

**REGULAR CITY COUNCIL
MEETING**

August 12, 2025

7:00 PM

City Hall



CITY OF MILLS
EST. 1921

Mayor:

Leah Juarez

Council President:

Brad Neumiller

Council Members:

Cherie Butcher

Sara McCarthy

Tim Sutherland

MINUTES

CALL TO ORDER

Council President called the meeting to order at 7:02 pm

ROLL CALL

Present:

Mayor Juarez

President Neumiller

Council McCarthy

Council Butcher

Council Sutherland

PLEDGE OF ALLEGIANCE

CONSENT AGENDA

Minutes

1. Council Meeting Minutes 7-22-25

City Licenses

2. New / Renewal Business / Contractor Licenses and Home Occupation Permits

Financial Approvals

3. Financial Breakdown - Check Register & Future ACH/EFT Transactions
4. PAID ACH / EFT Transactions
5. Regular / Police Payroll 7-14-25 to 7-27-25
6. Fire Payroll 7-13-25 to 7-24-25
7. Fire Payroll 7-25-25 to 8-5-25
8. Transmittal Transactions
9. Voided Checks

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

Mayor Juarez requested that the Y2 Consultants check be pulled until an itemized invoice is submitted to the City. Council President Neumiller made a motion to amend the approval with the check objected. Council Member Butcher seconded the motion, Voting Yea: Council Member Sutherland, Council Member McCarthy, Mayor Juarez, Council President Neumiller, and Council Member Butcher, motion passes

OPEN DISCUSSION

No one spoke

The Mayor noted that we were going to do things a little out of order tonight.

EXECUTIVE SESSION

10. Property Matter

Mayor Juarez asked for a motion to go into an executive session for a property matter at 7:04pm, Council President Neumiller made a motion, Council Member Sutherland seconded the motion. Voting Yea: Council Member Sutherland, Council Member McCarthy, Mayor Juarez, Council President Neumiller, and Council Member Butcher, motion passes

Council returned from the executive session at 7:17pm, all member present.

Motion: No action is necessary.

11. Legal Matter

Mayor Juarez asked for a motion to go into an executive session for a legal matter at 7:18pm, Council Member Butcher made a motion, Council Member Sutherland seconded the motion. Voting Yea: Council Member Sutherland, Council Member McCarthy, Mayor Juarez, Council President Neumiller, and Council Member Butcher, motion passes

Council returned from the executive session at 7:27pm, all member present.

Motion: Council Member Butcher made a motion to authorize entering into an agreement with PMCH, Council President Neumiller seconded the motion. Voting Yea: Council Member Sutherland, Council Member McCarthy, Mayor Juarez, Council President Neumiller, and Council Member Butcher, motion passes

12. Personnel Matter

Mayor Juarez asked for a motion to go into an executive session for a personnel matter at 7:27pm, Council President Neumiller made a motion, Council Member Sutherland seconded the motion. Voting Yea: Council Member Sutherland, Council Member McCarthy, Mayor Juarez, Council President Neumiller, and Council Member Butcher, motion passes

Council returned from the executive session at 7:45pm, all member present.

Motion: No action is necessary.

13. Personnel Matter

Mayor Juarez asked for a motion to go into an executive session for a personnel matter at 7:46pm, Council Member Sutherland made a motion, Council Member Butcher seconded the motion. Voting Yea: Council Member Sutherland, Council Member McCarthy, Mayor Juarez, Council President Neumiller, and Council Member Butcher, motion passes

Council returned from the executive session at 7:53pm, all member present.

Motion: No action is necessary.

ORDINANCES AND RESOLUTIONS

14. ORDINANCE NO.824: THIRD and FINAL READING: Downtown Riverfront Design Overlay District

~~AN ORDINANCE TO AMEND ORDINANCE 312, OFFICIAL CITY ZONING MAP, ADOPTED JUNE 1, 1981, AND APPLY THE DOWNTOWN RIVERFRONT DESIGN OVERLAY DISTRICT TO CERTAIN LOTS WITHIN THE RIVERFRONT CORRIDOR, city OF MILLS, NATRONA COUNTY, WYOMING~~

Tabled 7/22/25, continue to table 8/12/25

15. ORDINANCE NO. 831: SECOND READING: Bluepeak Franchise

AN ORDINANCE OF THE CITY OF MILLS, WYOMING GRANTING A NON-EXCLUSIVE PERMIT TO CLARITY TELECOM, LLC (D/B/A BLUEPEAK) FOR THE CONSTRUCTION AND OPERATION OF A CABLE SYSTEM.

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

16. RESOLUTION NO. 2025-27: MUNICIPAL SALARIES

A RESOLUTION SETTING MUNICIPAL SALARIES

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

COUNCIL APPROVALS

17. PMCH Agreement

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

18. American Ramp Company Agreement

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

ADJOURNMENT

Council President Neumiller moves to adjourn the meeting at 7:54pm, Council Member Sutherland seconded the meeting, Voting Yea: Council Member Sutherland, Council Member McCarthy, Mayor Juarez, Council President Neumiller, and Council Member Butcher, motion passes

AGENDA SUBJECT TO CHANGE WITHOUT NOTICE

NEXT MEETING - August 26, 2025 at 7:00pm / September 9, 2025 at 7:00pm

NEXT WORK SESSION - August 26, 2025 at 6:00pm / September 8, 2025 at 9:00am

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

Mayor, Leah Juarez

City Clerk, Sarah Osborn