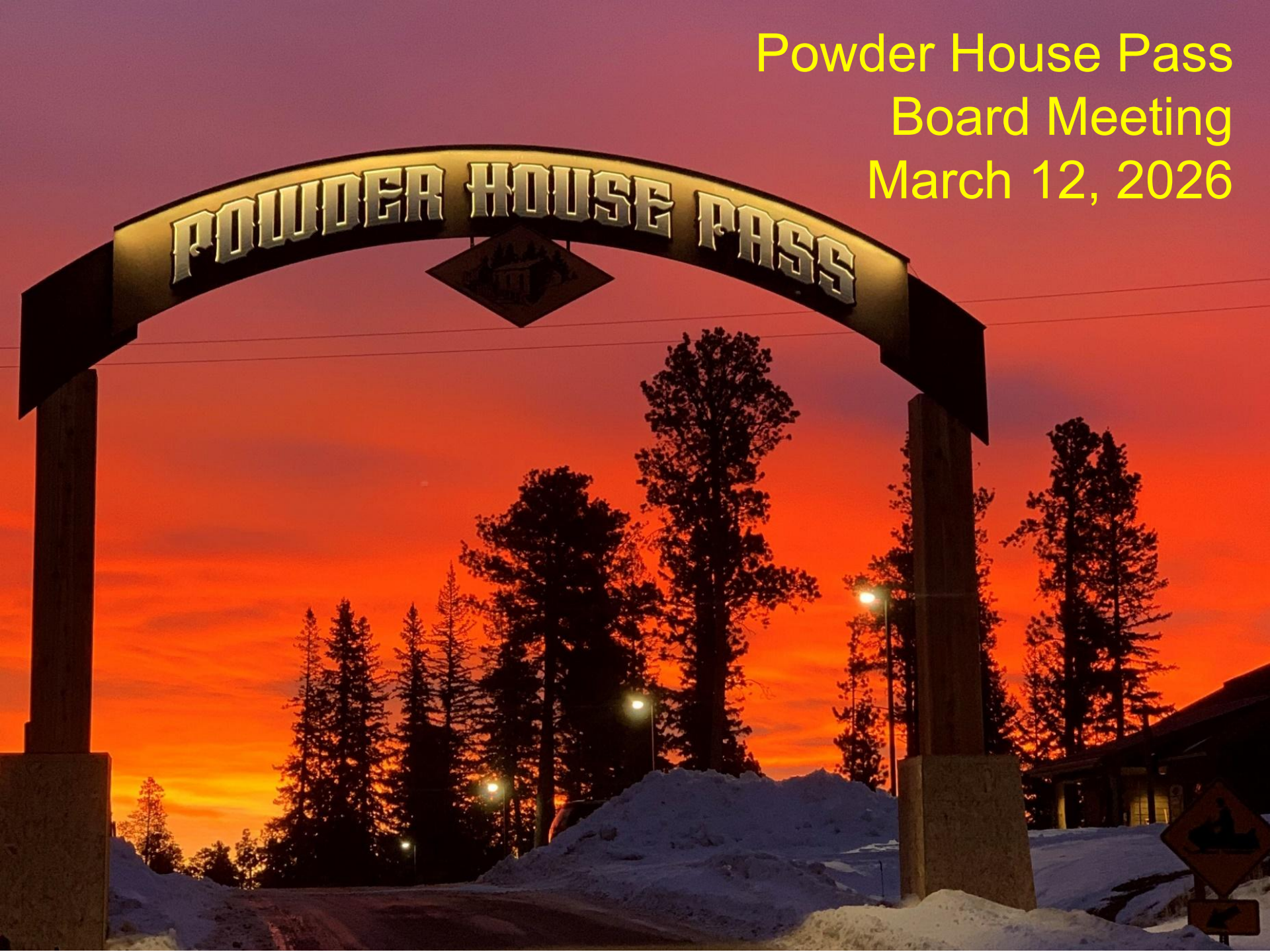


Powder House Pass
Board Meeting
March 12, 2026

POWDER HOUSE PASS

AGENDA

POWDER HOUSE PASS BOARD OF SUPERVISORS' MEETING
COMMUNITY IMPROVEMENT DISTRICT
9:30 AM MST, March 12, 2026
Powder House Pass Community Building
11283 Powderhouse Trail, Lead, SD 57754

A. ROLL CALL/CALL TO ORDER
B. APPROVE MINUTES
   a. Approve Minutes of February 12, 2026, Regular Meeting
C. LEGAL
D. FINANCE
   a. February Finances / Bill List
E. STREETS AND UTILITIES
   a. Outlaw Pass Lift Station
F. ITEMS FROM VISITORS
G. ITEMS FROM THE BOARD
H. MEETING AND ANNOUNCEMENTS
   a. CID BOARD MEETING: April 9, 2026, 9:30 AM MST (10:30 AM CST) PHP Community Building. Regular Meeting
I. Adjourn

The public can participate in the meeting of the Board of Supervisors of the Powder House Pass Community Improvement District by attending in person at the PHP Community Building at 11283 Powderhouse Trail, Lead, SD.

The public may also attend via the Teams Meeting Platform or by phone. Please see website (phpcid.org) and go to Home Page/Announcements for Teams Link and Call-In number.

Financial Summary – February 2026 Financial Summary

General & Administrative

- Regular Ad Valorem and Opt Out taxes from January, received in February
- Office Expense – ESRI Software $1,389
- Annual Snow Loader payment of $24,344 – one more payment left
- 2026 Expenses at 10% of Budget through February
- Net Revenue & Exp for February of ($34,977.61)
- Total General Fund Balance of **$286,042.09**
    - Includes Road Maintenance Fund balance of **$206,732.40**

Water

- Monthly usage overages charges.
- Filters - $8,927 to Filtrek
- Maintenance – 3E Electrical for repair and service for generator relocated from WWTP
- YTD Expenses are at 19% of Budget. Slightly over prorated amount due to purchase of filters.
- Net Revenue & Exp for February of ($14,389.11)
- Total Water Fund Balance of **$52,665.89**

Wastewater

- Monthly usage overages charges.
- Regular operational and maintenance expenses for the month of February.
- YTD Expenses are at 14% of Budget.
- Net Revenue & Exp for February of ($10,195.66)
- Total Wastewater Fund Balance of ($137,055.94) – covered by funds from Water and General.

Financial Summary – February 2026 Financial Summary

SRF Loans/Project

- Received monthly SRF Loan payments through assessment process
- Dec/Jan SRF Loan payments received from property owners put into reserve account in February.
- Working with all parties to finalize the last pay app for the WWTP contract with Rice Lake. The CID will exercise their $50K set-off with this final pay app.

Financials – February 2026 General Fund Revenues

		Feb-26	2026 Actual	2026 Budget	% of Budget	Notes
	Beginning Total Fund Balance Estimate	321,019.70				
	Revenue & Sources:					
31110	Ad Valorem Tax Revenue	2,268.85	7,383.32	309,632.00	2%	Jan Payments
31113	Bank Franchise Tax		-	1,000.00	0%	
31190	Opt Out Taxes	2,224.91	5,383.65	175,000.00	3%	Jan Payments
31111	General Services Fee	2,671.18	6,488.96	211,569.13	3%	Portion of CSF to General Services
31112	Garbage Service Fee	171.16	258.84	2,200.00	12%	
34340	PHP CID Road Maintenance		-	1,350.00	0%	
34930	Key Fobs		-	500.00	0%	
34610	Community Center Rental/Interest/Lumen	300.00	300.00	3,000.00	10%	Monthly rent/Lumen
	Total Revenue & Sources	**7,636.10**	**19,814.77**	**704,251.13**	**3%**	
	CID G&A					
4111	Payroll Wages (1/3)	3,813.39	7,626.78	58,667.57	13%	1/3 of payroll
4120	OASI (1/3)	330.21	663.86	4,488.07	15%	1/3 of OASI
4130	Retirement (1/3)	228.81	457.62	3,520.05	13%	1/3 of Retirement
4140	Workers Comp		-	900.00	0%	
4150	Benefits (1/3)	991.05	2,067.31	11,050.00	19%	1/3 of Benefits
4210	Insurance (Prop/Liability)		-	14,000.00	0%	
4220	Accounting Fees	3,000.00	6,000.00	36,000.00	17%	RMB Associates
42201	Legal Fees		1,824.07	25,000.00	7%	
4221	Engineering Services	898.50	1,681.25	10,000.00	17%	
42210	Property Taxes (Community Building)		-	10,000.00	0%	
4240	Audit		-	25,000.00	0%	
42401	Contract Labor		-	-	#DIV/0!	
	Garbage Services (net)	432.01	3,346.83	-	#DIV/0!	Timing of Garbage payment collections vs. payment to RSI
42521	Maintenance - Comm Bldg	877.07	1,137.57	12,000.00	9%	Key fobs for Comm Bldg/cleaning
42522	Maintenance - Pool	301.03	756.91	9,600.00	8%	
42523	Maintenance - Maint Bldg		844.11	14,000.00	6%	
4253	Maintenance and Repairs (General)		27.99	7,000.00	0%	
42531	Maintenance (Vehicles)	1,331.07	4,658.02	7,500.00	62%	Custom Fabricators/Tires
4260	Web Page/Hosting	75.00	150.00	2,000.00	8%	
42601	IT Support	56.90	125.15	6,000.00	2%	AllNet Communications
4261	Office Expense/Supplies/Misc	1,404.74	1,419.74	3,500.00	41%	ESRI Software
4262	Fuel for CID Equipment	775.98	775.98	6,000.00	13%	
4265	Supplies/Tools (General)	324.97	442.14	3,000.00	15%	
43701	Street Signs		-	1,500.00	0%	
43702	Road Maintenance		8,606.09	400,000.00	2%	
43703	Snow Removal/Sanding	471.45	471.45	7,000.00	7%	Snow Plow Parts
4281	Cable/Internet/Phone	395.00	668.47	2,500.00	27%	Cell Phone/DirectTV
4282	Electricity (all Buildings)	734.95	1,426.31	8,500.00	17%	Comm Bldg/Shop Bldg
4283	Gas *(all Buildings)*	1,379.10	2,531.92	12,000.00	21%	Comm Bldg/Shop Bldg
4286	Dues & Memberships	448.28	448.28	1,000.00	45%	Western Dakota Regional Water System
4380	Vehicle Purhcases		-	15,000.00	0%	
43801	Snow Loader Payment	24,344.20	24,344.20	24,344.00	100%	
	Capital Reserves		-		#DIV/0!	
	Subtotal CID G&A	**42,613.71**	**72,502.05**	**741,069.69**	**10%**	
	Transfer (To)/From General Reserves	0.00		0.00		
	Transfer (To)/From Capital Reserves			(80,000.00)		
	Transfer (To)/From Road Maint Reserves			200,000.00		
	Net Revenue & Expenditures	**(34,977.61)**	**(52,687.28)**	**83,181.44**		
	Ending Total General Fund Balance	**286,042.09**				

Financials – February 2026 Water Fund

		Feb-26	2026 Actual	2026 Budget	% of Budget	Notes
	Beginning Total Fund Balance Estimate	67,055.00				
	Revenue & Sources:					
38110	Water Base Fee	1,961.36	4,855.70	165,302.76	3%	Water Portion of CSF
38150	Water Tap Fees		3,500.00	42,000.00	8%	
38111	Water Overage Fees	6,702.51	10,344.87	88,000.00	12%	Monthly overages
38130	Water Meter Sales	964.00	964.00	5,000.00	19%	
	Total Revenue & Sources	**9,627.87**	**19,664.57**	**300,302.76**	**7%**	
	Water System					
4111	Payroll Wages (1/3)	3,813.39	7,626.78	58,667.57	13%	1/3 of payroll (3 payrolls in Dec)
4120	OASI (1/3)	330.21	663.86	4,488.07	15%	1/3 of OASI (3 payrolls in Dec)
4130	Retirement (1/3)	228.81	457.62	3,520.05	13%	1/3 of Retirement (3 Payrolls in Dec)
4140	Workers Comp		-	900.00	0%	
4150	Benefits (1/3)	991.05	2,067.31	11,050.00	19%	1/3 of Benefits (3 payrolls in Dec)
4210	Insurance - Property		-	4,000.00	0%	
4220	Sampling		-	500.00	0%	
4221	Lic Contract Operator/Maintenance	1,738.00	3,394.25	12,000.00	28%	Barrett and AE2S
4240	Utilities Consultant (Clearwater Consulting)	1,259.80	2,268.38	13,500.00	17%	
42401	Contract Labor		-	-	#DIV/0!	
42402	Contract (Dakota Pump)		-	1,500.00	0%	
	Water Meters			4,500.00		
4253	Maintenance/Repairs (General)	4,873.62	5,484.85	12,000.00	46%	Repair & Service for Generator moved from WWTP
42531	Filters	8,927.55	17,473.55	60,000.00	29%	Fil-trek
42532	Chemicals		-	6,000.00	0%	
42533	Generator		-		#DIV/0!	
4282	Electricity	1,854.55	2,025.03	12,000.00	17%	Booster Station Power (includes capital credit in Jan)
4283	Natural Gas		-	1,000.00	0%	
4285	Purchased Water - *Lead Sanitary Disctrict*		4,938.92	44,000.00	11%	
4286	Membership/Dues		120.00	-	#DIV/0!	
	Subtotal Water	**24,016.98**	**46,520.55**	**249,625.70**	**19%**	
	Transfer (To) Waste Water	0.00		(43,655.67)		
	Net Revenue & Expenditures	**(14,389.11)**	**(26,855.98)**	**7,021.39**		
	Ending Total Water Fund Balance	**52,665.89**				

Financials – February 2026 Wastewater Fund

		Feb-26	2026 Actual	2026 Budget	% of Budget	Notes
	Beginning Total Fund Balance Estimate	(126,860.28)				
	Revenue & Sources:					
38310	Sewer Base Fee	896.62	2,219.75	75,570.03	3%	Wastewater Portion of CSF
38320	Sewer Tap Fees		-	42,000.00	0%	
38311	Sewer Overage Fees	5,115.40	7,735.80	68,000.00	11%	Monthly overages
	Total Revenue & Sources	**6,012.02**	**9,955.55**	**185,570.03**	**5%**	
	Waste Water					
4111	Payroll Wages (1/3)	3,813.39	7,626.78	58,667.57	13%	1/3 of payroll (3 payrolls in Dec)
4120	OASI (1/3)	330.21	663.86	4,488.07	15%	1/3 of OASI (3 payrolls in Dec)
4130	Retirement (1/3)	228.81	457.62	3,520.05	13%	1/3 of Retirement (3 Payrolls in Dec)
4140	Workers Comp		-	900.00	0%	
4150	Benefits (1/3)	991.05	2,067.31	11,050.00	19%	1/3 of Benefits (3 payrolls in Dec)
4210	Insurance - WWTP and Lift Station		-	20,000.00	0%	
4220	Sampling - *MidContinent Testing Labortories*	1,421.02	2,610.27	15,000.00	17%	
4221	Licensed Contract Operator/Maintenance	2,000.00	4,000.00	24,000.00	17%	Barrett
4240	Sludge/Sewage Pumping	974.00	974.00	6,000.00	16%	Joe Dirt Septic
42401	Contract Labor		-	-	#DIV/0!	
	Fines & Penalties		-	-	#DIV/0!	
42402	Contract - Dakota Pump		-	2,500.00	0%	
4253	Maintenance & Repairs (General)	1,616.45	3,076.22	20,000.00	15%	Dakota Pump
42531	Filters		-	-	#DIV/0!	
42532	Chemicals	438.49	438.49	8,000.00	5%	Aquafix
4282	WWTP Power - *Black Hills Energy*	3,284.18	7,217.69	42,000.00	17%	WWTP
42821	Embers Way Electricity	251.96	432.64	2,800.00	15%	Lift Station
42822	Outlaw Pass Electricity	155.27	300.35	3,000.00	10%	Lift Station
42823	Eastwind Electricity	121.51	245.52	1,800.00	14%	Lift Station
4283	WWTP Gas- *MDU*	501.90	1,808.30	4,500.00	40%	Generators for WWTP
42831	Lift Station Gas - *MDU*	79.44	187.89	1,000.00	19%	Eastwind Ct/Embers Way
4286	Membership/Dues		-	-	#DIV/0!	
	Subtotal Waste Water Treatment	**16,207.68**	**32,106.94**	**229,225.70**	**14%**	
	Transfer from Water	0.00		43,655.67		
	Net Operating Revenue & Expenditures	**(10,195.66)**	**(22,151.39)**	**0.00**		
	Ending Total Waste Water Fund Balance	(137,055.94)				

Financials – February 2026 Fund Balance Report

	BEGINNING FUND CASH BALANCE 1-Feb-26	DEPOSITS	MONTHLY ACTIVITY TRANSFERS IN	TRANSFERS OUT	PAYMENTS	ENDING FUND CASH BALANCE 28-Feb-26
GENERAL & ENTERPRISE FUNDS						
General Fund (incl. Road Maintenance)	$321,019.70	$7,636.10			$42,613.71	$286,042.09
Water Fund	$67,055.00	$9,627.87			$24,016.98	$52,665.89
Sewer Fund	($126,860.28)	$6,012.02			$16,207.68	($137,055.94)
SRF Project/Loan Fund Reserves	$12,790.61	$1,615.19		$11,605.60		$2,800.20
TOTAL	$274,005.03	$24,891.18		$11,605.60	$82,838.37	$204,452.24
RESTRICTED FUNDS						
SRF Loan 1/2 Fund Reserve	$258,761.36	$2.34	$3,945.87			$262,709.57
SRF Loan 3 Fund Reserve*	$877,537.65	$3,300.20	$5,519.76			$886,357.61
SRF Loan 4 Reserve	$85,649.34		$2,139.97			$87,789.31
Construction Deposits	$45,000.00	$5,000.00				$50,000.00
Grinder Pump Reserve	$85,734.41					$85,734.41
TOTAL	$1,352,682.76	$8,302.54	$11,605.60			$1,372,590.90
TOTAL - ALL FUNDS	$1,626,687.79	$33,193.72	$11,605.60	$11,605.60	$82,838.37	$1,577,043.14

HELD IN THE FOLLOWING ACCOUNTS:	Ending Balance
CHECKING	
First Interstate Bank	$ 303,631.38
TOTAL CHECKING	$ 303,631.38
SAVINGS	
First Interstate Bank Savings (General Funds/Op Reserves)	$ -
First Interstate Bank (SRF Reserves Acct)	$ 11,747.82
Fidelity (SRF Reserve Acct)	$ 1,261,663.94
TOTAL SAVINGS	$ 1,273,411.76
TOTAL BALANCE	$ 1,577,043.14

Financials – February 2026 Vendor Transactions

Vendor	Memo	Credit
3E-Electrical Engineering & Equipment Co.	Repair/Replace CID Generators	4,850.78
AE2S	P13071-2016-004 General on call Engineerir	1,636.50
All Net Connections	Standard Rate - IT	56.90
Aquafix Inc	CO2181	438.49
Black Hills Electric Cooperative*AUTO	Monthly Electric Autopay	1,854.55
Black Hills Energy-AUTO	CID Electric Service	4,547.87
Caterpillar Financial Services Corp	Annual Snow Loader Payment	24,344.20
CBH Co-op	Fuel for CID Equip	775.98
Clearwater Consulting & Water Mgmt, LLC	Invoicing and Admin Services	1,259.80
Dakota Pump Inc	Effluent Flow Meter	370.00
Fil-Trek Corporation	Cartridges	8,927.55
First Interstate Bank	Credit Card Payment	5,026.70
Hidden Gem LLC	Refund of water charges	347.38
Home Definition, Inc.	Community Building Key Fobs	793.71
Jacobs Precision Welding Inc.	Snow plow parts	435.00
Joe Dirt Septic & Drain, LLC	Pumping	974.00
Johnson & Richter Creative	Website updates	75.00
Matt Kayl	Refund of water charges	60.53
MidContinent Testing Labortories, Inc.	Potable Water Testing Effluent and Influent	1,387.25
Montana-Dakota Utilities*AUTO PAY	Gas	1,960.44
Refuse Solutions, Inc.	Acct 5472 Garbage Service w/extra cans	6,350.10
RMB Associates LLC	Admin Fees	3,000.00
South Dakota 811	Messages	14.70
South Dakota Retirement System	Retirement Contributions	1,372.84
Sparkling Clean	Monthly cleaning servicesDec 2025	83.36
Theodore Joseph Barrett	Monthly Contracting	3,000.00
Verizon*Auto	742516316-00001	79.46
VSP Insurance Co.*AUTO	Vision Insurance	35.21
Wellmark*AUTO	Policy Group # 00626453-1000 2/01/26 to 2/	3,505.35
Western Dakota Regional Water System	Annual Dues	375.00
Western Peaks Logistics	Sampling Delivery	33.77
		77,972.42

Operations Status – Streets and Utilities

Outlaw Pass Lift Station

- The back-up generator has been placed.
- Electrical and natural gas scheduled to be completed by the end of this week.





Operations Status – Streets and Utilities

State Certification

- Kent and Tony each passed the Class II Wastewater Treatment Operations Specialists exams.

Items from Visitors

Items from the Board

Meeting and Announcements

Adjourn

POWDER HOUSE PASS

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H. MEETING AND ANNOUNCEMENTS
   a. CID BOARD MEETING: April 9, 2026, 9:30 AM MST (10:30 AM CST) PHP Community Building. Regular Meeting
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