S. Bank National Association

Legal Title of Bank

Cincinnati

City

OH 45202

State Zip Code

FDIC Certificate Number: 06548

**Consolidated Report of Condition for Insured Banks
and Savings Associations for June 30, 2017**

All schedules are to be reported in thousands of dollars. Unless otherwise indicated, report the amount outstanding as of the last business day of the quarter.

Schedule RC—Balance Sheet

Dollar Amounts in Thousands		RCFD	Amount	
Assets				
1. Cash and balances due from depository institutions (from Schedule RC-A):				
a. Noninterest-bearing balances and currency and coin (1)		0081	5,126,818	1.a
b. Interest-bearing balances (2)		0071	23,803,645	1.b
2. Securities:				
a. Held-to-maturity securities (from Schedule RC-B, column A)		1754	43,659,025	2.a
b. Available-for-sale securities (from Schedule RC-B, column D)		1773	66,455,676	2.b
3. Federal funds sold and securities purchased under agreements to resell:				
a. Federal funds sold in domestic offices		RCON B987	38,550	3.a
b. Securities purchased under agreements to resell (3)		RCFD B989	12,668	3.b
4. Loans and lease financing receivables (from Schedule RC-C):				
a. Loans and leases held for sale		5369	3,661,186	4.a
b. Loans and leases held for investment		B528	276,608,273	4.b
c. LESS: Allowance for loan and lease losses		3123	3,855,674	4.c
d. Loans and leases held for investment, net of allowance (item 4.b minus 4.c)		B529	272,752,599	4.d
5. Trading assets (from Schedule RC-D)		3545	1,795,326	5
6. Premises and fixed assets (including capitalized leases)		2145	2,405,980	6
7. Other real estate owned (from Schedule RC-M)		2150	182,170	7
8. Investments in unconsolidated subsidiaries and associated companies		2130	94,517	8
9. Direct and indirect investments in real estate ventures		3656	0	9
10. Intangible assets:				
a. Goodwill		3163	9,365,652	10.a
b. Other intangible assets (from Schedule RC-M)		0426	3,493,398	10.b
11. Other assets (from Schedule RC-F)		2160	24,062,996	11
12. Total assets (sum of items 1 through 11)		2170	456,910,206	12

(1) Includes cash items in process of collection and unposted debits.

(2) Includes time certificates of deposit not held for trading.

(3) Includes all securities resale agreements in domestic and foreign offices, regardless of maturity.

Schedule RC—Continued

		Dollar Amounts in Thousands		RCON	Amount	
Liabilities						
13. Deposits:						
a. In domestic offices (sum of totals of columns A and C from Schedule RC-E, part I)				2200	329,468,253	13.a
(1) Noninterest-bearing (4)		6631	93,323,461			13.a.1
(2) Interest-bearing		6636	236,144,792			13.a.2
b. In foreign offices, Edge and Agreement subsidiaries, and IBFs				RCFN		
(from Schedule RC-E, part II)				2200	28,288,034	13.b
(1) Noninterest-bearing		6631	330,516			13.b.1
(2) Interest-bearing		6636	27,957,518			13.b.2
14. Federal funds purchased and securities sold under agreements to repurchase:						
a. Federal funds purchased in domestic offices (5)				RCON		
				B993	221,514	14.a
b. Securities sold under agreements to repurchase (6)				RCFD		
				B995	776,670	14.b
15. Trading liabilities (from Schedule RC-D)				3548	878,885	15
16. Other borrowed money (includes mortgage indebtedness and obligations under capitalized leases) (from Schedule RC-M)				3190	33,876,373	16
17. and 18. Not applicable						

(4) Includes noninterest-bearing demand, time, and savings deposits.

(5) Report overnight Federal Home Loan Bank advances in Schedule RC, item 16, "Other borrowed money."

(6) Includes all securities repurchase agreements in domestic and foreign offices, regardless of maturity.

Schedule RC—Continued

	Dollar Amounts in Thousands		
	RCFD	Amount	
Liabilities—Continued			
19. Subordinated notes and debentures (1)	3200	3,800,000	19
20. Other liabilities (from Schedule RC-G)	2930	12,866,522	20
21. Total liabilities (sum of items 13 through 20)	2948	410,176,251	21
22. Not applicable			
Equity Capital			
Bank Equity Capital			
23. Perpetual preferred stock and related surplus	3838	0	23
24. Common stock	3230	18,200	24
25. Surplus (excludes all surplus related to preferred stock)	3839	14,266,915	25
26. a. Retained earnings	3632	32,568,470	26.a
b. Accumulated other comprehensive income (2)	8530	-918,915	26.b
c. Other equity capital components (3)	A130	0	26.c
27. a. Total bank equity capital (sum of items 23 through 26.c)	3210	45,934,670	27.a
b. Noncontrolling (minority) interests in consolidated subsidiaries	3000	799,285	27.b
28. Total equity capital (sum of items 27.a and 27.b)	G105	46,733,955	28
29. Total liabilities and equity capital (sum of items 21 and 28)	3300	456,910,206	29

Memoranda

To be reported with the March Report of Condition.

1. Indicate in the box at the right the number of the statement below that best describes the most comprehensive level of auditing work performed for the bank by independent external auditors as of any date during 2016

RCFD	Number
6724	N/A

M.1

- 1a = An integrated audit of the reporting institution's financial statements and its internal control over financial reporting conducted in accordance with the standards of the American Institute of Certified Public Accountants (AICPA) or the Public Company Accounting Oversight Board (PCAOB) by an independent public accountant that submits a report on the institution
- 1b = An audit of the reporting institution's financial statements only conducted in accordance with the auditing standards of the AICPA or the PCAOB by an independent public accountant that submits a report on the institution.
- 2a = An integrated audit of the reporting institution's parent holding company's consolidated financial statements and its internal control over financial reporting conducted in accordance with the standards of the AICPA or the PCAOB by an independent public accountant that submits a report on the consolidated holding company (but not on the institution separately).

2b = An audit of the reporting institution's parent holding company's consolidated financial statements only conducted in accordance with the auditing standards of the AICPA or the PCAOB by an independent public accountant that submits a report on the consolidated holding company (but not on the institution separately)

3 = This number is not to be used.

- 4 = Directors' examination of the bank conducted in accordance with generally accepted auditing standards by a certified public accounting firm (may be required by state chartering authority)
- 5 = Directors' examination of the bank performed by other external auditors (may be required by state chartering authority)
- 6 = Review of the bank's financial statements by external auditors
- 7 = Compilation of the bank's financial statements by external auditors
- 8 = Other audit procedures (excluding tax preparation work)
- 9 = No external audit work

To be reported with the March Report of Condition.

2. Bank's fiscal year-end date (report the date in MMDD format)

RCON	MMDD
8678	N/A

M.2

- (1) Includes limited-life preferred stock and related surplus.
- (2) Includes, but is not limited to, net unrealized holding gains (losses) on available-for-sale securities, accumulated net gains (losses) on cash flow hedges, cumulative foreign currency translation adjustments, and accumulated defined benefit pension and other postretirement plan adjustments.
- (3) Includes treasury stock and unearned Employee Stock Ownership Plan shares.

Government & Institutional Banking
Public Funds Collateral Unit
333 Market Street, 15th Floor
MAC A0109-150
San Francisco, CA 94105
publicfundscollateral@wellsfargo.com



November 17, 2017

Attn: Leslie Brummage
City of Cody
PO Box 2200
Attn: Leslie Brummage
Cody, WY 82414

RE: APPLICATION FOR DEPOSIT OF PUBLIC FUNDS

To Whom It May Concern:

Pursuant to the requirements of Wyoming Statutes 1977, Section 9-4-818, formal application is hereby made by Wells Fargo Bank, Nation Association, a national banking association in the State of Wyoming, to be designated a depository for City of Cody.

Wells Fargo is prepared to pledge the following described securities as provided in Wyoming Statutes 1977, Section 9-4-821, to be assigned to and deposited with the Treasurer, City of Cody, as security for the safekeeping and prompt payment of all public monies that may be deposited with it by the Treasurer, City of Cody, and for the faithful performance of its duties under the law as such depository.

If you need any additional information, please feel free to contact me in Public Funds Collateral Unit at 877-479-6603. Thank you.

Dated this 17 November 2017

Wells Fargo Bank, N.A.

A handwritten signature in black ink, appearing to read "Sheila Lynch".

Sheila Lynch
Vice President
Public Funds Collateral Unit



**SECRETARY'S CERTIFICATE
WELLS FARGO BANK, NATIONAL ASSOCIATION**

I, Patricia A. Ruedenberg, an Assistant Secretary of Wells Fargo Bank, National Association (the "Bank") hereby certify that the following resolution was duly adopted by written consent dated November 15, 2017, pursuant to the authority delegated by the Executive Committee of the Board of Directors of the Bank effective as of November 1, 2016, and that said resolution has not been rescinded or modified and is now in full force and effect on the date hereof:

**Resolution Regarding Approval of Contracts
Regarding Depository Services**

WHEREAS, Wells Fargo Bank, National Association (the "Bank") has been awarded contracts for banking services by the Contract Holders listed on Exhibit A, each of which has custody and control of public funds (each, a "Contract Holder"); and

WHEREAS, the banking services provided by the Bank include serving as a depository for the public funds of the Contract Holder; and

WHEREAS, applicable law requires the Bank to pledge certain eligible securities for the benefit of each Contract Holder as collateral to secure deposits of its public funds with the Bank; and

WHEREAS, the Bank, having the full right, power and authority to enter into a contract with the Contract Holder providing for the collateralization of public fund deposits and third-party custody of eligible securities securing such public funds (each, a "Contract"), desires to enter into a Contract with each Contract Holder; and

WHEREAS, Section 13(e) of the Federal Deposit Insurance Act, 12 U.S.C. § 1823(e), as amended by the Financial Institutions Reform, Recovery and Enforcement Act of 1989, requires that the approval of each Contract by the Bank's Board of Directors or loan committee be reflected in the minutes of the board or committee, and requires that each Contract be and remain an official record of the Bank in order that each Contract be valid against the rights of the Federal Deposit Insurance Corporation.

NOW, THEREFORE, BE IT RESOLVED, that the appropriate officers of the Bank be, and the same hereby are, authorized and directed to execute each Contract on behalf of the Bank, to maintain this Resolution and each Contract as official records of the Bank, and to take all actions and to execute all such documents as such officers may deem necessary or desirable to carry out the intents and purposes of the foregoing resolution.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed the seal of the Bank on this 16th day of November, 2017.

(SEAL)



Patricia A. Ruedenberg
Patricia A. Ruedenberg
Wells Fargo Bank, National Association
Assistant Secretary

Secondary Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid
ANIXTER INC					
	3695001-00	Vault, 3 phase transf	11/14/2017	2,520.47	.00
	3695001-00	FREIGHT	11/14/2017	857.00	.00
	3734047-00	SYSTEM REPAIRS	11/09/2017	624.00	.00
Total :				4,001.47	.00
Total ANIXTER INC:				4,001.47	.00
BACON, PAIGE					
CODY MOBILE ART STUDIO	11	WILD WATER COLOR CLASS - OCT 2017	10/26/2017	112.00	.00
Total :				112.00	.00
Total BACON, PAIGE:				112.00	.00
BORDER STATES INDUSTRIES, INC					
	914137577	Meter F1s 1ph3w c100 120v meter	11/09/2017	585.88	.00
	914183762	Meters	11/16/2017	374.12	.00
Total :				960.00	.00
Total BORDER STATES INDUSTRIES, INC:				960.00	.00
CASPER POLICE DEPARTMENT					
	ET101	DETECTIVE EDUCATION	11/08/2017	295.00	.00
Total :				295.00	.00
Total CASPER POLICE DEPARTMENT:				295.00	.00
CITY OF CODY					
	113017	UTILITIES	11/30/2017	717.43	.00
	113017	UTILITIES	11/30/2017	6,232.08	.00
	113017	UTILITIES	11/30/2017	2,338.20	.00
	113017	UTILITIES	11/30/2017	2,428.55	.00
	113017	UTILITIES	11/30/2017	7,285.65	.00
	113017	UTILITIES	11/30/2017	1,334.07	.00
	113017	UTILITIES	11/30/2017	343.62	.00
	113017	UTILITIES	11/30/2017	459.00	.00
	113017	UTILITIES	11/30/2017	2,202.56	.00
	113017	UTILITIES	11/30/2017	10,431.42	.00
	113017	UTILITIES	11/30/2017	533.65	.00
	113017	UTILITIES	11/30/2017	2,274.02	.00
	113017	UTILITIES	11/30/2017	86.51	.00
	113017	UTILITIES	11/30/2017	2,228.00	.00
Total :				38,894.76	.00
Total CITY OF CODY:				38,894.76	.00
CODY CHAMBER OF COMMERCE					
	7606	MEETING EXPENSE - COOK	11/07/2017	150.00	.00
Total :				150.00	.00
Total CODY CHAMBER OF COMMERCE:				150.00	.00

Secondary Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid
COE, HR					
	13.0303.10	REFUND CREDIT BALANCE	10/09/2017	150.87	.00
Total :				150.87	.00
Total COE, HR:				150.87	.00
CONDREY & ASSOCIATES INC					
	101217	CLASSIFICATION & COMPENSATION PLAN	10/12/2017	1,787.50	.00
	101217	CLASSIFICATION & COMPENSATION PLAN	10/12/2017	3,737.50	.00
	101217	CLASSIFICATION & COMPENSATION PLAN	10/12/2017	975.00	.00
	101217	CLASSIFICATION & COMPENSATION PLAN	10/12/2017	812.50	.00
	101217	CLASSIFICATION & COMPENSATION PLAN	10/12/2017	1,787.50	.00
	101217	CLASSIFICATION & COMPENSATION PLAN	10/12/2017	650.00	.00
	101217	CLASSIFICATION & COMPENSATION PLAN	10/12/2017	975.00	.00
	101217	CLASSIFICATION & COMPENSATION PLAN	10/12/2017	1,137.50	.00
	101217	CLASSIFICATION & COMPENSATION PLAN	10/12/2017	325.00	.00
	101217	CLASSIFICATION & COMPENSATION PLAN	10/12/2017	1,462.50	.00
	101217	CLASSIFICATION & COMPENSATION PLAN	10/12/2017	812.50	.00
	101217	CLASSIFICATION & COMPENSATION PLAN	10/12/2017	487.50	.00
	101217	CLASSIFICATION & COMPENSATION PLAN	10/12/2017	1,300.00	.00
Total :				16,250.00	.00
Total CONDREY & ASSOCIATES INC:				16,250.00	.00
DANA KEPNER COMPANY					
	2226129-00	WATER METER-OLIVE GLENN GOLF COURSE	11/13/2017	1,032.85	.00
Total :				1,032.85	.00
Total DANA KEPNER COMPANY:				1,032.85	.00
DELL MARKETING					
	10201896192	COMPUTERS	11/11/2017	1,434.36	.00
	10201896192	COMPUTERS	11/11/2017	5,544.06	.00
	10201896192	COMPUTERS	11/11/2017	1,369.90	.00
	10201896192	COMPUTERS	11/11/2017	1,434.36	.00
	10201896192	COMPUTERS	11/11/2017	4,151.84	.00
	10201896192	COMPUTERS	11/11/2017	1,369.90	.00
	10201896192	COMPUTERS	11/11/2017	1,434.36	.00
	10201896192	COMPUTERS	11/11/2017	1,369.90	.00
Total :				18,108.68	.00
Total DELL MARKETING:				18,108.68	.00
FINK, TINA					
	1889	REC CENTER REFUND	11/08/2017	85.00	.00
Total :				85.00	.00
Total FINK, TINA:				85.00	.00
GRAHAM DIETZ & ASSOCIATES					
GDA ENGINEERS	171133-00002	WATER STORAGE TANK	11/22/2017	3,342.46	.00
GDA ENGINEERS	171133-00002	WATER STORAGE TANK	11/22/2017	1,646.29	.00

Secondary Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid
Total :				4,988.75	.00
Total GRAHAM DIETZ & ASSOCIATES:				4,988.75	.00
HARTWIG, LYNDA					
	112117	WITNESS FEES MC-1709-067	11/21/2017	5.00	.00
Total :				5.00	.00
Total HARTWIG, LYNDA:				5.00	.00
HOEBELHEINRICH, TINA					
	1891	REC CENTER REFUND	11/08/2017	85.00	.00
Total :				85.00	.00
Total HOEBELHEINRICH, TINA:				85.00	.00
ICENOGL, WES					
	1888	REC CENTER REFUND	11/08/2017	96.70	.00
Total :				96.70	.00
Total ICENOGL, WES:				96.70	.00
JONES, AMY					
	111417	PERSONAL TRAINING - REC CENTER	11/14/2017	807.46	.00
Total :				807.46	.00
Total JONES, AMY:				807.46	.00
KEELE SANITATION, LLC					
	180003	RESTROOM WINTERIZED	11/03/2017	200.00	.00
Total :				200.00	.00
Total KEELE SANITATION, LLC:				200.00	.00
LANE, AMBER					
	1892	REC CENTER REFUND	11/08/2017	60.00	.00
Total :				60.00	.00
Total LANE, AMBER:				60.00	.00
NORTHWEST PIPE					
	1895664	Clamp Repair 6" x 15"	11/13/2017	229.02	.00
Total :				229.02	.00
Total NORTHWEST PIPE:				229.02	.00
PARK COUNTY CIRCUIT COURT					
	11172017	CV-2017-387	11/17/2017	255.85	255.85
	11172017	CV-2017-565	11/17/2017	283.23	283.23

Secondary Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid
Total :				539.08	539.08
Total PARK COUNTY CIRCUIT COURT:				539.08	539.08
PARK COUNTY IMPLEMENT					
	111517	RETURN BID BOND 2017-12 MOWER	11/15/2017	1,930.00	.00
	RK101617	MULCHING DECK, BLADES, BROOM, WHEELS & TIRES	11/16/2017	31,685.00	.00
Total :				33,615.00	.00
Total PARK COUNTY IMPLEMENT:				33,615.00	.00
PROFFIT, DOUGLAS J					
PROFFITS ENTERPRISES LLC	6570	CONTRACT MOWING GREYBULL/TAGGART HILLS	10/31/2017	380.00	.00
Total :				380.00	.00
Total PROFFIT, DOUGLAS J:				380.00	.00
QUALITY ASPHALT PAVING, INC					
	1699	PRICE TO PATCH AT CAR WASH	11/02/2017	300.00	.00
Total :				300.00	.00
Total QUALITY ASPHALT PAVING, INC:				300.00	.00
ROCKY MOUNTAIN POWER					
	111617	UTILITIES	11/16/2017	252.83	.00
	111617	UTILITIES	11/16/2017	29.45	.00
Total :				282.28	.00
Total ROCKY MOUNTAIN POWER:				282.28	.00
SABER PEST CONTROLL LLC					
	AUD106	PEST CONTROL - AUDITORIUM	10/24/2017	80.00	.00
	CH106	PEST CONTROL - CITY HALL	10/24/2017	60.00	.00
	R107	PEST CONTROL RECYCLING/SANITATION	11/01/2017	60.00	.00
	REC108	PEST CONTROL - REC CENTER	10/24/2017	180.00	.00
	W107	PEST CONTROL WASTEWATER	11/01/2017	40.00	.00
Total :				420.00	.00
Total SABER PEST CONTROLL LLC:				420.00	.00
SECHRIST, DAVID J					
	1890	REC CENTER REFUND	11/08/2017	113.00	.00
Total :				113.00	.00
Total SECHRIST, DAVID J:				113.00	.00
SPOMER, RON					
	1366-3	REFUND ENCROACHMENT DEPOSIT	11/17/2017	150.00	.00

Secondary Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid
Total :				150.00	.00
Total SPOMER, RON:				150.00	.00
SYSTEMS GRAPHICS INC					
ADVANCED INFO SYSTEMS	14088	CYCLE 1 OUTSOURCE BILLS	11/17/2017	4.08	.00
ADVANCED INFO SYSTEMS	14088	CYCLE 1 OUTSOURCE BILLS	11/17/2017	44.87	.00
ADVANCED INFO SYSTEMS	14088	CYCLE 1 OUTSOURCE BILLS	11/17/2017	69.35	.00
ADVANCED INFO SYSTEMS	14088	CYCLE 1 OUTSOURCE BILLS	11/17/2017	28.56	.00
ADVANCED INFO SYSTEMS	14088	CYCLE 1 OUTSOURCE BILLS	11/17/2017	261.09	.00
Total :				407.95	.00
Total SYSTEMS GRAPHICS INC:				407.95	.00
THE WHITE BUFFALO					
	1.1330.20	REFUND DEPOSIT	11/13/2017	249.05	.00
Total :				249.05	.00
Total THE WHITE BUFFALO:				249.05	.00
WESCO RECEIVABLES CORP					
	156305	STREET LIGHT REPAIR	11/02/2017	894.00	.00
	158236	SAFETY SUPPLIES	11/09/2017	201.84	.00
	158529	SAFETY SUPPLIES	11/10/2017	292.60	.00
Total :				1,388.44	.00
Total WESCO RECEIVABLES CORP:				1,388.44	.00
WESTERN UNITED ELECTRIC SUPPLY					
	4106071	TOOLS	11/06/2017	267.37	.00
	4106494	Vault, 3 phase transf	11/14/2017	863.94	.00
	4106494	SHIPPING	11/14/2017	392.53	.00
Total :				1,523.84	.00
Total WESTERN UNITED ELECTRIC SUPPLY:				1,523.84	.00
WYOMING ASSOCIATION OF MUNICIPALITIES					
	15630	WAM WINTER WORKSHOP REGISTRATION	11/21/2017	225.00	.00
	15630	WAM WINTER WORKSHOP REGISTRATION	11/21/2017	225.00	.00
	15630	WAM WINTER WORKSHOP REGISTRATION	11/21/2017	225.00	.00
	15632	WAM WINTER WORKSHOP REGISTRATION	11/21/2017	80.00	.00
Total :				755.00	.00
Total WYOMING ASSOCIATION OF MUNICIPALITIES:				755.00	.00
Grand Totals:				126,636.20	539.08
				Payroll 11/29/17	234,069.30
					360,705.50

Secondary Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid
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Report Criteria:

- Detail report.
 - Invoices with totals above \$0 included.
 - Paid and unpaid invoices included.
 - Invoice.Batch = {NOT LIKE} "1"
-

MEETING DATE:	DECEMBER 5, 2017
DEPARTMENT:	COMMUNITY DEVELOPMENT
PREPARED BY:	TODD STOWELL
CITY ADM. APPROVAL:	_____
PRESENTED BY:	TODD STOWELL

AGENDA ITEM SUMMARY REPORT
An Ordinance Adopting Residential Infill Subdivision Standards
Ordinance 2017-25

ACTION:

Consider Ordinance 2017-25 to adopt a new chapter in the City Subdivision Ordinance, known as “Residential Infill Subdivision Standards”.

BACKGROUND:

The Planning and Zoning Board has worked with staff to develop a proposed ordinance for residential infill subdivisions. The purpose and applicability of the ordinance is found in its first two sections. In effect, the ordinance would establish the development standards for the subdivision of underutilized properties in existing neighborhoods, so as to promote the more efficient use of those properties and therefore help address local housing needs. The development requirements are tailored to the characteristics of the applicable properties.

The proposed residential infill ordinance introduces the use of private access for the lots in these small subdivisions. In addition, extensions of water and sewer mains are unnecessary. These differences mean that almost all improvements within these subdivisions will be privately owned and maintained (electric, gas, and telecommunication services being the exceptions).

The infill subdivision option would be in addition to other subdivision options already available in the subdivision ordinance (i.e. traditional subdivisions and Planned Unit Developments).

The infill subdivision ordinance would not affect existing lot size, setback, parking or other zoning ordinance requirements. It would utilize those existing standards in conjunction with a new set of subdivision requirements more tailored to the situation.

It is realized that “infill” does mean “change”, which would be expected in the form of closer neighbors and less open spaces. However, density would be in conformance with the zoning requirements of the area, and the land would be available to help meet local housing needs, which is also important.

It is also noted that while expanding the City geographically is one way to accommodate growth, it is more economical for the City and its taxpayers to accommodate growth in areas that already have the capacity for additional development. While this ordinance would promote that concept, the use of both methods is expected to be necessary to meet Cody’s housing needs in the long term.

PROCEDURE:

Being an amendment to the subdivision ordinance, there is no specific requirement for a public hearing. However, since there is an accompanying zoning ordinance amendment (Ordinance 2017-

AGENDA ITEM NO. _____

26) that does require a public hearing, and public input is welcome, a joint hearing was advertised. The Public Hearing is scheduled to occur at the December 19, 2017 meeting.

Preparation of the residential infill subdivision ordinance included participation from Public Works, Community Development, and Electric Division staff, as well as the Fire Marshal. Prior to and during the Planning and Zoning Board process, staff sent emails to each of the local engineering and surveying firms asking for feedback/comments. A few supportive general comments were made, yet no technical modifications to the proposal were suggested. In addition, the proposal was presented at the November 16, 2017 Realtor's luncheon. Again a few supportive general comments were made, and no technical modifications suggested. Notice of the City Council hearing included an invitation to comment at the November 28, 2017 Planning and Zoning Board meeting, but no public comments were presented. Articles in the Cody Enterprise on October 25 and November 22, 2017 have not generated any formal comments.

FISCAL IMPACT

No direct impact to the city budget is expected. Conceptually, in the long term additional housing provided on the residential infill lots would increase the property tax base without adding additional public infrastructure.

ALTERNATIVES

Approve, deny, or amend Ordinance 2017-25.

RECOMMENDATION

The Planning and Zoning Board recommends approval of Ordinance 2017-25.

ATTACHMENTS

Ordinance 2017-25.

AGENDA & SUMMARY REPORT TO:

N/A

AGENDA ITEM NO. _____

ORDINANCE NO. 2017-25

**AN ORDINANCE ADOPTING RESIDENTIAL INFILL SUBDIVISION
STANDARDS AS CHAPTER 8 OF TITLE 11 CITY OF CODY
MUNICIPAL CODE**

WHEREAS, notice of a public hearing to consider this action was published in the Cody Enterprise on November 20, 2017;

WHEREAS, a public hearing was held on December 19, 2017 before the City Council, as advertised, at which meeting the City Council heard comments from all persons wishing to speak for or against the proposed ordinance; and,

WHEREAS, the Cody City Council has thoroughly reviewed the matter and deems that it is in the best interest of the public and the City of Cody to approve the proposed ordinance.

**NOW THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY
OF THE CITY OF CODY, PARK COUNTY, WYOMING:**

SECTION 1: ADOPTED.

Exhibit A, titled "Residential Infill Subdivision Standards", is hereby adopted as Chapter 8 of Title 11, City of Cody Municipal Code.

SECTION 2: EFFECTIVE DATE. This Ordinance shall become effective at the final passage and publication in the Cody Enterprise as required by law.

SECTION 3: SEVERABILITY. Should any portion of this ordinance be found for any reason to be unconstitutional, unlawful or otherwise void or unenforceable, the balance of the ordinance shall be severable therefrom, and shall survive such declaration, remaining in full force and effect.

PASSED ON FIRST READING:

PASSED ON SECOND READING:

PASSED ON THIRD READING:

Matt Hall, Mayor

Attest:

Cynthia Baker
Administrative Services Director

Title 11, Chapter 8

Residential Infill Subdivision Standards:

1. Purpose:

The purpose of this chapter is to establish appropriate subdivision development standards for the infill and redevelopment of underutilized residential properties, so as to allow additional housing opportunities on individual lots in existing neighborhoods. To help minimize development costs and thereby encourage more affordable housing, this chapter is intended to be utilized as a template for qualifying developments without the need for complete engineered plans—relying instead on the standards herein and qualified contractors and tradesmen to complete the subdivision improvements to acceptable standards. Therefore, the scope of this chapter is limited to projects that are relatively straightforward and do not involve construction of any new public streets, public water lines, or public sewer lines. The maximum size limit for applicability of this chapter is meant to separate small infill situations from larger properties that are more appropriately developed with traditional development patterns and improvements.

2. Applicability:

The residential infill subdivision process is an option in addition to the traditional subdivision option outlined in Title 11, Chapters 1-5, and the PUD option outlined in Title 11, Chapter 7; applicants may choose one set of requirements, but they are not to be intermingled. This chapter shall only be applicable to the subdivision of properties that have all of the following characteristics. Qualifying subdivisions are referred to as residential infill subdivisions.

- A. The property is 1.2 acres (52,272 sq. ft.) or less in size (net lot area);
- B. The property is at least 16,000 square feet in size (net lot area) if located in an R-1, R-2, or R-2MH zoning district; 10,000 square feet (net) if zoned R-3; and, 7,200 square feet (net) if zoned R-4.
- C. The property is located in a residential zoning district and does not contain any non-conforming commercial or industrial uses;
- D. The property has frontage on and access directly to/from a paved public street;
- E. The property will contain no more than five lots, and no more than five dwelling units (primary and accessory);
- F. The access route to any lot in the proposed subdivision is not more than 350 feet in length, measured from the public street right of way to the middle of the turnaround;
- G. All lots will be served with public sewer, public water, and City electric power;
- H. No sewer or water lines will be shared between lots—individual sewer and water service lines must be run to each lot.

3. Variances to Typical Subdivision Design Standards:

Except as otherwise specified herein, the provisions of Chapters 1, 2, 3, 4, and 5 of Title 11 remain applicable. Variances to the provisions of Chapters 1 through 5 of Title 11 are provided as follows.

Residential infill subdivisions that meet the standards of this chapter need not comply with:

- 11-4-2(H), Dead End Streets/Alleys
- 11-4-2(L), Vertical Curve Length
- 11-4-2(P), Alleys

- 11-4-2(Q), Curb, Gutter, Sidewalk, Paved Streets
- 11-4-2(R), Street Cross Section
- 11-5-1(A)(2) (Except as otherwise specified herein, engineered plans are not required for private improvements in infill subdivisions.)
- 11-5-1(C), Curbs, Gutters and Sidewalks
- 11-5-1(D), Street Design, Construction
- 11-5-1(M), Streetlighting
- 11-5-1(P), Certificate of Engineer; As-Constructed Plans

4. Residential Infill Subdivision Design Standards:

The following design standards shall apply to residential infill subdivisions. All applicable required improvements are the responsibility of the subdivider and shall be installed prior to issuance of a building permit for a dwelling within the subdivision, or within two years of final plat approval, whichever occurs first. If the subdivision is to be phased, it must be disclosed with the subdivision application, and improvements may be phased accordingly. The layout of all subdivision improvements shall be shown on the preliminary plat application drawings.

A. Access and Frontage Requirements.

The following access standards have been developed in coordination with the fire marshal, and pursuant to the fire marshal’s authority, when the following standards are met, they supersede any conflicting and more restrictive standards of Appendix D of the International Fire Code.

- i. All lots shall be provided with frontage on a public street or private access easement, in accordance with Table 10-06-2. If a private access easement is used, it may overlay one or more lots in the subdivision, or be located as a separate tract owned in common by the owners of all lots. The connection of the access easement to the public right-of-way shall not be deemed as meeting the frontage requirement for any of the proposed lots—the required frontage shall be provided and measured where the street or access easement runs along the buildable portion of the lot(s).

The dedication of the access easement shall include either access for the general public (public access easement), or, if a private access easement, access for utility providers, emergency service providers, and other public services in addition to the lot owners and their invited guests.

- ii. Minimum dimensions of the access easement and the composition of the access drive shall be in accordance with the following:

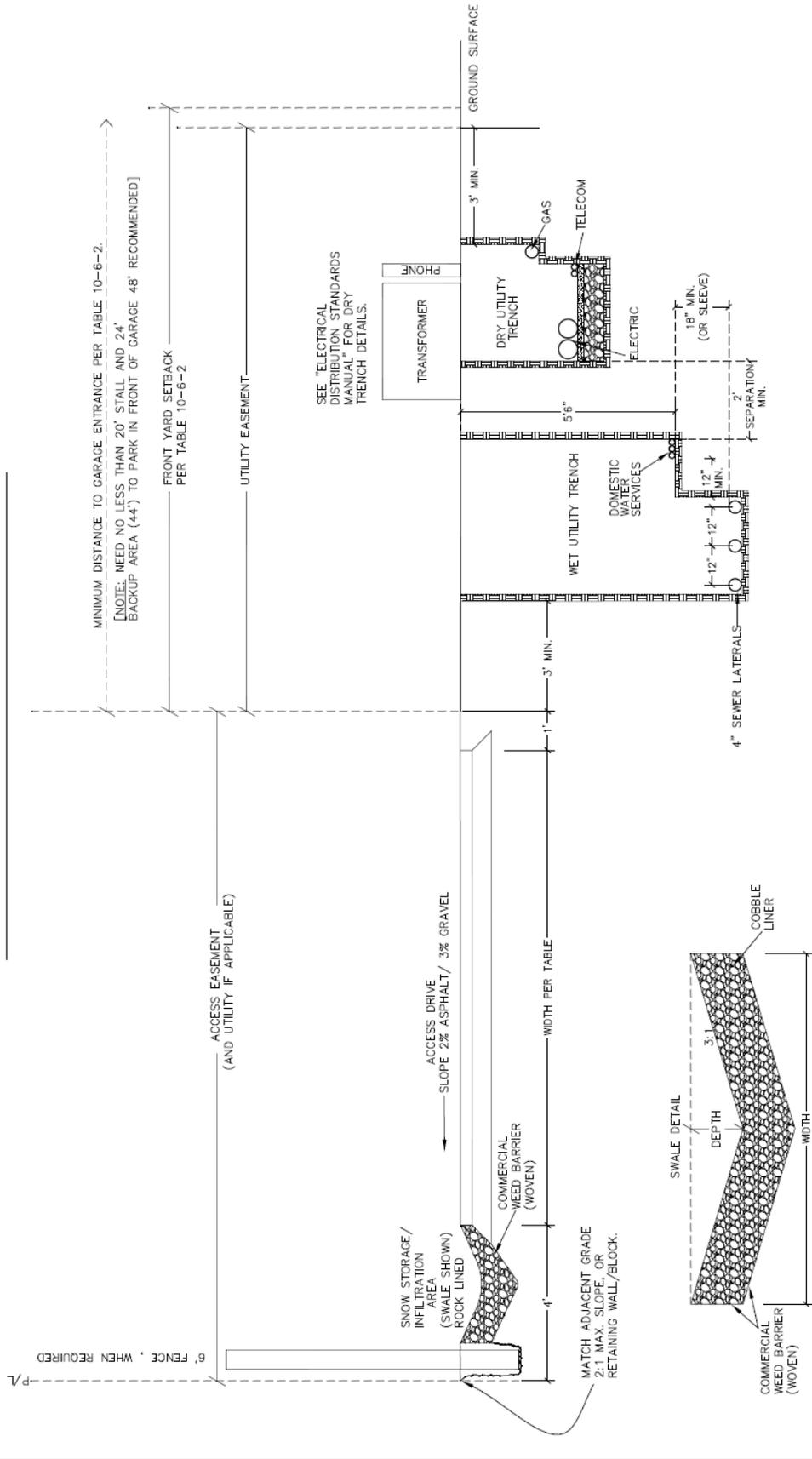
# of Dwelling Units on Easement, including unit(s) on front corner lot(s)	Access Easement Width	Width of Driving Surface	Driving Surface Type and Depth	Turnout required?
2	17 feet	12 feet	Gravel (6” base course and 2” crushed top course, compacted depths)	No

3	17 feet	12 feet	3" asphalt over 6" crushed base course (compacted depths)	Only when a turnaround is required per subsection viii and length of access drive >150'.
4 to 5	23 feet	18 feet	3" asphalt over 6" crushed base course (compacted depths)	Only when a turnaround is required per subsection viii and length of access drive >150'.

- iii. Asphalt access drives shall be constructed to the following specifications and have engineering testing performed during construction to confirm:
 - a) Suitable sub-base material (native or imported) and compaction (minimum 95% density);
 - b) Proper base course depth and compaction (minimum 95% density);
 - c) Asphalt meeting either "Superpave", Class A, Class B, or Modified Class B specifications; and,
 - d) Proper asphalt depth of 3" or more, and minimum compaction of 98% density.
 Certification by a WY licensed engineer and accompanying test results shall be provided to the City.

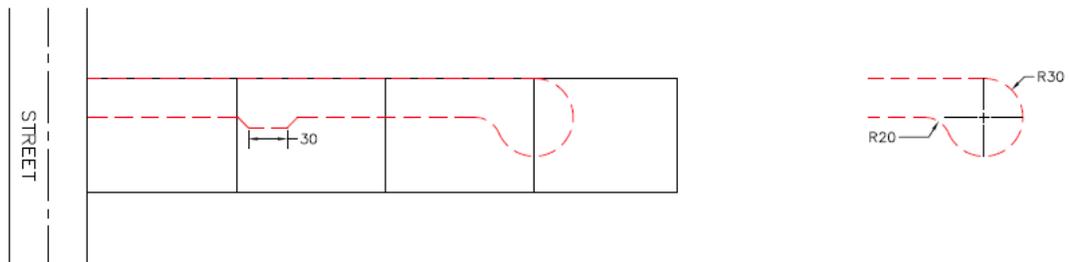
- iv. The cross-section design of the access drive shall be in accordance with the following diagram; provided the reviewing official may consider modifications to the layout that retain the applicable functions of access width, parking backup area, snow storage, storm water control, and any other necessary considerations. Where room allows, underground utilities are to be located out from beneath the access drive in a separate utility easement. When necessary to divert from such alignment due to existing obstructions such as houses and concrete driveways, the utilities may be located under the access drive as needed to avoid the obstruction(s), and a combined access and utility easement shall be provided.

CROSS SECTION

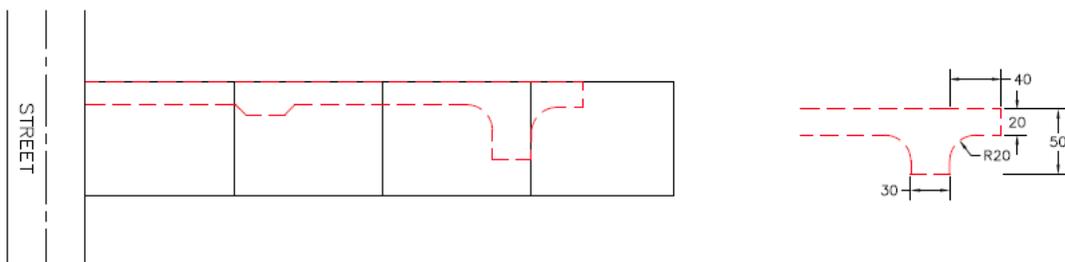


- v. In areas that have curb and gutter along the property frontage, the approach to the public street shall be constructed to the City’s alley standard, with curb, gutter, and ADA-compliant sidewalk.
- vi. If the access drive connects to a major collector or arterial, the city engineer may require any existing approach to be removed and all access to occur from the common access drive.
- vii. If the property frontage has curb and gutter, but no sidewalk, the subdivider shall install sidewalk to City standards across the property frontage. If no curb and gutter exist along the property frontage, the property owner shall agree on behalf of the owners of the lots to participate proportionally in any future City project to improve the adjacent street to City standards, which agreement shall be noted on the plat and any document transferring ownership of the lots in the subdivision.
- viii. A turnaround and associated easement shall be provided at the end of the access drive if any of the following conditions will exist. The distances are measured from the edge of the public right-of-way.
 - a. The access drive (fire lane) is longer than 150 feet.
 - b. The middle of the furthest residence will be more than 250 feet from the public right-of-way.
 - c. The access drive serves four or more dwelling units, including front corner lot(s).
 - d. The fire marshal or city engineer determine that due to unique circumstances, a turnaround is necessary to prevent a significant traffic or access safety issue.
- ix. All required turnarounds shall be constructed to the minimum dimensions of one of the following turnaround options. (Lot configuration shown as example only.) Construction specifications (e.g. materials, compaction, inspection, etc.) for the turnaround shall be the same as the access drive. A turnaround easement (or access easement) must be provided for the turnaround.

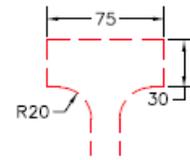
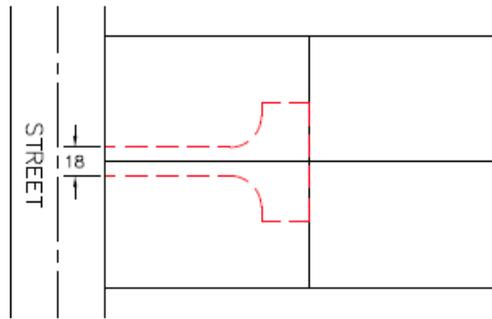
Cul-de-sac Option (Offset style shown—centered bulb also permitted):



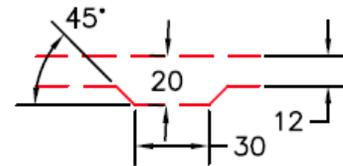
Boot Option:



Hammerhead Option:



- x. When required as identified in the table in 4.A.ii above, a turnout shall be provided approximately mid-point along the access drive by widening the driving surface to a minimum of 20 feet for a length of 30 feet and tapering the ends of the turnout to the access drive at no more than a 45-degree angle. Construction of the turnout shall be to the same specifications as the access drive. Refer to the following figure.

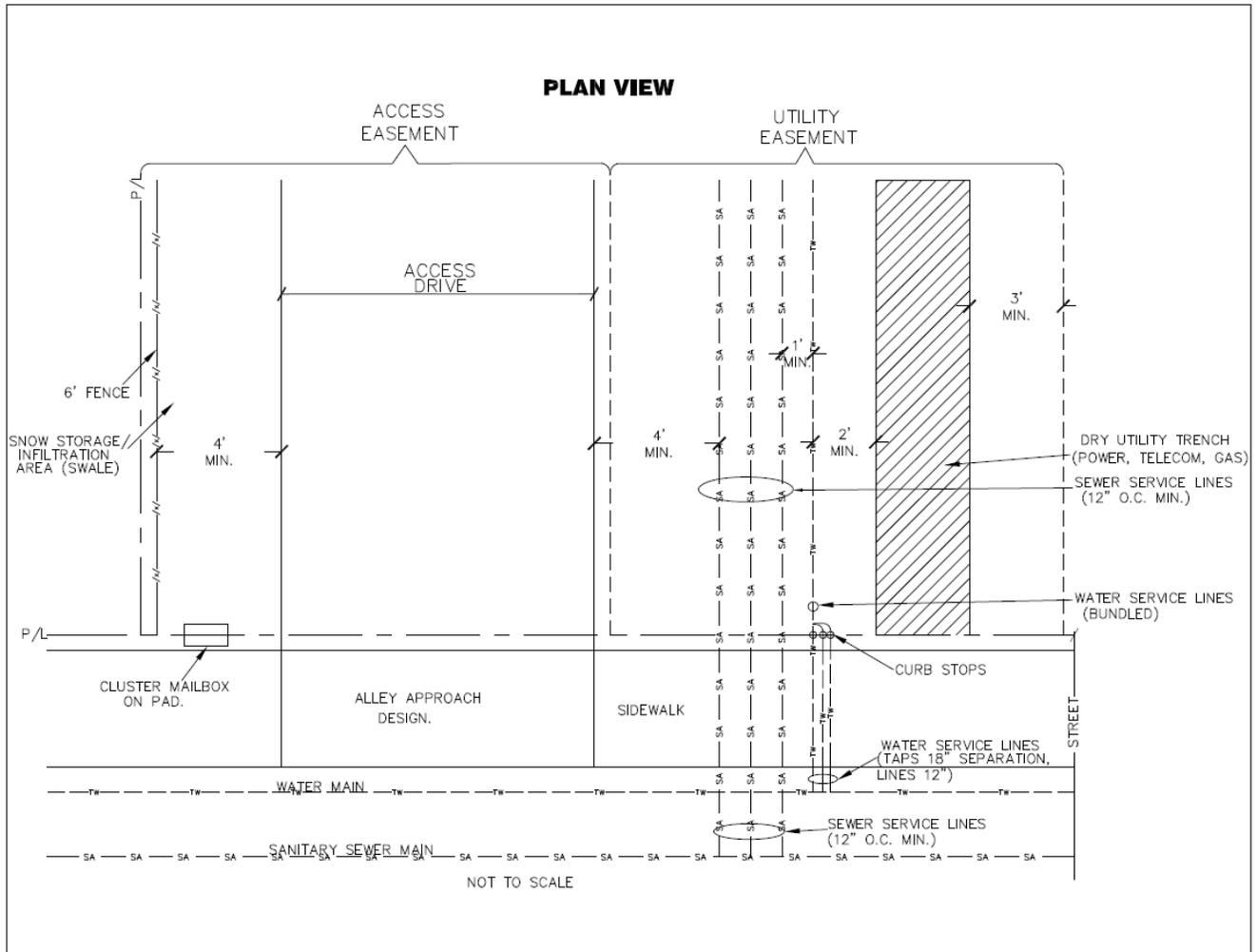


B. Utility Requirements

- i. All lots shall be provided with utility service connections in accordance with the requirements of the utility providers and applicable plumbing and electrical codes. At a minimum, domestic water service, public sewer and city power shall be provided and stubbed to each lot. Natural gas and telecommunication services are highly recommended. Raw water (irrigation) shall be provided to each lot if the property retains its water rights through the subdivision process.
- ii. City power, natural gas, and telecommunications may utilize shared services to the lots. However, domestic water and public sewer services shall be provided by individual service lines to each lot, which services shall be in accordance with the applicable adopted building/plumbing codes, City of Cody Code (see Title 8, Chapters 2 and 3), and WY DEQ standards.
- iii. Utility Design Guidelines. The following utility standards are applicable, in addition to any more specific standards of applicable utility codes and policies.
 - a. The sewer and water services are to be stubbed into each lot to the point that they extend under the dry utility trench and to the building pad side of the utility easement.
 - b. Water service line installations must comply with City of Cody Code 8-2-7.
 - c. Minimum depth of a sewer service line is 3 feet, unless insulated with rigid foamboard per the requirements of the building official.
 - d. Minimum slope for 4" sewer pipe is 1%, although a minimum of 1.5% is recommended.
 - e. Provide a minimum of 12 inches, measured horizontally on center, between sewer service lines.
 - f. Water taps in the city main are to be installed no closer than 18 inches on center. From the taps, the water service lines are to be run directly to the edge of the street right-of-way (perpendicular to main) with a minimum horizontal separation of 12 inches on

center. Once within the development (after the curb stops), the water lines may be bundled (no separation) if buried a minimum depth of 5 ½ feet, otherwise the 12-inch separation must be maintained and minimum depth is 5 feet. [Note: Placing at a 5 ½-foot depth allows future replacement at 5 feet without disturbing other water service lines in the bundle. In either case, you may also want to consider throwing an extra pipe or two in the trench for future “replacement” needs.]

- g. Anywhere a domestic water line is within 12 inches horizontally from a sewer line and either below or less than 18 inches vertically above a sewer line, the water line must be sleeved (i.e. placed in sealed conduit).
 - h. Cleanouts are required in the sewer service lines at intervals not to exceed 100 feet (equal intervals recommended), and at any change in direction greater than 45 degrees. Any cleanout in a driving surface must be protected with a minimum 5-inch thick concrete collar, measuring at least 12 inches beyond the outside of the pipe.
 - i. All utility services are to be provided with either APWA uniform color-coded detectable (metallic) warning tape, or a combination of non-detectable (non-metallic) warning tape and color-coded tracer wire. The warning tape is to be installed one foot directly above the utility service pipe/conduit. If separate tracer wire is used, it is to be copper or copper clad steel, rated for direct bury, measure 12 AWG or larger (smaller number), and be taped to the side of the pipe/conduit.
 - j. The ends of all utility stubs into the lots shall be marked with solid lumber (2x4 or larger) or PVC pipe, that is painted the corresponding APWA color for that utility (e.g. green for sewer, blue for domestic water).
- iv. Authorized Template. The utility layout indicated in template of 4-A-(iv) in cross-section view and below in plan view show an authorized typical layout for utilities in a residential infill subdivision. Alternative layouts that otherwise meet applicable codes and provide acceptable access for the utility providers may be proposed and considered as part of the subdivision review process.



C. Storm water/Drainage Requirements

- i. The area of the access easement shall be graded to manage storm water within the subdivision, so that no net increase of runoff or creation of a concentrated discharge point occurs. The use of swales and/or infiltration trenches are recommended methods. The storm water infiltration area is also intended to serve as snow storage area.

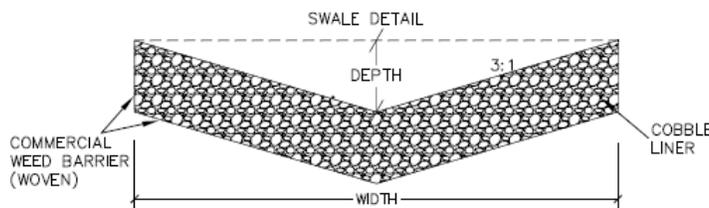
Minimum dimensions of infiltration trenches and swales, which extend the full length of the access drive are listed in the table below; provided, if the native soil has a high clay content (e.g. bentonite) or other low-permeability structure (e.g. hardpan), the applicant will need to coordinate storm water management design options with an engineer.

Rock used in the infiltration trenches or to line the swale must be clean and of a single size so as to provide proper void capacity for the storm water. A single size in the range of 1 ½ inches to 3 inches (non-crushed) is recommended.

Coffer dams must be installed along the swales/trenches as needed to prevent lateral flow of storm water down the swale/trench—the swales/trenches must function as infiltration

features, not water conveyance features. If infiltration trenches are used, they must be constructed per the design in the City’s storm water policy manual.

Width of Access Drive	12 feet	18 Feet
Swale Option		
Width of swale (open air):	36 inches	42 inches
Depth of swale (open air):	6 inches	7 inches
Depth of Cobble Liner (below swale):	4 inches	5 inches
Infiltration Trench Option		
Width:	24 inches	24 inches
Depth:	16 inches	24 inches



- ii. Any infiltration trench, drywell, or other method of storm water retention that utilizes inground retention (effectively anything other than open swales, ditches, and ponds), must register the infiltration facility as an Type V injection well with the WY Dept. of Environmental Quality, Groundwater Division (application available at deq.wyoming.gov/wqd/underground-injection-control). If any inground retention facility is proposed, a copy of the WY DEQ application must be provided to the City prior to construction of the facility.

D. Signage Requirements

The following signs are to be installed by the subdivider. The size and mounting methods shall comply with the MUTCD manual and/or Appendix D of the International Fire Code.

- i. Address numbers for the dwelling units on the rear lot(s) shall be posted at the intersection of the private access drive with the public road, in accordance with the standards of the building code (e.g. minimum 4” letter height, on contrasting background).
- ii. Install “No Parking / Fire Lane” sign(s) along the access drive, located and spaced as approved by the fire marshal.
- iii. Any required turnout and turnaround must be signed, “No Parking”.
- iv. A “Share the Road” sign is required near the entrance to the subdivision if the access drive serves four or more dwelling units, including the front corner lot(s).

E. Fencing Requirements

Where the access drive is located adjacent to a neighboring residentially-zoned property, a minimum 6-foot tall, solid fence shall be installed between the access drive and the neighboring property, except within 15 feet from the public street right-of-way. This requirement may be waived or reduced (e.g. partial fence, shorter fence, non-solid fence) by the reviewing official when the neighboring property owner requests such modification or waiver in writing.

5. Other Requirements:
- A. The number and location of all dwelling units, whether primary dwellings or accessory dwelling units, must be identified in the subdivision process and noted on the plat.
 - B. Either the lot, or the turnaround serving it, must be within 600 feet of a functional fire hydrant, measured as the fire hose would lay. If a new fire hydrant is required, engineering and installation is the responsibility of the subdivider and shall be coordinated with Public Works.
 - C. Maintenance agreements or covenants must be established to set forth the maintenance responsibilities for the private access drive tract/easement, including maintenance of the access drive, fence, and storm water facility. The agreement must include establishment of a bank account and schedule of payment by the lot owners. The payment levels must be based on anticipated costs for regular recommended maintenance and repair activities, such as snow removal, asphalt crack sealing/recoating, weed control, signage, etc. The maintenance agreement/covenant must be recorded with the plat. The initial minimum payment and schedule shall be determined with the final plat process.
 - D. Enforcement of "No Parking" (e.g. towing) shall be by the homeowners, and authority for such included in the maintenance agreement or covenants for the subdivision.
 - E. All lots shall utilize a cluster mailbox stand, as specified by the local post office, which mailbox and associated concrete pad shall be installed to USPS specifications by the subdivider.
 - F. Garbage collection will occur on or next to the public street near the intersection with the access drive. The applicant will need to coordinate whether a dumpster or roll-outs are to be utilized. If a dumpster is to be utilized, the location, pad design, and any pedestrian bypass around the dumpster that may be needed shall be specified after consultation with Public Works.
 - G. Gates or other features that would obstruct vehicle or pedestrian use of the access drive are prohibited.
 - H. If the subdivision improvements are not installed prior to recording the final plat, the final plat shall include a note that states that no building permit shall be issued for a dwelling until all required subdivision improvements are completed.

MEETING DATE:	DECEMBER 5, 2017
DEPARTMENT:	COMMUNITY DEVELOPMENT
PREPARED BY:	TODD STOWELL
CITY ADM. APPROVAL:	_____
PRESENTED BY:	TODD STOWELL

AGENDA ITEM SUMMARY REPORT
An Ordinance Amending Table 10-6-2 of the Zoning Ordinance to Include Side Yard Setbacks from Private Access Easements and Alleys
Ordinance 2017-26

ACTION:

Consider Ordinance 2017-26 to amend the zoning ordinance by establishing requirements for residential side yard setbacks from a private access easement or alley (Table 10-6-2).

BACKGROUND:

The zoning ordinance does not have a setback standard for a side yard next to a private access easement or alley. As the proposed residential infill subdivision ordinance relies on the use of private access easements, it is now necessary to establish a standard for the residential zoning districts. The standard would be the same as from a neighboring lot, as proposed in the table below (new language in red).

10-6-2: Table

Zoning District→ Standard↓	RR Zoning District	R-1 Zoning District	R-2 Zoning District	R-2MH Zoning District	R-3 Zoning District	R-4 Zoning District
BUILDING HEIGHT, PLACEMENT, AND SIZE REQUIREMENTS:						
Minimum Side Yard Setback from Neighboring Lot, <u>Alley, or Private Access Easement</u>	15 feet	5 feet	5 feet; Except 0' at a common wall	5 feet; Except 0' at a common wall	5 feet; Except 0' at a common wall	5 feet; Except 0' at a common wall

PROCEDURE:

10-5-1, City Council Authority

The city council may by ordinance at any time, on its own motion or petition, or upon the recommendations by the planning and zoning commission, amend, supplement or change the regulations or districts herein or subsequently established; provided, however, that a public hearing shall first be held in relation thereto, after one publication of notice of the time, place and purpose of such hearing, in an official newspaper, at least fifteen (15) days prior to such hearing.

The Public Hearing is scheduled to occur at the December 19, 2017 meeting.

FISCAL IMPACT

No direct impact to the city budget is expected.

AGENDA ITEM NO. _____

ALTERNATIVES

Approve, deny, or amend Ordinance 2017-26.

RECOMMENDATION

The Planning and Zoning Board recommends approval of Ordinance 2017-26.

ATTACHMENTS

Ordinance 2017-26.

AGENDA & SUMMARY REPORT TO:

N/A

ORDINANCE NO. 2017-26

AN ORDINANCE AMENDING TABLE 10-6-2 OF THE CITY OF CODY MUNICIPAL CODE TO INCLUDE SIDE SETBACK REQUIREMENTS FROM A PRIVATE ACCESS EASEMENT OR ALLEY

WHEREAS, notice of a public hearing to consider this action was published in the Cody Enterprise on November 20, 2017;

WHEREAS, a public hearing was held on December 19, 2017 before the City Council, as advertised, at which meeting the City Council heard comments from all persons wishing to speak for or against the proposed ordinance; and,

WHEREAS, the Cody City Council has thoroughly reviewed the matter and deems that it is in the best interest of the public and the City of Cody to approve the proposed ordinance.

NOW THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF CODY, PARK COUNTY, WYOMING:

SECTION 1: AMENDED.

The line in Table 10-6-2 of the City of Cody Code that currently reads “Minimum Side Yard Setback from Neighboring Lot” is hereby amended as depicted below:

10-6-2: Table

Zoning District→	RR Zoning District	R-1 Zoning District	R-2 Zoning District	R-2MH Zoning District	R-3 Zoning District	R-4 Zoning District
BUILDING HEIGHT, PLACEMENT, AND SIZE REQUIREMENTS:						
Minimum Side Yard Setback from Neighboring Lot, <u>Alley, or Private Access Easement</u>	15 feet	5 feet	5 feet; Except 0' at a common wall	5 feet; Except 0' at a common wall	5 feet; Except 0' at a common wall	5 feet; Except 0' at a common wall

SECTION 2: EFFECTIVE DATE. This Ordinance shall become effective at the final passage and publication in the Cody Enterprise as required by law.

SECTION 3: SEVERABILITY. Should any portion of this ordinance be found for any reason to be unconstitutional, unlawful or otherwise void or unenforceable, the balance of the ordinance shall be severable therefrom, and shall survive such declaration, remaining in full force and effect.

PASSED ON FIRST READING:

PASSED ON SECOND READING:

PASSED ON THIRD READING:

Matt Hall, Mayor

Attest:

Cynthia Baker
Administrative Services Director