

COUNCIL WORK SESSION

Tuesday, October 27, 2020

2:00 p.m. (Hogadon Tour) & 4:30 p.m. (Work Session)

City Hall – Council Chambers

AGENDA

1. Hogadon Tour (2:00 p.m.)
2. Council Meeting Follow-up
3. Mike Lansing Field
4. Public Access TV Channel – Casper One
5. Hogadon Update
6. Advance Casper Update
7. Agenda Review
8. Legislative Review
9. Council Around the Table

Councilmembers met at Hogadon at 2:00 p.m. to be updated on different projects at the facility. The topics discussed included: the snowmaking pond, tour of the main lodge, new parking lot, the air-conditioning system, re-building of the top and bottom prospector chair lift terminals, new maintenance facility, and the new Pisten Bully.

The work session began at 4:58 p.m. with the following members present: Powell, Huber, Cathey, Hopkins, Johnson, Bates, Vice Mayor Lutz, and Mayor Freel. Councilmember Pacheco called into the meeting.

City Manager Napier began by discussing the request for proposals (RFP) for Mike Lansing Field, with a proposed lease from 2021 to 2026. He explained that the contract with Legion Baseball is coming to a conclusion and a review committee, consisting of Councilmembers Powell and Huber and staff members, have been reviewing the proposals, one from Casper Horseheads and one from Spectra/Casper Baseball Club. He then introduced Tim Cortez, Parks and Recreation Director, to further discuss the proposals. Mr. Cortez elaborated on the details of the proposals. He stated that Casper Horseheads proposed paying the City \$5,000 for the lease for the first year with a 5% escalator for each subsequent year, and they would retain all revenue. Spectra/Casper Baseball Club would require a \$25K per year management fee but would share all revenue in an 80/20 split, with the City receiving 80% of the revenue. Part of Spectra's proposal required that all of their contracts be extended to the same 2026 lease to match Mike Lansing Field's lease. Mr. Cortez also discussed the possibility of the City managing the field and discussed the associated costs. He also answered questions regarding subleases for banner space. He also discussed the possible impacts to other user groups based on each of the proposals.

Councilmember Powell explained the in kind donations that would be made for field maintenance for any cost over \$750. He also discussed the importance of allowing other user groups to use the field, and stated that the Horseheads proposed a set number of days to allow for other groups to use the field at cost. Spectra did not propose any specific costs or usage dates and just stated they

were committed sharing the field. Councilmember Huber also discussed the issue of share ability and emphasized that the field was paid for with taxpayer money and needs to be available to local entities.

Councilmember Bates asked if there were any recommendations from staff, and Mr. Cortez responded that the review committee would like more direction from Council before making a formal recommendation. City Manager Napier asked for further direction as well on any further questions Council had from the proposals in order to put together a scoring matrix. He stated that this needs to be complete before the holidays to allow for scheduling of the field. Council also expressed interest in the possibility of including City staff in the scheduling process. City Attorney Henley advised getting the scheduling issues figured out now and having the two entities negotiate the times they would like. Council directed staff to create a rubric and gather more specific information for each of the proposals for Council to review at a work session in the near future.

Next, City Manager Napier discussed a proposal that came forward to allow an individual to utilize the cable channel 192, where Council meetings are broadcast, to provide local news, information and stories of interest to the community. He stated there is a possibility of this causing issues with our cable franchise agreement with Spectrum, as this channel is only allowed to be used for governmental and educational purposes. He also discussed that the proposal does not ask for funding from the City and asserts that funding will be gathered through private donations and grants. He then introduced Mark Hyman to further discuss his proposal for Casper 1, the company that would produce the content for this cable channel. Mr. Hyman discussed that he thinks it is important for there to be local cable news, and Casper now does not have any local news channels. He discussed what his ideas for Casper 1 would be, including providing coverage of local sports, press conferences, and public service announcements. City Manager Napier stated that he had discussed the idea with Spectrum and they said the channel could have absolutely no commercialized broadcast and could use a PBS-type model. He stated he would not be comfortable with putting the City in a position where the franchise had to be renegotiated.

City Attorney Henley then discussed that he feels this proposal may violate the Wyoming Constitution, specifically statutes which prevent the City from giving something of worth to a private company without receiving compensation. He also stated that this would possibly need to go out as an RFP to give other companies the chance to manage the station. He also discussed concerns about this becoming a public forum without proper constraints which could cause issues with free speech and also the City being responsible for issues that arise with the public forum for which it does not have editorial control over anymore. Council discussed the channel and directed staff to do more research on some of the concerns and present the findings to Council at a later date.

There was no more information to be presented on the Hogadon update in addition to what was presented on the earlier Hogadon tour.

Next, City Manager Napier introduced Justin Farley, CEO/President of Advance Casper, to update Council on Advance Casper. Mr. Farley explained the two different branches of Advance Casper,

one being the public Economic Development Joint Powers Board, and the other being private. He then discussed the different projects that Advance Casper has been working on including: Invest 307, crowdfunding investments; Breakthrough 307 which is a platform for angel investors; and RIDEfor8 Venture Capital. He also discussed efforts Advance Casper is making to bring technology and biomedical companies and aerospace/defense companies to Casper to help diversify the economy.

Next, Council reviewed the agendas for future Council meetings and work sessions. City Manager Napier stated that Council is scheduled to discuss Wyoming Association of Municipalities resolutions at the November 10th work session.

Next, Council went around the table to discuss their respective board and committee meetings and share ideas and concerns related to public matters of interest.

The meeting was adjourned at 7:19 p.m.

ATTEST:

CITY OF CASPER, WYOMING
A Municipal Corporation

Fleur Tremel
City Clerk

Steven K. Freel
Mayor