

**COUNCIL WORK SESSION**  
Tuesday, February 22, 2022 at 4:30 p.m.  
City Hall - Council Chambers

AGENDA

1. Council Meeting Follow-up – Citizen Testimony
2. Bar & Grill License
3. FWC Management Agreement Renewal
4. I-25 & Center Street Follow-up
5. Take Home Program
6. Agenda Review
7. Legislative Review
8. Council Around the Table

Mayor Pacheco called the meeting to order at 4:38 p.m. with the following Councilmembers present: Knell, Gamroth, Pollock, Southerland, Vice Mayor Freel, Mayor Pacheco. Councilmember Cathey attended the meeting via GoToMeeting. Councilmember Johnson arrived to the meeting at 5:00 p.m.

City Manager Napier discussed an issue relating to the Board of Licensing and Appeals and introduced Allen Han, a Casper citizen, to discuss an issue he had with a contractor. Mr. Han described an issue he had with a contractor who never pulled the necessary City permits for the work done on his house. He stated that the inspectors could not inspect some of the work because it had been covered up during construction. He stated he felt he had been treated unfairly by the City and was unable to file a complaint against the contractor. Councilmember Knell explained that he brought this issue up after speaking with Mr. Han, and stated he met with staff and the Board today about holding contractors responsible. He stated that individual subcontractors should be held responsible for pulling permits and there will now be a complaint process to deal with situations like this. He stated that he thinks the current case needs to be dealt with as a civil issue as opposed to a City Council issue. He thanked Mr. Han for bringing the issue to the City's attention and recommended that citizens do their due diligence when hiring contractors.

Next, City Manager Napier discussed a bar and grill liquor license that will be available for distribution on April 1. Councilmember Pollock recused herself from discussion on this agenda item and left the Council Chambers for the remainder of the discussion. City Manager Napier stated that staff would like direction on how Council would like to move forward with notifying the public of the availability of the license and how to decide which applicant will receive the license. Council discussed the process and directed staff to notify the public that applications will be accepted in March and April, closing at the end of April, and presentations will be done in May so that a decision can be made by June 1.

Next, City Manager Napier discussed the management agreement with Oak View Group (OVG, previously Spectra) to operate the Ford Wyoming Center. He stated that negotiations are ongoing and staff believes the agreement could be done in the form of an amendment in order to streamline

the process. He discussed the updates to the agreement including a ten-year term as opposed to the current five-year term and a difference in the CPI cap. OVG has also offered to fund some improvements of the facility if their Hogadon agreement is renewed as well. That capital investment is laid out in the Council packet. He also stated that having OVG operate the Events Center decreases the City's subsidy in comparison to the City operating the facility, which in turn provides a benefit to the City's general fund. Representatives for OVG then discussed the type of events that partnership with their company provides, including the use of Hogadon for things like concerts and possible rotating exhibits at Fort Caspar. They also discussed the justification for extending the contract to ten years. Council discussed including the Fort Caspar exhibits in the amendment, and City Manager Napier stated that he thinks they could work some language into the amendment to provide for this. Council gave their thumbs up to move the amendment forward for formal consideration at an upcoming regular Council meeting.

Next, City Manager discussed the I-25/Center Street beautification project. He stated that this was a follow-up item that has previously been discussed by Council. He stated that staff has developed a menu of beautification options for Council to choose from within the given budget. He asked that Council give direction on the budget and options and explained that elements that Council chooses will need to be put into an agreement with the Wyoming Department of Transportation (WYDOT). He then introduced Andrew Beamer, Public Services Director, to describe the phases of the project. He stated that the first phase is between Poplar Street and McKinley Street with a \$400K budget for enhancements. \$462K is also budgeted from one cent funds to pay for Center Street enhancements. He then introduced Jared Fehringer, Consultant from Civil Engineering Professionals, to discuss the current conditions and different amenity options for the enhancements. Options discussed included decorative lighting, wayfinding signage, terracing, form liners, murals, landscaping, slope paving, decorative fencing, railroad bridge painting, pavers, pedestrian level lighting, and streetscaping. Standard terracing would be included in WYDOT's costs, but any landscaping and irrigation in the terraces would need to be paid by the City. He stated that murals have not been budgeted, because the City could team up with another organization for the mural painting in the future. He suggested choosing the same options for the different underpasses for continuity's sake. Councilmembers asked questions about the different enhancements and discussed some of the options.

City Manager Napier discussed that staff would like to take the painting of the railroad bridge off the menu and just include it as a capital project in next fiscal year's budget; Council stated that they were willing to consider this. City Manager Napier then discussed staff recommendations for each phase of the project. He stated that he felt the Center Street enhancements deserve focus because that is the entry to the community. He also explained that the City could borrow against future phases of the project. Council discussed the amenities they supported or did not support. City Manager Napier stated that WYDOT mostly needs a decision on the form liners tonight and the rest of the amenities can be discussed in the near future. Council discussed that they did not want to choose the form liner options. Council asked that the topic of amenities be added to a future work session to give Council time to review the options for the project. Council also asked that a presentation be included on the benefits of wayfinding signage.

Next, City Manager Napier discussed the one-to-one police vehicle program. He stated that the discussion is informational based on a request from City Council. He gave a brief overview of the program, explaining that the program allows for each officer to have a police car that they are allowed to take home every day. Next, he introduced Police Chief McPheeters, and Taylor Gilbert, Police Fleet Supervisor, to review the program. Ms. Gilbert gave a presentation on the benefits of the program which included decreased transportation time, enhanced police presence/visibility, increased safety, increased compliance, better response time/readiness, better accountability, boost in morale, and decreased cost to the City in man hours. Council discussed the benefits of the program and asked questions about the replacement of the vehicles. Chief McPheeters described the replacement schedule, explaining that after the large replacement purchase, they are hoping to have them replaced in smaller numbers moving forward to avoid large purchases in a given year.

Next, Council reviewed the agendas for upcoming Council meetings and work sessions.

Next, City Manager Napier discussed that staff and some Councilmembers will be attending the Wyoming Association of Municipalities Conference this week. He then discussed legislative issues that will be discussed in the upcoming legislative session. The issues included automated delivery vehicles, police officer immunity, release of mug shots, and access to landlocked public land. Council discussed whether they supported the bills and asked that staff keep them informed if any of the issues move forward.

Next, Council went around the table to discuss their respective board and committee meetings as well as matters of public interest. Councilmember Pollock updated Council on the MPO funding rotation. Mayor Pacheco stated that the City Attorney looked into conflicts of interest with Councilmember Engebretsen being on a board and did not find any conflicts.

The meeting was adjourned at 7:27 p.m.

ATTEST:

CITY OF CASPER, WYOMING  
A Municipal Corporation

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Fleur Tremel  
City Clerk

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Ray Pacheco  
Mayor