

MONDAY, JANUARY 4, 2021

Meeting Called to Order
Roll Call
Review of Minutes: December 7, 2020 Regular Council Meeting

1. Public Comment (Item(s) Not on Presented Agenda)
2. Main Street Gentry Chamber of Commerce – Janie Parks
3. Gentry Public Schools – Terrie Metz

UNFINISHED BUSINESS

1. Park Master Plan Update
2. Water Storage Facility Update
3. 317 S. Collins Update
4. 119 N. Nelson Update
5. 117 N. Smith Update
6. 104 N. Collins Purchase Option
7. Recycling Operations Update
8. Rezone Ordinance (Klassen R-1 to C-2)

NEW BUSINESS

1. Planning Commission Re-Appointment Resolution
2. 2021 Regular Council Meeting Schedule
3. Council Meeting Procedural Rules and Format
- 4.
- 5.

Any items that may arise after the publication of this Agenda must be voted on, to be heard, by the majority of the City Council.

ANNOUNCEMENTS

- Planning Commission Meeting, January 21, 2021 @ 7pm

	<u>2019</u>	<u>2020</u>	<u>2021</u>
City Sales & Use	\$55,946.89	\$106,687.75	\$124,524.16
County Tax	\$67,951.87	\$67,606.12	\$74,192.20

**CITY OF GENTRY
REGULAR CITY COUNCIL MEETING
MONDAY, DECEMBER 7, 2020**

The City Council of the City of Gentry, Arkansas, met in a virtual session at the Council Chambers and, at various other locations at 6:35 p.m. on December 7, 2020. Mayor Kevin Johnston called the meeting to order. The invocation was by-passed.

COUNCIL MEMBERS ANSWERING ROLL CALL:

Janice Arnold	Jason Barrett	Dan Erskin	
Kristi Reams	Cindy Philpott	Jimmy Thorburn	Jason Williams

COUNCIL MEMBERS ABSENT: Michael Crawford

Others in attendance: Mayor Kevin Johnston, City Clerk Jenny Trout, Police Chief Clay Stewart, Randy Moll, City Attorney Joel Kurtz, Maxine Foster, Chief Cripps, Ron Homeyer, Terrie Metz, and others.

REVIEW OF MINUTES: November 2, 2020- Regular Virtual Council Meeting

Motion: Jason Barrett- to accept the minutes as presented

Second: Cindy Philpott

Roll Call: Arnold-yes Barrett -yes Erskin- yes
 Reams- yes Philpott- yes Thorburn- yes Williams- yes

Motion passed.

COMMUNITY COMMENTS

- 1. Public Comment (Items Not on Presented Agenda)** No new comments
- 2. Main Street Gentry Chamber of Commerce – Janie Parks** announced that in conjunction with the United Way, neighbors for neighbors is seeking donations of non-food items such as shampoo, deodorant, razors, socks, etc. Donations can be made at the Gentry Library, City Hall, Pioneer Pizza, or at the Chamber of Commerce. Also, through “neighbors for neighbors”, the United Way donated \$5,000 to assist with past due water bills. Nearly 70 past due accounts were paid and brought current. There has been \$300,000 granted for walking trail improvements, by a generous corporate donor.
- 3. Gentry Public Schools – Terrie Metz** stated this Thursday night is Senior night for basketball and coronation is set for Friday.

UNFINISHED BUSINESS

- 1) **Park Master Plan Update:** Mayor Johnston stated the sports complex is being reviewed and the splash pad drawings should be nearing completion. More details will be provided as they become available.
- 2) **Water Storage Facility Update:** Mayor Johnston stated progress continues, and there is a possibility of a reduction in cost of the foundation. Further information to follow.

a. Land Purchase Authorization Resolution:

A Resolution Authorizing Purchase of 2.00 Acres of Land and Related Easements; and for Other Purposes was presented for review and consideration:

Motion: Williams- to accept the resolution as presented

Second: Philpott

Roll Call: Erskin-yes Reams-yes Philpott-yes Thorburn-yes
 Williams-yes Arnold-yes Barrett-yes

Motion passed.

- 3) **2021 Budget Resolution: A Resolution Accepting and Adopting a Budget for the City of Gentry for the Year Commencing January 1, 2021, and Ending December 31, 2021, and Appropriating Money for Each and Every Item of Expenditure Therein Provided for, and for Other Purposes,** was presented for review and consideration:

Motion: Barrett- to accept the Resolution

Second: Thorburn

Roll Call: Reams-yes Philpott-yes Thorburn-yes Williams-yes
 Arnold-yes Barrett-yes Erskin-yes

Motion passed.

- 4) **Elected Official/Planning Comm'r 2021 Salary Ordinance w/Emergency,** was presented for review and consideration:

Motion: Barrett- to suspend the rules and read by heading only

Second: Erskin

Roll Call: Philpott-yes Thorburn-yes Williams-yes Arnold-yes
 Barrett-yes Erskin-yes Reams-yes

Motion passed; City Attorney Joel Kurtz read by heading only.

Motion: Arnold-to pass on three readings with a single vote

Second: Barrett

Roll Call: Philpott-yes Thorburn-yes Williams-yes Arnold-yes
 Barrett-yes Erskin-yes Reams-yes

Motion passed.

Motion: Barrett- Motion to pass on emergency clause

Second: Thorburn

Roll Call: Philpott-yes Thorburn-yes Williams-yes Arnold-yes
 Barrett-yes Erskin-yes Reams-yes

Motion passed.

- 5) **117 N. Smith Ave. Update:** Mayor Johnston stated some progress was being made in the potential sale of the property; additional information will be provided at the next meeting.

At this time Mayor Johnston asked the Council about adding 2 additional items to the New Business portion of the evening's agenda.

Motion: Thorburn- to add items: 104 N. Collins and Disposal of PD Equipment, as New Business items 5 & 6 to the agenda.

Second: Erskin

Roll Call: Williams-yes Arnold-yes Barrett-yes Erskin-yes
 Reams-yes Philpott-yes Thorburn-yes

Motion passed.

NEW BUSINESS:

1) **Sunset Ridge Subdivision Phases 2B & 4 Final Plat Approval Ordinance**

An Ordinance Accepting the Final Plat of Sunset Ridge Subdivision Phases 2B and 4, Gentry, Arkansas; and for Other Purposes, was presented for review and consideration:

Motion: Thorburn- to suspend the rules and read by heading only

Second: Barrett

Roll Call: Williams-yes Arnold-yes Barrett-yes Erskin-yes
 Reams-yes Philpott-yes Thorburn-yes

Motion passed. City Attorney Joel Kurtz read by heading only

Motion: Erskin- to pass on three readings with a single vote

Second: Thorburn

Roll Call: Williams-yes Arnold-yes Barrett-yes Erskin-yes
 Reams-yes Philpott-yes Thorburn-yes

Motion passed.

2) Benton County Solid Waste Interagency Service Agreement Resolution:

A Resolution Authorizing Execution of an Interagency Service Agreement with the Benton County Regional Solid Waste Management District; and for Other Purposes, was presented for review and consideration:

Motion: Williams-to pass the resolution as presented

Second: Reams

Roll Call: Williams-yes Arnold-yes Barrett-yes Erskin-yes
 Reams-yes Philpott-yes Thorburn-yes

Motion passed.

3) Rezone Ordinance (Klassen R-1 to C-2):

An Ordinance Amending Appendix B of the City of Gentry Municipal Code Regarding Zoning of Certain Lands Located within the City; and for Other Purposes, was presented for review and consideration:

Some of those present in chambers with the Mayor were: Connie Jepsen, Lanie Ball, and others. Chairman Mike Parks of the Gentry Planning Commission, also joined the meeting virtually. Ms. Jepsen, Ms. Ball and Mrs. Arnold all spoke against the rezone ordinance, voicing concerns of encroachment of commercial property into residential areas. Chairman Mike Parks provided feedback on behalf of the planning and zoning commission on positive reasons for the rezone. After lengthy discussion:

Motion: Williams- to suspend the rules and read by heading only

Second: NONE

Motion failed for lack of a second.

Motion: Arnold- to reject the rezone ordinance

Second: Barrett- to reject the ordinance presented

Roll Call: Williams-No Arnold-yes Barrett-yes Erskin-No
 Reams-yes Philpott-yes Thorburn-No

Motion failed for lack of majority.

Motion: Williams- to table this matter until the next scheduled council meeting and to return this issue to planning and zoning for further consideration and review

Second: Reams

Roll Call: Williams-yes Arnold-yes Barrett-yes Erskin-yes
 Reams-yes Philpott-yes Thorburn-yes

Motion passed.

4) **“Hold Over” and Oath of Office for Council Members**

Mayor Johnston informed all members Oaths of Office for members who ran for reelection would be taken on January 1st, and the position held by Mr. Dan Erskin could continue on in “hold-over” position.

Motion: Thorburn- to retain Mr. Erskin as a hold-over

Second: Williams

Roll Call: Williams-yes Arnold-yes Barrett-yes Erskin-yes
 Reams-yes Philpott-yes Thorburn-yes

Motion passed.

- 5) **104 N. Collins Ave.:** Mayor Johnston announced the property at 104 N. Collins Ave. had been presented to the City of Gentry for purchase in the amount of \$75,000. After consideration it was recommended further information be gathered in regard to the property and presented to the council at a later date.

- 6) **Disposal of Police Department Equipment:** Mayor Johnston explained various police departments do their best to assist one another, if possible, when in need of equipment. Providing an example of the City of Bentonville gifting a used vehicle to the City of Gentry at one point. The Mayor continued by saying the City of Sulphur Springs Police Department was in need of cage partitions for two of their vehicles. Police Chief Clay Stewart had located two such partitions and Mayor Johnston asked Council for their approval in gifting these to the City of Sulphur Springs:

Motion: Barrett- to gift the partitions to the City of Sulphur Springs

Second: Thorburn

Roll Call: Williams-yes Arnold-yes Barrett-yes Erskin-yes
 Reams-yes Philpott-yes Thorburn-yes

Motion passed.

ANNOUNCEMENTS AND COMMENTS

***Planning Commission Meeting, December 17, 2020 @ 7:00p.m.**

***City Sales and Use & County Tax numbers for 2018-2020 were listed**

Additional comments/questions: Council Member Cindy Philpott asked the Mayor if there had been any progress on the property located on N. Collins Ave., as well as the property at 119 N. Nelson. Mayor Johnston stated the property owner for 317 N. Collins Ave., should be removing the remaining debris this week and, the property owner for the 119 N. Nelson property is working daily on removal of the structure there.

There being no other new business Mayor Johnston entertained a motion to adjourn.

Motion: Thorburn- to adjourn this meeting

Second: Philpott

All in favor. None opposed.

Motion passed. Meeting adjourned.

**CITY CLERK:
JENNY TROUT**

**MAYOR: KEVIN JOHNSTON
CITY OF GENTRY**

ORDINANCE NO. _____

AN ORDINANCE AMENDING APPENDIX B OF THE CITY OF GENTRY MUNICIPAL CODE REGARDING ZONING OF CERTAIN LANDS LOCATED WITHIN THE CITY; AND FOR OTHER PURPOSES.

WHEREAS, Cameron and Janelle Klassen have filed their Petition for Rezoning of certain real property within the City of Gentry, of which they are the owners of record, from R-1 Residential to C-2 Commercial zoning, said property being more particularly described as follows:

A part of Lot 32 Parks Acreage, a Subdivision of the NW 1/4 of the NE 1/4 of Section 10, Township 18 North, Range 33 West, Benton County, Arkansas, described as follows: Beginning 75 feet West of the SE corner of Lot 32, running thence North to the North line of Lot 32, thence West 75 feet, thence South 150 feet to the South line of Lot 32, thence East 75 feet to the place of beginning (the "Property");

WHEREAS, said Petition for Rezoning has been duly considered by the Gentry Planning Commission following notice and hearing as required by Section 14.04.12 of the Gentry Municipal Code;

WHEREAS, said Petition has been reconsidered by the Gentry Planning Commission following a referral back to that body by the City Council;

WHEREAS, the Gentry Planning Commission unanimously recommended that the Petition be approved, with the understandings and for the reasons set forth in the Minutes of its December 17, 2020 meeting;

NOW, THEREFORE, BE IT ORDAINED by the City Council of Gentry, Arkansas:

Section 1: The zoning of the Property is hereby changed and amended, from and after the effective date of this Ordinance, to C-2 Commercial zoning.

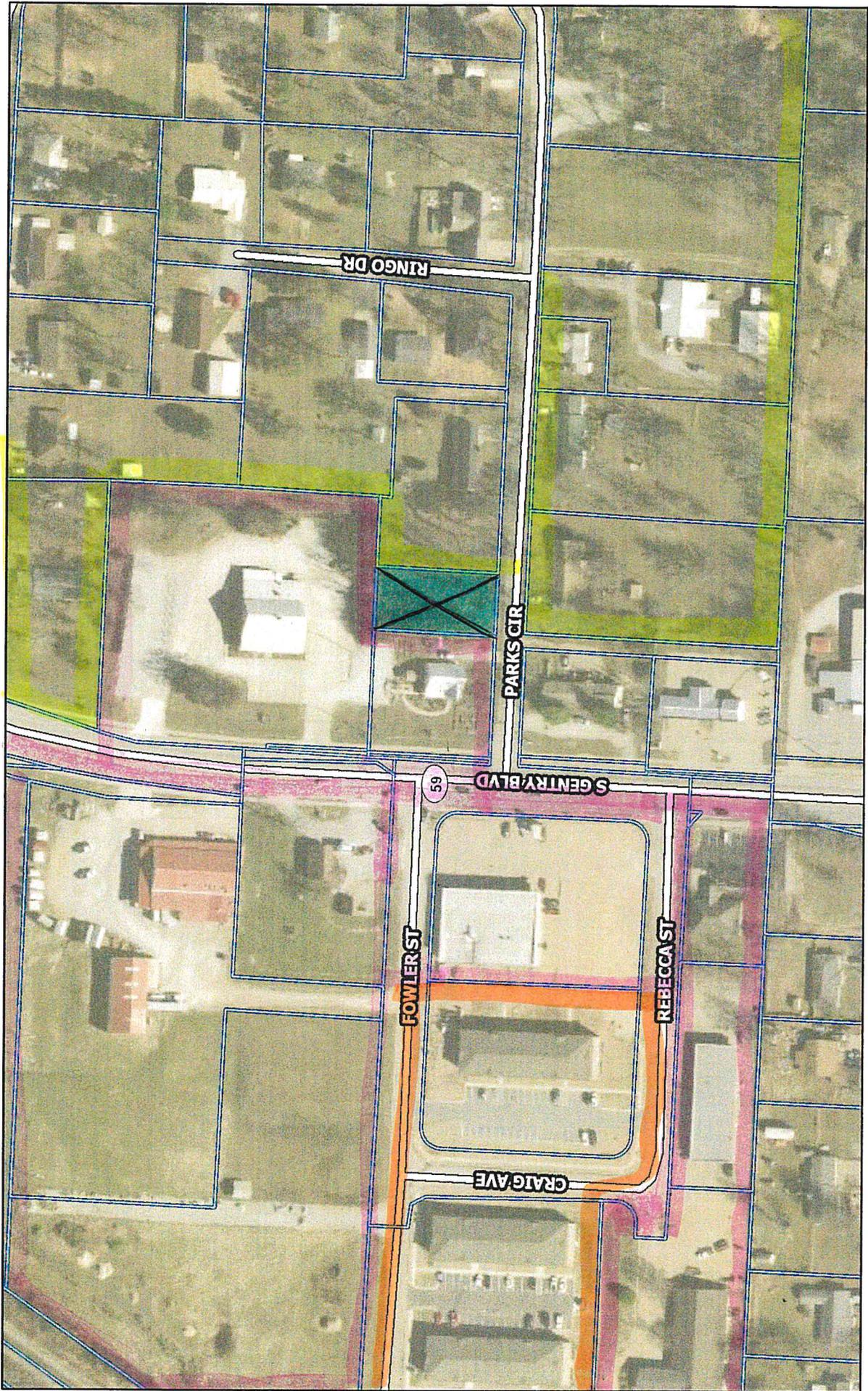
Section 2: The Official Planning Map of the City of Gentry, as well as Appendix B of the City of Gentry's Municipal Code, and Ordinance No. 308 are hereby amended to reflect the change in zoning of the Property set forth herein.

PASSED and APPROVED this 4th day of January 2021.

Kevin D. Johnston, Mayor

ATTEST:

Tonya Carney, Director of Finance



RESOLUTION NO. _____

**RESOLUTION MAKING APPOINTMENTS
TO GENTRY PLANNING COMMISSION.**

WHEREAS, the City of Gentry has previously established a Planning Commission and its various members have previously been appointed by the City Council;

WHEREAS, vacancies have occurred with the expiration of the terms of James Kooistra, Wanda Meyer, and Mike Parks on December 31st, 2020, and it is desirable to make the necessary appointment to fill those positions.

NOW THEREFORE BE IT RESOLVED by the City Council for the City of Gentry:

Section 1. That James Kooistra is hereby appointed to the Gentry Planning Commission, to a term commencing January 1, 2021 and expiring on December 31, 2026;

Section 2. That Wanda Meyer is hereby appointed to the Gentry Planning Commission, to a term commencing January 1, 2021 and expiring on December 31, 2026; and

Section 3. That Mike Parks is hereby appointed to the Gentry Planning Commission, to a term commencing January 1, 2021 and expiring on December 31, 2026.

PASSED, APPROVED AND ADOPTED THIS 4th day of January, 2021.

Kevin D. Johnston, Mayor

ATTEST:

Tonya Carney, Director of Finance

Gentry City Council Regular Meeting Schedule

February 2021 – January 2022

2/1/21

3/1/21

4/5/21

5/3/21

6/7/21

7/6/21 or 7/12/21

8/2/21

9/7/21 or 9/13/21

10/4/21

11/1/21

12/6/21

1/3/22