



CITY OF GILLETTE

Administration
P.O. Box 3003 • Gillette, Wyoming 82717-3003
Phone (307) 686-5203
www.gillettesy.gov

MEMORANDUM

TO: Mayor and Members of the City Council
FROM: Patrick G. Davidson, City Administrator
RE: General Information
DATE: May 17, 2019

The following meetings are scheduled for the week of **May 18 – May 24, 2019**

Tuesday, May 21st

11:00 a.m. – 1:00 p.m. Boys & Girls Club Open House
• Boys & Girls Club, 410 Lakeside Drive

Tuesday, May 21st

5:30 p.m. City Council Pre-Meeting, Agenda Attached
• Carbon Valley Development Blueprint Presentation
• Review May 21, 2019 Council Agenda
• Executive Session
• City Hall – 3rd Floor Conference Room
• Dinner Served at **5:00 p.m.**

7:00 p.m. City Council Meeting
• City Hall – Council Chambers

1. Attached please find a **memorandum** regarding **19.013ZA-Zoning Map Amendment – Powder Horn Park** dated **May 16, 2019** provided by **Development Services Director Muzzarelli**.
2. Attached please find a **letter** regarding the **Caballo Mine West Tract Federal Mining Plan Modification** dated **May 14, 2019** provided by the **United States Department of the Interior Office of Surface Mining Reclamation and Enforcement**.
3. Attached please find **information** regarding **Landscape Beautification Award Nominations Open** dated **May 13, 2019** provided by **Communications Manager Palazzari**.
4. Attached please find **information** regarding **Volunteers Needed for Crisis Response Team** dated **May 14, 2019** provided by **Communications Manager Palazzari**.

PGD/adw



CITY OF GILLETTE

Finance Department - City Clerk Division
Cindy Staskiewicz, City Clerk
201 E. 5th Street • Gillette, Wyoming 82716
Phone 307.686.5210 • Fax 307.686.4081
clerk@gillettewy.gov

Pre-Meeting – 5:30 p.m.
City Hall – 3rd Floor Conference Room
Tuesday, May 21, 2019
Dinner Served at 5:00 p.m.

Pre-Meeting Topic(s):

- Carbon Valley Development Blueprint Presentation
- Review May 21, 2019 Council Agenda
- Executive Session



CITY OF GILLETTE

Development Services
Planning Division

201 E. 5th Street • Gillette, Wyoming 82716

Phone 307.686.5281

www.gillettewy.gov

May 16, 2019

MEMORANDUM

TO: RY MUZZARELLI, P.E., DEVELOPMENT SERVICES DIRECTOR
CC: ANNIE MAYFIELD, PLANNING AND GIS MANAGER; MEREDITH DUVALL, PLANNER
FROM: CLARK SANDERS, PLANNER
RE: 19.013ZA-Zoning Map Amendment – Powder Horn Park

Ry,

On May 14, 2019 the Planning Commission approved the Zoning Map Amendment for the above referenced project on a vote of 5-0. Below I have outlined the zoning code differences between the previously proposed I-1, Light Industrial District and the currently proposed C-3, Business and Services District. C-3, Business and Services District requires all storage of materials to be enclosed by a solid fence or structure adequate to conceal the materials from the adjacent properties.

The C-3, Business and Services District is intended to accommodate a compatible mixture of office, light industrial uses, business services, retail outlets for adjoining industry and retail uses not dependent on visual exposure to passing motorists. Uses in this district are not to create obnoxious sounds, glare, dust or odors which would interfere with nearby residential areas. Specifically prohibited from this district are industrial pipe yards.

	C-3, Business and Services District	I-1 Light Industrial District
Front Setback	20' from property Line	25' from property line
Side Setback	5' from property Line	5' from property line
Rear Setback	15' from property Line	15' from property line
Building Height	45' within 150' or Residential District 75' if more than 150' from Residential District	45' within 150' or Residential District 75' if more than 150' from Residential District
Buffer Yard Requirements	30' from property Line	40' from property line

Uses:

The uses allowed within the C-3, Business and Services District allow some of the types of uses allowed in the I-1, Light Industrial District. However, some of the more “industrial use” type businesses are not allowed in the C-3 District.

Uses allowed in C-3 but not allowed in I-1	Uses allowed in I-1 but not allowed in C-3	Common Uses
Appliance repair	Airport	Automobile and mobile/Manufacturing home sales, service and repair Auto supply store
Bakery	Animal hospital, provided it is completely enclosed	Carpenter and cabinet shop Commercial recreation
Barber and Beauty Shop	Armory	Custom dressmaking
Bicycle Shop	Assembly or fabrication from component parts	Dry cleaning
Business machine sales, service and repair	Bottling plant	Essential public utility and public service installation
Carpet and floor covering store	Crematorium	Fire station
Catering	Grain elevator, grain and feed mill	Laboratory
Clinical, medical and dental	Halfway house	Locksmith
Commercial storage facility	Industrial pipe yard	Lumber yard and building material sales and storage (except for ready-mix concrete and asphalt and industrial pipe yards)
Electrician Shop	Machinery and implement sales, service repair and storage	Offices and office buildings
Electrical Supply	Oilfield supply sales and storage	Office and office equipment store Printing and publishing house
Food Preparation, wholesaling and distribution	Police station	Upholstering shop
Furniture and home furnishings sales and restoration	Truck or rail terminal	Veterinary Clinic
Feed and ranch supply, wholesale and retail	Underground oil or gas storage facilities	Vocational, technical or business school
Garage (public and private)	Welding shop	Warehouse or storage
Day care	Radio and television transmission station	Wholesaling
Hardware store	Railroad facilities, including shops and yards	Taxidermy
Hospital equipment and supplies	Railway right of way	Frozen food locker
Implement sales and service		Restaurant
Industrial equipment sales, service and distribution		
Manufacturing, light		
Medical and orthopedic appliance store		
Offices and office buildings		
Paint and wallpaper store		
Parking and storage of vehicles		
Picture-framing shop		

Uses allowed in C-3 but not allowed in I-1

Plumbing shop, including wholesale and retail sales of plumbing supplies
Post office
Private club
Radio, television and music studio
Railroad right of way
Railroad, taxi or bus station
Recreation vehicle sales, service and repair
Rental store
Restaurant equipment sales and service
Retail sales
Saddle and tack sales and repair
Sheet-metal shop
Tire store
Travel agency
Vending Company
Water Conditioning equipment sales and service

Uses allowed in I-1 but not allowed in C-3

Common Uses

Finally, please note the request to rezone from M-H, Mobile Home District to C-3, Business and Service District does not include the entirety of the property as the previous request for I-1, Light Industrial did. This request only covers just over 1/3 of the proposed Powder Horn Park or otherwise described as the proposed Lots 1-3. The remainder of the property will continue to be zoned as C-1, General Commercial District. Please see the attached exhibits for the proposed Zoning Map Amendment boundary.

Project 19.013Z ZONING MAP AMENDMENT POWDER HORN PARK



Garner-Lake Rd

Warlow-Dr

PROJECT LOCATION



CITY OF GILLETTE

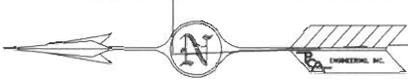
GIS Division
P.O. Box 3003
Gillette, Wyoming 82717-3003
Phone (307) 686-5364
www.gillettewy.gov

3/19/2019 4 57 PM

THE INFORMATION ON THIS DRAWING WAS OBTAINED FROM RECORD AND DESIGN DRAWINGS. THE CITY OF GILLETTE MAKES NO GUARANTEE REGARDING THE ACCURACY OF THIS DRAWING OR THE INFORMATION CONTAINED THEREIN.

Service With P.R.I.D.E.
Productivity Responsibility Integrity Dedication Enthusiasm

ZONING EXHIBIT "A"



GARNER LAKE ROAD

SCALE: 1" = 30'

VACUERO DRIVE
(100' R.O.W.)

LOT 6
10.03 ACRES

LOT 8
5.01 ACRES

LOT 7
5.02 ACRES

LOT 5
10.26 ACRES

LOT 4
11.24 ACRES

LOT 3
9.05 ACRES

LOT 2
8.66 ACRES

LOT 1
8.40 ACRES

WARLOW DRIVE
(100' R.O.W.)



United States Department of the Interior

OFFICE OF SURFACE MINING RECLAMATION AND ENFORCEMENT

Western Region Office 1999
Broadway, Suite 3320
Denver, CO 80202-3050



May 14, 2019

Dear Interested Public Land User,

The U.S. Department of the Interior (DOI), Office of Surface Mining Reclamation and Enforcement (OSMRE), Western Region Office has prepared an environmental assessment (EA) for the Caballo Mine West Tract Federal mining plan modification (the Project). This EA has been prepared to support a decision by OSMRE as to whether a Finding of No Significant Impact (FONSI) can be reached for a proposed mining plan modification for the Project. Pursuant to 30 CFR 746, OSMRE must prepare and submit to the Assistant Secretary for Land and Minerals Management (ASLM) a decision document recommending approval, conditional approval or disapproval of the proposed mining plan modification. ASLM approval of a mining plan modification would authorize mining activities to produce an estimated 119.8 million tons (Mt) of coal at an estimated rate of 13.5 Mt per year from Peabody Caballo Mining, LLC Federal Coal Lease WYW172657 and add an additional 866.7 acres of surface disturbance.

OSMRE is preparing this EA to evaluate the environmental impacts resulting from the Project, pursuant to the requirements of the National Environmental Policy Act of 1969 (NEPA). The current state mine permit, approved in 2015, encompasses 21,268.7 acres with 14,262.2 acres to be affected, including the West tract. Due to the uncertainty in determining the demand for coal, the EA will be prepared assuming that the average annual production rate would be 13.5 Mt. Based on remaining coal reserves and the estimated future production rate; mining at the Caballo Mine would be completed in approximately 24 years if the Project is not approved. The Project will add approximately 119.8 Mt of recoverable Federal coal to the Caballo Mine. The approval would extend the life of mine by approximately 8.9 years.

The EA and unsigned FONSI are available for review online at:
<https://www.wrcc.osmre.gov/initiatives/caballoMine.shtm>

Printed versions of the EA and unsigned FONSI are also available for review at the following locations:

Office of Surface Mining Reclamation and Enforcement, Western Region
1999 Broadway, Suite 3320
Denver, CO 80202

Between the hours of 8:00 AM to 4:00 PM, Monday through Friday
(Closed Saturday and Sunday)

Campbell County Courthouse
500 S. Gillette Ave.
Gillette, WY 82716

Between the hours of 8:00 AM and 5:00 PM, Monday through Friday
(Closed Saturday and Sunday)

Campbell County Public Library
2101 S 4-J Rd
Gillette, WY 82718

Between the hours of 10:00 AM and 8:00 PM, Monday, Tuesday, and Thursday; between the hours of 10:00 AM and 5:00 PM, Wednesday and Friday; and between 10:00 AM and 2:00 PM, Saturday (Closed Sunday)

You are invited to direct your comments on the EA and unsigned OSMRE FONSI to:

ATTN: Caballo Mine West Tract EA,
C/O: Logan Sholar, OSMRE WR
1999 Broadway, Suite 3320
Denver, CO 80202-3050

Comments may also be emailed to: osm-nepa-wy@osmre.gov. Be sure to send emails with the subject line: **ATTN: Caballo Mine West Tract EA**. All comments must be received or postmarked by June 17, 2019 to be considered.

Before including your address, phone number, e-mail address, or other personal identifying information in your comment, you should be aware that your entire comment – including your personal identifying information – will be publicly available. While you can ask us in your comment to withhold your personal identifying information from public review, we cannot guarantee that we will be able to do so. All submissions from organizations or businesses and from individuals identifying themselves as representatives or officials of organizations or businesses will be available for public review to the extent consistent with applicable law.

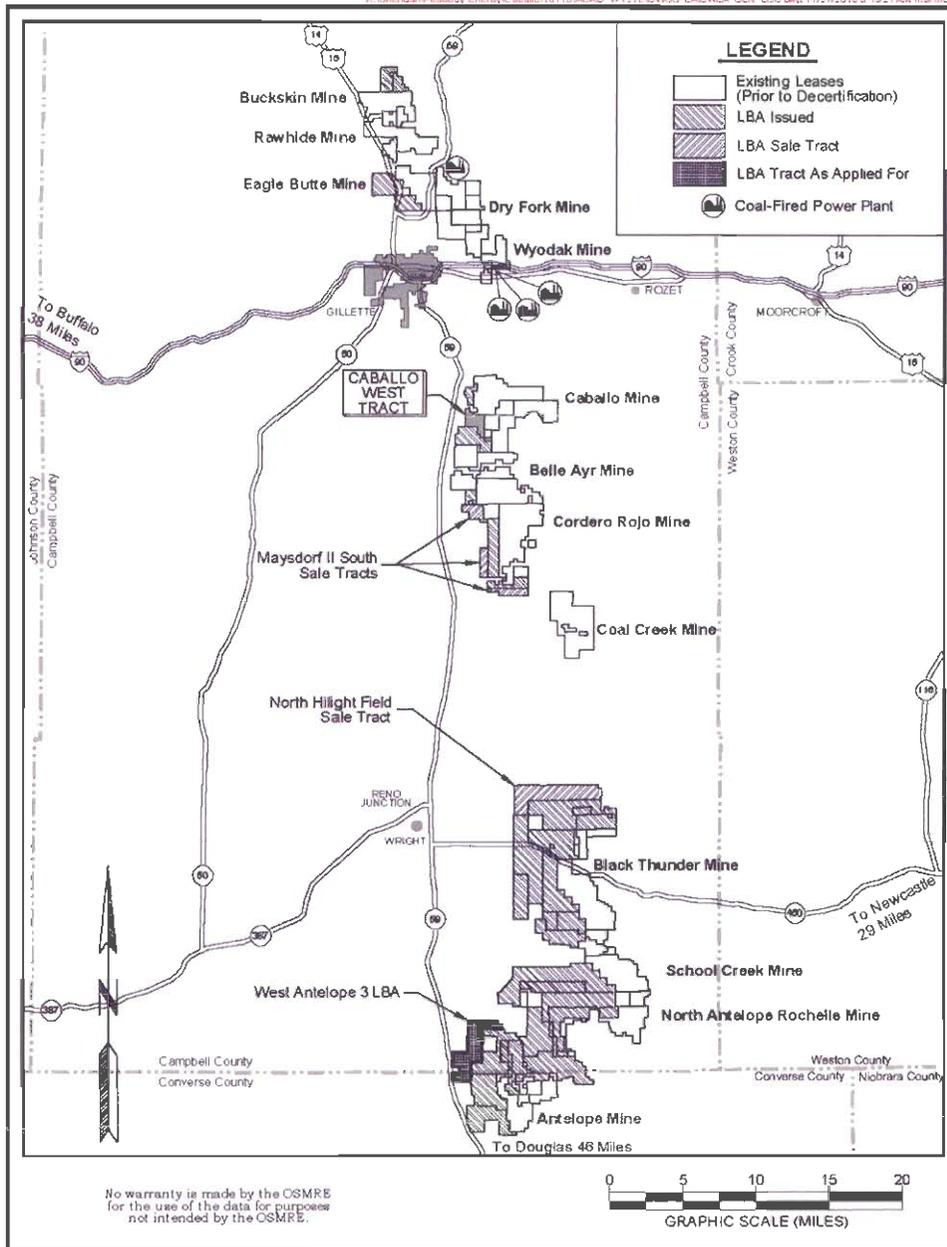
Additional information regarding this Project may be obtained from Logan Sholar at (303) 293-5036 or lsholar@osmre.gov.

Sincerely,



Elizabeth Shaeffer, Manager
Field Operations Branch

Enclosed: Project Map



Map I-1. General Location Map with Federal Coal Leases.

Landscape Beautification Award Nominations Open

Nominate a business, institution, civic group or non-profit organization in one of three categories.

Nominations are now open for the City of Gillette Parks and Beautification Board's Landscape Beautification Award. Nominations may come from anyone.

Post Date: 05/13/2019 11:00 AM

Nominations are now open for the City of Gillette Parks and Beautification Board's Landscape Beautification Award. Nominations may come from anyone. Self-nominations are encouraged. The Parks Board will determine winners for the months of May, June, July, August, and September based on [nominations](#) received. The award has three categories.

Most Beautiful

- This award will honor businesses, institutions, civic groups, and non-profit organizations who contribute to the improvement and beautification of our City.
- Neighborhoods within the City which have improved landscape in common areas are also eligible to be nominated.
- Winners will receive a permanent sign, designated the month and year of the award, that can be displayed on their property. Winners will also be featured in local media outlets.
- From the five monthly winners, one grand prize winner will be selected to receive the traveling trophy for the year.

Most Improved

- This award recognizes those businesses, institutions, civic groups, and non-profit organizations that have made significant improvements to their landscaping over the years.
- Neighborhoods within the City which have improved landscape in common areas are also eligible to be nominated.
- From the five monthly winners, one grand prize winner will be selected to receive \$500 in Gillette Gold Bucks.
- The grand prize winners will be asked to submit a final report briefly explaining how the prize funds were used to improve landscaping, including pictures.

Go Green

- This award acknowledges those businesses, institutions, civic groups, and non-profit organizations that have made sustainability a key feature of their landscape design.
- Neighborhoods within the City which have improved landscape in common areas are also eligible to be nominated.

- Examples include, but are not limited to: wildlife or pollinator habitat, water-wise gardening techniques (rain barrels, cisterns, drip irrigation), use of native plants, low impact development practices, trees for shading, windbreaks, compost bins, recycling in any form and use of organic/ microbiological fertilizers and pesticides in the landscape.
- Winners will receive a sign, designating the month and year of the award, that can be displayed on their property. Winners may also be featured in local media outlets.

Use the online [Landscape Beautification Award Nomination Form](#) to nominate a worthy landscape.

For more information, contact [Communications Manager Geno Palazzari](#) at (307) 686-5393.

Volunteers Needed for Crisis Response Team

The Gillette Police Department Victim Services Division is looking for volunteers for the Crisis Response Team.

Post Date: 05/14/2019 3:00 PM

The [Gillette Police Department Victim Services Division](#) is looking for volunteers for the Crisis Response Team. The Crisis Response Team provides intervention and support to victims of crime.

Some of the services provided:

- Emotional support and community service referrals
- Assistance in filing victim compensation claims
- Accompanying victims and witnesses to court

Volunteers will be required to complete the 40-hour Crisis Response Training Academy provided by the Gillette Police Department Victim Services Division. To apply for membership, please fill out the following [form](#).

For more information, contact the Victim Services Division at (307) 686-0396.