



Town Bulletin #14
October 2011

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Lincoln County Public Health's

Seasonal Flu Vaccine Clinic

**Town Hall
 171 Vista Drive
 "No need to travel any further"**

Friday 10/21/11 from 1:00 p.m. to 5:00 p.m.

\$20.00 or Medicare/Medicaid

Dog Re-Registrations



If you would like to **re-register** your dog for the 2012 year before you leave for the winter, please stop by Town Hall.

Renewal Period	Neutered/Spayed	Intact
Before Noon on 12/30/2011	\$10.00	\$25.00
First Quarter of 2012 (Jan- March)	\$15.00	\$30.00
Remainder of 2012 (Apr – Dec)	\$20.00	\$35.00

How did the Town come up with my Water Rates?

The proposed water rates for 2012 include:

A "Base Fee" increase of 17% from \$35.00 to \$41.00.

(Town citizens will continue to receive a monthly credit based on taxes paid of \$15.00.)

Plans do not include an increase in the usage "Service Fee" this year.

The Service Fee is for each gallon of water actually used.

Based on previous history, the average monthly water bill will increase less than 13%.

How did we get there?

First you take all of your costs for a given year, then

Separate them into "Infrastructure Costs" (Base) and Production Costs (Usage), then

Divide the annual costs by the number of those who benefit and then,

Divide by 12 for a monthly allocation.

The following table is an example of the many iterations we have considered.

<u>Annual Costs</u>	<u>Total</u>	<u>%BR</u>	<u>Base</u>	<u>%USE</u>	<u>Usage</u>	
Loan Pmts for Water Improvements	\$121,826	100%	\$121,826	0%	\$ 0.00	
Reserve Set-a-side	\$50,000	100%	\$50,000	0%	\$ 0.00	
Equipment - Upgrades / New	\$50,000	100%	\$50,000	0%	\$ 0.00	
Wages & Benefits	\$230,000	75%	\$172,500	25%	\$57,500	
Repairs & Parts	\$120,000	65%	\$78,000	35%	\$42,000	
Administration & Office	\$60,000	75%	\$45,000	25%	\$15,000	
Billing Costs	\$20,000	0%	\$ 0.00	100%	\$20,000	
Operating Cost to Produce & Delivery	<u>\$30,000</u>	0%	<u>\$ 0.00</u>	100%	<u>\$30,000</u>	
	\$681,826		\$517,326		\$164,500	
<u>Average Cost per Tap or Usage</u>			<u>Base</u>		<u>Usage</u>	
Number of Taps or Users:			1,050		950	
Annual Cost per Tap or Users:			\$492.69		\$173.20	
Estimated Gallons per year per User:					98,400	
Average Cost per Gallon: (Usage - Service Fee)					\$0.00176	
Monthly Cost per Tap: (Base Fee)			\$41.06			
<u>2012 Proposed Rates</u>			<u>Base</u>		<u>Usage</u>	
Out of Town			\$41.00		\$0.00175	
In-Town (Less Tax Credit)			\$26.00		\$0.00140	
<u>Sample Bills</u>		<u>Gallons</u>	<u>\$ X /gal</u>	<u>Usage +</u>	<u>Base</u>	<u>= Total</u>
Out of Town Bills	Winter	3,600	0.00175	\$6.30	\$41.00	\$47.30
	Summer	22,000	0.00175	\$38.50	\$41.00	\$79.50
	Average	8,200	0.00175	\$14.35	\$41.00	\$55.35
In-Town Bills	Winter	3,600	0.0014	\$5.04	\$26.00	\$31.04
	Summer	22,000	0.0014	\$30.80	\$26.00	\$56.80
	Average	8,200	0.0014	\$11.48	\$26.00	\$37.48

TSVR Planning and Zoning Board

Have you seen what my neighbor is building?

As a matter of fact, we have. Your neighbor came in to Town Hall and filled out a permit application; the Planning & Zoning Board approved your neighbor's project and issued him a permit. The Town Building Official will give the project a final inspection to insure everything is built to Code.

Most building projects in the Town require a building permit. Come in to Town Hall and fill out a form that answers the question, "Do I Need a Building Permit?" That is far simpler than beginning your project only to find the Town Special Municipal Officer at your door with a "STOP WORK" order in hand! "STOP WORK" orders on building projects result in construction delays, increased permit fees, and possible citations and fines.

A Friendly Reminder from the Town Planning and Zoning Board

Approved building permits must be posted in a visible location at the job site until a final inspection for the work has been obtained by the permit holder. The final inspection confirms the finished project conforms to Town building codes and to the approved plans in the permit application. Permit deposits may not be refunded until a successful final inspection is signed off by a Town Official.

Building permit holders should contact Town Hall to arrange for a final inspection of building and construction projects. Failure to post the permit, complete the project, and obtain a successful final inspection is a violation of Town building code and may result in citations, fines, and forfeiture of permit deposits.

A Safety Reminder

Numerous homes built prior to adoption of the current building codes may not have spark arrestors installed on chimneys. A spark arrestor is a screen placed in a chimney opening to prevent small burning embers (sparks) from escaping into the open air. Burning embers from chimneys in a dry autumn season are an invitation for uncontrolled wildfires in our community. Homeowners are strongly encouraged to check their chimneys for this important safety item. Spark arrestors can be purchased in hardware stores and are not difficult to install (once you get up on the roof). A chimney sweep can also check to see if you have a spark arrestor and may be able to install it as well.

An Open Invitation

Planning and Zoning Board meetings are held at Town Hall at 5:00 PM the first and third Wednesdays of every month. The public is invited to attend all regularly scheduled Planning and Zoning Board meetings. Members of the public who have an interest in a building permit or any planning and zoning matter are especially encouraged to attend Board meetings.

Natural Resource Board

In September of 2011, the Natural Resource Board of the Town of Star Valley Ranch completed a Forest and Vegetation Plan, which provides strategic direction and guidance to the Town and its citizens concerning the care and management of vegetative resources. This Plan can be viewed on the Town's Website at www.starvalleyranchwy.org.

Each month in the Town of Star Valley Ranch Bulletin, the Natural Resource Board will share some information on these resources and some best management practices that can be used by homeowners.

Star Valley Ranch Tree of the Month: Quaking Aspen (*Populus tremuloides*) is the most common forest tree found within the Town. Its name is derived from the way its leaves which shake in the breeze. Aspen is a tall tree growing to a height of 60 to 80 feet in 90 to 120 years. Here are some interesting facts about quaking aspen:

- Aspen very rarely flowers and mainly reproduces by sprouting. Entire stands of aspen are often clones of one another, connected by a common root system. One clonal colony of aspen in central Utah is believed to be the heaviest and oldest living thing on earth; weighing approximately 13 million pounds and being over 80,000 years old!
- Aspen covers just over 5% of the Rocky Mountain forested landscape in the United States but it comprises over 66% of the forests within the Town of Star Valley Ranch.
- Due to the arrangement of its dead leaves on the forest floor and relatively high moisture content of its foliage, aspen is often a natural barrier to wild land fire.
- Aspens are an intermediate stage in the life cycle of the forest. If stands are undisturbed over time, conifers (in our case Douglas-fir) will tend to invade the stands and replace aspens. This process is occurring within the Town of Star Valley Ranch.
- Stands of aspen within the Town are generally in good health but some stands have older mature trees that are beginning to die out and be replaced by sprouts.

Best Management Practices: Homeowners can slow the conversion of aspen stands to Douglas-fir by removing small conifers from aspen stands and encouraging and protecting sprouts in older aspen stands.

Town Economic Development Board

The Town Economic Development (TED) Board was created by Ordinance 2010-11 adopted on January 12, 2011. The objectives are to:

- A. Determine a priority list of destination type businesses that should be able to sustain reasonable profitability in the general location of the Town's commercial area.
- B. Investigate and recommend to the Town Council incentives that most likely would attract such businesses.
- C. Determine the need and potential positive effect on the Town's commercial base of either an educational or a training facility.

A chair was appointed in January and the board started meeting in May. The board consists of the Chair and four other members. At present, we have two vacancies on the board. Individuals having an interest in serving on the TED board should contact either Mayor Siddoway or Jim Vandel.

TED has started having discussions with business leaders in the Star Valley area and has made contact with several state and county organizations interested in economic development. The Town has recently joined the Wyoming Economic Development Association (WEDA) and had representation at WEDA's fall conference in Casper. TED had discussions with one start up business that wanted to locate within the town but the business elected to locate at a different location within the greater Star Valley area.

TED meetings are held in the Town Hall on the second and fourth Thursdays starting at 6:30. The first meeting of each month is devoted to TED business, organization and direction while the second meeting usually will have a guest presenter. The public is welcome to all TED meetings and public input is encouraged.

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Town Prepares Roadways for Winter Weather

In addition to finishing summer road maintenance repair within the Town of Star Valley Ranch, the road crew is now working to prepare roads for winter. This includes widening roads and getting things ready for snow removal. The process of widening roads includes removing any trees and brush along the roadways to make room for plowed snow.

Prater Canyon Drive Repairs

Flood damage repair along Prater Canyon Drive is underway. FEMA gave the go ahead to restore the road and water line prior to final approval.

- The repairs to the stream bed - included filling the wash with dirt and road base in conjunction with the County, compacting and then adding rip-rap is nearing completion.
- The water line replacement – is under way, the bid process including the award of the contract has been completed. (ABC Company from Brigham City, Utah was low bidder.) We hope to start the actual construction in about two weeks.
- The road reconstruction – will be completed this fall, weather permitting.

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Star Valley Ranch Association

Association's Corner

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Trunk or Treat

Where: Star Valley Ranch - Silo

When: October 31, 2011

Time: 6:30 p.m.

Bring treats to share and
Decorate your trunk for a SPOOKTACULAR time!!

SVRA Haunted Barn

\$1.00 admission

Open 7:00-9:00 p.m.

October 31st only!!

Watch for more information about the possibility of a Halloween Party for Adults!

If you are interested in helping with any of these fun events, please contact SVRA.

(307) 883-2669

svrawy@silverstar.com

Watch for more information to be included on our website and in our weekly emails.

To be added to our weekly email list please contact SVRA.

Association's Corner

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